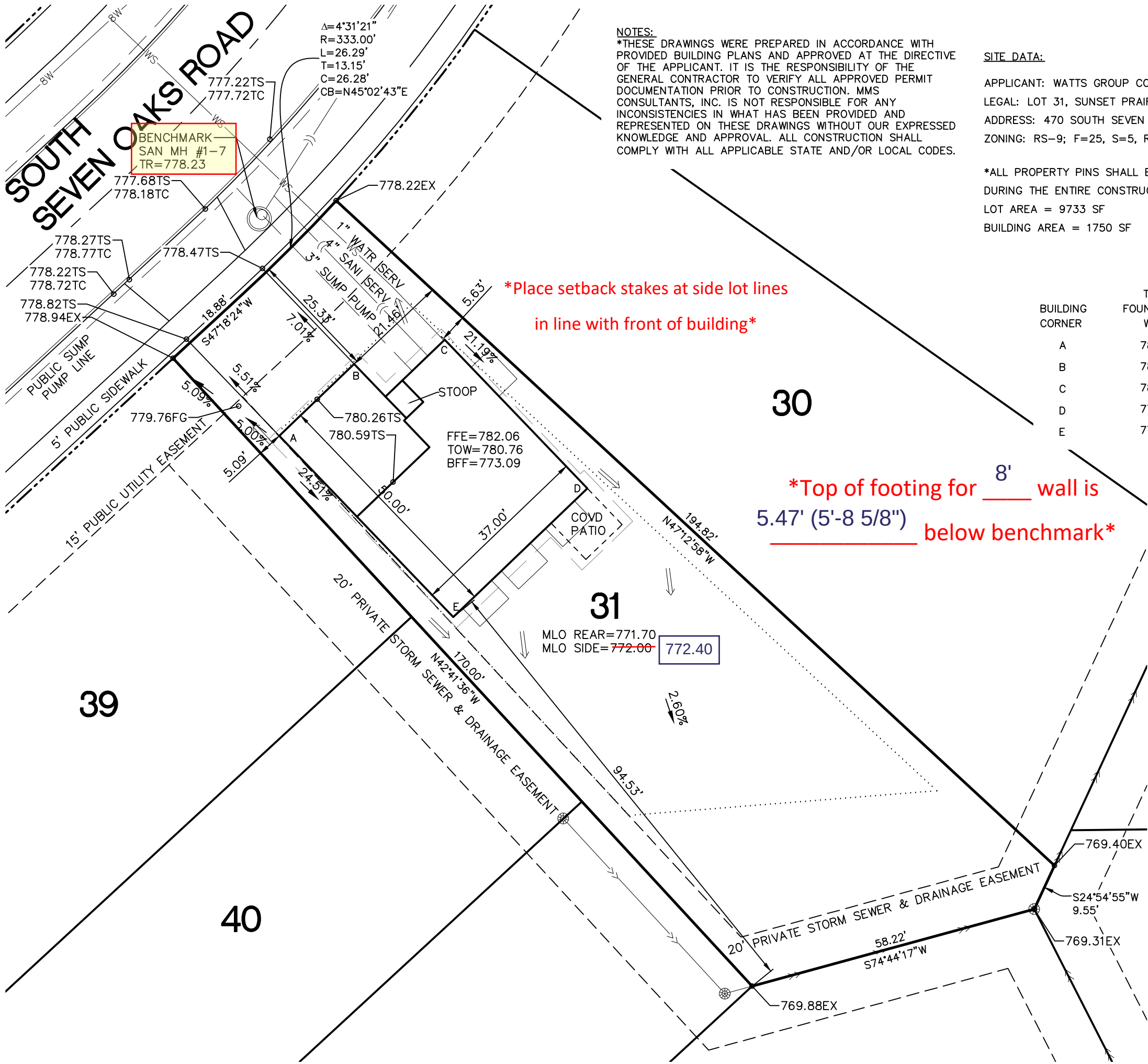




NOTES:
*THESE DRAWINGS WERE PREPARED IN ACCORDANCE WITH PROVIDED BUILDING PLANS AND APPROVED AT THE DIRECTIVE OF THE APPLICANT. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO VERIFY ALL APPROVED PERMIT DOCUMENTATION PRIOR TO CONSTRUCTION. MMS CONSULTANTS, INC. IS NOT RESPONSIBLE FOR ANY INCONSISTENCIES IN WHAT HAS BEEN PROVIDED AND REPRESENTED ON THESE DRAWINGS WITHOUT OUR EXPRESSED KNOWLEDGE AND APPROVAL. ALL CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE STATE AND/OR LOCAL CODES.

SITE DATA:

APPLICANT: WATTS GROUP CONST
LEGAL: LOT 31, SUNSET PRAIRIE PT 1
ADDRESS: 470 SOUTH SEVEN OAKS ROAD
ZONING: RS-9; F=25, S=5, R=25

*ALL PROPERTY PINS SHALL BE VISIBLE AND MARKED DURING THE ENTIRE CONSTRUCTION PROCESS.
LOT AREA = 9733 SF
BUILDING AREA = 1750 SF



GRAPHIC SCALE IN FEET
1"=20'

*Place setback stakes at side lot lines
in line with front of building*

30

*Top of footing for 8' wall is
5.47' (5'-8 5/8") below benchmark*

BUILDING CORNER	TOP FOUNDATION WALL	GRADE AT FOUNDATION WALL (MIN)	10' FROM FOUNDATION WALL (MIN)
A	780.76	780.26	779.26
B	780.76	780.26	779.26
C	780.76	780.26	776.81
D	773.09	772.59	772.09
E	773.09	772.59	772.09

CIVIL ENGINEERS
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ENVIRONMENTAL SPECIALISTS

1917 S. GILBERT ST.
IOWA CITY, IOWA 52240
(319) 351-8282
www.mmsconsultants.net

Date	Revision
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SITE PLAN LOT 31

SUNSET PRAIRIE
PART 1
NORTH LIBERTY
JOHNSON COUNTY
IOWA

MMS CONSULTANTS, INC.

Date: 07/30/2026

Designed by: EKT Field Book No:

Drawn by: EKT Scale: 1"=20'

Checked by: LRS Sheet No: 1

Project No: 1331-1042 of: 2