

MH 2-1
STA 11+34.34
TOP 1036.75
FL 1024.20
FL 1024.75

TOP CURB
E=1037.11

TRANSFORMER PAD

TOP CURB
E=1039.10

TOP CURB
E=1041.23

SW ARBOR SOUND DR.
50' RW

MH 2-2
STA 14+43.38
TOP 1054.04
FL 1039.84

LEGEND

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

PROPOSED HOUSE

TOP FOUNDATION = 1043.00
GARAGE FLOOR = 1041.50
TOP FOOTING = 1035.00
BASEMENT FLOOR = 1035.33
DRIVE SLOPE = 7.0%

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

NOTES

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

E=1036.87
F=1037.25

OS BAR
E=1037.24

OS BAR
E=1038.88

E=1037.64
F=1039.25

OS BAR
E=1038.48

EGRESS
TOP=1040.50
G=1040.00

OS BAR
E=1041.21

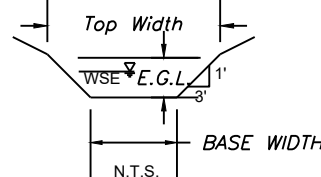
Scale 1"=30'

LOT INFORMATION

11,705 SQ. FT.
MBOE (REAR LEFT) = 1035.32
MBOE (REAR RIGHT) = 1037.20
MSFE = 1030.27
ADDRESS
3207 SW ARBOR SOUND DR
LEGAL DESCRIPTION
LOT 199, HAWTHORN RIDGE 3RD PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

Scale 1"=20'
PLAN: WESTPORT

100 YR OVERFLOW SWALE SECTION



EMERGENCY OVERFLOW SWALE CALCULATIONS

100 YEAR OVERFLOW SWALES	
Section B-B	
MANNING COEFF.	0.03
CHANNEL SLOPE (%)	2.23
MIN SWALE DEPTH(FT.)	1.39
SIDE SLOPE	3 : 1
BOTTOM WIDTH(FT.)	5.00
TOP WIDTH (FT.)	7.34
WATER DEPTH	0.39

EXTENDED LOT AREA = 12,644.0 SF
DRIVE AREA = 928.6 SF
APPROACH AREA = 236.9 SF
SIDEWALK AREA = 323.9 SF

AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING.

Scale 1"=20'
PLAN: WESTPORT

E=1041.19
F=1041.50

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MATTHEW J. SCHLICHT
NUMBER
PE-2006019708

AS-GRADED PLOT PLAN - LOT 199

HAWTHORN RIDGE 3RD 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 199, HAWTHORN RIDGE	8/28/24	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.