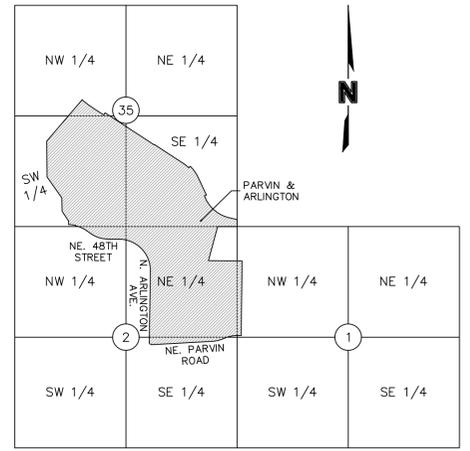
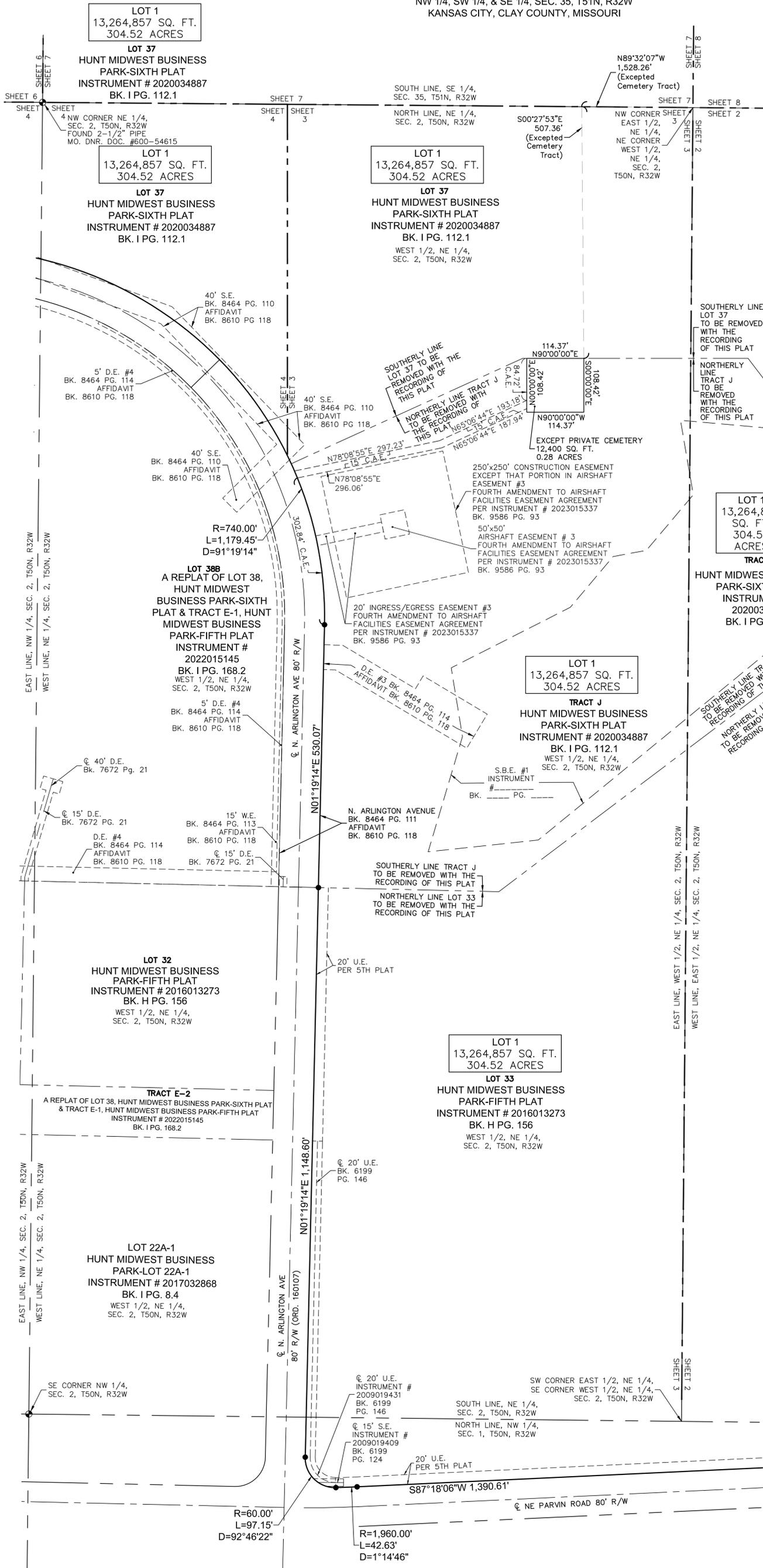
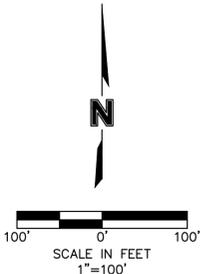


FINAL PLAT OF
PARVIN & ARLINGTON
 NW 1/4, SEC. 1, T50N, R32W
 NW 1/4, NE 1/4, & SE 1/4, SEC. 2, T50N, R32W
 NW 1/4, SW 1/4, & SE 1/4, SEC. 35, T51N, R32W
 KANSAS CITY, CLAY COUNTY, MISSOURI



LOCATION MAP
 NW 1/4, SEC. 1, T50N, R32W
 NW 1/4, NE 1/4, & SE 1/4, SEC. 2, T50N, R32W
 NW 1/4, SW 1/4, & SE 1/4, SEC. 35, T51N, R32W
 (N.T.S.)



