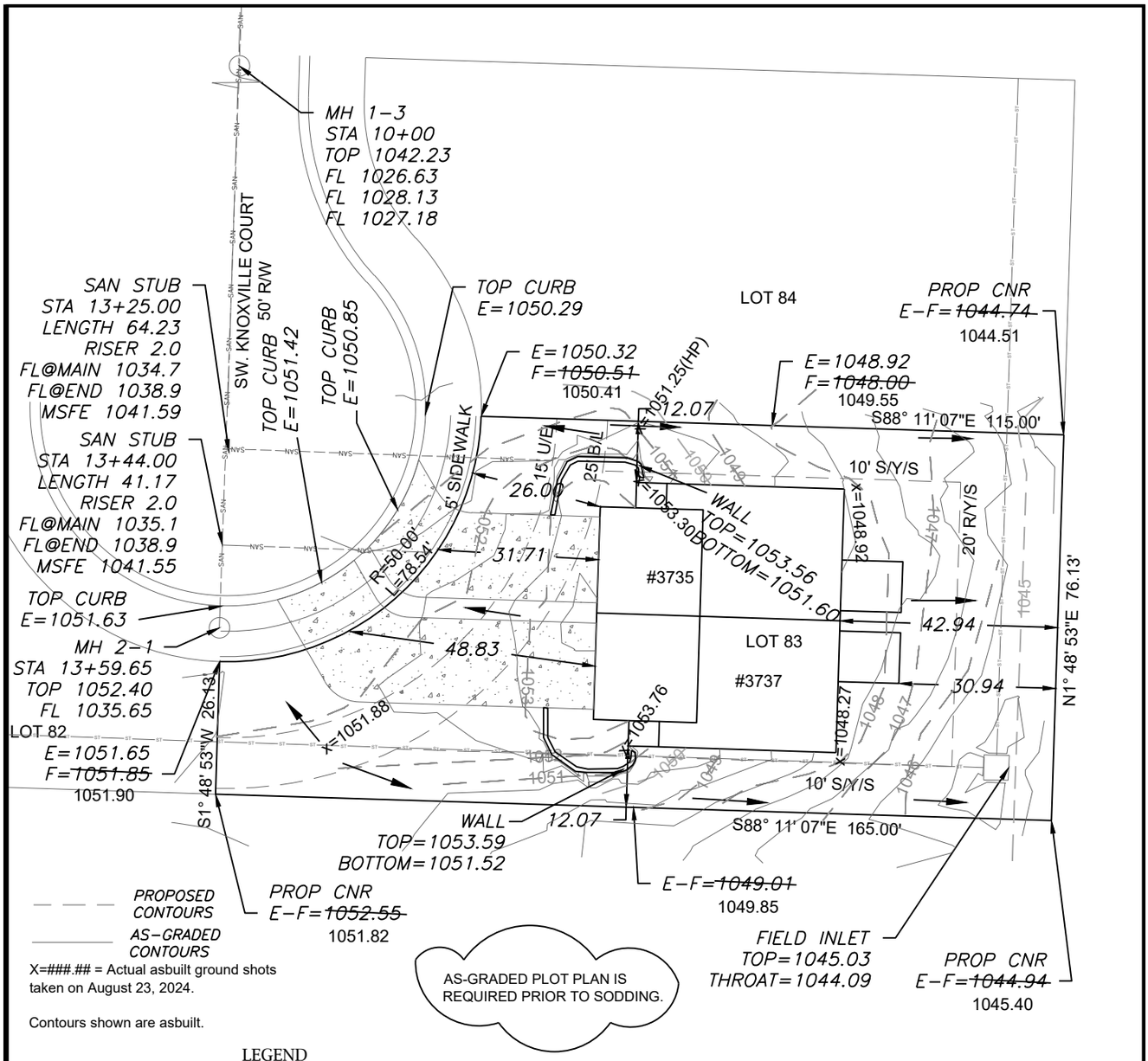


X=###.## = Actual asbuilt ground shots taken on August 23, 2024.

Contours shown are asbuilt.

AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING.

