



LEE'S SUMMIT
MISSOURI

RELEASE FOR LAWN SPRINKLER SYSTEM
IN CITY OF LEE'S SUMMIT RIGHT OF WAY
(RESIDENTIAL)

In consideration for the City of Lee's Summit's permission to extend a Lawn Irrigation System into the City's right of way at (legal description of the property):

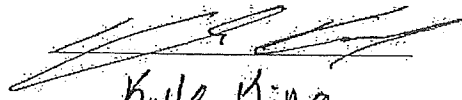
Lot No. 80 Plat Title Hawthorne Address: 1539 SW Arbor Valley Dr.
County: Jackson State: Missouri

I, Kyle King, the undersigned, successors, and assigns do hereby release and forever discharge the City of Lee's Summit, its employees and/or agents from and against any and all liability, claims and demands for any use arising out of, relating to, or being in any way connected with work or service by the City, its employees or agents within the City's right of way for any purpose whatsoever.

NOW THEREFORE, the Undersigned hereby declares that said property described above shall be held, sold and conveyed subject to the release herein and said release shall run with the real property and be binding on all parties having any part thereof, their heirs, successors and assigns.

IN WITNESS WHEREOF, this release has been read, signed and sealed this 10th day of March, 2025

By:


Kyle King
Printed or Typed Name

INDIVIDUAL ACKNOWLEDGMENT

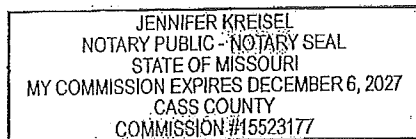
STATE OF MISSOURI
COUNTY OF JACKSON

ON THIS, The 10th day of March, 2025 before me, a Notary Public, personally appeared:

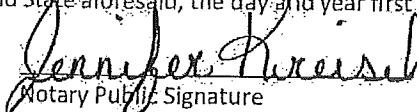
Kyle King

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) subscribed to the within instrument, and acknowledged that he he/she/they executed the same for the purposes stated therein and no other.

WITNESS my hand and official seal in the County and State aforesaid, the day and year first above written.



/s/


Notary Public Signature

Jennifer Kreisel
Printed or Typed Name

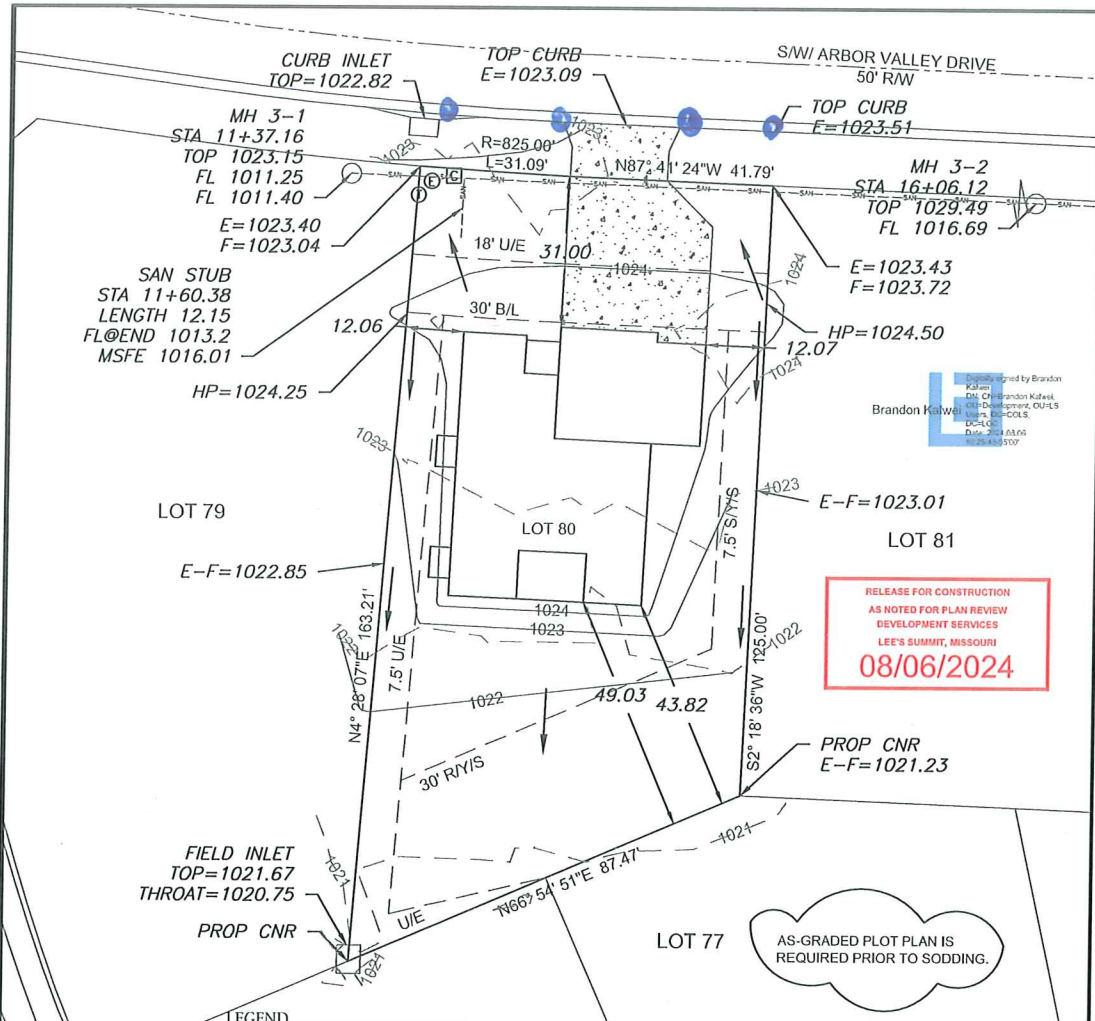
(Seal)

