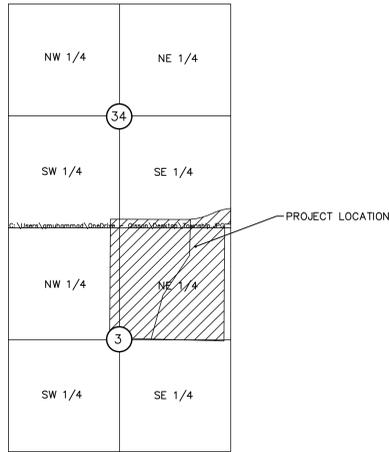


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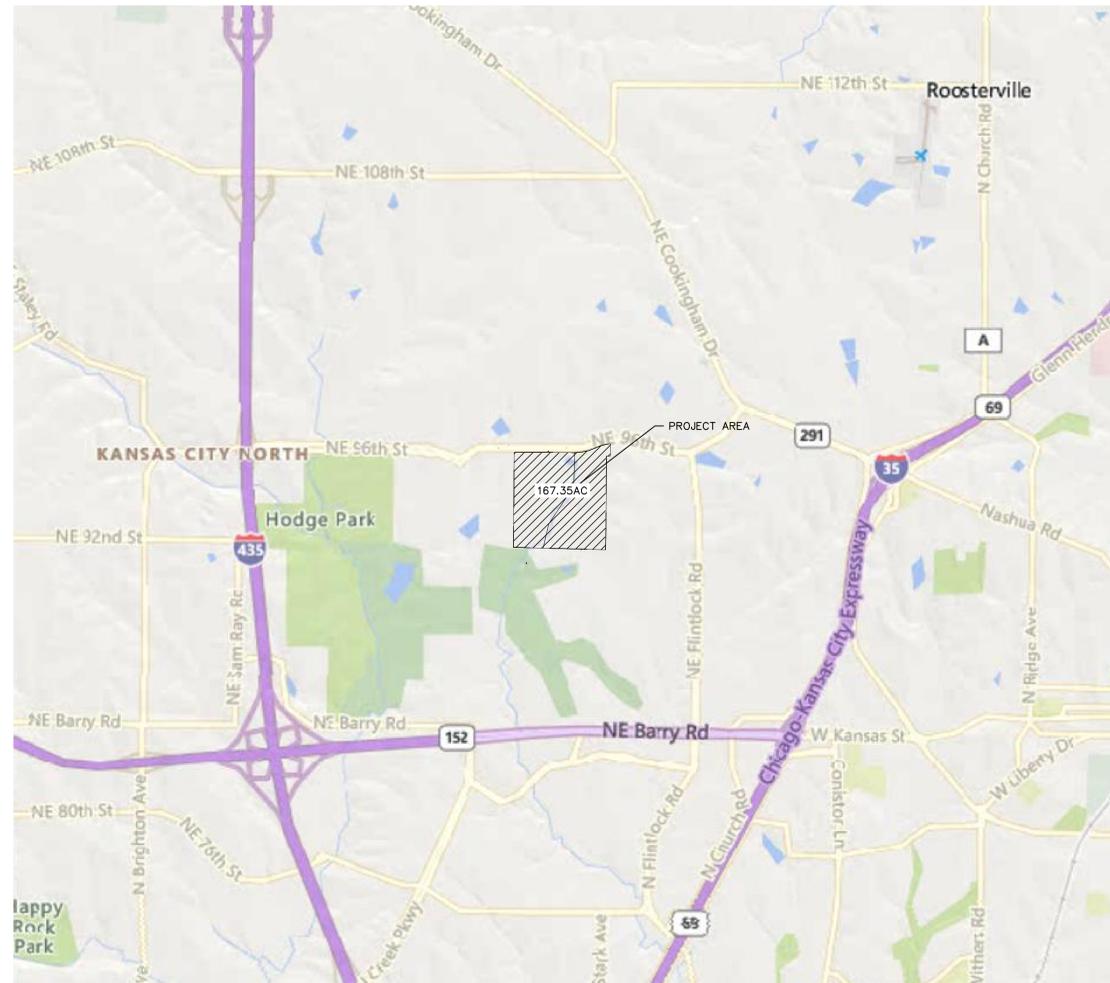


VICINITY MAP  
 S3, T51N, R32W  
 N.T.S

# BOTHAM REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

SECTION 3, TOWNSHIP 51N, RANGE 32W  
 IN KANSAS CITY, JACKSON COUNTY, MO

PROJECT TEAM & UTILITY CONTACT LIST	
<b>OWNER / DEVELOPER</b> HUNT MIDWEST REAL ESTATE DEVELOPMENT, INC. KANSAS CITY, MO 64161 CONTACT: PHONE: EMAIL:	<b>UTILITY SERVICE NUMBERS</b> NAME: KCMO PUBLIC WORKS PHONE: 816-513-2627 NAME: KCMO WATER SERVICES DEPARTMENT PHONE: 816-513-2171 NAME: SPIRE PHONE: 816-756-5252 NAME: AT&T PHONE: 800-286-8313 NAME: EVERGY PHONE: 816-471-5275 NAME: SPECTRUM 816-358-5360 NAME: GOOGLE FIBER PHONE: 877-454-6959
<b>ENGINEER</b> OLSSON 1301 BURLINGTON STREET, SUITE 100 NORTH KANSAS CITY, MISSOURI 64116 CONTACT: NICK HEISER, P.E. PHONE: 816.442.6056 EMAIL: NHEISER@OLSSON.COM	
<b>SURVEYOR</b> OLSSON 1301 BURLINGTON STREET, SUITE 100 NORTH KANSAS CITY, MISSOURI 64116 CONTACT: JASON ROUDEBUSH, PLS PHONE: 816.361.1177 EMAIL: JROUDEBUSH@OLSSON.COM	





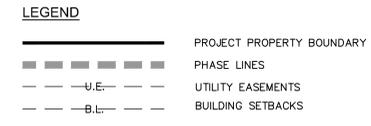
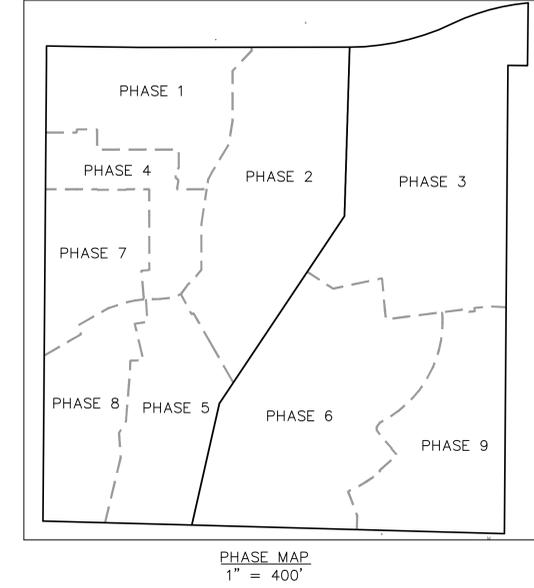
PROPERTY OWNERS WITHIN 300'	
1	PROPERTY RESERVE INC C/O TAX DIVISION PO BOX 511196 SALT LAKE CITY, UT 84151
2	HUNT MIDWEST REAL ESTATE DEVELOPMENT INC 8300 NE UNDERGROUND DR STE 100 KANSAS CITY, MO 64161
3	BENSON PLACE HOME OWNERS ASSOC C/O FIRST SERVICE RESIDENTIAL 11125 N AMBASSADOR DR STE 200 KANSAS CITY, MO 64153
4	HUNT MIDWEST REAL ESTATE DEVELOPMENT INC 1881 MAIN ST STE 200 KANSAS CITY, MO 64108
5	WOODNEATH FARMS HOME OWNERS ASSOC C/O HUNT MIDWEST REAL ESTATE DEVEL 8300 NE UNDERGROUND DR STE 100 KANSAS CITY, MO 64161
6	Dawson Cyrus BENSON PLACE HOME OWNERS ASSOC C/O FIRST SERVICE RESIDENTIAL 11125 N AMBASSADOR DR STE 200 KANSAS CITY, MO 64153

LEGEND	
	PROJECT PROPERTY BOUNDARY
	300' ADJACENT PROPERTY OWNER BOUNDARY
	PROPERTY LOT LINE
	100-YEAR FLOODPLAIN
	EXISTING MAJOR CONTOURS
	EXISTING MINOR CONTOURS





