

MISSOURI STATE PLANE COORDINATES
OF 1983 MISSOURI WEST ZONE,
2003 ADJUSTMENT
REFERENCE MONUMENT: JA-148
GRID FACTOR 0.9999020
COORDINATES LISTED IN U.S. FEET
NORTH EAST
JA-148 999842.81 20807772.26

COORDINATE LIST			COORDINATE LIST		
Point #	Northing	Easting	Point #	Northing	Easting
1	994758.15	2802427.93	22	995820.34	2803485.75
2	994773.60	2802028.46	23	995729.32	2803607.74
3	995160.22	2801900.42	24	995573.99	2803633.33
4	995129.09	2802448.99	25	995586.67	2803710.29
5	996173.54	2802508.25	26	995598.51	2803708.34
6	996204.60	2802475.49	27	995610.54	2803781.36
7	996225.56	2802476.94	28	995649.15	2803910.21
8	996274.20	2802518.55	29	995764.07	2803905.86
9	996261.34	2802540.79	30	995763.48	2803953.72
10	996258.67	2802721.76	31	995762.00	2803970.70
11	996233.87	2802978.93	32	995747.70	2803970.25
12	996223.34	2803037.57	33	995748.51	2804025.03
13	996205.11	2803116.59	34	995568.51	2804105.25
14	996197.51	2803126.44	35	995554.80	2804181.03
15	996160.62	2803146.29	36	995305.71	2804062.41
16	996155.33	2803137.40	37	995110.98	2804007.28
17	996142.54	2803117.13	38	994987.99	2803876.65
18	996104.26	2803142.64	39	994815.35	2803678.14
19	996115.81	2803160.95	40	994610.45	2803601.90
20	996185.43	2802777.75	41	994543.41	2803689.92
21	995886.26	2803344.94	42	994304.72	2803507.88

SURVEYORS NOTES:

1. Monumentation will be set upon completion of the construction activities within this plat or within 12 months following the recording of this plat, whichever is earlier. 1/2" rebar with caps will be set at all TRACT corners.
2. FLOOD NOTE: Subject Property lies within Flood Zone X, defined as areas determined to be outside the 0.2% annual chance floodplain per FIRM map no. 29095C0414G, revised January 20, 2017.
3. GAS AND OIL WELL NOTE: Based on the geologic data on Missouri Department of Natural Resources web site there are no known wells on the site.

LEGEND:

- | | | | |
|---|--------------------------------------|-----|---------------------------------|
| ■ | FOUND MONUMENT AS NOTED | --- | EXISTING LOT AND PROPERTY LINES |
| ● | FOUND 1/2" REBAR WITH 2007022754 CAP | --- | EXISTING PLAT AND R/W LINES |
| ○ | UNLESS OTHERWISE NOTED | R/W | - RIGHT-OF-WAY |
| ▲ | FOUND 1/2" REBAR WITH LS8859-F CAP | U/E | - UTILITY EASEMENT |
| ▲ | FOUND 2" ALUMINUM CAP W/ | W/E | - WATERLINE EASEMENT |
| ▲ | MO LS20022008559 | M | - MEASURED |
| ▲ | ON 24" LONG 5/8" BAR IN CONCRETE | (P) | - PLATTED |

MINOR PLAT OF K, LOTS 118A, 118B AND 118C

A REPLAT OF LOT 118, "MINOR PLAT OF PERGOLA PARK LOT 112A & LOT 118"
IN THE SE 1/4 OF SEC. 9, SW 1/4 OF SEC. 10 AND NW 1/4 OF SEC. 15, T47-R32
IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

DESCRIPTION

A replat of All of LOT 118, "MINOR PLAT OF PERGOLA PARK LOT 112A & LOT 118", a subdivision in the City of Lee's Summit, Jackson County, Missouri, as recorded as Instrument Number 2021E0033209, in the Southeast One-Quarter of Section 9, the Southwest One-Quarter of Section 10 and the Northwest One-Quarter of Section 15, all in the Township 47 North, Range 32 West and containing 54.1159 acres, more or less.

