

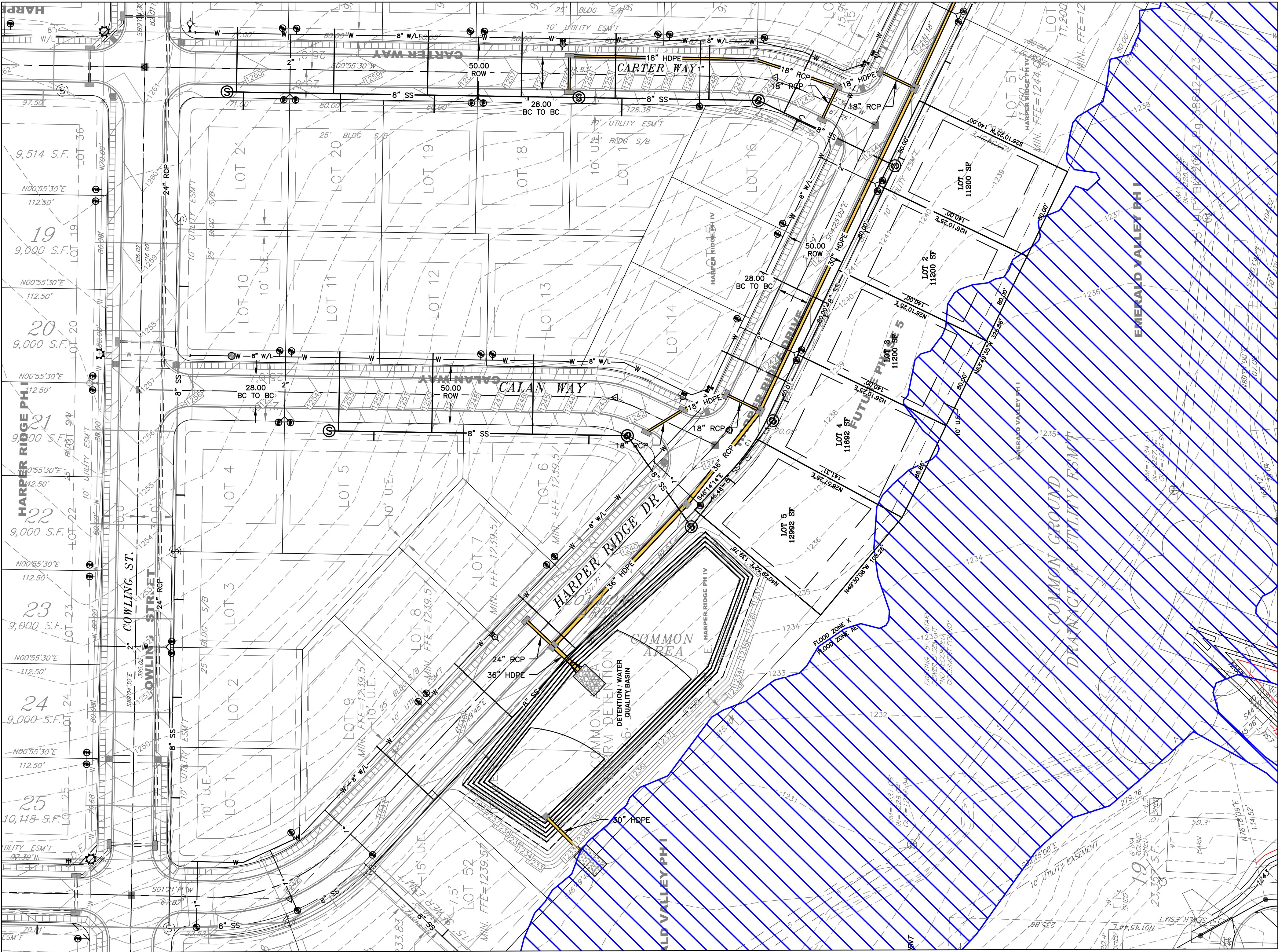
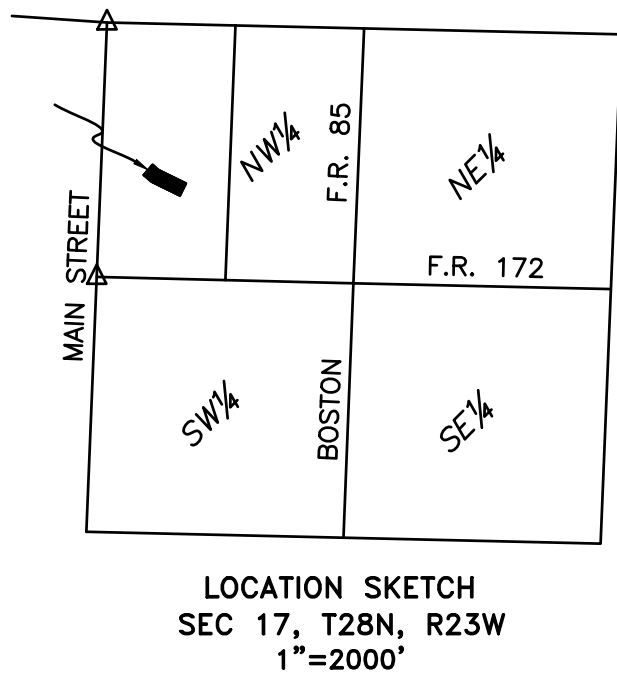
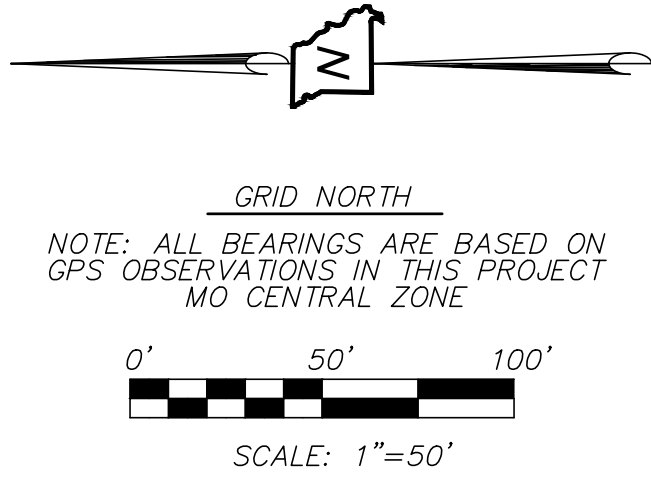
LEGAL DESCRIPTION