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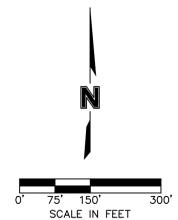
DEVELOPMENT DATA TABLE														
PHASE	EXISTING ZONING	PROPOSED ZONING	LAND USE	GROSS ACRES	EXISTING R/W (AC.)	STREET R/W (AC.)	PRIV. OPEN SPACE	DETENTION (AC.)	NET ACRES	UNITS	AVG. NET DU/AC.	AVG. GROSS DU/AC.	COMMENCE DATE	COMPLETION DATE
1	R-80	R-2.5	SF RES.	14.73	0.00	5.93	4.03	0.00	4.77	55	11.53	3.73	FALL 2024	FALL 2025
2	R-80	R-2.5	SF RES.	25.90	0.00	2.21	0.00	13.94	9.75	40	4.10	1.54	FALL 2026	FALL 2027
3	R-80	R-7.5	SF RES.	34.75	0.00	5.01	2.24	8.55	18.95	61	3.22	1.76	FALL 2028	FALL 2029
4	R-80	R-2.5	SF RES.	8.74	0.00	2.11	0.00	0.00	6.63	44	6.64	5.03	FALL 2030	FALL 2031
5	R-80	R-2.5	SF RES.	13.80	0.00	1.36	0.00	6.50	5.94	25	4.21	1.81	FALL 2032	FALL 2033
6	R-80	R-7.5	SF RES.	29.89	0.00	3.58	0.00	9.40	16.91	55	3.25	1.84	FALL 2034	FALL 2035
7	R-80	R-2.5	SF RES.	10.01	0.00	2.11	0.00	0.00	7.90	52	5.78	5.19	FALL 2036	FALL 2037
8	R-80	R-2.5	SF RES.	11.99	0.00	1.24	0.00	3.02	7.73	27	3.49	2.25	FALL 2038	FALL 2039
9	R-80	R-7.5	SF RES.	17.54	0.00	1.89	0.00	4.76	10.89	37	3.40	2.11	FALL 2040	FALL 2041
<b>TOTAL</b>				<b>167.35</b>	<b>0.00</b>	<b>25.44</b>	<b>6.27</b>	<b>46.17</b>	<b>89.47</b>	<b>396</b>	<b>4.43</b>	<b>2.37</b>		

**GENERAL NOTES:**  
 A. EXISTING ZONING: R-80; PROPOSED ZONING: R-2.5 & R-7.5  
 B. TOTAL LAND AREA: 7,285,410 SF, 167.35 AC.  
 C. EXISTING R/W: 0.00 AC.; PROPOSED R/W: 25.44 AC.  
 D. NET LAND 3,933,468 SF. AREA: 90.29 AC.  
 E. PROPOSED USE: SINGLE-FAMILY RESIDENTIAL  
 F. HEIGHT ABOVE GRADE OF BUILDINGS & STRUCTURES: N/A; MAX. HEIGHT PER SECTION 88-110-04, TABLE 110-2 REQUIREMENTS. NUMBER OF FLOORS OF EACH BUILDING: N/A  
 G. GROSS FLOOR AREA PER FLOOR AND TOTAL FOR EACH BUILDING: N/A  
 H. BUILDING COVERAGE AND FLOOR AREA RATIO: N/A  
 I. NET DENSITY: 4.43 DU/AC.; GROSS DENSITY: 2.37 DU/AC.  
 J. PARKING REQUIREMENTS: N/A  
 K. BICYCLE PARKING REQUIREMENTS: N/A  
 L. COMMENCEMENT & COMPLETION DATES: SEE DEVELOPMENT DATA TABLE  
 M. PROPOSED MONUMENT SIGNS SHALL MEET KOMO DEVELOPMENT CODE, CHAPTER 88 REQUIREMENTS.

**PARKLAND CALCULATIONS:**  
 REQUIRED:  
 $396 \text{ D.U.} \times 3.7 \times 0.006 = 8.791 \text{ AC.}$   
 PROVIDED:  
 TRAIL:  $4,804 \text{ LF.} (4,804 \times 50 = 5,514 \text{ AC.})$   
 AMENITY AREA: 3.257 AC.  
 TOTAL = 8.811 AC.

AMENITIES WHICH MAY BE INCLUDED WITHIN TRACT A MAY INCLUDE THE FOLLOWING. DETAILED PLANS FOR AMENITIES SHALL BE APPROVED VIA FINAL PLAN FOR TRACT A, AND MAY DIFFER FROM THOSE LISTED HERE.

- SWIMMING POOL
- BATH HOUSE
- GRILLS
- ACTIVE RECREATION EQUIPMENT



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SITE PLAN & PRELIMINARY PLAN  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAN  
 BOTHAM

REVISIONS

REV. NO.	DATE	REVISIONS DESCRIPTION	BY
1	2023.12.15	Revised per Staff comments	CH
2	2024.01.19	Revised per Staff comments	CH

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KANSAS CITY, MO

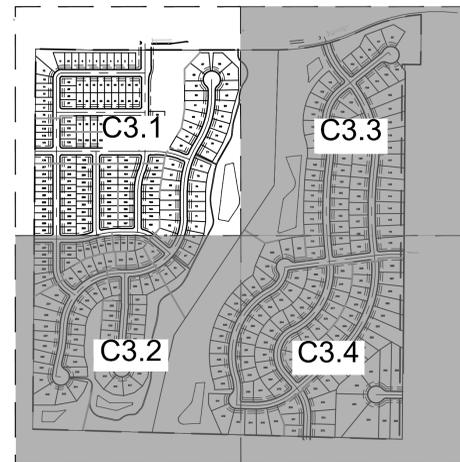
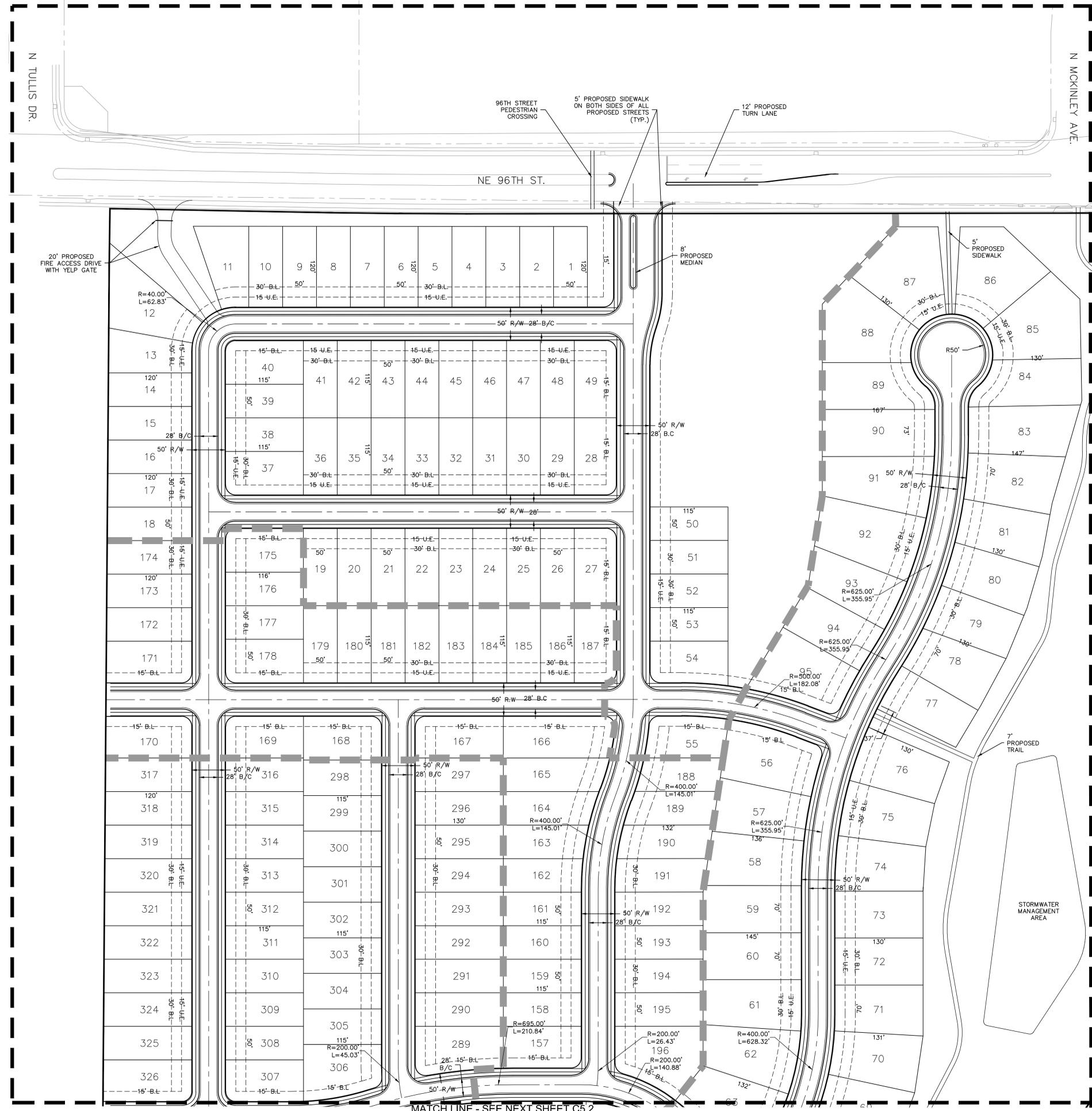
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drawn by: BRC/M  
 checked by: CH  
 approved by: ENG  
 GNOC by: ENG  
 project no.: B22-03454  
 drawing no.: C\_SIT01\_B2203454  
 date: 12/15/23

**SHEET**  
C3.0

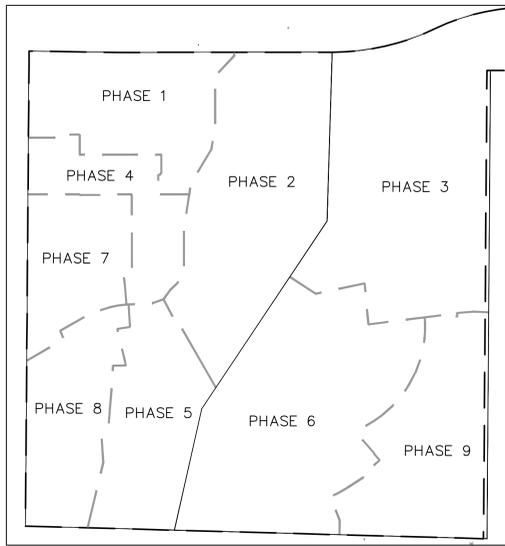
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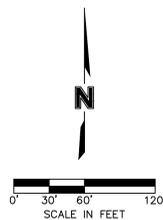
KEY MAP  
1" = 500'

