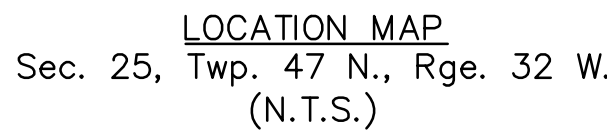


NW 1/4 SECTION 25, TOWNSHIP 47 N, RANGE 32 W
IN LEE'S SUMMIT, JACKSON COUNTY, MO
DISTURBED AREA = 14.33 AC.



PROJECT TEAM & UTILITY CONTACT LIST	
<u>OWNER / DEVELOPER</u> CLAYTON PROPERTIES GROUP, INC. D.B.A. SUMMIT HOMES 120 SE 30TH STREET CONTACT: VINCENT WALKER LEE'S SUMMIT, MO 64082 PHONE: 816.246.6700 EMAIL: VINCENT@SUMMITHOMESKC.COM	<u>UTILITY SERVICE NUMBERS</u> NAME: LEE'S SUMMIT PUBLIC WORKS PHONE: 816-969-1800 NAME: LEE'S SUMMIT WATER & SERVICES DEPARTMENT PHONE: 816-969-1940
<u>ENGINEER</u> OLSSON 1301 BURLINGTON ST. SUITE 100 NORTH KANSAS CITY, MO 64116 CONTACT: BROCK M. WORTHLEY PHONE: 816.361.1177 EMAIL: BWORTHLEY@OLSSON.COM	NAME: SPIRE (MGE) PHONE: 314-342-0500 NAME: AT&T PHONE: 800-286-8313 NAME: KCP&L PHONE: 816-471-5275
<u>SURVEYOR</u> OLSSON 1301 BURLINGTON ST. SUITE 100 NORTH KANSAS CITY, MO 64116 CONTACT: JASON ROUDEBUSH PHONE: 816.361.1177 EMAIL: JROUDEBUSH@OLSSON.COM	NAME: SPECTRUM (TWC) PHONE: 877-772-2253 NAME: GOOGLE FIBER PHONE: 877-454-6959



Sheet List Table	
Sheet Number	Sheet Title
C400	COVER SHEET
C401	GENERAL NOTES
C402	GENERAL LAYOUT
C403	GRADING PLAN
C404	SITE DISTURBANCE PHASE A
C405	SITE DISTURBANCE PHASE B
C406	SITE DISTURBANCE PHASE C
C407	SITE DISTURBANCE PHASE D
C408	SITE DISTURBANCE PHASE E
C409	SITE DISTURBANCE DETAILS
C410	SITE DISTURBANCE DETAILS

NOTE:
1. FEMA FIRM MAP NUMBER 29095C0531G SHOWS THE ENTIRE SITE IS LOCATED WITHIN ZONE X, "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN."
2. PER MISSOURI DEPARTMENT OF NATURAL RESOURCES RECORDS, NO OIL AND GAS WELLS OR UNDERMINED AREAS ARE PRESENT ON THE SITE.

☒ NOT FOR CONSTRUCTION

☐ REVIEWED FOR CONSTRUCTION



PROPERTY DESCRIPTION:

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 47 NORTH, RANGE 32 WEST OF THE 5TH PRINCIPAL MERIDIAN IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, AND A PORTION OF TRACT E, OF HAWTHORN RIDGE 1ST PLAT, A SUBDIVISION OF LAND RECORDED AS DOCUMENT 2019E0020897 IN BOOK 182 AT PAGE 83, IN THE OFFICE OF RECORDER OF DEEDS FOR JACKSON COUNTY, MISSOURI ALL BEING BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER OF SECTION 25; THENCE SOUTH 87°46'49" EAST ON THE SOUTH LINE OF SAID NORTHWEST QUARTER, 2,653.29 FEET TO THE SOUTHEAST CORNER OF SAID NORTHWEST QUARTER, (CENTER OF SECTION) AND THE POINT OF BEGINNING OF THE TRACT OF LAND TO BE HEREIN DESCRIBED; THENCE ON SAID SOUTH LINE OF SAID NORTHWEST QUARTER, NORTH 87°46'49" WEST, 577.00 FEET; THENCE LEAVING SAID SOUTH LINE, NORTH 02°13'11" EAST, 135.00 FEET; THENCE NORTH 87°46'49" WEST, 50.79 FEET; THENCE NORTH 02°18'36" EAST, 596.57 FEET; THENCE SOUTH 87°41'24" EAST, 37.00 FEET; THENCE NORTH 02°18'36" EAST, 192.00 FEET; THENCE NORTH 87°41'24" WEST, 75.58 FEET; THENCE NORTH 02°18'36" EAST, 39.05 FEET; THENCE NORTH 02°18'36" WEST, 218.11 FEET TO THE SOUTHWESTERLY CORNER OF LOT 21 OF SAID HAWTHORN RIDGE 1ST PLAT; THENCE ON THE SOUTHERLY LINE OF SAID HAWTHORN RIDGE 1ST PLAT THE FOLLOWING 9 CALLS, NORTH 54°57'38" EAST, 130.00 FEET; THENCE SOUTH 35°02'22" EAST, 58.00 FEET; THENCE NORTH 54°57'38" EAST, 175.90 FEET; THENCE SOUTH 65°30'07" EAST, 95.33 FEET; THENCE SOUTH 87°41'24" EAST, 121.73 FEET; THENCE NORTH 02°18'36" EAST, 78.00 FEET; THENCE NORTH 87°41'24" EAST, 175.00 FEET; THENCE NORTH 02°18'36" EAST, 72.00 FEET; THENCE SOUTH 87°41'24" EAST, 130.00 FEET TO THE SOUTHEASTERLY CORNER OF LOT 28 OF SAID HAWTHORN RIDGE 1ST PLAT AND A POINT ON THE EAST LINE OF SAID NORTHWEST QUARTER; THENCE ON SAID EAST LINE, SOUTH 02°18'36" WEST, 1,392.58 FEET TO THE POINT OF BEGINNING. CONTAINING 827,409 SQUARE FEET OR 19.00 ACRES, MORE OR LESS.

BENCHMARK

RR SPIKE IN SOUTH FACE OF POWER POLE ON NORTH SIDE OF SW. HOOK ROAD, IMMEDIATELY WEST OF DRIVEWAY FOR HOUSE#1622. ELEVATION= 1024.63'

OLSSON HAS BEEN RETAINED TO PROVIDE AS-BUILT DRAWINGS FOR THIS PROJECT.

BROCK M. WORTHLEY, P.E.
CIVIL ENGINEER
MO# PE-2019000237

11/23/2020
DATE

**RELEASE FOR
CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI**

02/10/2021

Olsson

[illegible]

HAWTHORN RIDGE THIRD PLAT	COVER SHEET SITE GRADING & SITE DISTURBANCE PLANS
LEE'S SUMMIT, MO	2020

Drawn by: _____ OLS
 Checked by: _____ BMW
 Approved by: _____ BMW
 A/QC by: _____ JES
 Project no.: _____ A19-1605
 Drawing no.: _____ C TTL01 A191605
 Date: _____ 10/02/2020

SHEET
C400

GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING THAT THE PLANS IN THEIR POSSESSION ARE THE MOST CURRENT VERSION ISSUED, ARE FULLY COORDINATED WITH ALL SUBCONTRACTORS, AND PRESENT ON SITE AT ALL TIMES. CURRENT PLANS PREPARED BY OLSSON MAY BE OBTAINED AT THE DIRECTION OF OLSSON'S CLIENT. DIRECT REQUESTS TO OLSSON MAY REQUIRE ADDITIONAL AUTHORIZATIONS, AGREEMENTS, AND/OR FEES. PLEASE CONTACT THE ENGINEER FOR INFORMATION.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DEVIATIONS FROM THESE PLANS UNLESS WRITTEN APPROVAL FROM ENGINEER, OWNER, AND DEVELOPER.

3. ALL WORK AND MATERIALS SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE OWNER OR THE OWNER'S REPRESENTATIVE.

4. ALL ESTIMATES OF QUANTITIES ARE FOR INFORMATIONAL PURPOSES ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING QUANTITIES AND ITEMS OF WORK.

5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL LABOR, MATERIALS, AND EQUIPMENT REQUIRED TO COMPLETE THE WORK SHOWN IN THE PLANS.

6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS, PAYING ALL FEES, AND FOR OTHERWISE COMPLYING WITH ALL APPLICABLE REGULATIONS GOVERNING THE WORK.

7. THE CONTRACTOR SHALL NOT ENGAGE IN ACTIVITIES THAT MAY ENROACH ON WATERS OF THE U.S., INCLUDING WETLANDS, UNTIL ANY NECESSARY PERMITS MAY BE OBTAINED. THE CONTRACTOR SHALL REVIEW AND COMPLY WITH ALL CONDITIONS DESCRIBED IN THE PERMIT.

8. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, THE SAFETY OF ALL PERSONS INCLUDING VISITORS AND THE GENERAL PUBLIC, AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY THROUGHOUT THE PROJECT AND NOT BE LIMITED BY WORKING HOURS. ANY CONSTRUCTION OBSERVATION BY THE ENGINEER OF THE CONTRACTOR'S PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES.

9. PRIOR TO COMMENCEMENT OF WORK THE CONTRACTOR SHALL NOTIFY AND COORDINATE WITH ALL UTILITY COMPANIES AND OBTAIN ANY RELEVANT INFORMATION. NOTIFY ENGINEER OF ANY DISCREPANCIES.

10. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL BOUNDARY CORNERS AND SECTION CORNERS. ANY BOUNDARY CORNER AND/OR SECTION CORNER DISTURBED OR DAMAGED BY CONSTRUCTION ACTIVITIES SHALL BE RESET BY A LAND SURVEYOR LICENSED IN THE STATE OF MISSOURI, AT THE CONTRACTOR'S EXPENSE.

11. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ADJACENT PROPERTIES AND SHALL TAKE ALL PRECAUTIONS NECESSARY TO PREVENT DAMAGE DURING CONSTRUCTION. THE CONTRACTOR IS ALSO RESPONSIBLE FOR REPAIRING ANY DAMAGE RESULTING FROM CONSTRUCTION ACTIVITIES.

12. PRIOR TO MOVING OFF THE JOB THE CONTRACTOR SHALL NOTIFY THE OWNER AND ENGINEER TO PERFORM A FINAL WALK-THROUGH OF THE CONSTRUCTION SITE.

REFERENCES

1. UNLESS EXPLICITLY DESCRIBED OTHERWISE WITHIN THESE PLANS THE FOLLOWING SHALL APPLY:

A. ALL CONSTRUCTION, INCLUDING THOSE LISTED BELOW, SHALL CONFORM TO THE LATEST CODES AND ORDINANCES OF LEE'S SUMMIT, MISSOURI.

B. ALL CONSTRUCTION IN MODOT RIGHT-OF-WAY SHALL CONFORM TO THE LATEST SPECIFICATIONS ADOPTED BY U.S. DEPARTMENT OF TRANSPORTATION AND MODOT.

C. ALL TRAFFIC CONTROL SIGNAGE SHALL CONFORM WITH THE CURRENT EDITION OF THE MANUAL FOR UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

D. ALL UTILITY EXTENSIONS AND CONSTRUCTION SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF THE UTILITY COMPANIES..

E. ALL EXTERIOR PAVEMENT (PCC, ASPHALT, ETC.) SHALL BE IN CONFORMANCE WITH THE SPECIFICATIONS OF LEE'S SUMMIT, MISSOURI AND THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT.

4. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING THE DELIVERY MANAGER AND COORDINATING ANY MAILBOXES THAT MAY BE DISTURBED. FAILURE TO DO SO MAY SUBJECT THE CONTRACTOR TO PROSECUTION BY THE FEDERAL GOVERNMENT.

EXISTING CONDITIONS

1. THE CONTRACTOR SHALL VISIT THE SITE AND BECOME FAMILIAR WITH THE EXISTING CONDITIONS OF THE PROJECT AREA.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PERFORMING THEIR OWN INVESTIGATIONS AND MAKING THEIR OWN ASSUMPTIONS REGARDING SITE SURFACE AND SUBSURFACE CONDITIONS. THIS INCLUDES THE LOCATION AND CONSISTENCY OF ANY EXISTING ROCK LAYERS UNDERLYING THE PROJECT SITE. CONTACT THE ENGINEER REGARDING ANY DISCREPANCIES THAT MAY AFFECT THE ABILITY TO CONSTRUCT FROM THESE PLANS AS DESIGNED.

3. EXISTING CONDITIONS WERE DETERMINED THROUGH A VARIETY OF METHODS THAT MAY INCLUDE SURVEY, AERIAL IMAGERY, AVAILABLE RECORDS, GIS DATA, ETC. SUBSURFACE CONDITIONS ARE APPROXIMATE AND MAY NOT INCLUDE ALL UTILITIES AND OTHER SITE IMPROVEMENTS PRESENT ON SITE. THE CONTRACTOR SHALL MAKE EXPLORATION EXCAVATIONS AND LOCATE EXISTING UNDERGROUND UTILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS WHEN CONFLICTS AND DISCREPANCIES ARE FOUND.

CONSTRUCTION

1. THE CONTRACTOR SHALL INSTALL TRAFFIC CONTROL WHILE WORKING IN THE PUBLIC RIGHT-OF-WAY AS SHOWN IN THESE PLANS. IF PLANS ARE NOT PROVIDED, CONTRACTOR SHALL COORDINATE AND PROVIDE CONTROLS TO THE SATISFACTION OF THE RIGHT-OF-WAY OWNER.

2. THE CONTRACTOR SHALL PROTECT ALL TREES OVER 3" CALIPER FROM DAMAGE. NO TREE SHALL BE REMOVED WITHOUT PERMISSION OF THE OWNER, UNLESS SHOWN OTHERWISE ON THESE PLANS.

3. THE CONTRACTOR SHALL DISPOSE ALL WASTE MATERIAL RESULTING FROM THE PROJECT OFF-SITE AND IN STRICT CONFORMANCE WITH ALL LOCAL CODES AND ORDINANCES.

4. ALL MANHOLES, CATCH BASINS, UTILITY VALVES AND METER PITS ARE TO BE ADJUSTED OR REBUILT TO GRADE AS REQUIRED. NOT ALL ADJUSTMENTS ARE INDICATED IN THE PLANS.

5. THE CONTRACTOR SHALL STREET SWEEP OR OTHERWISE CLEAN ALL ACCESS ROUTES TO THE SITE AT CONCLUSION OF THE PROJECT.

SHOP DRAWINGS

1. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS A MINIMUM OF 7 DAYS PRIOR TO THE REQUESTED DATE OF APPROVAL. ENGINEER SHALL REVIEW SHOP DRAWINGS OR SAMPLES IN CONFORMANCE WITH THE DESIGN FOR THIS PROJECT AS DESCRIBED IN THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ERRORS OR OMISSIONS IN SHOP DRAWINGS. THE ENGINEER'S REVIEW SHALL NOT EXTEND TO MEANS OR METHODS OF CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY VARIATION FROM THE REQUIREMENTS OF THE CONTRACT DOCUMENTS UNLESS CONTRACTOR HAS NOTIFIED ENGINEER OF EACH SUCH VARIATION AT THE TIME OF SUBMISSION, AND OBTAINED ENGINEER'S WRITTEN APPROVAL OF EACH SUCH VARIATION. PRIOR TO SUBMITTING EACH SHOP DRAWING OR SAMPLE, CONTRACTOR SHALL HAVE REVIEWED AND VERIFIED:

A. ALL FIELD MEASUREMENTS, QUANTITIES, DIMENSIONS, SPECIFIED PERFORMANCE CRITERIA, INSTALLATION REQUIREMENTS, MATERIALS, CATALOG NUMBERS AND SIMILAR INFORMATION WITH RESPECT THERETO;

B. ALL MATERIALS WITH RESPECT TO INTENDED USE, FABRICATION, SHIPPING, HANDLING, STORAGE, ASSEMBLY AND INSTALLATION PERTAINING TO THE PERFORMANCE OF THE WORK;

C. ALL INFORMATION RELATIVE TO MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES OF CONSTRUCTION AND SAFETY PRECAUTIONS AND PROGRAMS INCIDENT THERETO;

D. CONTRACTOR SHALL ALSO HAVE REVIEWED AND COORDINATED EACH SHOP DRAWING OR SAMPLE WITH OTHER SHOP DRAWINGS AND SAMPLES, AND WITH THE REQUIREMENTS OF THE WORK AND THE CONTRACT DOCUMENTS.

E. ALL SUBMITTED SHOP DRAWINGS SHALL BEAR A STAMP OR SPECIFIC WRITTEN INDICATION AND SIGNATURE THAT CONTRACTOR HAS FULLY COMPLETED THE ABOVE TASKS.

2. SHOP DRAWINGS AS DESCRIBED ABOVE ARE REQUIRED FOR, BUT NOT LIMITED TO, THE FOLLOWING:

A. ALL STORM SEWER STRUCTURES TO BE INSTALLED WITH THIS PROJECT.

B. ANY ITEMS IN THESE PLANS THAT ALLOW FOR AN "APPROVED EQUAL" ALTERNATIVE.

GENERAL NOTES:

1. THE INTENT OF THIS LAND DISTURBANCE PLAN IS TO ASSIST THE DEVELOPER IN HIS RESPONSIBILITY TO PROVIDE ALL MATERIALS, TOOLS, EQUIPMENT AND LABOR NECESSARY TO CONTROL EROSION, SILTATION AND DISCHARGES OF SOIL MATERIAL (SEDIMENT) INTO DOWNSTREAM SYSTEMS OR RECEIVING CHANNELS. THIS SHALL BE REQUIRED DURING ALL PHASES OF CONSTRUCTION AND UNTIL SUITABLE GROUND COVER IS ESTABLISHED FOR ALL DISTURBED AREAS. IF ANY METHOD OF CONTROL FAILS, THE DEVELOPER SHALL NOTIFY THE OWNER IMMEDIATELY, SO THAT THE OWNER OR HIS AGENT CAN REVIEW THE DEVELOPER'S PROPOSED METHOD OF REPAIR.

THIS PLAN INDICATES THE CRITICAL AREA(S) OF CONCERN AND THESE AREA(S) WILL BE CONTROLLED AS A MINIMUM. THE CONTROL MAY CONSIST OF TEMPORARY CONTROL MEASURES AS SHOWN ON THE PLANS OR ORDERED BY THE OWNER DURING THE LIFE OF THE CONTRACT TO CONTROL EROSION OR WATER POLLUTION, THROUGH THE USE OF BERMS, DIKES, DAMS, SEDIMENT BASINS, FIBER MATS, NETTING, STRAW BALES, GRAVEL, MULCHES, GRASSES, SLOPE DRAINS, DIVERSION SWALES OR OTHER EROSION CONTROL DEVICES OR METHODS. THE OWNER HAS THE AUTHORITY TO LIMIT THE SURFACE AREA OF ERODIBLE EARTH MATERIAL EXPOSED BY THE CONSTRUCTION OPERATIONS AND TO DIRECT THE DEVELOPER TO PROVIDE IMMEDIATE PERMANENT OR TEMPORARY POLLUTION CONTROL MEASURES TO PREVENT CONTAMINATION OF ADJACENT STREAMS OR OTHER WATER COURSES, LAKES, PONDS, OR OTHER AREAS OF WATER IMPOUNDMENT OR CONVEYANCES.

THE TEMPORARY POLLUTION CONTROL PROVISIONS CONTAINED HEREIN SHALL BE COORDINATED WITH ANY PERMANENT EROSION CONTROL FEATURES SPECIFIED ELSEWHERE IN THE CONTRACT TO THE EXTENT PRACTICAL TO ASSURE ECONOMICAL, EFFECTIVE AND CONTINUOUS EROSION CONTROL THROUGHOUT THE CONSTRUCTION AND POST CONSTRUCTION PERIOD.

2. THIS SEDIMENTATION CONTROL PLAN MAKES USE OF THE FOLLOWING APPLICATIONS:

___PRESERVATION OF EXISTING VEGETATION

___X-SEDIMENT BARRIERS

___X-SEDIMENT TRAPS

___X-INLET PROTECTION

___OUTLET PROTECTION

___SOIL RETAINING SYSTEMS

___SLOPE DRAINS

___SUBSURFACE DRAINS

PHYSICAL DESCRIPTION OF EACH SPECIFIC SEDIMENT CONTROL DEVICE TO BE UTILIZED IS CALLED OUT ON THE PLANS WITH INSTALLATION PROCEDURES, CONSTRUCTION SPECIFICATIONS AND MAINTENANCE ARRANGEMENT AS CALLED FOR ON THE DETAIL SHEET. IN ADDITION TO THE MEASURES SPECIFIED, THE FOLLOWING GENERAL PRACTICES SHALL BE ADHERED TO WHEN APPLICABLE.

A) CLEARING AND GRUBBING WITHIN 50' OF A DEFINED DRAINAGE COURSE SHOULD BE AVOIDED WHEN POSSIBLE. WHERE CHANGES TO A DEFINED DRAINAGE COURSE OCCUR, WORK SHOULD BE DELAYED UNTIL ALL MATERIALS AND EQUIPMENT NECESSARY TO PROTECT AND COMPLETE THE DRAINAGE CHANGE ARE ON SITE. CHANGES SHALL BE COMPLETED AS QUICKLY AS POSSIBLE ONCE THE WORK HAS BEEN INITIATED. THE AREA IMPACTED BY THE CONSTRUCTION ACTIVITIES SHALL BE REVEGETATED OR PROTECTED FROM EROSION AS SOON AS POSSIBLE, AREAS WITHIN 50' OF A DEFINED DRAINAGE WAYS SHOULD BE RECONTOURED AS NEEDED OR OTHERWISE PROTECTED WITHIN FIVE (5) WORKING DAYS AFTER GRADING HAS CEASED.

B) WHERE SOIL DISTURBING ACTIVITIES CEASE IN AN AREA FOR MORE THAN 14 DAYS, THE DISTURBED AREAS SHALL BE PROTECTED FROM EROSION BY STABILIZING THE AREA WITH MULCH OR OTHER SIMILARLY EFFECTIVE EROSION CONTROL MEASURES. IF THE SLOPE OF THE AREA IS GREATER THAN 3:1 OR IF THE SLOPE IS GREATER THAN 3% AND GREATER THAN 150 FEET IN LENGTH, THEN THE DISTURBED AREAS SHALL BE PROTECTED FROM EROSION BY STABILIZING THE AREA WITH MULCH OR OTHER SIMILARLY EFFECTIVE EROSION CONTROL MEASURES IF ACTIVITIES CEASE FOR MORE THAN SEVEN (7) DAYS.

C) EXISTING VEGETATION SHALL BE PRESERVED TO THE EXTENT AND WHERE PRACTICAL. IN NO CASE SHALL DISTURBED AREAS REMAIN WITHOUT VEGETATIVE GROUND COVER FOR A PERIOD IN EXCESS OF 60 DAYS.

D) ADDITIONAL SITE MANAGEMENT PRACTICES WHICH SHALL BE ADHERED TO DURING THE CONSTRUCTION PROCESS SHALL INCLUDE:

SOLID AND HAZARDOUS WASTE MANAGEMENT INCLUDING PROVIDING TRASH CONTAINERS AND REGULAR SITE CLEAN UP FOR PROPER DISPOSAL OF SOLID WASTE SUCH AS BUILDING MATERIAL, PRODUCT/MATERIAL SHIPPING WASTE, FOOD CONTAINERS AND CUPS, AND PROVIDING CONTAINERS FOR THE PROPER DISPOSAL OF WASTE PAINTS SOLVENTS, AND CLEANING COMPOUNDS.

PROVISIONS OF PORTABLE TOILETS FOR PROPER DISPOSAL OF SANITARY SEWAGE.

STORAGE OF CONSTRUCTION MATERIALS AWAY FROM DRAINAGE COURSES AND LOW AREAS.

INSTALLATION OF CONTAINMENT BERMS AND USE OF DRIP PANS AT PETROLEUM PRODUCT AND LIQUID STORAGE TANKS AND CONTAINERS.

3. ALL DISTURBED AREAS SHALL BE SEEDED, FERTILIZED AND MULCHED, OR SODDED, IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS ADOPTED BY THE CITY OF LEE'S SUMMIT AND GOOD ENGINEERING PRACTICES. THIS SHALL BE COMPLETED WITHIN FOURTEEN (14) DAYS AFTER COMPLETING THE WORK, IN ANY AREA. IF THIS IS OUTSIDE OF THE SEEDING PERIOD, SILT BARRIERS OR OTHER SIMILARLY EFFECTIVE MEASURES SHALL BE PROVIDED UNTIL SUCH TIME THAT THE AREAS CAN BE SEEDED.

4. THE CONSTRUCTION COVERED BY THESE PLANS SHALL CONFORM TO ALL CURRENT STANDARDS AND SPECIFICATIONS ADOPTED BY THE CITY OF LEE'S SUMMIT. THE DEVELOPER WILL BE RESPONSIBLE FOR DETERMINING ALL ADDITIONAL STANDARDS, SPECIFICATIONS OR REQUIREMENTS WHICH ARE REQUIRED BY GOVERNING AGENCIES (INCLUDING LOCAL, STATE AND FEDERAL AUTHORITIES) HAVING JURISDICTION OVER THE WORK PROPOSED BY THESE CONSTRUCTION DRAWINGS.

5. ALL EROSION CONTROL MEASURES, TEMPORARY OR PERMANENT, REQUIRE MAINTENANCE TO PRESERVE THEIR EFFECTIVENESS. ALL EROSION CONTROL DEVICES SHALL BE INSPECTED IMMEDIATELY AFTER EACH HEAVY RAINSTORM AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REQUIRED REPAIRS SHOULD BE MADE IMMEDIATELY. ALL COSTS ASSOCIATED WITH THE REPAIR WORK INCLUDING RELATED INCIDENTALS WILL BE THE DEVELOPER'S RESPONSIBILITY AND SHALL BE INCLUDED IN THE DEVELOPER'S BID FOR THE PROPOSED WORK.

6. ALL EROSION CONTROL MEASURES TO BE PER APWA KANSAS CITY METRO CHAPTER STANDARD DETAILS.

7. THE DEVELOPER MUST REMOVE AT HIS COST ANY BAD SUBSURFACE SOIL WHICH WOULD NOT BE ABLE TO SUPPORT ANY PROPOSED PUBLIC IMPROVEMENT. BACKFILL SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE CITY OF LEE'S SUMMIT DESIGN AND CONSTRUCTION MANUAL SECTIONS 2100 AND 2201 ENTITLED "GRADING AND SITE PREPARATION" AND "SUBGRADE PREPARATION".

