

OLDHAM VILLAGE

MODOT PLANS

DEVELOPER:
Oldham Investors, LLC
David Olson
1700 132nd St, Suite 150
Phone: 314-413-3598

Tract Description

[illegible]

GENERAL NOTES:

- 1 ~ ALL CONSTRUCTION SHALL CONFORM TO THE CITY OF LEE'S SUMMIT DESIGN AND CONSTRUCTION MANUAL AS ADOPTED BY ORDINANCE 5813.
- 2 ~ ALL REQUIRED EASEMENTS WITHIN THE BOUNDARY OF THIS PROJECT SHALL BE PROVIDED FOR ON THE FINAL PLAN.
- 3 ~ ANY REQUIRED EASEMENT LOCATED OUTSIDE OF THE BOUNDARY OF THIS PROJECT SHALL BE PROVIDED FOR BY SEPARATE INSTRUMENT PRIOR TO ISSUANCE OF CONSTRUCTION PERMITS.
- 4 ~ THE CONTRACTOR SHALL CONTACT THE CITY'S DEVELOPMENT SERVICES ENGINEERING SUPERVISOR TO SCHEDULE A PRELIMINARY MEETING WITH AN INSPECTOR PRIOR TO ANY LAND DISTURBANCE WORK AT (816) 869-1200.
- 5 ~ THE CONTRACTOR SHALL NOTIFY ENGINEERING SOLUTIONS AT 816.623.9888 OF ANY CONFLICT WITH THE IMPROVEMENTS PROPOSED BY THESE PLANS AND SITE CONDITIONS.
- 6 ~ THE CONTRACTOR SHALL NOTIFY THE CITY ENGINEER AND OBTAIN THE APPROPRIATE BLASTING PERMITS FOR A REQUIRED BLASTING. IF BLASTING IS ALLOWED, ALL BLASTING SHALL CONFORM TO STATE REGULATIONS AND LOCAL ORDINANCES.

UTILITY COMPANIES:

THE FOLLOWING LIST OF UTILITY COMPANIES IS PROVIDED FOR INFORMATION ONLY. WE DO NOT OFFER ANY GUARANTEE OR WARRANTY THAT THIS LIST IS COMPLETE OR ACCURATE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL UTILITY COMPANIES THAT MAY BE AFFECTED BY THE PROPOSED CONSTRUCTION AND VERIFYING THE ACTUAL LOCATION OF EACH UTILITY LINE. THE CONTRACTOR SHALL NOTIFY ENGINEERING SOLUTIONS AT 816.623.9888 OF ANY CONFLICT WITH PROPOSED IMPROVEMENTS.

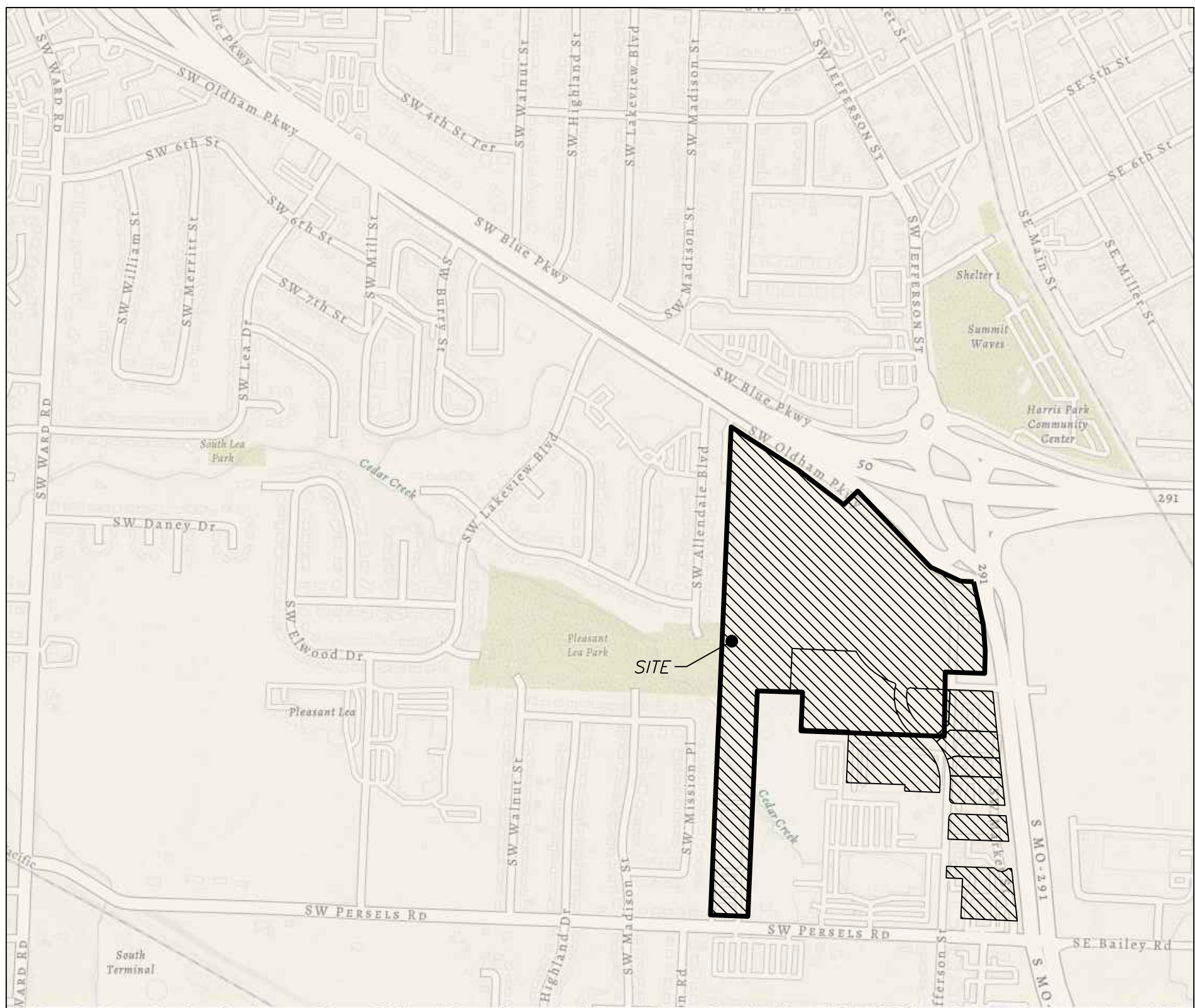
EVERGY ~ 298-1196
MISSOURI GAS ENERGY ~ 756-5261
SOUTHWESTERN BELL TELEPHONE ~ 761-5011
COMCAST CABLE ~ 795-1100
WILLIAMS PIPELINE ~ 422-6300
CITY OF LEE'S SUMMIT PUBLIC WORKS ~ 969-1800
CITY OF LEE'S SUMMIT DEVELOPING INSPECTION AT 816.969.1200
CITY OF LEE'S SUMMIT WATER UTILITIES ~ 969-1900
MISSOURI ONE CALL (DIG RITE) ~ 1-800-344-7483

OIL - GAS WELLS

ACCORDING TO EDWARD ALTON MAY JR'S ENVIRONMENTAL IMPACT STUDY OF ABANDONED OIL AND GAS WELLS IN LEE'S SUMMIT, MISSOURI IN 1995, THERE ARE NOT OIL AND GAS WELLS WITHIN 185 FEET OF THE PROPERTY AS SURVEYED HEREON.

