



Date: April 21st, 2020

City of Lee's Summit, MO
Development Services
220 SE Green Street
Lee's Summit, MO 64063

**RE: Osage First Plat
Land Disturbance Plans – 2nd Review**

We are responding to your comments dated March 27th, 2020 and are submitting with this letter revised plans, as well as other required documents. Please find the original comments below; our responses are below in ***bold italics***.

If you have any questions or need additional information, please do not hesitate to contact us.

Thanks,

A handwritten signature in blue ink that reads "Brock Worthley".

Brock Worthley

Grading & Site Disturbance Plans

1. General: Please include the following on the coversheet:
 - Oil and gas (on-site) information note
 - FEMA flood hazard information note

***Oil and gas and undermined areas note added to cover sheet.
FEMA flood hazard information added to the cover sheet.***

2. Sheet C402: Regarding the general notes, please revise "The reviewing governing agency" to "The City of Lee's Summit" where applicable.

Notes 3 and 4 revised to say the City of Lee's Summit.

3. Sheet C402: Regarding general note 6, please revise "per Kansas City, Missouri standard details" to "per APWA Kansas City Metro Chapter standard details".

Note 6 revised to reference APWA instead of Kansas City.

4. Sheet C402: Regarding general note 7, please add "The City of Lee's Summit Design and Construction manual" when referring to sections 2100 and 2201.

Note 7 revised to reference Lee's Summit Design and Construction Manual.

5. Sheet C402: Regarding general note 8, please revise the City's inspection contact info to (816) 969-1200.

Note 8 revised to show correct phone number.

6. Sheet C402: Please make sure to include general note(s) regarding the method and process of tree clearing.

Note 9 added regarding tree clearing.

7. Sheet C405: Regarding sediment basin 1, please refer to sheet C407. (and where applicable)

Sheet reference number corrected in the sediment basin note.

8. Sheet C405: Please add silt fence barrier along SW PRYOR RD, from the construction entrance to the edge end of diversion berm by sediment trap 2.

Silt fence added and quantities revised.

9. Sheet C405: Surrounding storm structures/openings should be protected as part of secondary ESC measure(s). Please consider installing ESC protections onto the six (6) curb inlets directly located on the north side (along HWY 150) and onto the one (1) FES directly located on the east side (along SW PRYOR RD). Also, please make sure to show all surrounding storm structures on the set of plans.

Erosion control plans for 150 Highway and SW Pryor Road will be included in a separate plan set that will be submitted separately from this plan set. A note has been added to the plans referencing that plan set.

10. Sheet C410: Diversion berm(s) and silt fence barrier(s) appear on phase D of the project. According to the staging chart, they are supposed to be removed right after stage C. Please clarify whether the diversion berms are intended to remain on site permanently. If not, please remove ESC measures.

Erosion control measures removed from Phase D.

11. SWPPP: Please sign the following sheets:
 - Cover sheet
 - Delegation of authority
 - Contractor/subcontractor certification

Per email correspondence with Loic, these sheets will be signed once construction is about start and verified by the field inspector.

12. SWPPP: The 21.06 acres total project area (SWPPP) is lower than the 21.22 acres of disturbed area (Plans). Please revise. Disturbance areas listed on both the plans and the SWPPP should match.

Disturbed area changed on plans and SWPPP to show correct amount of 21.29 acres.