EXTENDED LOT AREA = 11,366.9SF
DRIVE AREA = 1446.0 SF
APPROACH AREA = 401.9 SF
SIDEWALK AREA = 183.5 SF

LEGEND

- Gas Meter
- Telephone or Fiber-Optic Pedestal
- Cable TV Pedestal
- Electric Pedestal
- Light Pole
- Mailbox
- Fire Hydrant
- Water Valve

N

Scale 1"=30'

PROPOSED HOUSE

TOP FOUNDATION = 1054.60
GARAGE FLOOR = 1053.60
TOP FOOTING = 1046.60
BASEMENT FLOOR = 1046.93
DRIVE SLOPE (3735)= 8.0%
DRIVE SLOPE (3737)= 4.0%

E = EXISTING ELEVATION
F = PROPOSED FINAL ELEVATION
G = ADJACENT GRADE AT EGRESS
U/E = UTILITY EASEMENT
B/L = BUILDING LINE
S/Y/S = SIDE YARD SETBACK
R/Y/S = REAR YARD SETBACK

LOT INFORMATION

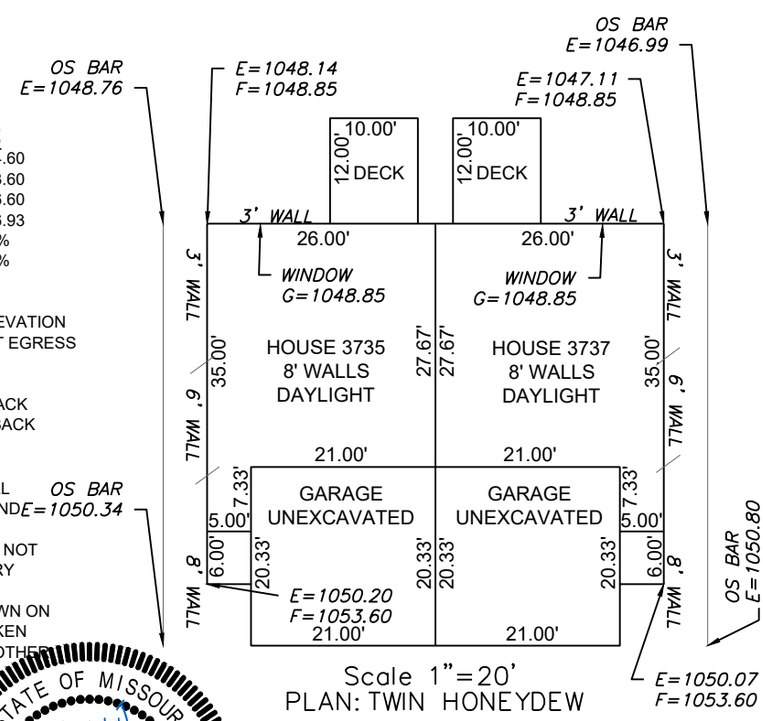
10,598 SQ. FT.
REAR LEFT MBOE = 1045.23
REAR RIGHT MBOE = 1045.46
LEFT MSFE = 1041.59
RIGHT MSFE = 1041.55
ADDRESS
3735 SW KNOXVILLE COURT
3737 SW KNOXVILLE COURT

LEGAL DESCRIPTION

LOT 83, OSAGE THIRD PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

NOTES

1. BUILDER TO VERIFY ALL BUILDING ELEVATIONS AND DIMENSIONS.
2. THIS PLOT PLAN DOES NOT CONSTITUTE A BOUNDARY SURVEY.
3. THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. OTHER EASEMENTS MAY EXIST.



Scale 1"=20'
PLAN: TWIN HONEYDEW

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER
PE-2006019708
PROFESSIONAL ENGINEER
9/4/2024

ENGINEERING SOLUTIONS
ENGINEERING & SURVEYING
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THIS DRAWING IS NOT VALID UNLESS THE SIGNATURE, DATE AND SEAL OF THE ENGINEER WHO SUPERVISED THE PREPARATION OF THIS DRAWING HAS BEEN AFFIXED HERETO.

AS-GRADED PLOT PLAN – LOT 83

OSAGE THIRD PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

CLOVER & HIVE
120 SE 30TH STREET
LEE'S SUMMIT, MO 64082

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 76, 77, OSAGE	12/19/23	1	1

Rev: