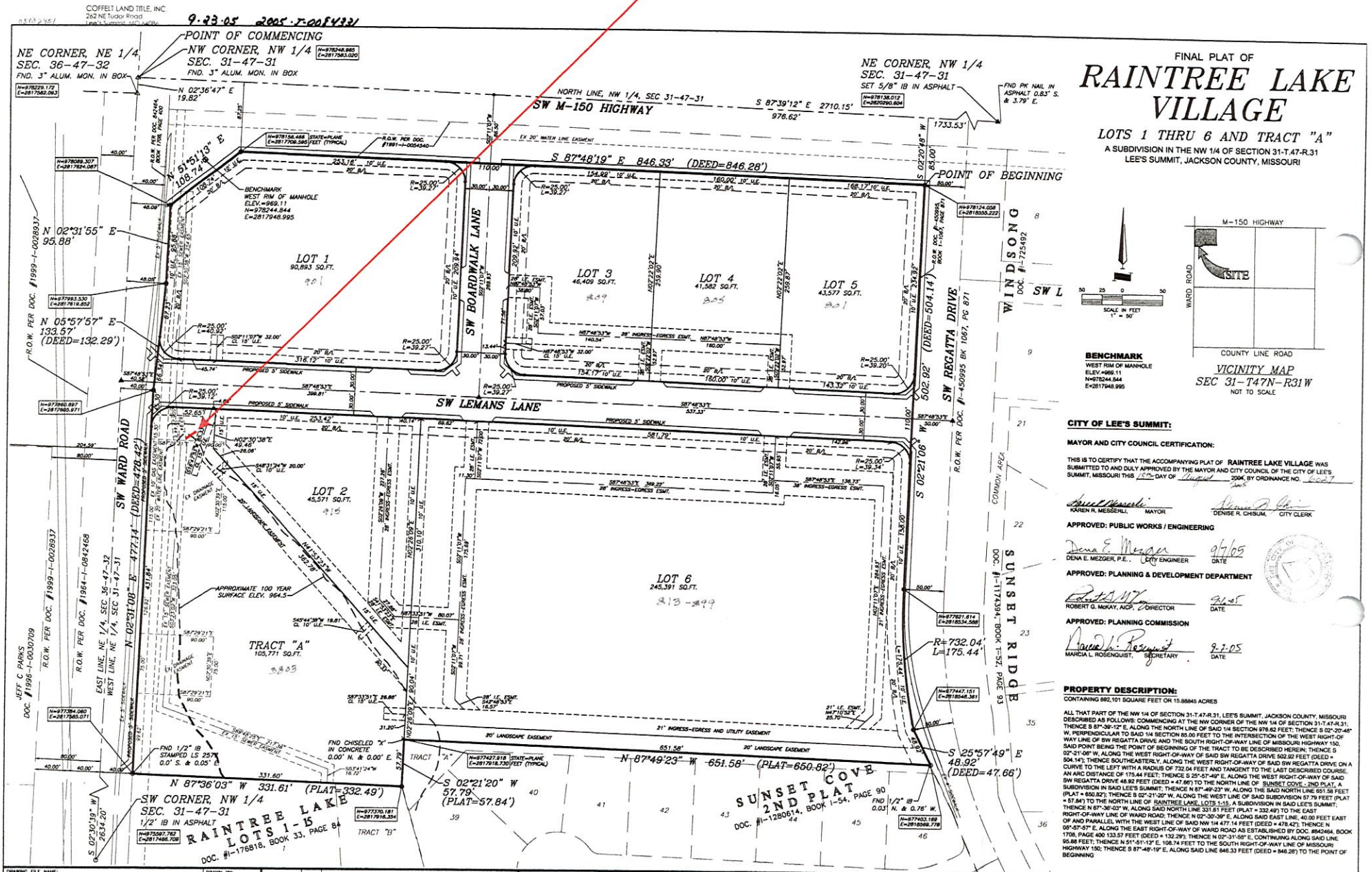
Proposed Sign Location



FINAL PLAT OF

RAINTREE LAKE VILLAGE

LOTS 1 THRU 6 AND TRACT "A"

A SUBDIVISION IN THE NW 1/4 OF SECTION 31-T.47-R.31
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

CITY OF LEE'S SUMMIT:

MAYOR AND CITY COUNCIL CERTIFICATION:

THIS IS TO CERTIFY THAT THE ACCOMPANYING PLAT OF **RAINTREE LAKE VILLAGE** WAS SUBMITTED TO AND DULY APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF LEE'S SUMMIT, MISSOURI THIS 16th DAY OF August 2006, BY ORDINANCE NO. 6007

KAREN R. MESSERLI, MAYOR — DENISE R. CHISUM, CITY CLERK

APPROVED: PUBLIC WORKS / ENGINEERING

DENA E. MEZGER, P.E., CITY ENGINEER — 9/7/05 DATE

APPROVED: PLANNING & DEVELOPMENT DEPARTMENT

ROBERT G. McKAY, AICP, DIRECTOR — 9-1-05 DATE

APPROVED: PLANNING COMMISSION

MARCIA L. ROSENQUIST, SECRETARY — 9-7-05 DATE

PROPERTY DESCRIPTION:

CONTAINING 892,101 SQUARE FEET OR 15.8845 ACRES

ALL THAT PART OF THE NW 1/4 OF SECTION 31-T.47-R.31, LEE'S SUMMIT, JACKSON COUNTY, MISSOURI DESCRIBED AS FOLLOWS: COMMENCING AT THE NW CORNER OF THE NW 1/4 OF SECTION 31-T.47-R.31; THENCE S 87°-39'-12" E, ALONG THE NORTH LINE OF SAID 1/4 SECTION 978.62 FEET; THENCE S 02°-20'-48" W, PERPENDICULAR TO SAID 1/4 SECTION 85.00 FEET TO THE INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF SW REGATTA DRIVE AND THE SOUTH RIGHT-OF-WAY LINE OF MISSOURI HIGHWAY 150, SAID POINT BEING THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED HEREIN; THENCE S 02°-21'-06" W, ALONG THE WEST RIGHT-OF-WAY OF SAID SW REGATTA DRIVE 502.92 FEET (DEED = 504.14'); THENCE SOUTHEASTERLY, ALONG THE WEST RIGHT-OF-WAY OF SAID SW REGATTA DRIVE ON A CURVE TO THE LEFT WITH A RADIUS OF 732.04 FEET AND TANGENT TO THE LAST DESCRIBED COURSE, AN ARC DISTANCE OF 175.44 FEET; THENCE S 25°-57'-49" E, ALONG THE WEST RIGHT-OF-WAY OF SAID SW REGATTA DRIVE 48.92 FEET (DEED = 47.66') TO THE NORTH LINE OF SUNSET COVE - 2ND PLAT, A SUBDIVISION IN SAID LEE'S SUMMIT; THENCE N 87°-49'-23" W, ALONG THE SAID NORTH LINE 651.58 FEET (PLAT = 650.82'); THENCE S 02°-21'-20" W, ALONG THE WEST LINE OF SAID SUBDIVISION 57.79 FEET (PLAT = 57.84') TO THE NORTH LINE OF RAINTREE LAKE, LOTS 1-15, A SUBDIVISION IN SAID LEE'S SUMMIT; THENCE N 87°-36'-03" W, ALONG SAID NORTH LINE 331.61 FEET (PLAT = 332.49') TO THE EAST RIGHT-OF-WAY LINE OF WARD ROAD; THENCE N 02°-30'-39" E, ALONG SAID EAST LINE, 49.46 FEET (DEED = 49.42') AND PARALLEL WITH THE WEST LINE OF SAID NW 1/4 477.14 FEET (DEED = 478.42'); THENCE N 02°-03'-08" E, ALONG THE EAST RIGHT-OF-WAY OF WARD ROAD AS ESTABLISHED BY DOC. #842464, BOOK 1708, PAGE 400 133.57 FEET (DEED = 132.29'); THENCE N 02°-31'-55" E, CONTINUING ALONG SAID LINE 95.88 FEET; THENCE N 51°-51'-13" E, 108.74 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF MISSOURI HIGHWAY 150; THENCE S 87°-48'-19" E, ALONG SAID LINE 846.33 FEET (DEED = 846.26') TO THE POINT OF BEGINNING

DRAWING FILE NAME: \Final Plat 0166.dwg	DRAWN BY: P. Keyhill
PROJECT DIRECTORY: O:\projects\0300000166 Raintree Lake V\dwg\	CHECKED BY: E. Gard
DATE DRAWN: May 18, 2005	PLOT SCALE: 1" = 50'
PLOT SETUP: SURVEY B-W HP1055.CTB	
FILES ATTACHED: NONE	

DATE	BY	REVISION
8-19-05	PKK	PER CITY COMMENT FAX DATED 8-15-05
6-23-05	PKK	PER CITY COMMENT LETTER DATED 6-03-05

SEE SHEET 1 OF 2 FOR CERTIFICATIONS

E. T. ARCHER CORPORATION D.B.A.
Archer
TOTAL PROJECT MANAGEMENT
CORPORATE OFFICE:
3741 NE TROON DRIVE
816-554-3019 • FAX 816-554-3061

OTHER OFFICE LOCATIONS
8340 MISSION ROAD, SUITE 240, PRAIRIE VILLAGE, KS 66206 • 913-403-9797 • FAX 816-347-1399
197 E. DAVID, P.O. BOX 999, FORSYTH, MO 65653 • 417-546-3210 • FAX 417-546-5324
800 WARREN BUILDING, LOUISVILLE, KY 40202 • 502-681-0484 • FAX 502-681-0485
1000 CITY PARKWAY, ORANGE BEACH, AL 36561 • 573-348-3322 • FAX 573-348-3488
1051 IGNOS HIGHWAY, SUITE 7, P.O. BOX 537, ROLLA, MO 65402 • 573-364-3420 • FAX 573-364-4170
205 CARPENTER DRIVE, HOLLISTER, MO 65672 • 417-334-7917 • FAX 417-334-6912
230 SO. UNION, SPRINGFIELD, MO 65802 • 417-866-4063 • FAX 417-866-4066
3480 EXECUTIVE DRIVE, SUITE 110, ST. CHARLES, MO 63303 • 636-477-6300 • FAX 636-477-7088

FINAL PLAT OF	PROJECT NO.
RAINTREE LAKE VILLAGE LOTS 1 THRU 6 AND TRACT "A" LEE'S SUMMIT, JACKSON COUNTY, MISSOURI	0300000166
RACH, L.L.C. 839 NE WOODS CHAPEL ROAD LEE'S SUMMIT, MISSOURI 64064	DRAWING NO. 2 OF 2