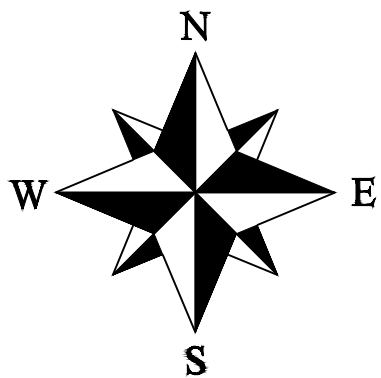
FLOOD INFORMATION:

The property is located in Zone "X" areas outside the 100 year flood plain per FEMA Map 29095C0419G, dated January 20, 2017



Vicinity Map

SITE LOCATION MAP



LEGEND:

- B/L - BUILDING SET-BACK
C/A - COMMON AREA
D/E - DRAINAGE EASEMENT
FND. - FOUND
L/E - LANDSCAPE EASEMENT
L.N.A. - LIMITS OF NO ACCESS
R/W - RIGHT OF WAY
SAN - SANITARY SEWER LINE
S/W - SIDEWALK
U/E - UTILITY EASEMENT
W - WATER LINE
ST - STORM SEWER LINE

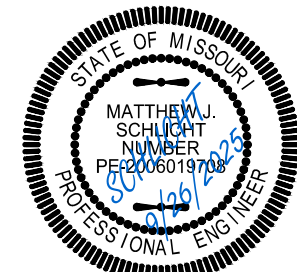
ENGINEER'S CERTIFICATION:

I HEREBY CERTIFY THAT THIS PROJECT HAS BEEN DESIGNED AND THESE PLANS PREPARED IN ACCORDANCE WITH THE CURRENT DESIGN CRITERIA OF THE CITY OF LEE'S SUMMIT, MISSOURI AND THE STATE OF MISSOURI. I FURTHER CERTIFY THAT THESE PLANS WERE DESIGNED IN ACCORDANCE TO AASHTO STANDARDS.

Project:
OLDHAM
MARKETPLACE,
LSMO

MODOT PLANS
Construction Plans for:
Oldham Village
Lee's Summit, Jackson County, Missouri

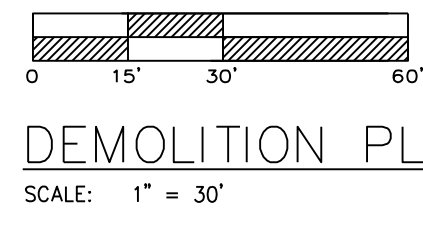
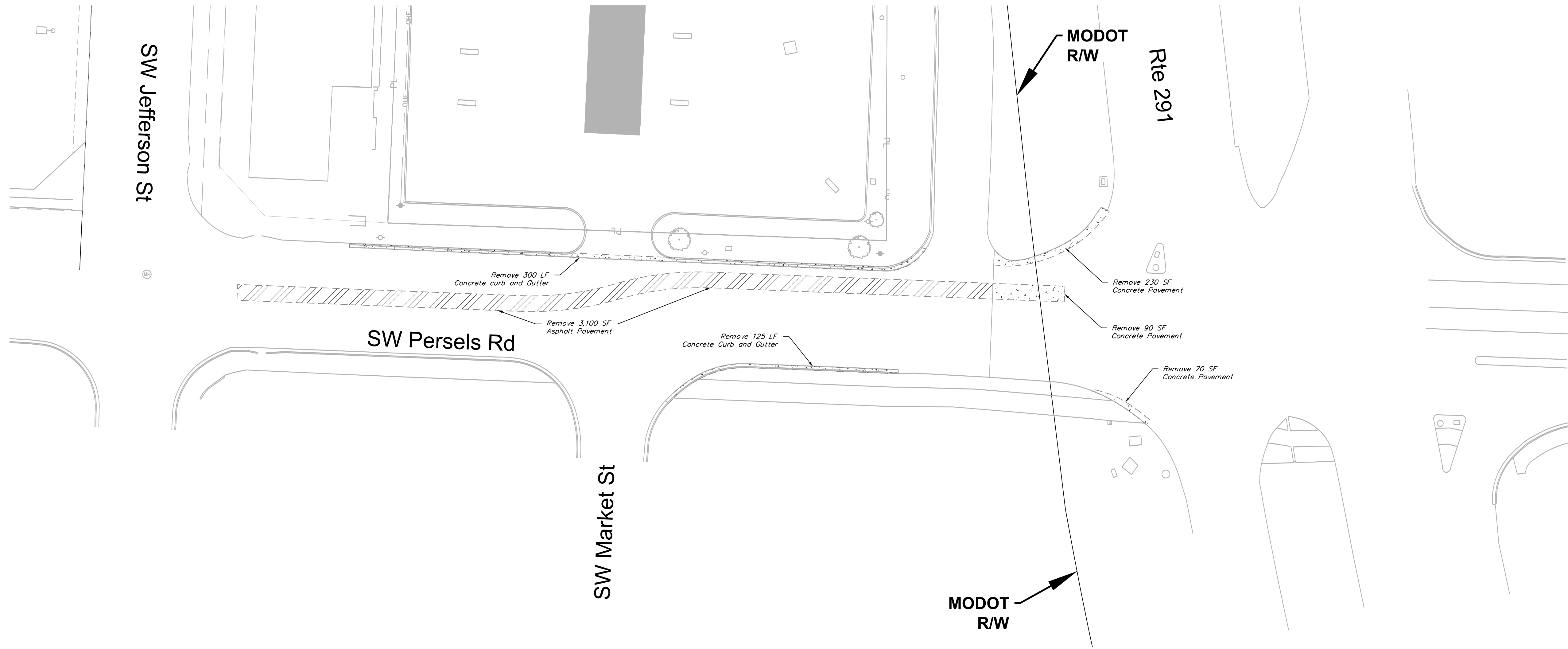
MODOT PLANS
Construction Plans for:



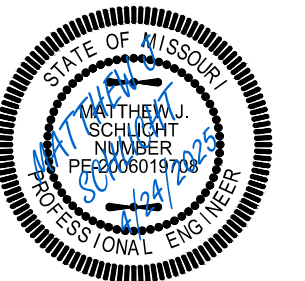
Matthew J. Schlicht
MO PE 2006019708
KS PE 19071
OK PE 25226
NE PE E-14335

