

PROPERTY DESCRIPTION

Site Data Table

Total Area	9.45 acres (411,835.69 sq. ft.)
Proposed Site	
Site Area	9.45 Acres
Building	116,064 sq. ft.
Driveway	36,204 sq. ft.
Street	51,311 sq. ft.
Impervious Area	196,366 sq. ft. (47.68% of Site)
Total Units	112
Total Lots	1
Density	11.85 units per acre
Future Commercial Lot	
Total Area	2.15 acres (93,577.33 sq. ft.)

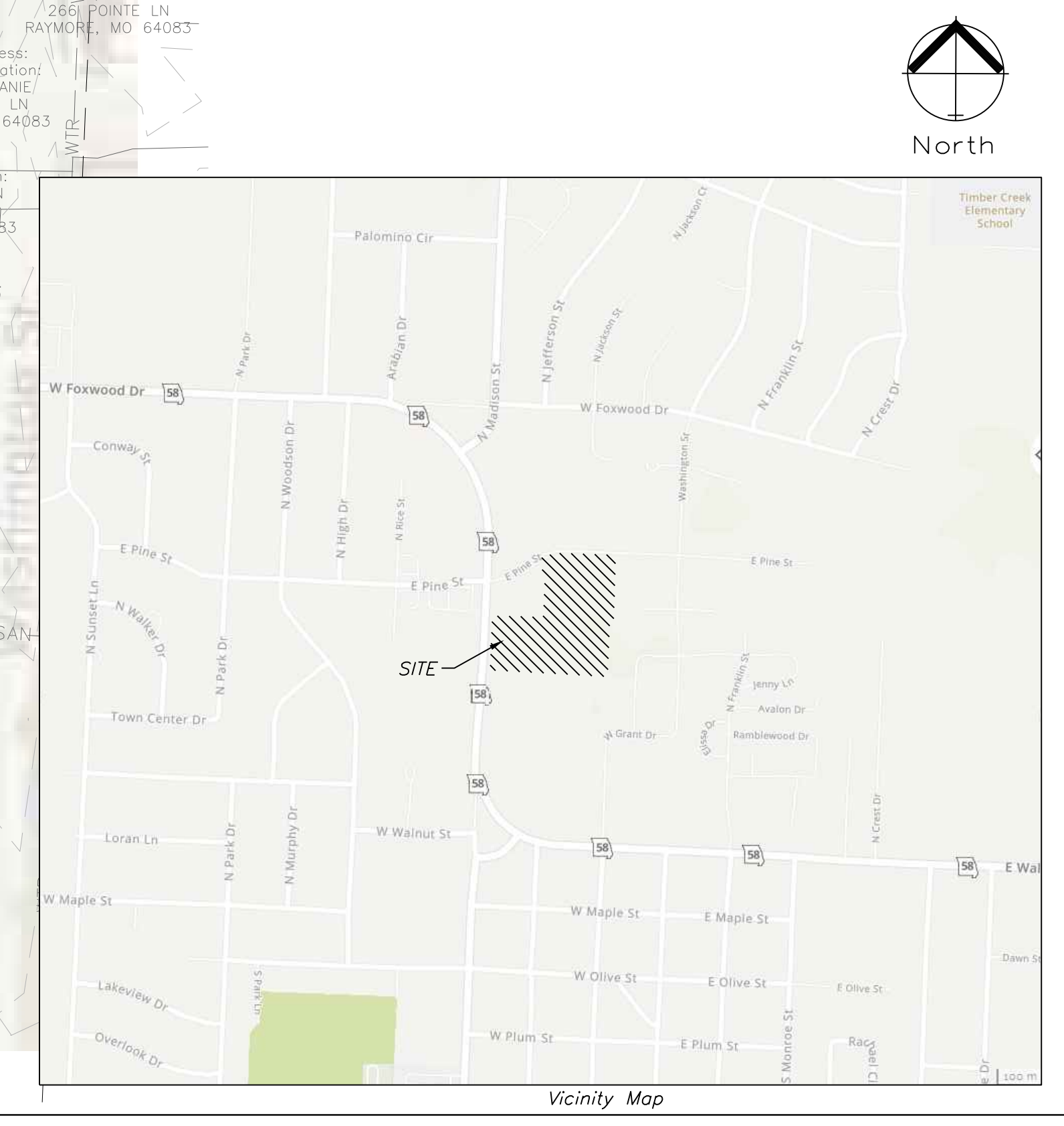
Parking

Required	224 Standard (0 ADA Accessible)
Provided	
Driveway	1 PER UNIT = 112
Garage	1 PER UNIT = 112
Total per Unit	100 UNITS x 2 = 224
Common/Visitor	0
Total Parking Spaces	224

Current Zoning: C-2
Proposed Zoning: R3A

- Site Improvement Notes**
- Public Sanitary Sewer Improvements**
-The site will utilize the existing sanitary sewer onsite.
 - Public Water Main Improvements**
-The existing 20" water main located on north side of the property.
 - Private Storm Sewer**
-Enclosed pipe systems and inlets will collect and convey the onsite storm water runoff and direct it toward the existing public storm sewer system.
 - Private Storm Water Detention**
-The site will provide detention.
 - Common Area**
-HOA will be responsible for all maintenance.

SURVEY AND PLAT NOTES:
THE SUBJECT PROPERTY SURVEYED LIES WITHIN A FLOOD ZONE DESIGNATED ZONE (X), AREAS LOCATED OUTSIDE THE 100 YEAR FLOOD PLAIN, PER F.E.M.A. MAP, COMMUNITY PANEL NO. 29037C0037F EFFECTIVE DATE: JANUARY 20, 2013.



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RAYMORE MULTIFAMILY
Raymore, Cass County, Missouri

Project: RAYMORE MULTIFAMILY
Issue Date: March 4, 2022

Concept Plan for:
RAYMORE MULTIFAMILY
Raymore, Cass County, Missouri



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REVISIONS