**LEGEND**

	PROJECT PROPERTY BOUNDARY
	PHASE LINES
	UTILITY EASEMENTS
	BUILDING SETBACKS



PHASE MAP  
1" = 400'



MATCH LINE - SEE SHEET C5.3

MATCH LINE - SEE NEXT SHEET C5.2

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2	2024.01.19	Revised per Staff comments	CH

SITE PLAN & PRELIMINARY PLAT (AREA 1)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

2023

BOTHAM

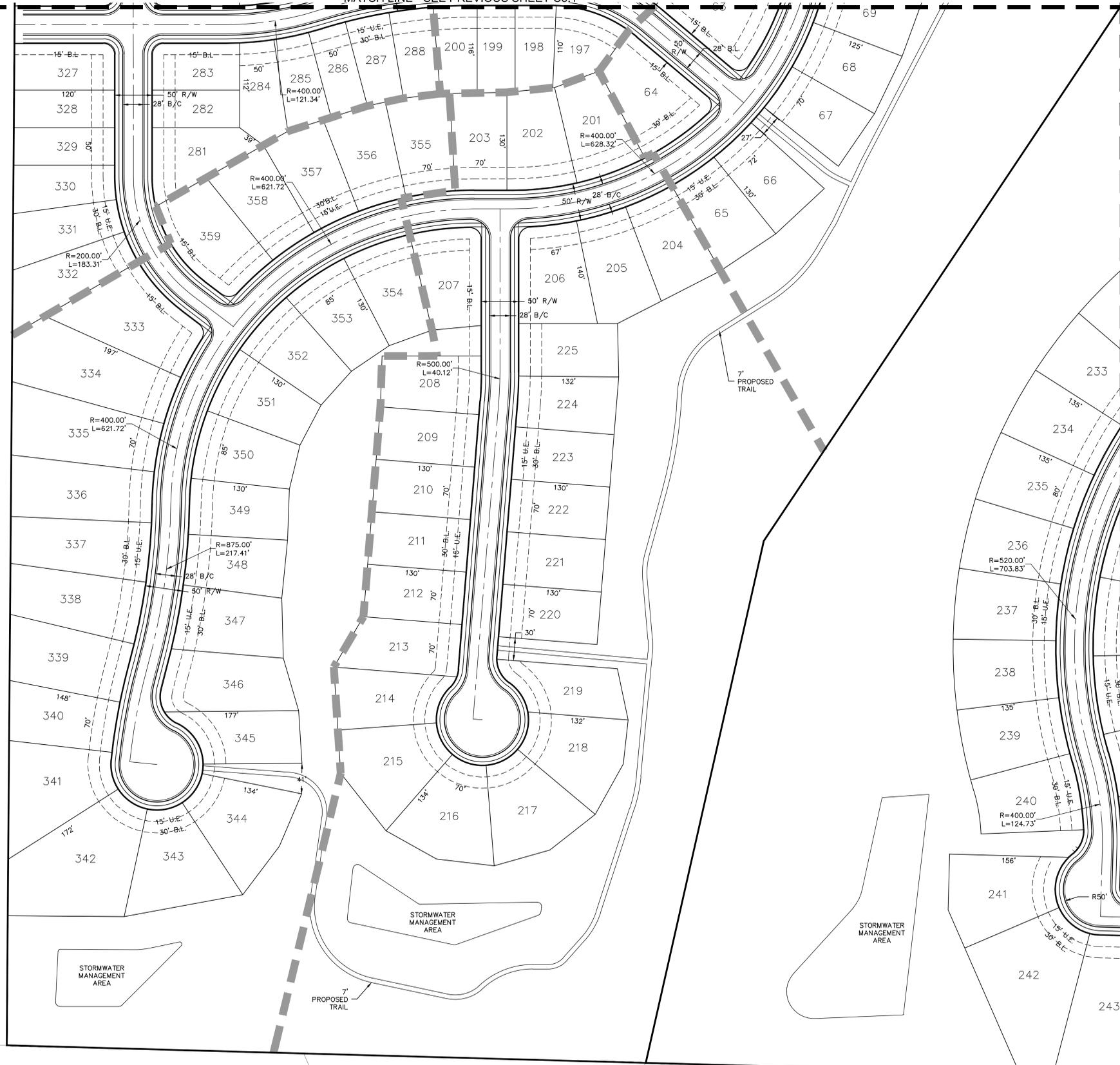
KANSAS CITY, MO

drawn by: B220454  
 checked by: CH  
 approved by: ENG  
 GNCCV by: B220454  
 project no.: B220454  
 drawing no.: C\_SIT02\_B220454  
 date: 12/15/23

**SHEET**  
C3.1

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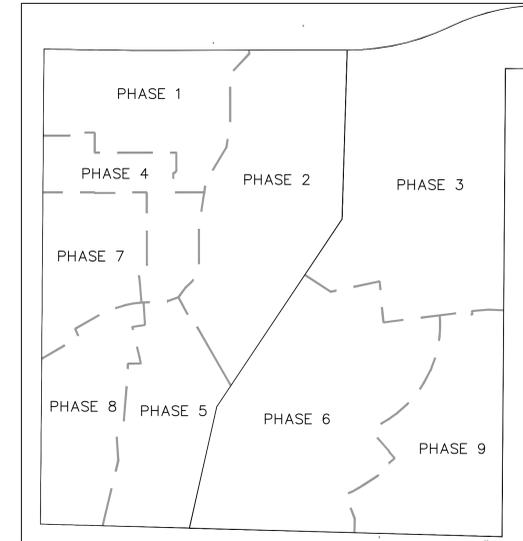
MATCH LINE - SEE PREVIOUS SHEET C3.1



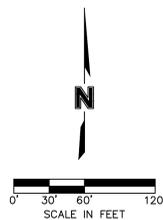
KEY MAP  
1" = 500'

**LEGEND**

	PROJECT PROPERTY BOUNDARY
	PHASE LINES
	UTILITY EASEMENTS
	BUILDING SETBACKS



PHASE MAP  
1" = 400'



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2	2024.01.19	Revised per Staff comments	CH

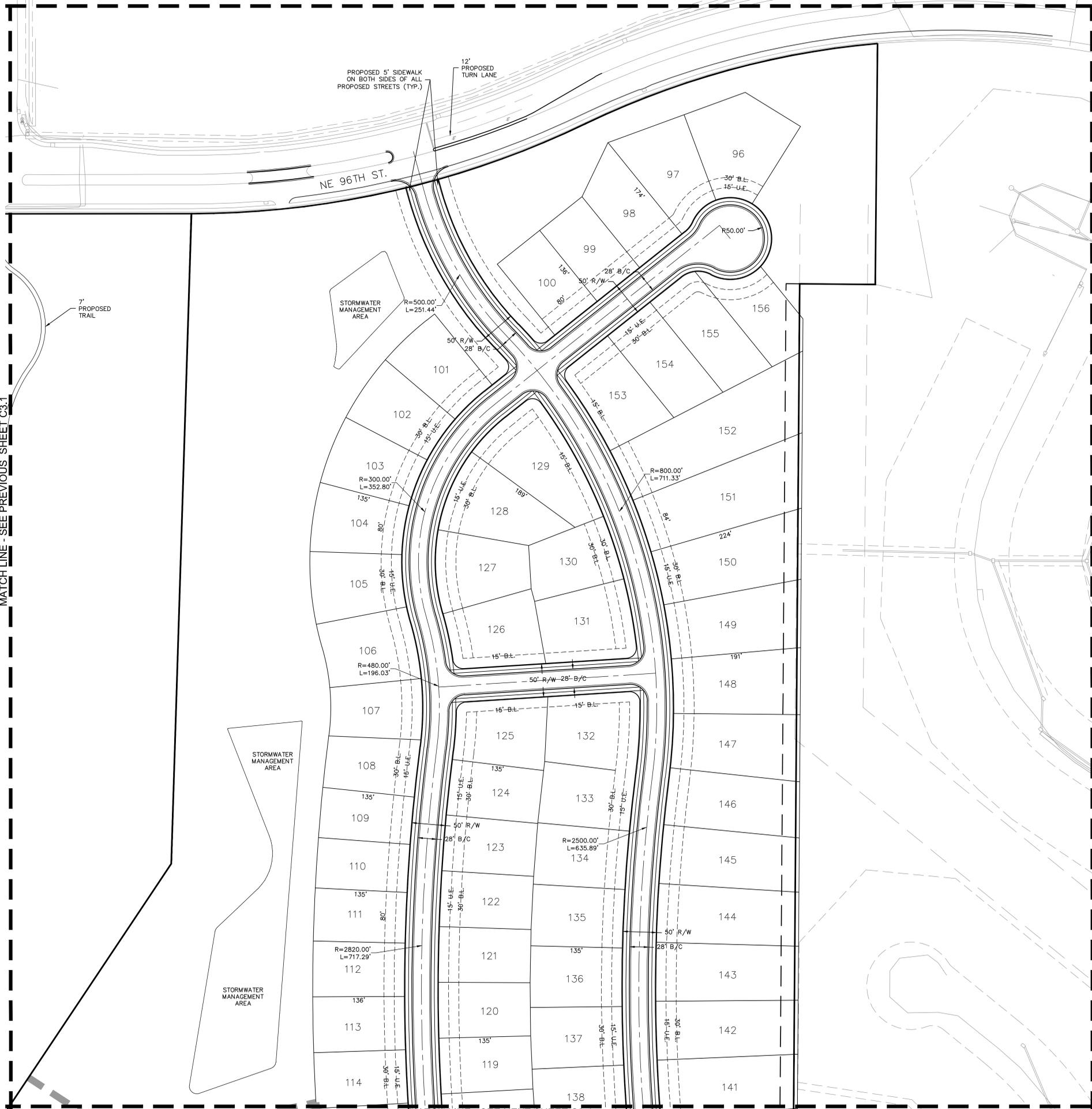
SITE PLAN & PRELIMINARY PLAN (AREA 2)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAN  
 BOTHAM  
 KANSAS CITY, MO  
 2023

drawn by: B2203454  
 checked by: CH  
 approved by: ENG  
 GNCCV by: ENG  
 project no.: B2203454  
 drawing no.: C\_SIT02\_B2203454  
 date: 12/15/23