REVISIONS

- 1 REV. 12/10/2024
 2 REV. 1/2/2025
 3 REV. 2/6/2025
 REV. 3/5/2025
 4 REV. 3/24/2025
 5 REV. 4/15/2025
 REV. 8/19/2025



DEMOLITION PLAN



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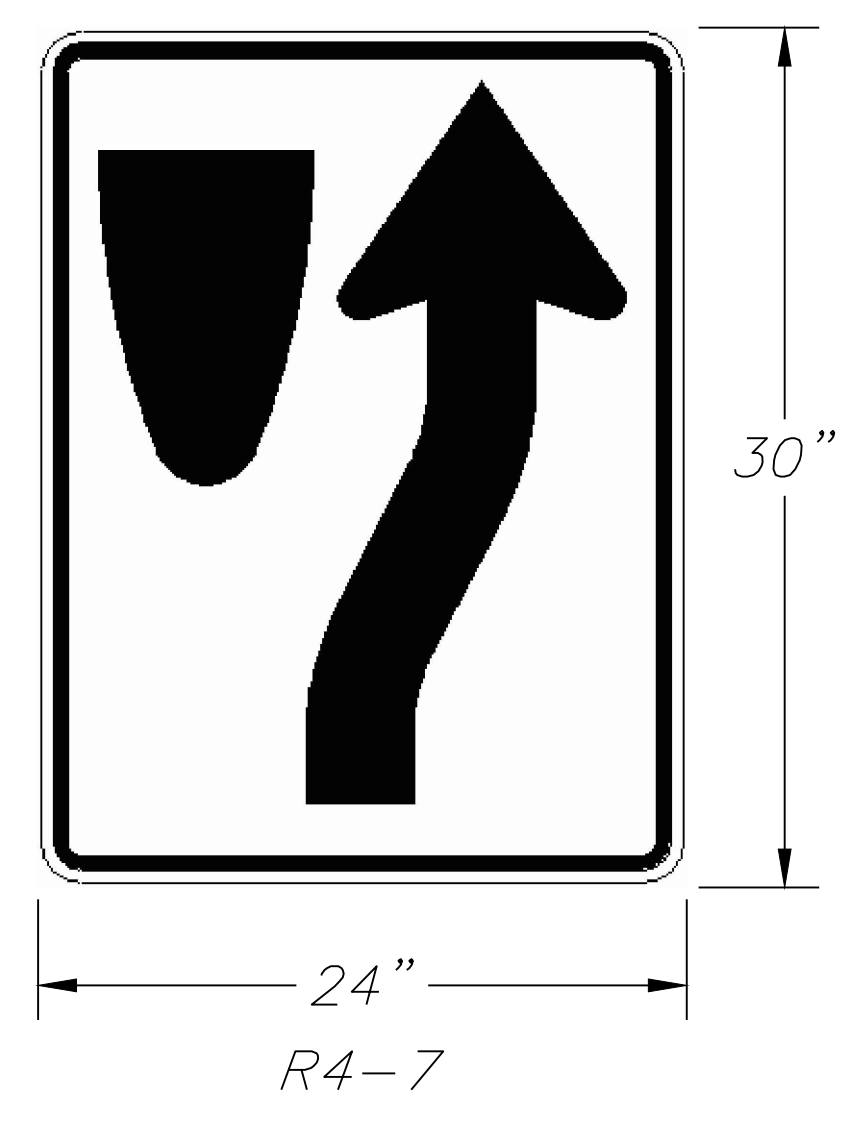
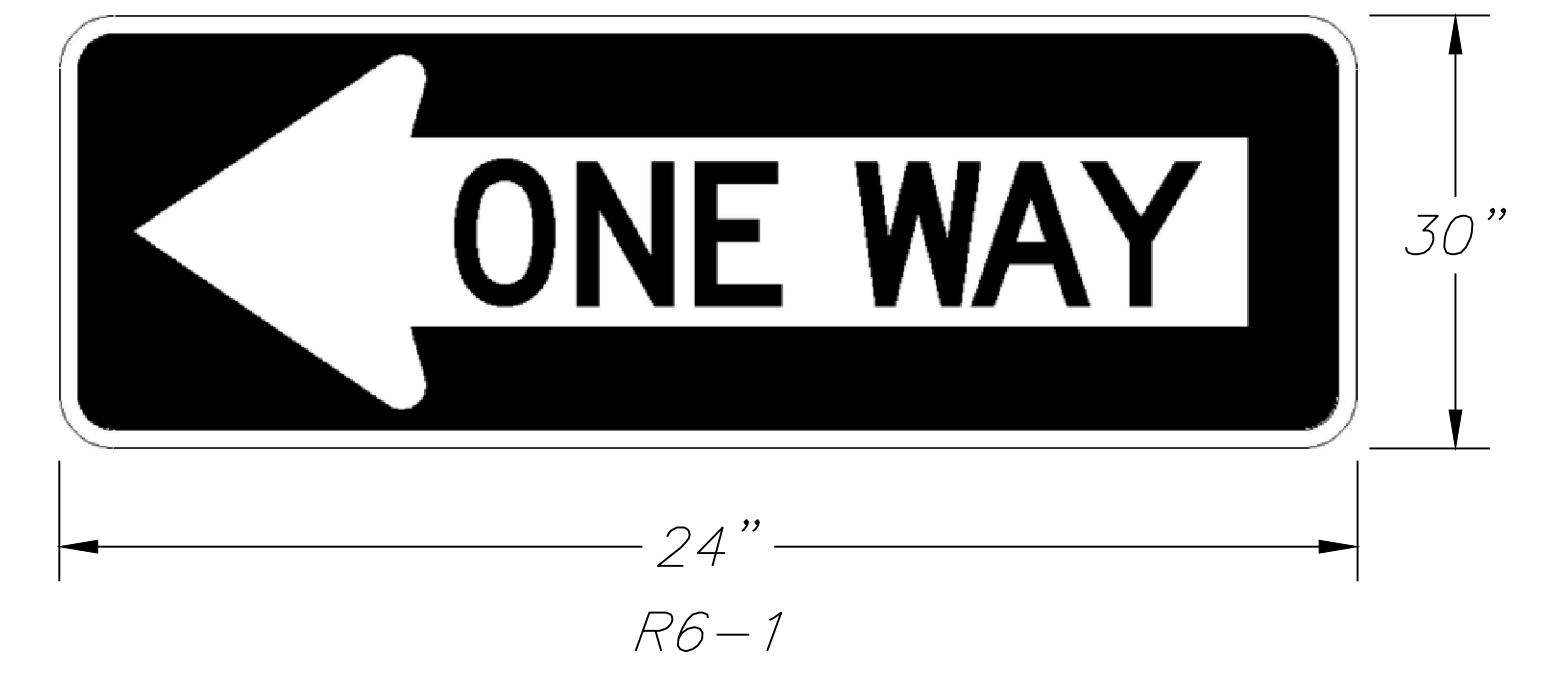
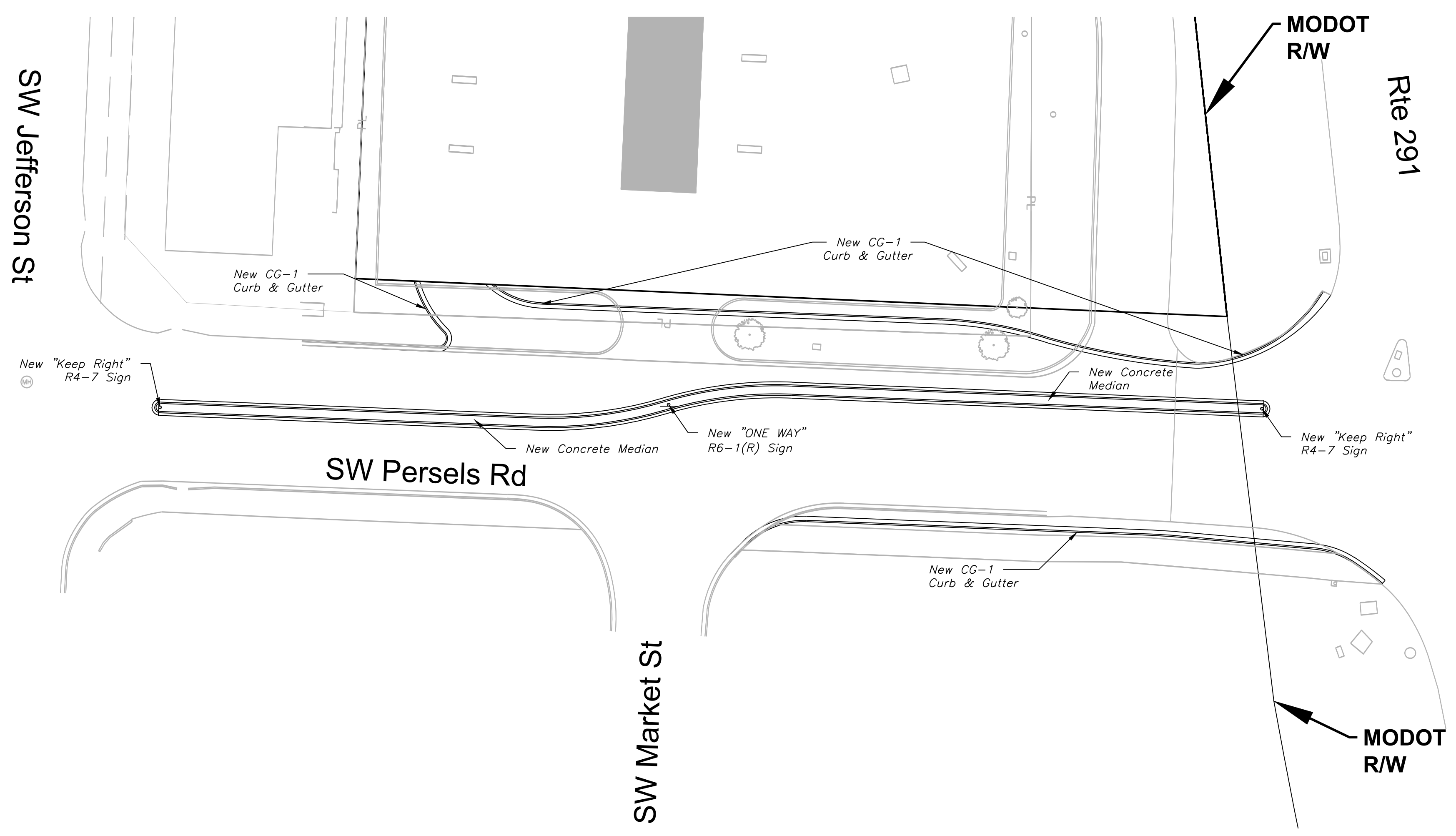
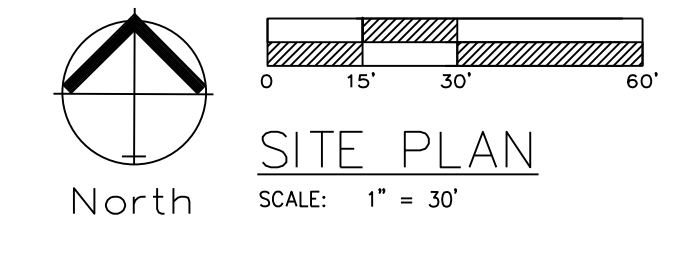
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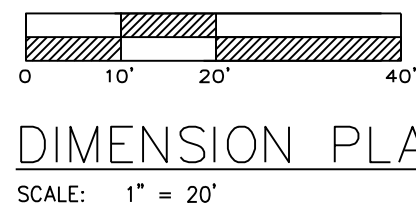
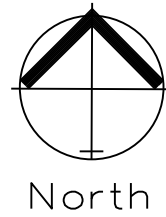
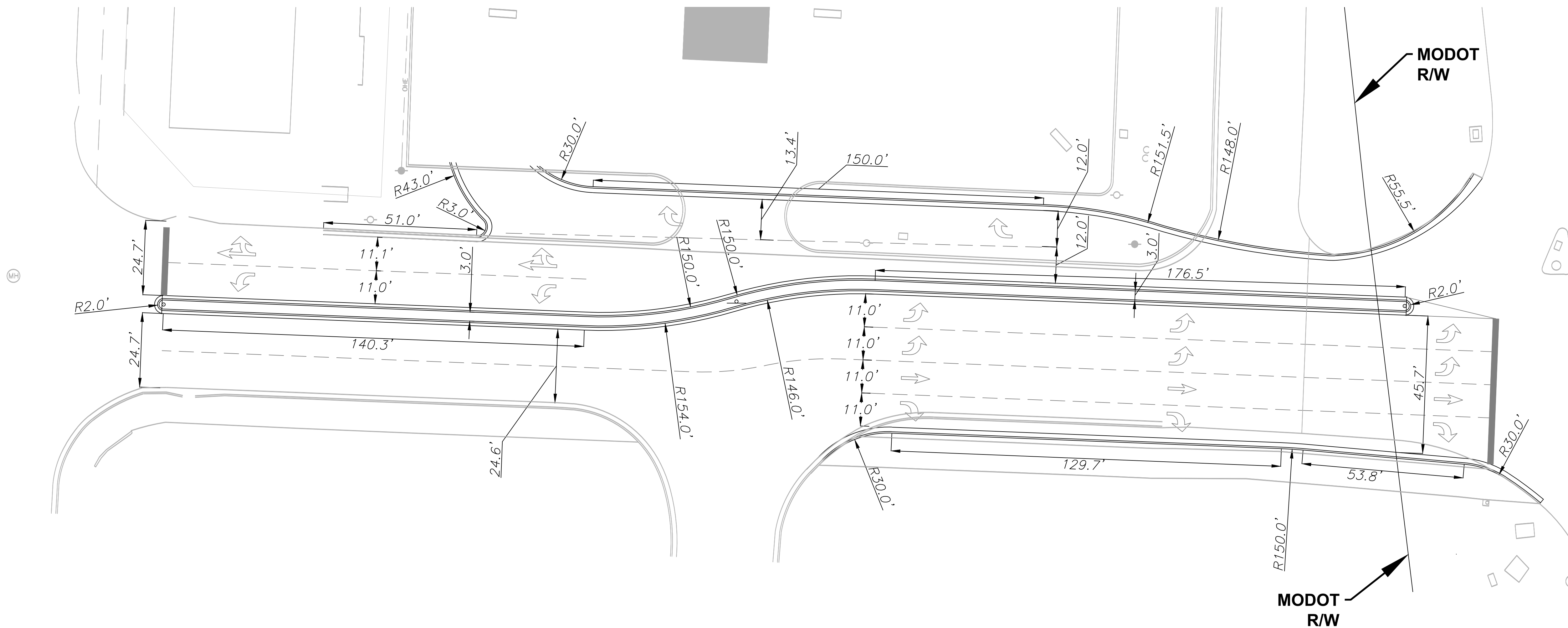
Project:
MARKETPLACE,
LSMO
Issue Date:
September 15, 2025

Oldham Village
Lee's Summit, Jackson County, Missouri

Professional Registration
Missouri
Engineering 2005002186-D
Surveying 2005008319-D
Kansas
Engineering E-1685
Surveying LS-218
Oklahoma
Engineering 6254
Nebraska
Engineering CA2821

ENGINEERING
ENGINEERING & SURVEYING
SOLUTIONS
50 SE 30TH STREET
LEE'S SUMMIT, MO 64082
P: (816) 623-9888 F: (816) 623-9849





DIMENSION PLAN

SCALE: 1" = 20'

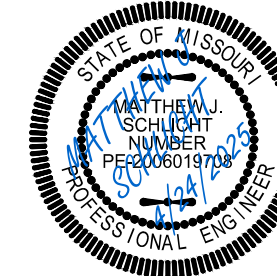


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Lee's Summit, Jackson County, Missouri

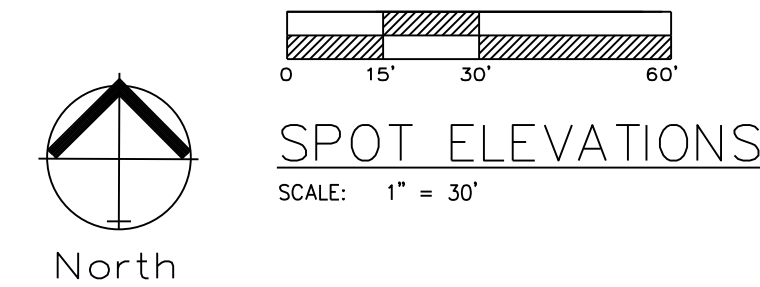
Project: MM
MARKETPLACE
LSMO
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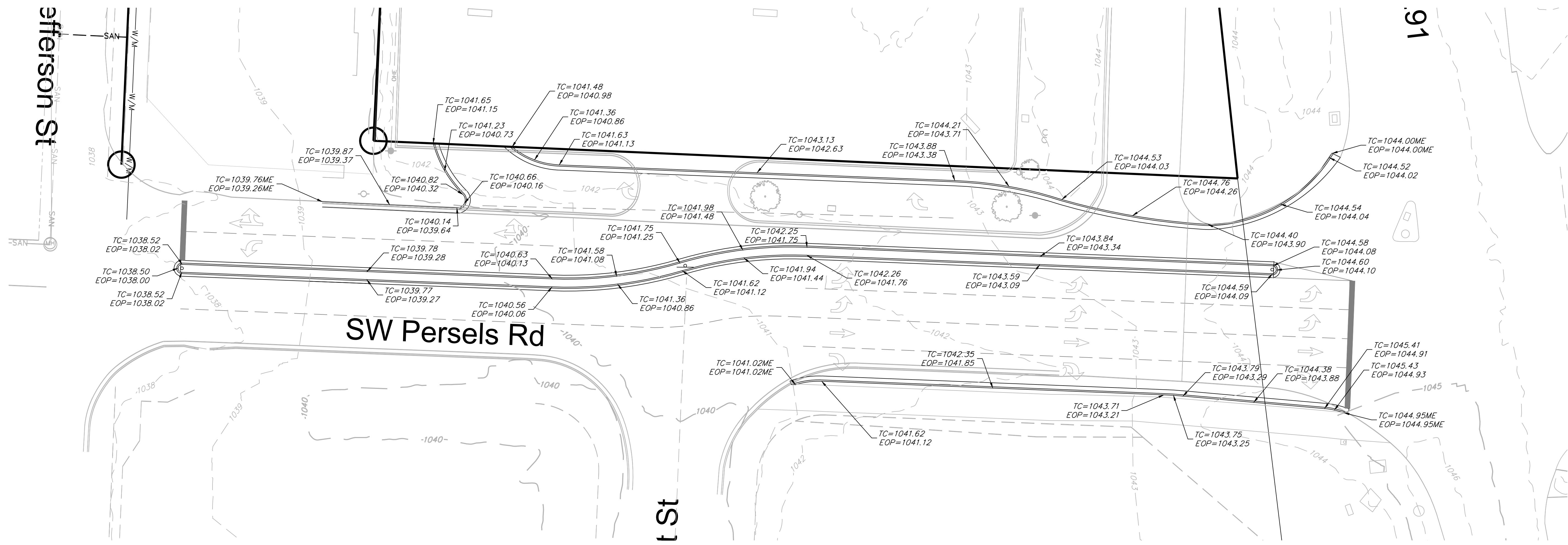


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- Legend:**
- EX TC = Existing Top of Curb
 - EX FG = Existing Finished Grade
 - FG = Finished Grade
 - TC = Top of Curb
 - EOP = Edge of Pavement



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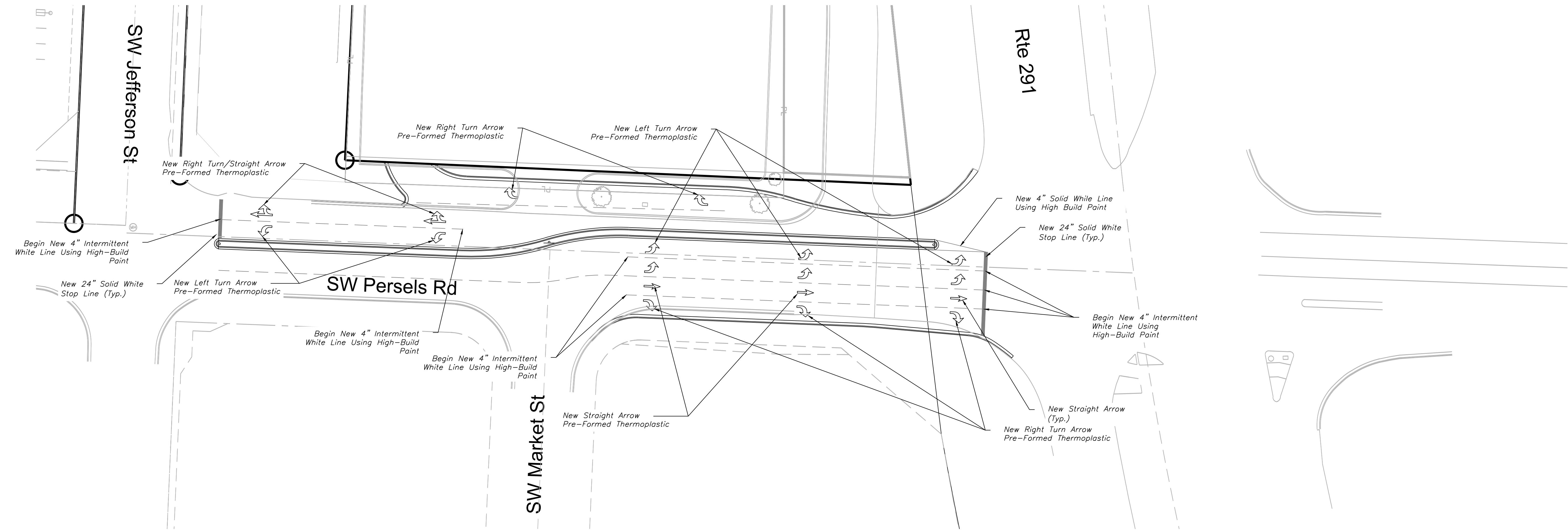
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Project: Oldham Village
Mark: MARKPLACE
LMO
Issue Date: September 15, 2025

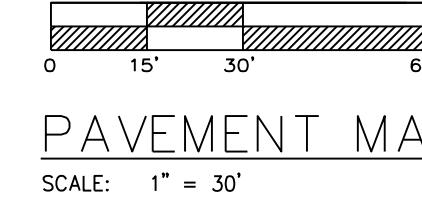
SPOT ELEVATIONS
Construction Plans for:
Oldham Village
Lee's Summit, Jackson County, Missouri

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NE PE E-14335

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- Notes:
1. New Arrows Shall Be Preformed Thermoplastic.
 2. New Paint Stripes Shall Be High Build Paint In Accordance With City Standards and Specifications.



PAVEMENT MARKING PLAN

SCALE: 1" = 30'

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Pavement Marking Plan
Construction Plans for:
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Lee's Summit, Jackson County, Missouri

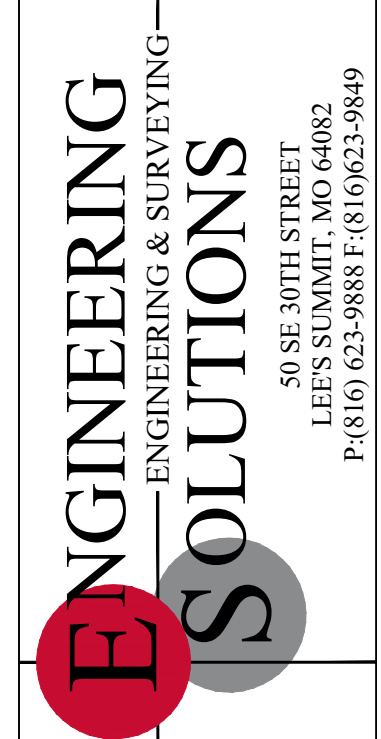
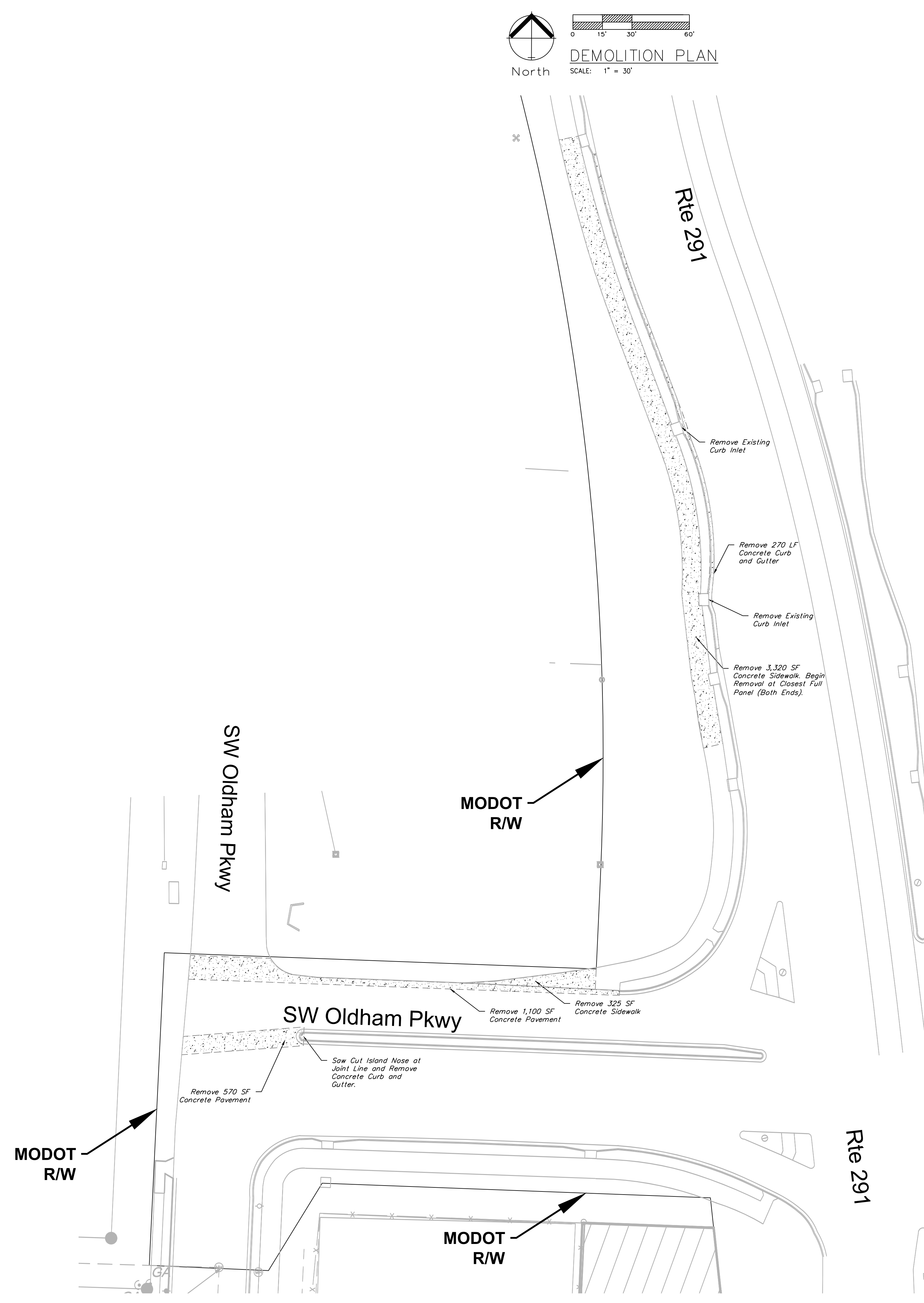
Project: MM
MARKETPLACE,
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Lee's Summit, Jackson County, Missouri

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NO.	DESCRIPTION	DATE



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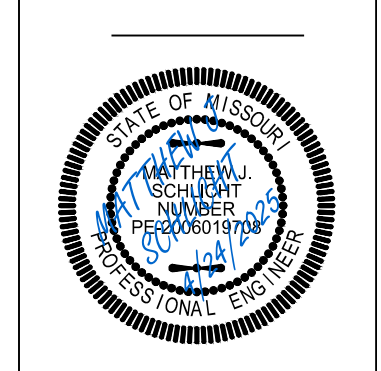
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Oldham Village
Lee's Summit, Jackson County, Missouri

