

Hook Farms Second Plat Minimum Building Opening Elevation					
Lot	Rear Left MBOE	Rear Right MBOE	Front Left MBOE	Front Right MBOE	As Built Plot Plan Required
100	954.92	953.57	-	-	Y
101	953.57	952.88	-	-	Y
102	952.88	950.65	-	-	Y
103	950.65	950.27	-	-	Y
104	950.27	949.30	-	-	Y
105	949.30	948.19	-	-	Y
106	948.19	947.82	-	-	Y
107	947.82	947.34	-	-	Y
108	947.34	947.97	-	-	Y
109	947.97	947.72	-	-	Y
110	947.72	947.99	-	-	Y
111	947.99	946.90	-	-	Y
112	946.90	944.72	-	-	Y
113	944.72	942.92	-	-	Y
114	942.92	942.70	-	-	Y
115	942.70	940.82	-	-	Y
116	941.13	943.41	-	-	Y
117	943.41	947.90	-	-	Y
118	947.90	947.90	-	-	Y
119	942.97	948.62	-	-	Y
120	948.62	949.34	-	-	Y
121	949.34	950.54	-	-	Y
122	950.54	953.88	-	-	Y
123	953.88	956.67	-	-	Y
124	956.67	-	-	-	Y
125	-	956.91	-	-	Y
126	956.91	957.60	-	-	Y
127	957.60	958.44	-	-	Y
128	958.44	960.42	-	-	Y
131	-	-	963.53	963.53	Y
132	-	-	962.50	962.50	Y
133	-	-	961.32	961.32	Y
134	-	-	959.70	959.70	Y

Hook Farms Second Plat Minimum Building Opening Elevation					
Lot	Rear Left MBOE	Rear Right MBOE	Front Left MBOE	Front Right MBOE	As Built Plot Plan Required
135	-	-	959.62	958.10	Y
136	-	-	958.10	957.11	Y
137	-	-	957.11	956.06	Y
138	-	-	956.06	954.70	Y
139	-	-	954.70	954.00	Y
140	-	-	954.41	955.85	Y
141	-	-	955.85	956.89	Y
142	-	-	956.89	958.41	Y
143	-	-	958.41	959.82	Y
144	-	-	959.82	961.18	Y
145	-	-	961.18	962.62	Y
146	-	-	962.62	964.14	Y
147	-	-	964.14	966.85	Y
157	974.75	971.73	-	-	Y
158	971.73	969.69	-	-	Y
159	969.69	969.28	-	-	Y
160	969.28	968.13	-	-	Y
161	968.13	966.25	-	-	Y
162	966.25	965.59	-	-	Y
163	965.59	965.31	-	-	Y
164	965.31	963.67	-	-	Y
165	963.67	962.39	-	-	Y
166	962.39	960.45	-	-	Y
167	960.45	958.89	-	-	Y
168	958.89	-	-	-	Y
169	-	960.46	958.34	-	Y
170	960.46	962.66	-	-	Y
171	962.66	964.22	-	-	Y
172	964.22	966.25	-	-	Y
173	966.25	966.25	-	-	Y
174	966.25	966.91	-	-	Y
175	966.91	965.20	-	-	Y
176	965.20	962.80	-	-	Y
177	962.80	960.60	-	-	Y
178	960.60	959.61	-	-	Y

NOTES:
 MBOE - MINIMUM BUILDING OPENING ELEVATION
 FG - FINISHED GRADE

LEGEND
 -100 AS-BUILT SURFACE CONTOURS
 -100 PROPOSED SURFACE CONTOURS

BASEMENT TYPES
 (S) STANDARD
 (W) WALKOUT
 (D) DAYLIGHT

MBOE elevations have been provided per lot lines, facing the lot from the street. Interpolation will be allowed between the right and left side MBOE's provided, depending on the location of the lowest opening on the proposed structure.

Accepted Master Drainage Plan
 This as-graded Master Drainage Plan (MDP) has been reviewed for accuracy. It is accepted for basic conformance to the approved MDP and may be used for the review of individual lot grading (plot) plans.