SHEET  
C3.2

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MATCH LINE - SEE PREVIOUS SHEET C3.1



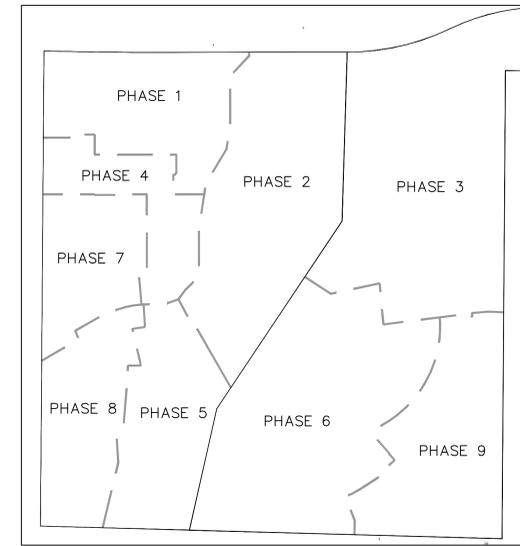
MATCH LINE - SEE NEXT SHEET C3.4



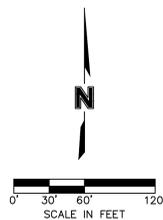
KEY MAP  
1" = 500'

**LEGEND**

	PROJECT PROPERTY BOUNDARY
	PHASE LINES
	UTILITY EASEMENTS
	BUILDING SETBACKS



PHASE MAP  
1" = 400'



SITE PLAN & PRELIMINARY PLAT (AREA 3)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

BOTHAM

KANSAS CITY, MO

2023

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1	2023.12.15	Revised per Staff comments	CH
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REVISIONS

SHEET  
C3.3

drawn by: B220454  
 checked by: CH  
 approved by: ENG  
 GNOC by: ENG  
 project no: B220454  
 drawing no: C\_SIT02\_B220454  
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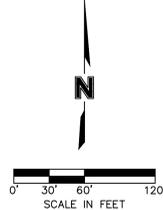
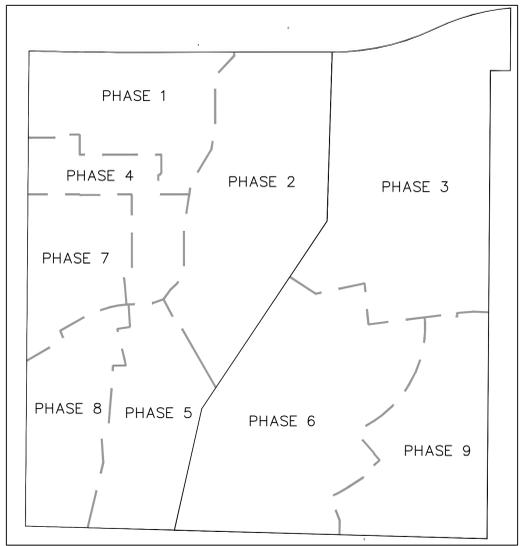
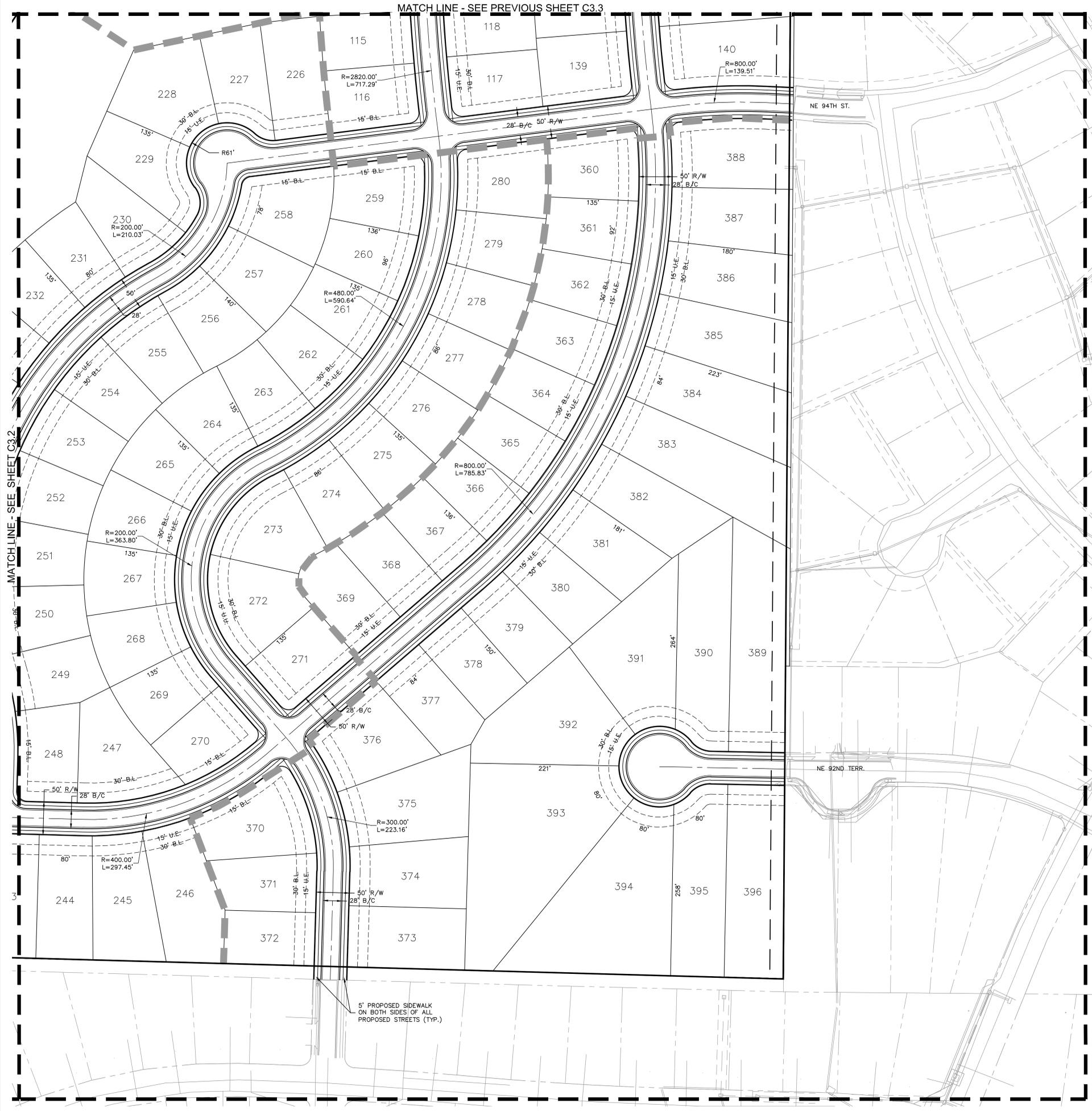
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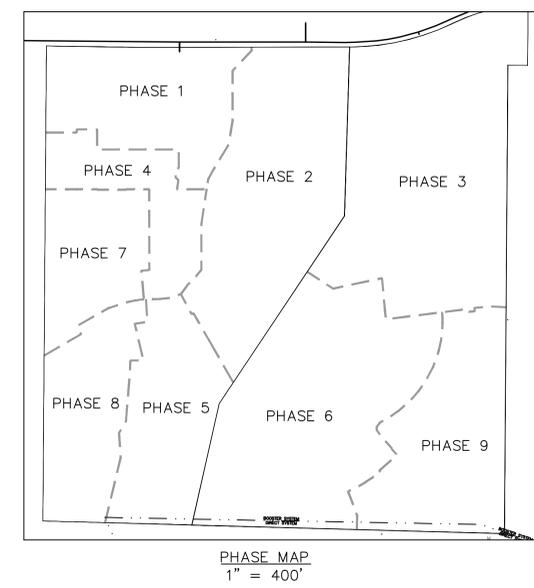
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SITING PLAN & PRELIMINARY PLAT (AREA 4)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

drawn by: B2203454  
 checked by: CH  
 approved by: ENG  
 GNCC by: ENG  
 project no.: B2203454  
 drawing no.: C\_SIT02\_B2203454  
 date: 12/15/23

**SHEET C3.4**

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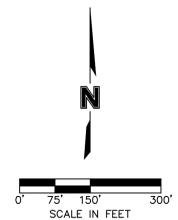
NOTE:  
 A VARIANCE WAS REQUESTED FROM THE KANSAS CITY FIRE DEPARTMENT FOR THE KC WATER RULES AND REGULATIONS FOR WATER MAIN EXTENSIONS AND RELOCATIONS RELATING TO THE MAXIMUM FIRE HYDRANT SPACING ALONG NE 96TH STREET TO BE INCREASED FROM A MAXIMUM OF 600 FT. TO A MAXIMUM OF 1,200 FT. KCFD GRANTED THE VARIANCE IN THIS SPECIFIC CASE BASED ON THE SPECIFIC CONDITIONS PRESENTED BY THIS PROJECT.

**LEGEND**

- PROJECT PROPERTY BOUNDARY
- PHASE LINES
- U.E. UTILITY EASEMENTS
- B.L. BUILDING SETBACKS
- WATER PRESSURE BOUNDARY
- 100-YEAR FLOODPLAIN

LEGEND	
—100—	EXISTING INDEX CONTOURS
-100-	EXISTING INTERMEDIATE CONTOURS
-100-	PROPOSED INDEX CONTOURS
-100-	PROPOSED INTERMEDIATE CONTOURS
—SS—	PROPOSED SANITARY SEWER
—S—	PROPOSED STORM SEWER
—W—	PROPOSED WATER LINE
—COMM—	PROPOSED COMMUNICATION LINE
—P-UG—	PROPOSED UNDERGROUND POWER
●	PROPOSED FIRE HYDRANT
—	EXISTING WATER LINE
—	EXISTING GAS LINE
—	EXISTING POWER LINE
—	EXISTING SANITARY SEWER LINE
—	EXISTING STORM SEWER LINE

NOTE:  
 ALL PROPOSED SITE UTILITY SHALL BE PUBLIC UNLESS OTHERWISE NOTED.  
 ALL PROPOSED WATER MAINS ARE TO BE 8" DIP WITH THE EXCEPTION OF WATER MAINS PROPOSED WITHIN CUL-DE-SAC STREETS, WHICH WILL BE 6" DIP AS ALLOWED BY WATER SERVICES



PRELIMINARY GRADING & UTILITY PLAN  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT  
 BOTHAM

KANSAS CITY, MO

2023

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drawn by: B20M

checked by: CH

GNCC by: ENG

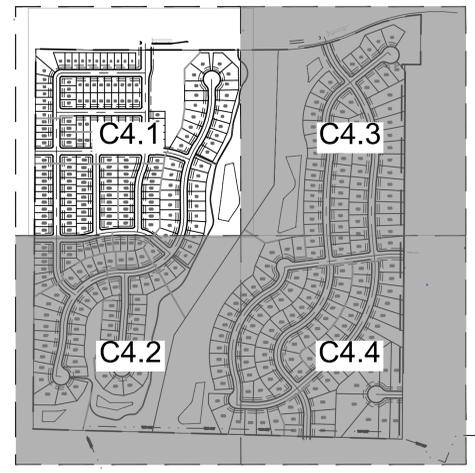
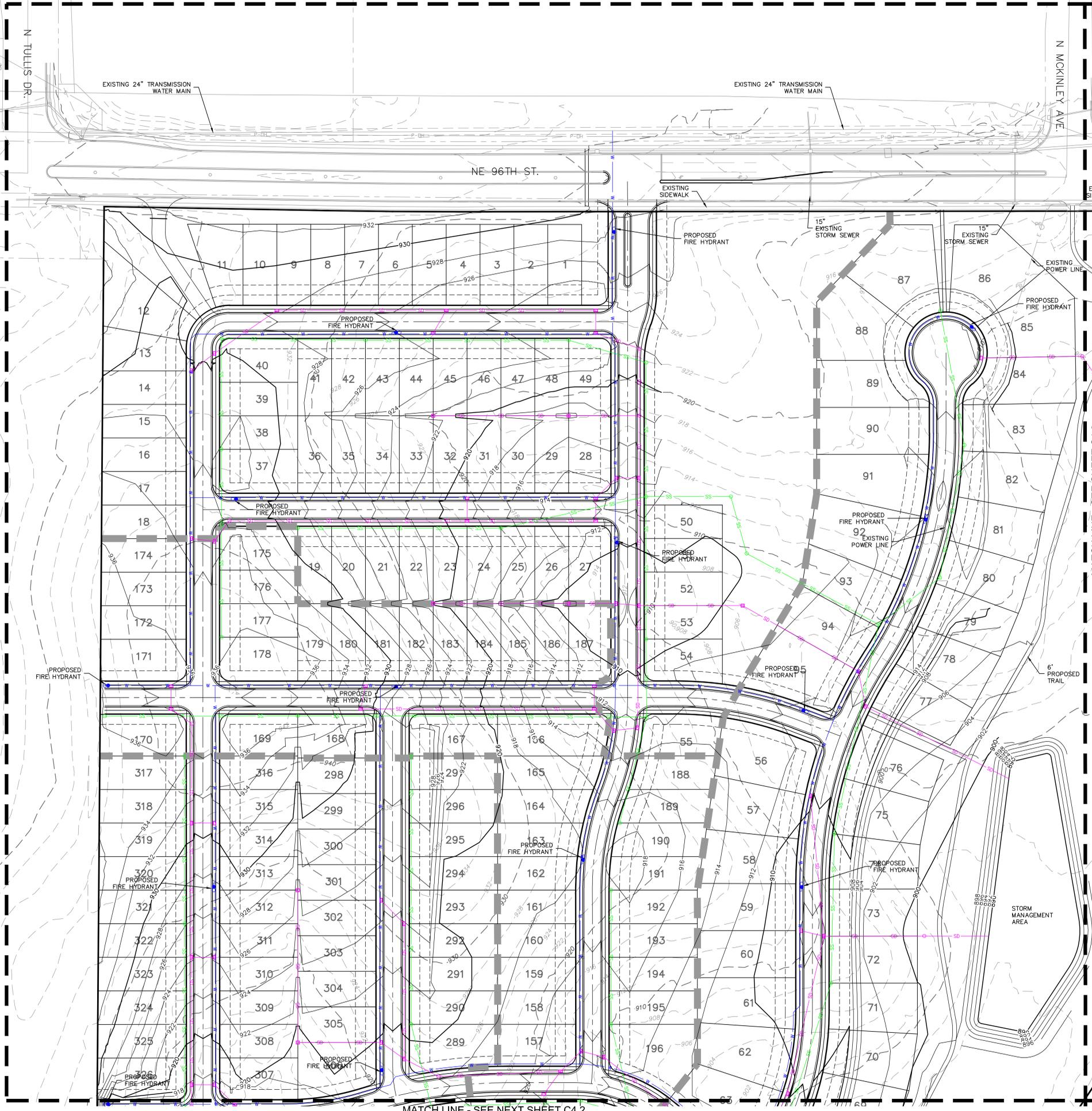
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drawing no.: C\_GRD01\_B2203454

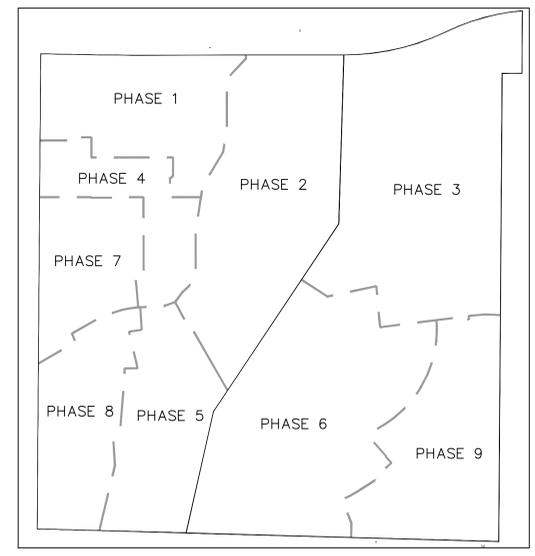
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**SHEET**  
C4.0

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 C\_PIBUTL: B2203454



KEY MAP  
1" = 500'



PHASE MAP  
1" = 400'

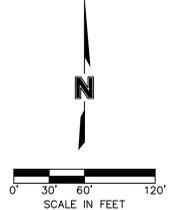
**LEGEND**

---	PROJECT PROPERTY BOUNDARY
- - - -	PHASE LINES
- . - . -	UTILITY EASEMENTS
- - - -	BUILDING SETBACKS
- - - -	WATER PRESSURE BOUNDARY
- - - -	100-YEAR FLOODPLAIN

**LEGEND**

-100-	EXISTING INDEX CONTOURS
-100-	EXISTING INTERMEDIATE CONTOURS
100	PROPOSED INDEX CONTOURS
100	PROPOSED INTERMEDIATE CONTOURS
SS	PROPOSED SANITARY SEWER
SD	PROPOSED STORM SEWER
W	PROPOSED WATER LINE
COM	PROPOSED COMMUNICATION LINE
P-U-G	PROPOSED UNDERGROUND POWER
●	PROPOSED FIRE HYDRANT
---	EXISTING WATER LINE
---	EXISTING GAS LINE
---	EXISTING POWER LINE
---	EXISTING SANITARY SEWER LINE
---	EXISTING STORM SEWER LINE