My Commission Expires:

December 6, 2027

Development Services

220 SE Green Street | Lee's Summit, MO 64063 | P: 816.969.1200 | F: 816.969.1201 | cityofls.net



LEGEND

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

PROPOSED HOUSE

TOP FOUNDATION = 1026.00
 GARAGE FLOOR = 1025.00
 TOP FOOTING = 1018.00
 BASEMENT FLOOR = 1018.33
 DRIVE SLOPE = 5.5%
 OS BAR E=1022.50

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

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. EASEMENTS MAY EXIST.



Scale 1"=30'

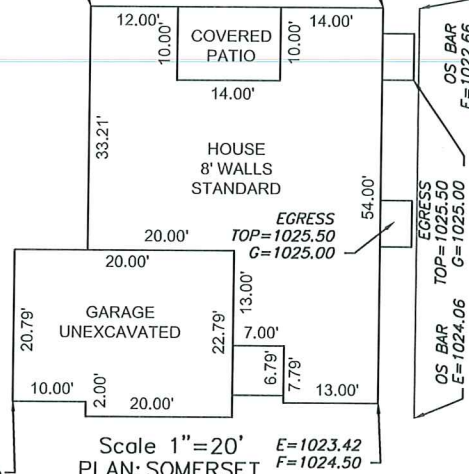
LOT INFORMATION

10,867 SQ. FT.
 MSFE = 1016.01
 ADDRESS
 1539 SW ARBOR VALLEY DRIVE
LEGAL DESCRIPTION
 LOT 80, HAWTHORN RIDGE - 1ST
 PLAT, A SUBDIVISION AS
 RECORDED IN LEE'S SUMMIT,
 JACKSON COUNTY, MISSOURI.

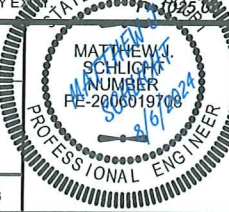
E=1022.37
 F=1025.25

E=1022.38
 F=1025.25

EXTENDED LOT AREA = 11,667.0 SF
 DRIVE AREA = 907.7 SF
 APPROACH AREA = 230.0 SF
 SIDEWALK AREA = N/A



ENGINEERING SOLUTIONS
 ENGINEERING & SURVEYING
 50 SE 30TH STREET
 LEE'S SUMMIT, MO 64082
 P(816) 623-9888 F(816) 623-9849
 WWW.ENGINERINGANDSURVEYINGKS.COM



PLOT PLAN - LOT 80

HAWTHORN RIDGE - 1ST PLAT
 LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

SUMMIT HOMES
 120 SE 30TH STREET
 LEE'S SUMMIT, MO, 64082

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 80, HAWTHORN RIDGE	8/16/24	1	1

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.