Scale: 0' 30' 60' 120' SCALE IN FEET

SW HOOK FARM DRIVE

SW TRACKER LANE

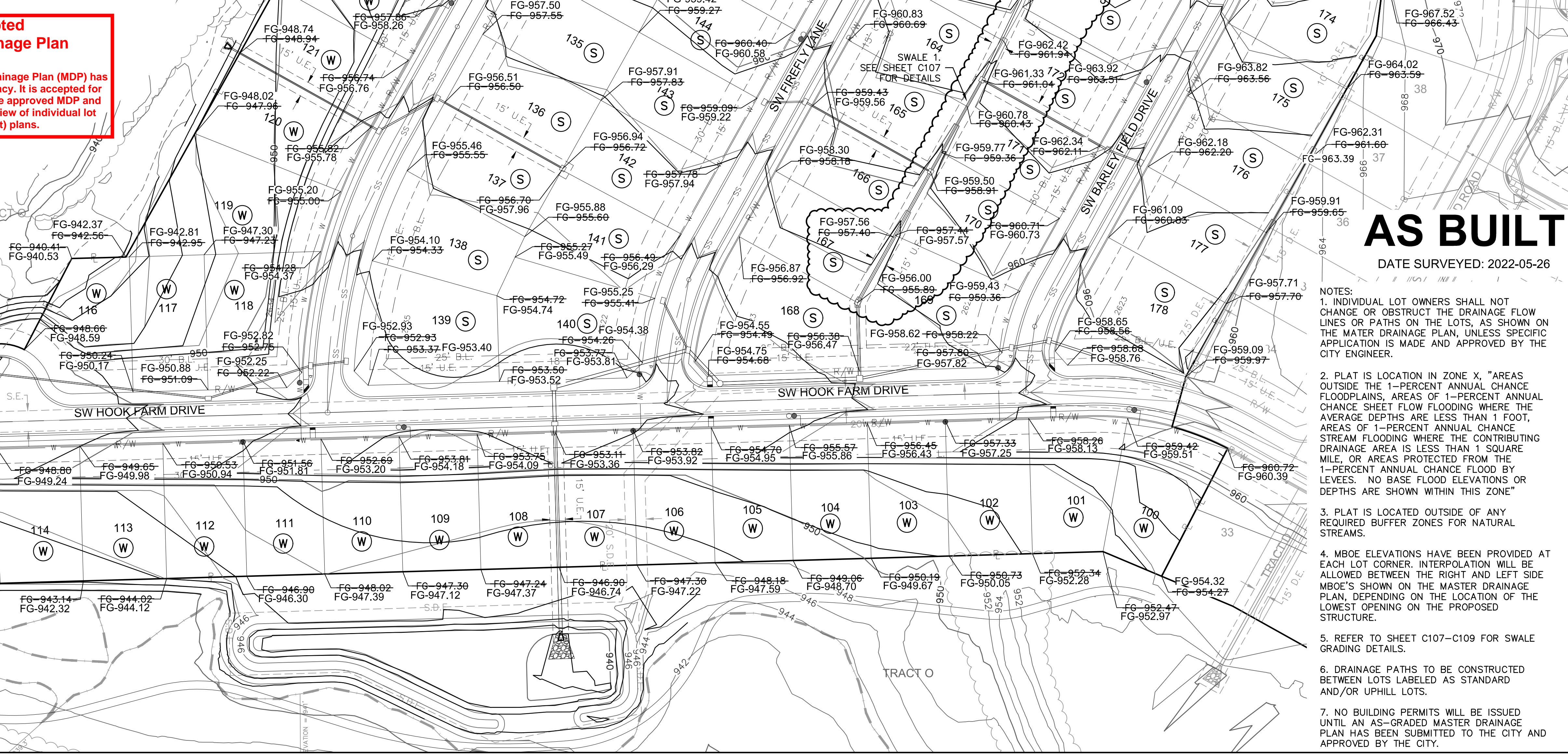
SW WHEATFIELD COURT

SW BIRLEY LANE

SW BIRLEY FIELD DRIVE

TRACT O

TRACT I



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 PROFESSIONAL ENGINEER
 NUMBER PE-2017000367
 11/11/22

REV. NO.	DATE	REVISIONS DESCRIPTION
1	03-23-2021	REVISED PER CITY COMMENTS
2	04-16-2021	CHANGES TO APPROVED PLANS
3	09-30-2021	CHANGES TO APPROVED PLANS

DATE SURVEYED: 2022-05-26

NOTES:
 1. INDIVIDUAL LOT OWNERS SHALL NOT CHANGE OR OBSTRUCT THE DRAINAGE FLOW LINES OR PATHS ON THE LOTS, AS SHOWN ON THE MASTER DRAINAGE PLAN, UNLESS SPECIFIC APPLICATION IS MADE AND APPROVED BY THE CITY ENGINEER.
 2. PLAT IS LOCATION IN ZONE X, "AREAS OUTSIDE THE 1-PERCENT ANNUAL CHANCE FLOODPLAINS, AREAS OF 1-PERCENT ANNUAL CHANCE SHEET FLOW FLOODING WHERE THE AVERAGE DEPTHS ARE LESS THAN 1 FOOT, AREAS OF 1-PERCENT ANNUAL CHANCE STREAM FLOODING WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN 1 SQUARE MILE, OR AREAS PROTECTED FROM THE 1-PERCENT ANNUAL CHANCE FLOOD BY LEVEES." NO BASH FLOOD ELEVATIONS OR DEPTHS ARE SHOWN WITHIN THIS ZONE"
 3. PLAT IS LOCATED OUTSIDE OF ANY REQUIRED BUFFER ZONES FOR NATURAL STREAMS.
 4. MBOE ELEVATIONS HAVE BEEN PROVIDED AT EACH LOT CORNER. INTERPOLATION WILL BE ALLOWED BETWEEN THE RIGHT AND LEFT SIDE MBOE'S SHOWN ON THE MASTER DRAINAGE PLAN, DEPENDING ON THE LOCATION OF THE LOWEST OPENING ON THE PROPOSED STRUCTURE.
 5. REFER TO SHEET C107-C109 FOR SWALE GRADING DETAILS.
 6. DRAINAGE PATHS TO BE CONSTRUCTED BETWEEN LOTS LABELED AS STANDARD AND/OR UPHILL LOTS.
 7. NO BUILDING PERMITS WILL BE ISSUED UNTIL AN AS-GRADED MASTER DRAINAGE PLAN HAS BEEN SUBMITTED TO THE CITY AND APPROVED BY THE CITY.

MASTER DRAINAGE PLAN
 STREET & STORM SEWER PLANS
 HOOK FARMS
 SECOND PLAT
 LEE'S SUMMIT, MO

drawn by: B.M.W./A.A.
 checked by: B.M.W./A.A.
 designed by: B.M.W./A.A.
 QA/QC by: J.E.S.
 project no.: B19-4061
 date: 01-08-2021

SHEET C144