NOTE:  
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PRELIMINARY GRADING & UTILITY PLAN (AREA 1)  
REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

SHEET  
C4.1

**REVISIONS**

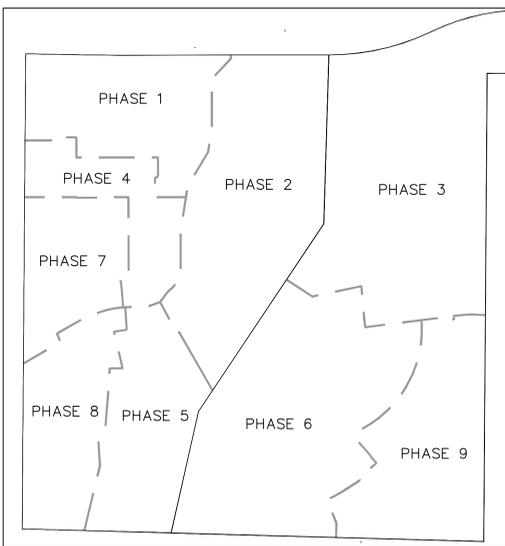
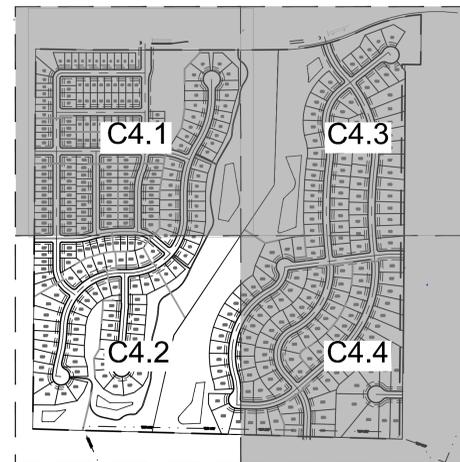
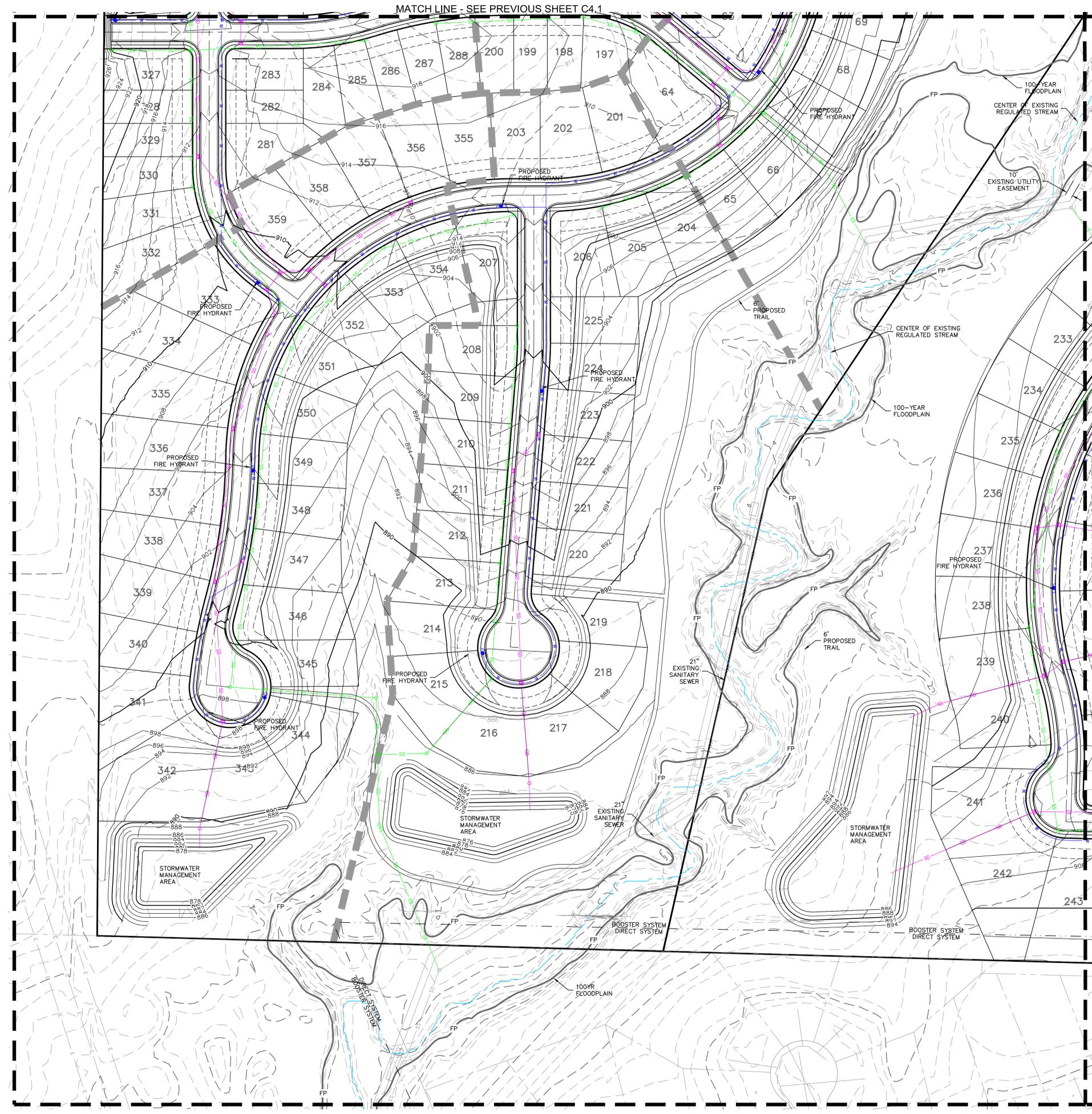
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BOTHAM  
KANSAS CITY, MO

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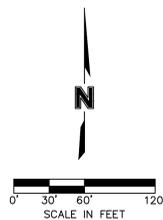
**LEGEND**

---	PROJECT PROPERTY BOUNDARY
---	PHASE LINES
-U.E.-	UTILITY EASEMENTS
-B.L.-	BUILDING SETBACKS
- - -	WATER PRESSURE BOUNDARY
FP	100-YEAR FLOODPLAIN

LEGEND	
-100-	EXISTING INDEX CONTOURS
-100-	EXISTING INTERMEDIATE CONTOURS
-100-	PROPOSED INDEX CONTOURS
-100-	PROPOSED INTERMEDIATE CONTOURS
SS	PROPOSED SANITARY SEWER
SD	PROPOSED STORM SEWER
W	PROPOSED WATER LINE
COMM	PROPOSED COMMUNICATION LINE
P-U-G	PROPOSED UNDERGROUND POWER
●	PROPOSED FIRE HYDRANT
---	EXISTING WATER LINE
---	EXISTING GAS LINE
---	EXISTING POWER LINE
---	EXISTING SANITARY SEWER LINE
---	EXISTING STORM SEWER LINE

NOTE:  
 ALL PROPOSED SITE UTILITY SHALL BE PUBLIC UNLESS OTHERWISE NOTED.  
 ALL PROPOSED WATER MAINS ARE TO BE 8" DIP WITH THE EXCEPTION OF WATER MAINS PROPOSED WITHIN CUL-DE-SAC STREETS, WHICH WILL BE 6" DIP AS ALLOWED BY WATER SERVICES





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1	2023.12.15	Revised per Staff comments	CH
2	2024.01.19	Revised per Staff comments	CH

**REVISIONS**

2023

BOTHAM

PRELIMINARY GRADING & UTILITY PLAN (AREA 2)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

KANSAS CITY, MO

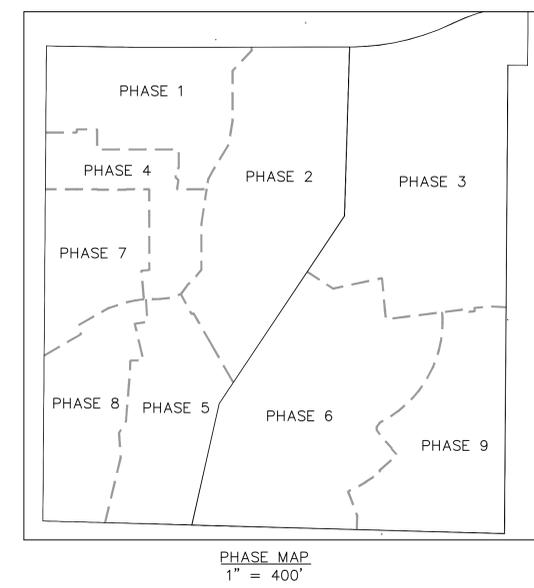
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 checked by: CH  
 approved by: ENG  
 GNCC by: B2203454  
 project no.: B2203454  
 drawing no.: C\_GRD02\_B2203454  
 date: 12/15/23

**SHEET**  
C4.2





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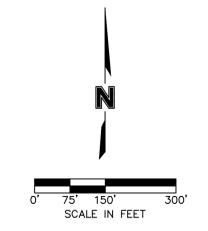


- LEGEND:**
- OUTER ZONE
  - MIDDLE ZONE
  - STREAMSIDE ZONE
  - EDGE OF STREAM
  - PLAT LIMITS
  - PROPERTY BOUNDARY
  - NO BUILD ZONE
  - DETERMINED OUTER ZONE
  - FINAL OUTER ZONE
  - OUTER ZONE DISTURBANCE
  - MIDDLE ZONE DISTURBANCE
  - MITIGATION (RIPARIAN VEGETATION ESTABLISHED)
  - SLOPES EXCEEDING 15%
  - MATURE RIPARIAN VEGETATION
  - EXISTING INDEX CONTOURS
  - EXISTING INTERMEDIATE CONTOURS
  - PROPOSED INDEX CONTOURS
  - PROPOSED INTERMEDIATE CONTOURS
  - 100 YEAR FLOODPLAIN

AREAS OF RIPARIAN VEGETATION ESTABLISHMENT FOR MITIGATION .50 ACRES.