DEDICATIONS:

The undersigned owners of the property described herein have caused the same to be subdivided in the manner shown on this plat and the property shall hereafter be known as "PERGOLA PARK, LOTS 118A, 118B AND 118C".

Easements: An easement license is hereby granted to the City of Lee's Summit, Missouri, to locate, construct and maintain, or to authorize the location, construction and maintenance of poles, wires, anchors, conduits, and/or structures for water, gas, sanitary sewer, storm sewer, surface drainage channel, electricity, telephone, cable television, or any other necessary public utility or services, any or all of them, upon, over, or under those areas outlined or designated upon this plat as "Utility Easements" (U/E) or within any street or thoroughfare dedicated to public use on this plat. Grantor, on behalf of himself, his heirs, his assigns and successors in interest, hereby waives, to the fullest extent allowed by law, including, without limitation, Section 527.188, RSMo. (2006), any right to request restoration of rights previously transferred and vacation of the easement herein granted.

A perpetual easement of access upon, over and under Lot 118B, outlined and designated on this plat as "Access Easement" or "A/E", is hereby granted to Lot 118A.

OWNERSHIP AFFIDAVIT

[illegible]

Before me personally appeared Russell G. Pearson, who being by me sworn did say that he is an authorized signatory for NLV PERGOLA PARK LLC, a Missouri limited liability company and owner of the property identified on this plat, and acknowledges the submission of the application for subdivision of said property under the City of Lee's Summit Unified Development Ordinance.

Dated this ____ day of _____, 2021 By _____
Russell G. Pearson

Subscribed and sworn to before me this this ____ day of _____, 2021

Notary Public

Print Name _____

My Commission Expires:

This is to certify that the minor plat of "PERGOLA PARK, LOTS 118A, 118B AND 118C" was submitted to and duly approved by the City of Lee's Summit, Missouri pursuant to Chapter 33 of the City of Lee's Summit Code of Ordinances, of the Unified Development Ordinance.

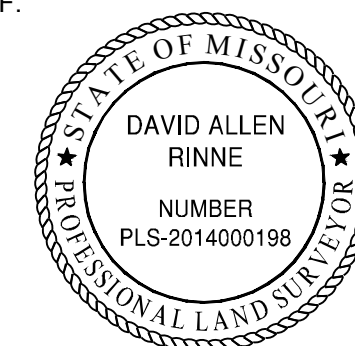
Trisha Fowler Arcuri - City Clerk Date

George M. Binger, III, P.E. - City Engineer Date: _____

Ryan A. Elam, P.E. - Director of Development Services

Jackson County Assessor Office Date: _____

I HEREBY CERTIFY THIS PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION BASED ON A FIELD SURVEY PERFORMED ON 02-21-2019 AND THAT SURVEY MEETS OR EXCEEDS THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS. THE DETAILS SHOWN HEREON ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



David Allen Rinne, P.L.S.
MO# PLS-2014000198

OWNER/DEVELOPER:
NLV PERGOLA PARK LLC
C/O BOX REAL ESTATE DEVELOPMENT LLC
3152 SW GRANDSTAND CIRCLE
LEE'S SUMMIT, MO 64081



SCHLAGEL
ENGINEERS PLANNERS SURVEYORS LANDSCAPE ARCHITECTS

Ph: (913) 492-5158 • Fax: (913) 492-8400 • WWW.SCHLAGELASSOCIATES.COM
Missouri State Certificates of Authority
#E2002003800-F #LAC2001005237 #LS2002008859-F

DATE	10-28-2021
DRAWN BY	JWT
CHECKED BY	SCH
PROJ. NO.	19-118

MINOR PLAT OF PERGOLA PARK LOTS 118A, 118B AND 118C	
SHEET NO. 1	