SURVEYORS NOTES:

- PROPERTY INFORMATION REFERENCING THIS SURVEY WAS TAKEN FROM THE COMMITMENT FOR TITLE INSURANCE REPORT, ISSUED BY CHICAGO TITLE INSURANCE COMPANY, FILE NO. KCC232337, EFFECTIVE NOVEMBER 1, 2023 AT 8:00 A.M. AND FILE NO. KCC232338, EFFECTIVE NOVEMBER 2, 2023 AT 8:00 A.M.
 - BEARINGS USED HEREON ARE BASED ON THE MISSOURI STATE PLANE COORDINATE SYSTEM, NAD 1983, WEST ZONE USING MISSOURI DEPARTMENT OF NATURAL RESOURCES MONUMENT "BUSTER 3" WITH A GRID FACTOR OF 0.9999005. ALL COORDINATES SHOWN ARE IN METERS.
 - PER 5TH PLAT IS IN REFERENCE TO HUNT MIDWEST BUSINESS PARK-FIFTH PLAT RECORDED APRIL 28, 2016 AS INSTRUMENT NUMBER 2016013273 IN BOOK H AT PAGE 156. PER 6TH PLAT IS IN REFERENCE TO HUNT MIDWEST BUSINESS PARK-SIXTH PLAT RECORDED SEPTEMBER 22, 2020 AS INSTRUMENT NUMBER 2020048377 IN BOOK I AT PAGE 112.1 EACH RECORDED IN CLAY COUNTY, MISSOURI.
- THIS PLAT AND SURVEY OF PARVIN & ARLINGTON WERE EXECUTED BY OLSSON, 1301 BURLINGTON STREET #100, NORTH KANSAS CITY, MISSOURI 64116.

I HEREBY CERTIFY: THAT THE PLAT OF PARVIN & ARLINGTON SUBDIVISION IS BASED ON AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY MEETS OR EXCEEDS THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ESTABLISHED BY THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS, PROFESSIONAL SURVEYORS AND LANDSCAPE ARCHITECTS AND THE MISSOURI DEPARTMENT OF AGRICULTURE. I FURTHER CERTIFY THAT I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES, AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SUBDIVISIONS TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF.



OLSSON, MO C.L.S. 366
 JASON S. ROUDEBUSH, MO PLS 2002014092
 JANUARY 10, 2024
 JROUDEBUSH@OLSSON.COM

LEGEND	
SURVEY MARKERS	
○ FND	FOUND MONUMENT
● SCR	SECTION CORNER
● SET	SET MONUMENT
BOUNDARIES	
---	SECTION LINE
EASEMENTS & SETBACKS	
C.A.E.	CROSS ACCESS EASEMENT
B.L.	BUILDING SETBACK
S.E.	SANITARY SEWER EASEMENT
D.E.	STORM DRAINAGE EASEMENT
U.E.	UTILITY EASEMENT
T.C.D.S.E.	TEMPORARY CUL-DE-SAC EASEMENT
KOPL	KANSAS CITY POWER & LIGHT
S.B.E.	STREAM BUFFER EASEMENT
GENERAL	
R	RADIUS
L	ARC DISTANCE
D	DELTA / CENTRAL ANGLE
CL	CENTERLINE
I.T.B.	INITIAL TANGENT BEARING
R/W	RIGHT OF WAY
BK. PG.	BOOK PAGE
SQ. FT.	SQUARE FEET

DATE OF SURVEY	
10-30-2023	FOR CLIENT REVIEW
12-07-2023	Tract A Added / Updated Overall Boundary Tract I, H&M 609 5th Plat Removed
12-20-2023	1ST SUBMITTAL
01-10-2024	2nd Submittal (Pre-CPC)

drawn by: NRW
 surveyed by: RNCC/AH/NZ
 checked by: JPM
 approved by: JSR
 project no.: B23-00941
 file name: V_FPT_B2300941.DWG



Olsson - Land Surveyors - MO 366, MS 114, MO Certificate of Authority #011592
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 North Kansas City, MO 64116 FAX 816.361.1888

DEVELOPER:
 PORT AUTHORITY OF
 KANSAS CITY, MISSOURI
 110 BERKLEY PLAZA
 KANSAS CITY, MO 64120
 816-559-3750