Project
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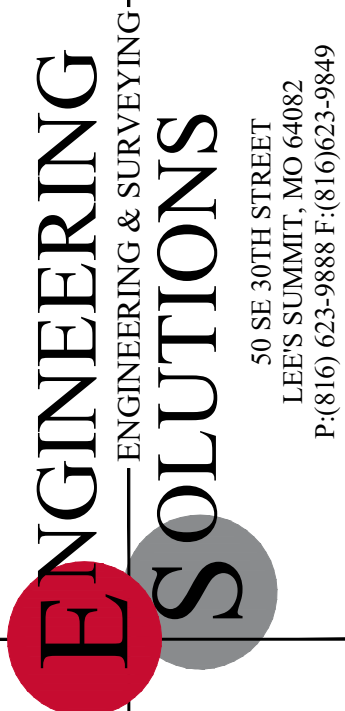
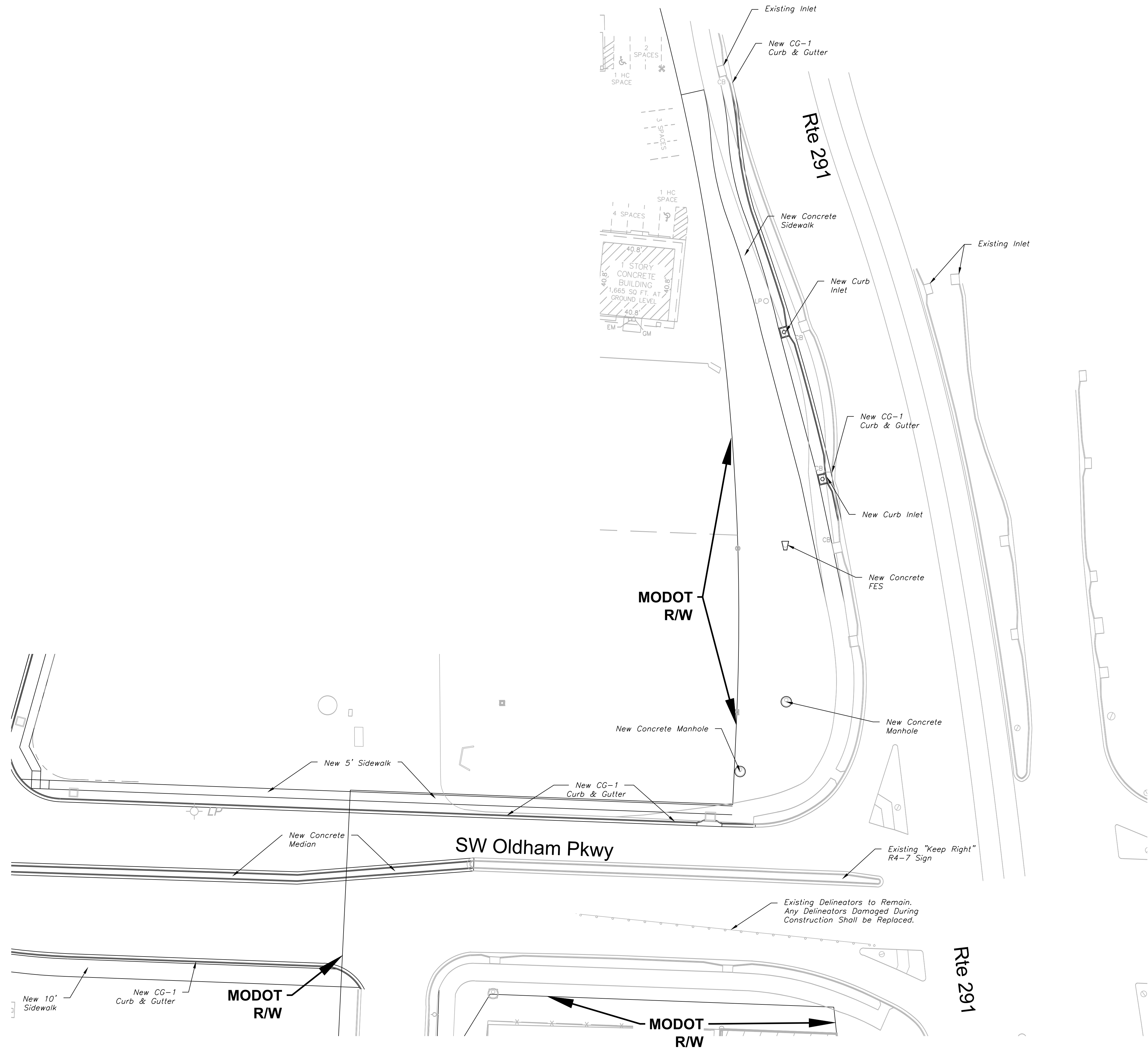
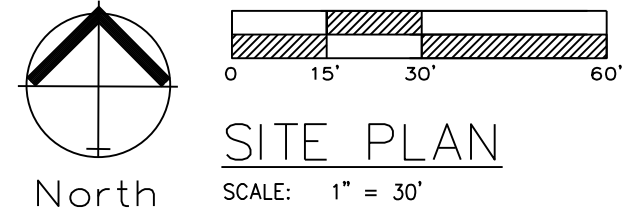
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DEMOLITION PLAN
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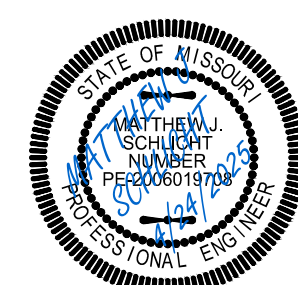


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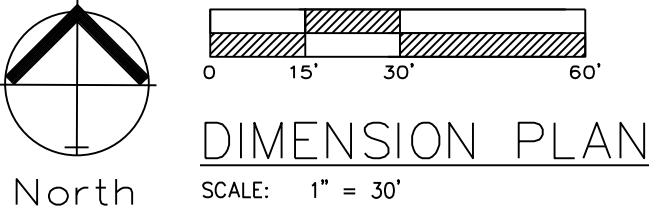
Project: SW Oldham Pkwy
Marketplace: LS MO
Issue Date: September 15, 2025

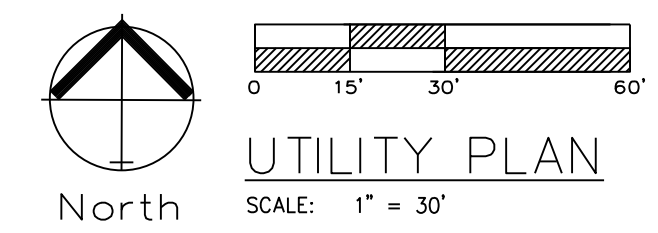
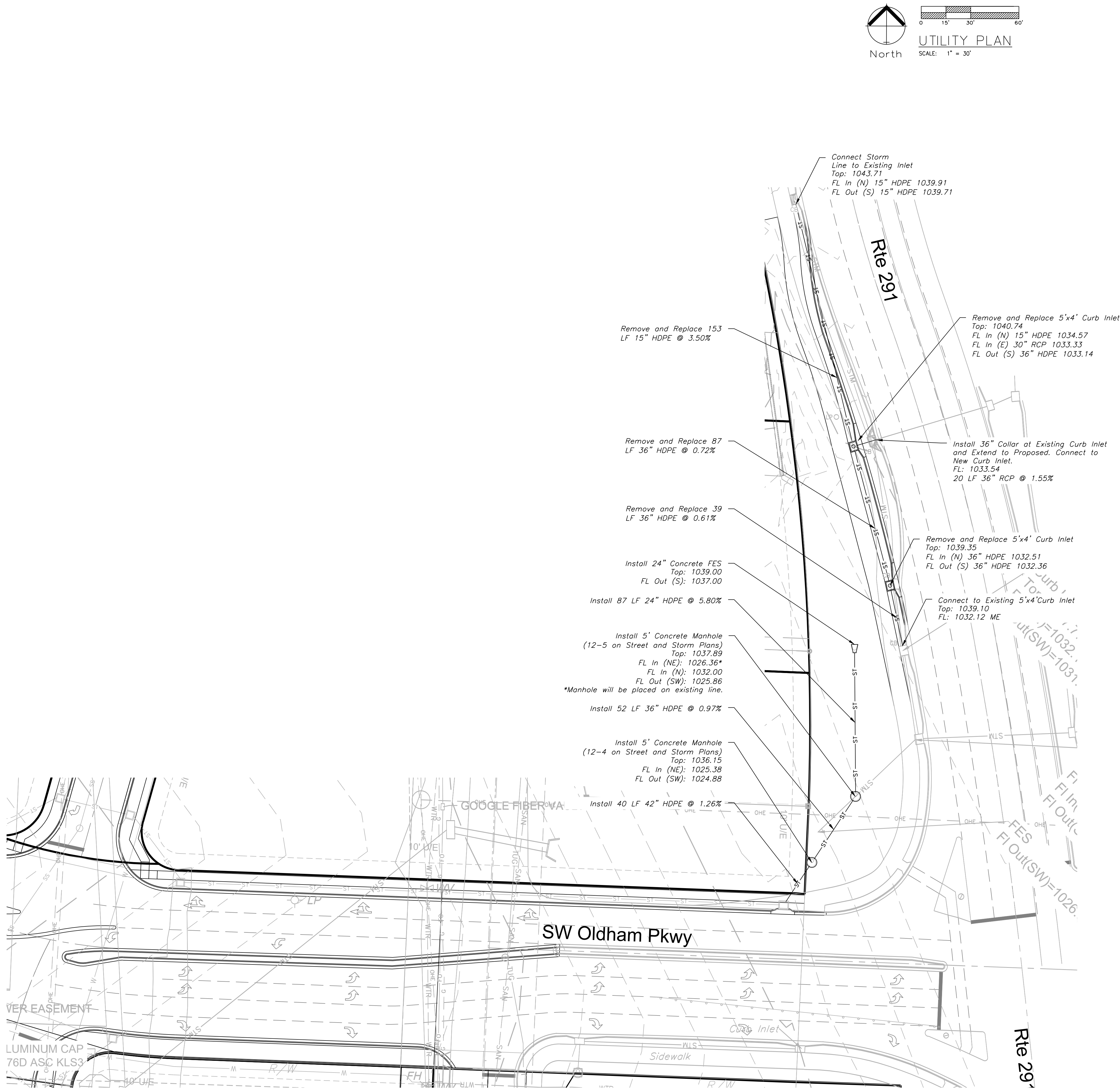
SITE PLAN
Construction Plans for:
Oldham Village
Lee's Summit, Jackson County, Missouri