- STREAM BUFFER NOTES:**
- STREAM BUFFER GUIDELINES SHALL BE PER CHAPTER 88-415 OF THE CITY OF KANSAS CITY ZONING & DEVELOPMENT CODE.
  - FINAL STREAM BUFFER PLANS SHALL BE SUBMITTED TO CITY FOR REVIEW AND APPROVAL PRIOR TO ISSUANCE OF LAND DISTURBANCE PERMIT FOR EACH LOT OR PHASE OF DEVELOPMENT.

STREAM BUFFER CALCULATIONS							
ZONE	TOTAL AREA (ACRES)	DISTURBED AREA RIPARIAN VEGETATION (ACRES)	DISTURBED AREA WITHOUT VEGETATION (ACRES)	TOTAL DISTURBED AREA (ACRES)	PERCENT OF DISTURBANCE (%)	REQUIRED AREA OF MITIGATION (4:1) (ACRES)	PROVIDED AREA OF MITIGATION (ACRES)
OUTER ZONE	15.12	0.87	1.86	2.73	18.06%	0.00	0.50
MIDDLE ZONE	5.97	0.02	0.01	0.03	0.45%	0.11	
STREAMSIDE ZONE	4.26	0.00	0.00	0.00	0.00%	0.00	
FINAL OUTER ZONE	13.15						



REV. NO.	DATE	REVISIONS DESCRIPTION	BY
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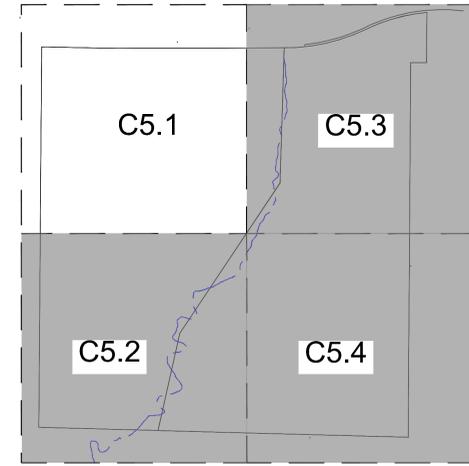
PRELIMINARY STREAM BUFFER PLAN  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT  
 BOTHAM  
 KANSAS CITY, MO  
 2023

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drawn by: BMM/CM  
 checked by: CH  
 approved by: ENG  
 GNVC by: ENG  
 project no.: B22-03454  
 drawing no.: C\_SBP01\_B2203454  
 date: 12/15/23

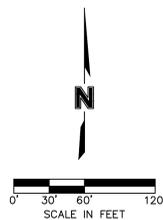
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LEGEND:

- OUTER ZONE
- MIDDLE ZONE
- STREAMSIDE ZONE
- EDGE OF STREAM
- PLAT LIMITS
- PROPERTY BOUNDARY
- NO BUILD ZONE
- DETERMINED OUTER ZONE
- FINAL OUTER ZONE
- OUTER ZONE DISTURBANCE
- MIDDLE ZONE DISTURBANCE
- MITIGATION (RIPARIAN VEGETATION ESTABLISHED)
- SLOPES EXCEEDING 15%
- MATURE RIPARIAN VEGETATION
- 100- EXISTING INDEX CONTOURS
- 100- EXISTING INTERMEDIATE CONTOURS
- 100- PROPOSED INDEX CONTOURS
- 100- PROPOSED INTERMEDIATE CONTOURS
- FP- 100 YEAR FLOODPLAIN



REV. NO.	DATE	REVISIONS DESCRIPTION	BY
1	2023.12.15	Revised per Staff comments	CH
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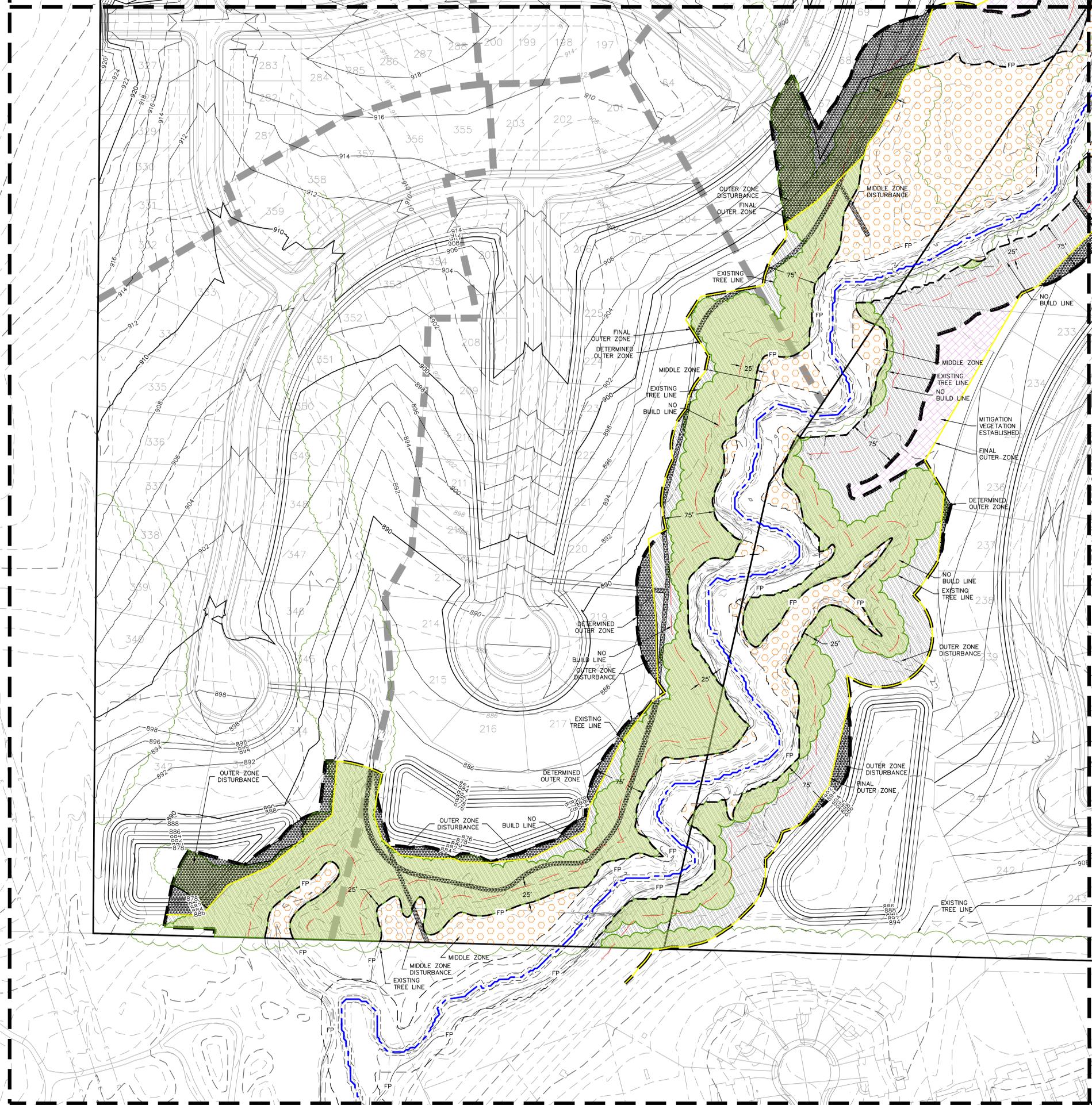
PRELIMINARY STREAM BUFFER PLAN (AREA 1)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT  
 BOTHAM

2023  
 KANSAS CITY, MO  
 SHEET C5.1

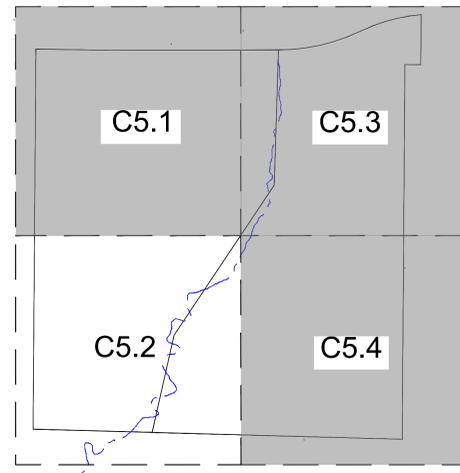
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 date: 12/15/23

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MATCH LINE - SEE PREVIOUS SHEET C5.1

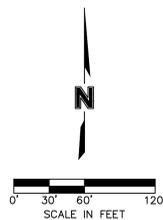


MATCH LINE - SEE SHEET C5.4



KEY MAP  
1" = 500'