A PARCEL OF LAND BEING A PART OF THE NORTHWEST QUARTER (NW¼) OF SECTION 17, TOWNSHIP 28 NORTH, RANGE 23 WEST OF THE 5TH P.M. IN THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI, THE BOUNDARY BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING FROM AN IRON PIN AT THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER (SW¼) OF THE NORTHWEST (NW¼) OF SAID SECTION 17, THENCE N01°49'30"E, 659.32 FEET TO THE SOUTHWEST CORNER OF HARPER RIDGE PHASE IV; THENCE N69°21'39"W, ALONG THE SOUTH LINE OF SAID PHASE IV, 196.12 FEET; THENCE N63°49'35"W, 345.90 FEET TO THE SOUTHWEST CORNER OF LOT 51, SAID PHASE IV AND SAID POINT MARKS THE POINT OF BEGINNING; THENCE N63°49'35"W, 326.86 FEET; THENCE N49°30'08"W, 108.26 FEET; THENCE N40°29'52"E, 139.78 FEET; THENCE S46°14'14"E, 46.46 FEET; THENCE ALONG A CURVE LEFT AN ARC LENGTH OF 53.72 FEET, WITH A RADIUS OF 175.00 FEET, AND A CHORD BEARING AND DISTANCE OF S55°01'55"E, 53.51 FEET; THENCE S63°49'35"E, 300.01 FEET; THENCE S26°10'25"W, 140.00 FEET TO THE POINT OF BEGINNING.

PRELIMINARY ENGINEERING PLAN
FOR
HARPER RIDGE SUBDIVISION PHASE V
A PART OF THE SEC. 17 T 28 N, R 23 W
CITY OF REPUBLIC, GREENE COUNTY, MISSOURI

OWNER / DEVELOPER

BESTER PROPERTIES, LLC
ATTN: ZACHARY BEST
1051 WEST CAT TAIL CT.
NIXA, MO 65714



OVERALL SITE PLAN
scale: 1" = 50'-0"

CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	53.72'	175.00'	S55°01'55"E	53.51'
C2	33.68'	175.00'	S51°45'05"E	33.63'
C3	20.04'	175.00'	S60°32'45"E	20.03'

LOT	MIN FF ELV FOR STORMWATER
1	1239.8
2	1238.9
3	1238.3
4	1237.6
5	1235.3

MINIMUM FINISHED FLOOR ELEVATION
FOR STORMWATER BASED ON
FEMA FLOOD MAP CROSS SECTIONS.
FEMA ELV CERTIFICATE REQUIRED

PROFESSIONAL LAND SURVEYOR'S ACKNOWLEDGEMENT
THAT I, BARRY D. MACKEY DO HEREBY DECLARE THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION FROM AN ACTUAL SURVEY OF THE LAND HEREIN DESCRIBED PREPARED BY O&M SURVEYING, LLC, DATED 06/27/2026 AND SIGNED BY BARRY D. MACKEY, P.L.S. NO. 2007017965 AND THAT THE CORNER MONUMENTS AND LOT CORNER PINS SHOWN HEREIN WERE PLACED UNDER THE PERSONAL SUPERVISION OF BARRY D. MACKEY, P.L.S. NO. 2007017965 IN ACCORDANCE ALL APPLICABLE PORTIONS OF THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS PROMULGATED BY THE DEPARTMENT OF AGRICULTURE, DIVISION OF WEIGHTS, MEASURES AND CONSUMER PROTECTION.

DATE PREPARED: 06/27/2026

DAVID BODEEN, PE MO-E2001004558 PINNACLE DESIGN CONSULTANTS CIVIL • STRUCTURAL ENGINEERING 304-B West Erie St. • Springfield, Mo 65807 417.501.8820 • pinnaclecd.com © 2026 - PINNACLE DESIGN CONSULTANTS, L.L.C.	NO.	REVISION	DATE
	DEPARTMENT OF PUBLIC WORKS REPUBLIC, MISSOURI HARPER RIDGE SUBDIVISION PHASE V PRELIMINARY ENGINEERING PLAN		
	APPROVED BY _____ DATE _____ DIRECTOR OF PUBLIC WORKS		
SURVEYED BY: _____	DESIGN: <u>DDB</u>	SCALES	SHEET 15
FIELD BK.: _____	DRAWN: <u>CAA</u>	HOR: _____	OF 30 SHEETS
LEVEL BK.: _____	CHECKED: <u>DDB</u>	VERT: _____	FILE NO.