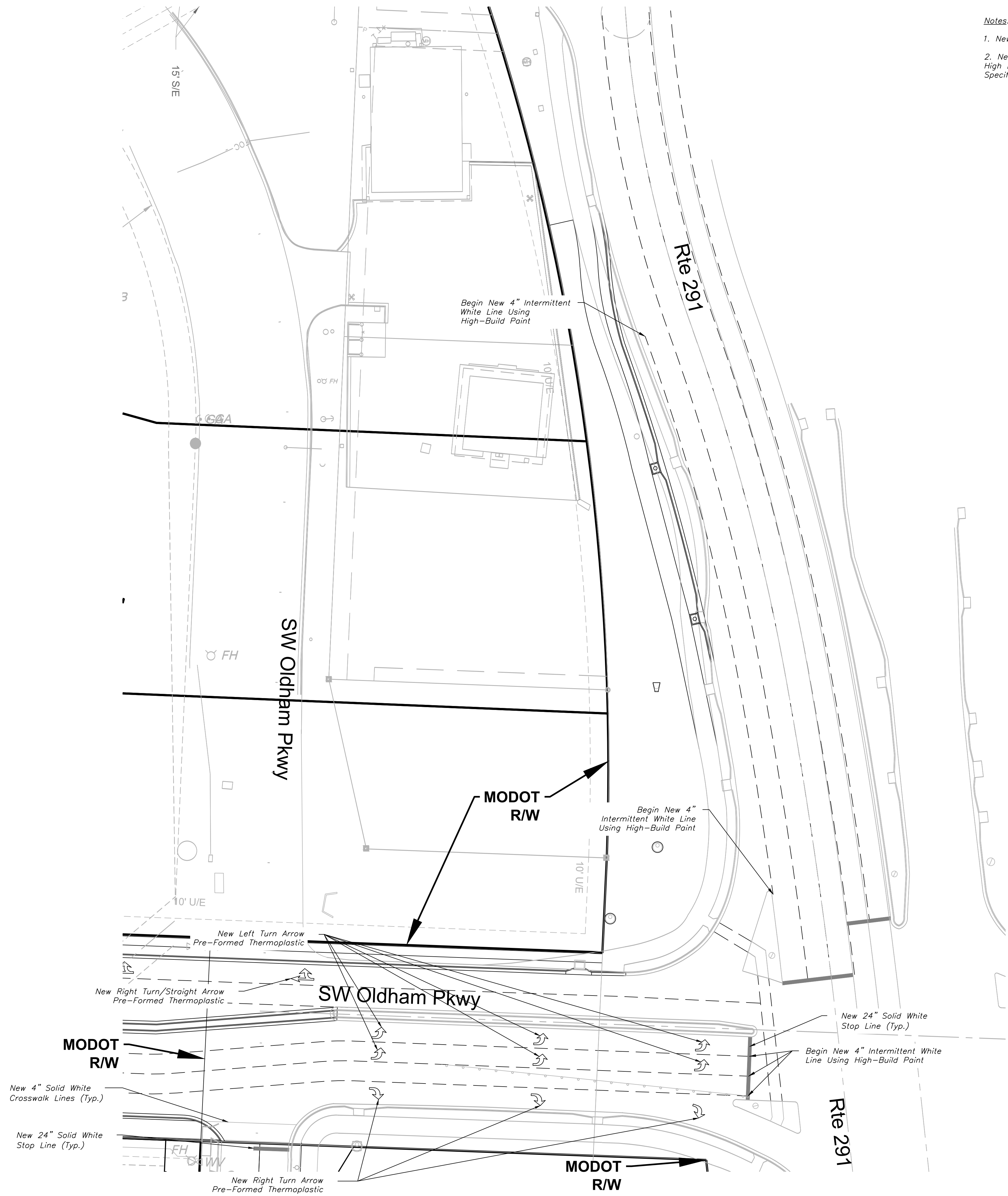


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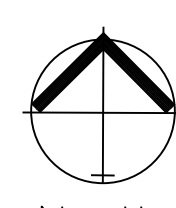
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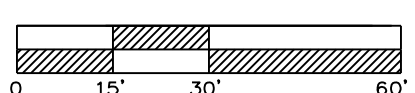




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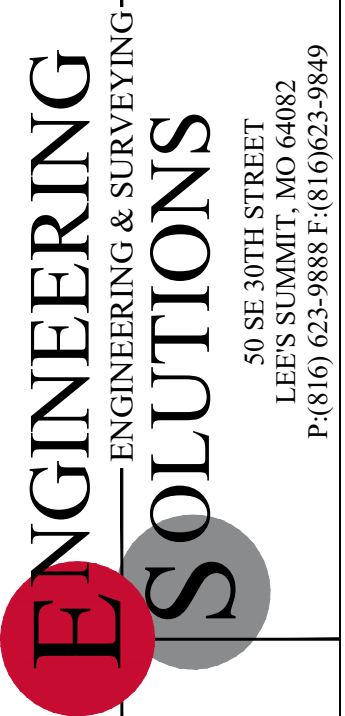
North



0 15' 30' 60'

PAVEMENT MARKING PLAN

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