- LEGEND:**
- OUTER ZONE
  - MIDDLE ZONE
  - STREAMSIDE ZONE
  - EDGE OF STREAM
  - PLAT LIMITS
  - PROPERTY BOUNDARY
  - NO BUILD ZONE
  - DETERMINED OUTER ZONE
  - FINAL OUTER ZONE
  - OUTER ZONE DISTURBANCE
  - MIDDLE ZONE DISTURBANCE
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  - 100- PROPOSED INDEX CONTOURS
  - 100- PROPOSED INTERMEDIATE CONTOURS
  - 100 YEAR FLOODPLAIN



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1	2023.12.15	Revised per Staff comments	CAH
2	2024.01.19	Revised per Staff comments	CAH

PRELIMINARY STREAM BUFFER PLAN (AREA 2)  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

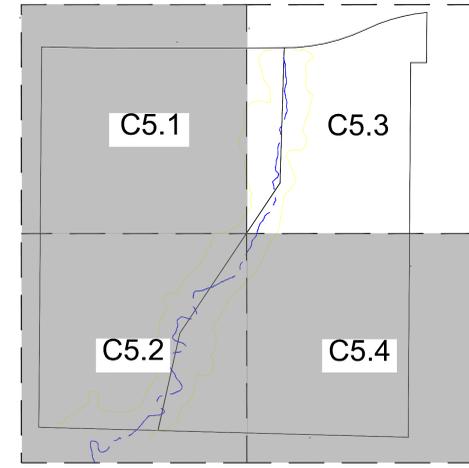
BOTHAM

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 checked by: CH  
 approved by: ENG  
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 project no.: B2203454  
 drawing no.: C\_SBP02\_B2203454  
 date: 12/15/23

KANSAS CITY, MO

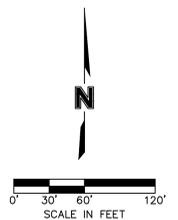
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LEGEND:

- OUTER ZONE
- MIDDLE ZONE
- STREAMSIDE ZONE
- EDGE OF STREAM
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- PROPERTY BOUNDARY
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- 100- EXISTING INTERMEDIATE CONTOURS
- 100 PROPOSED INDEX CONTOURS
- 100 PROPOSED INTERMEDIATE CONTOURS
- 100 YEAR FLOODPLAIN



PRELIMINARY STREAM BUFFER PLAN (AREA 3)  
 REZONING DEVELOPMENT PLAN & PRELIMINARY PLAT

BOTHAM

REV. NO.	DATE	REVISIONS DESCRIPTION	BY
1	2023.12.15	Revised per Staff comments	CH
2	2024.01.19	Revised per Staff comments	CH

SHEET C5.3

KANSAS CITY, MO

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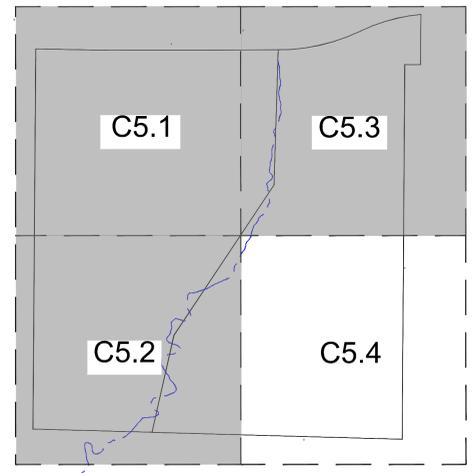
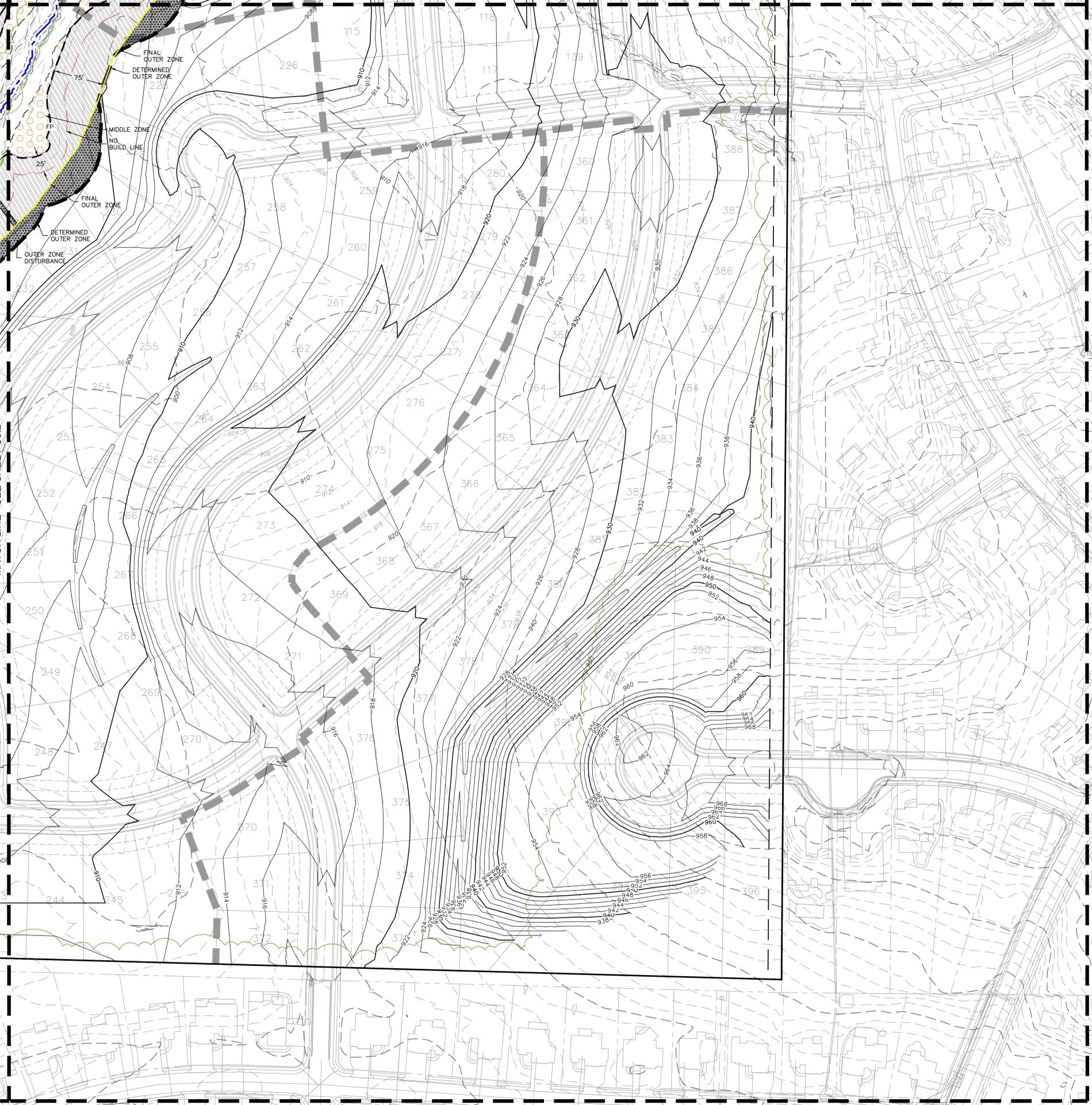
REVISIONS

BY

MATCH LINE - SEE PREVIOUS SHEET C5.3

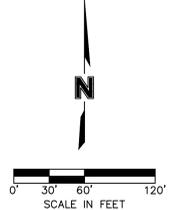
MATCH LINE - SEE SHEET C5.2

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KEY MAP  
1" = 500'

- LEGEND:**
- OUTER ZONE
  - MIDDLE ZONE
  - STREAMSIDE ZONE
  - EDGE OF STREAM
  - PLAT LIMITS
  - PROPERTY BOUNDARY
  - NO BUILD ZONE
  - DETERMINED OUTER ZONE
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PRELIMINARY STREAM BUFFER PLAN (AREA 4)  
REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT

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REVISIONS

KANSAS CITY, MO

2023

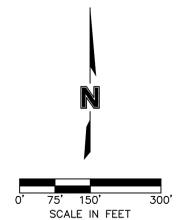
drawn by: B2203454  
checked by: CH  
approved by: ENG  
GNCCV by: ENG  
project no.: B2203454  
drawing no.: C\_SBP02\_B2203454  
date: 12/15/23

SHEET  
C5.4



- LEGEND**
- PROPERTY BOUNDARY
  - PHASE BOUNDARY
  - EXISTING CONTIGUOUS TREE CANOPY
  - TREES TO BE PRESERVED
  - TREES TO BE REMOVED

ORDINANCE NO. 220961  
 PROPERTY IS NOT SUBJECT TO 88-424 - TREE PRESERVATION AND PROTECTION



REV. NO.	DATE	REVISIONS DESCRIPTION	BY
1	2023.12.15	Revised per Staff comments	CH
2	2024.01.19	Revised per Staff comments	CH

TREE PRESERVATION PLAN  
 REZONING, DEVELOPMENT PLAN & PRELIMINARY PLAT  
 BOTHAM

KANSAS CITY, MO  
 2023

drawn by: BWM/CH  
 checked by: CH  
 approved by: ENG  
 GNVC by: ENG  
 project no.: B22-03454  
 drawing no.: C:\TPP01\_B2203454  
 date: 12/15/23

SHEET  
 C6.0