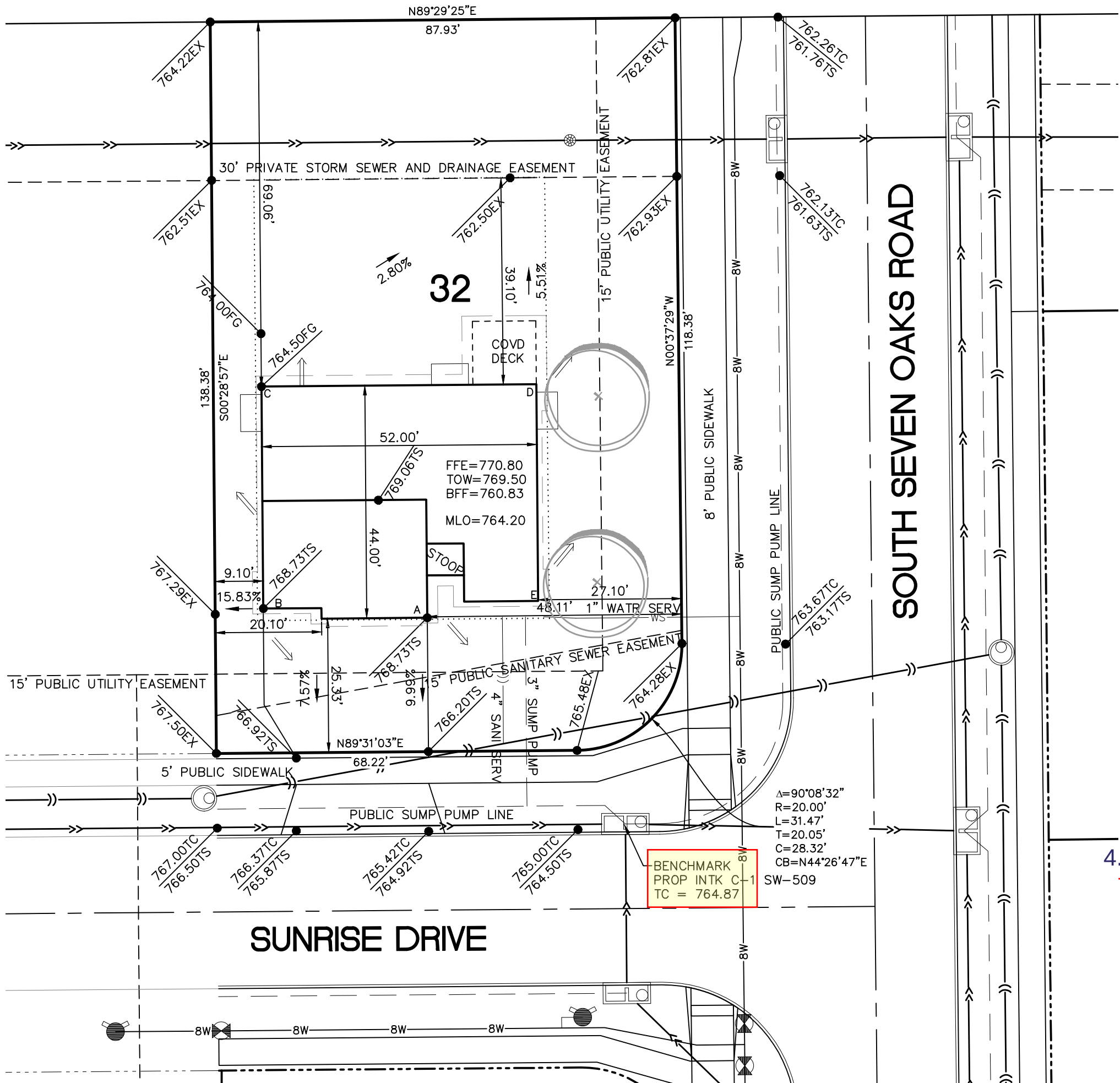




GRAPHIC SCALE IN FEET
1"=20'

SITE DATA:

APPLICANT: WATTS GROUP CONST
LEGAL: LOT 32, SUNSET PRAIRIE PT 1
ADDRESS: 940 SUNRISE DR
ZONING: RS-6; F=25, S=8, R=30

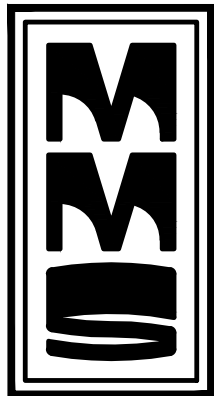
*ALL PROPERTY PINS SHALL BE VISIBLE AND MARKED
DURING THE ENTIRE CONSTRUCTION PROCESS.
LOT AREA = 12107 SF
BUILDING AREA = 2183 SF

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

BUILDING CORNER	TOP FOUNDATION WALL	GRADE AT FOUNDATION WALL (MIN)	10' FROM FOUNDATION WALL (MIN)
A	769.50	768.73	768.23
B	769.50	768.73	768.23
C	765.00	764.50	764.00
D	765.00	764.50	764.00
E	769.50	767.74	767.24

***Top of footing for 9' wall is
4.37' (4'-4 7/16") below benchmark***

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.



CIVIL ENGINEERS
LAND PLANNERS
LAND SURVEYORS
LANDSCAPE ARCHITECTS
ENVIRONMENTAL SPECIALISTS

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

www.mmsconsultants.net

Date	Revision
08/24/2026	PER CITY COMMENTS - HEH

SITE PLAN LOT 32

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: 1331-1043 of: 2