8. THE CONTRACTOR SHALL CONTACT THE CITY'S DEVELOPMENT SERVICES ENGINEERING INSPECTORS 48 HOURS PRIOR TO ANY LAND DISTURBANCE WORK AT (816) 969-1200

9. TREE CLEARING TO HAPPEN BETWEEN NOVEMBER 1 AND MARCH 31. TREES CLEARED BETWEEN APRIL 1 AND OCTOBER 31 MUST BE TREES GREATER THAN 1,000 FEET FROM FORESTED OR WOODED AREAS OR TREES LESS THAN 3 INCHES IN DIAMETER, AT BREAST HEIGHT, AND NOT MIXED WITH LARGER TREES. IF LARGER TREES NEED TO BE CLEARED, A SURVEY OF THE TREES MUST BE CONDUCTED TO MAKE SURE THERE ARE NO BAT ROOSTS IN THE TREES. TREE CLEARING TO BE CONDUCTED BY CUTTING DOWN AND MULCHING OR BY PUSHING OVER AND MULCHING. TREES SHALL NOT BE BURNED DOWN.

ESTIMATE OF QUANTITIES

ITEM NO.	DESCRIPTION	UNIT	QUANTITY	AS-BUILT
PRIVATE GRADING				
1	EXCAVATION	C.Y.	39576	
2	EMBANKMENT	C.Y.	42200	
SITE DISTURBANCE				
3	CONSTRUCTION ENTRANCE	EA.	1	
4	CONCRETE WASHOUT	EA.	1	
5	CURB INLET PROTECTION	EA.	16	
6	AREA INLET PROTECTION	EA.	3	
7	SILT FENCE	L.F.	685	
8	DIVERSION BERM	L.F.	2964	
9	ROCK DITCH CHECK	EA.	6	
10	SEDIMENT TRAP	EA.	1	
11	DISTURBED AREA	AC.	14.33	
12	TREE CLEARING	AC.	2.84	
13	PERMANENT SEEDING	AC.	12.34	

SUMMARY OF QUANTITIES AS INDICATED ABOVE AND ANY QUANTITIES AS SHOWN WITHIN THE PLANS HAVE BEEN PROVIDED FOR PERMITTING PURPOSES ONLY AND ARE NOT INTENDED FOR USE IN PREPARATION OF CONTRACT DOCUMENTS. QUANTITIES INTENDED FOR, BUT NOT LIMITED TO, THE PREPARATION OF PROPOSALS AND BID DOCUMENTS SHALL BE INDEPENDENTLY EVALUATED BY THE ESTIMATING PARTY BASED UPON THE CONTENTS OF THESE PLANS.

CONTROL POINT TABLE

Point Number	Northing	Easting	Point Elevation	Raw Description
90009	981383.7330'	2813865.4520'	1064.23'	CP 60D
90012	981431.6120'	2813832.1000'	1062.71'	CP 60D
90033	981440.4750'	2814063.8700'	1047.98'	CP 60D
90044	981710.8560'	2814198.8050'	1027.00'	CP 60D
90052	981859.5430'	2814200.2150'	1017.51'	CP 60D
90056	981975.4580'	2814144.8570'	1011.69'	CP 60D
90080	981971.2190'	2814027.5570'	1016.72'	CP 60D

VERTICAL CONTROL IS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). THE DEVELOPER IS ADVISED TO USE BENCHMARK INFORMATION FOR VERTICAL CONTROL. HORIZONTAL CONTROL (CONTROL POINT INFORMATION) IS BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAVD83). THE DEVELOPER IS ADVISED TO USE CONTROL POINT INFORMATION FOR HORIZONTAL CONTROL.



BY									
REVISIONS DESCRIPTION									
DATE									
REV. NO.									

GENERAL NOTES SITE GRADING & SITE DISTURBANCE PLANS	HAWTHORN RIDGE THIRD PLAT	2020
		LEE'S SUMMIT, MO

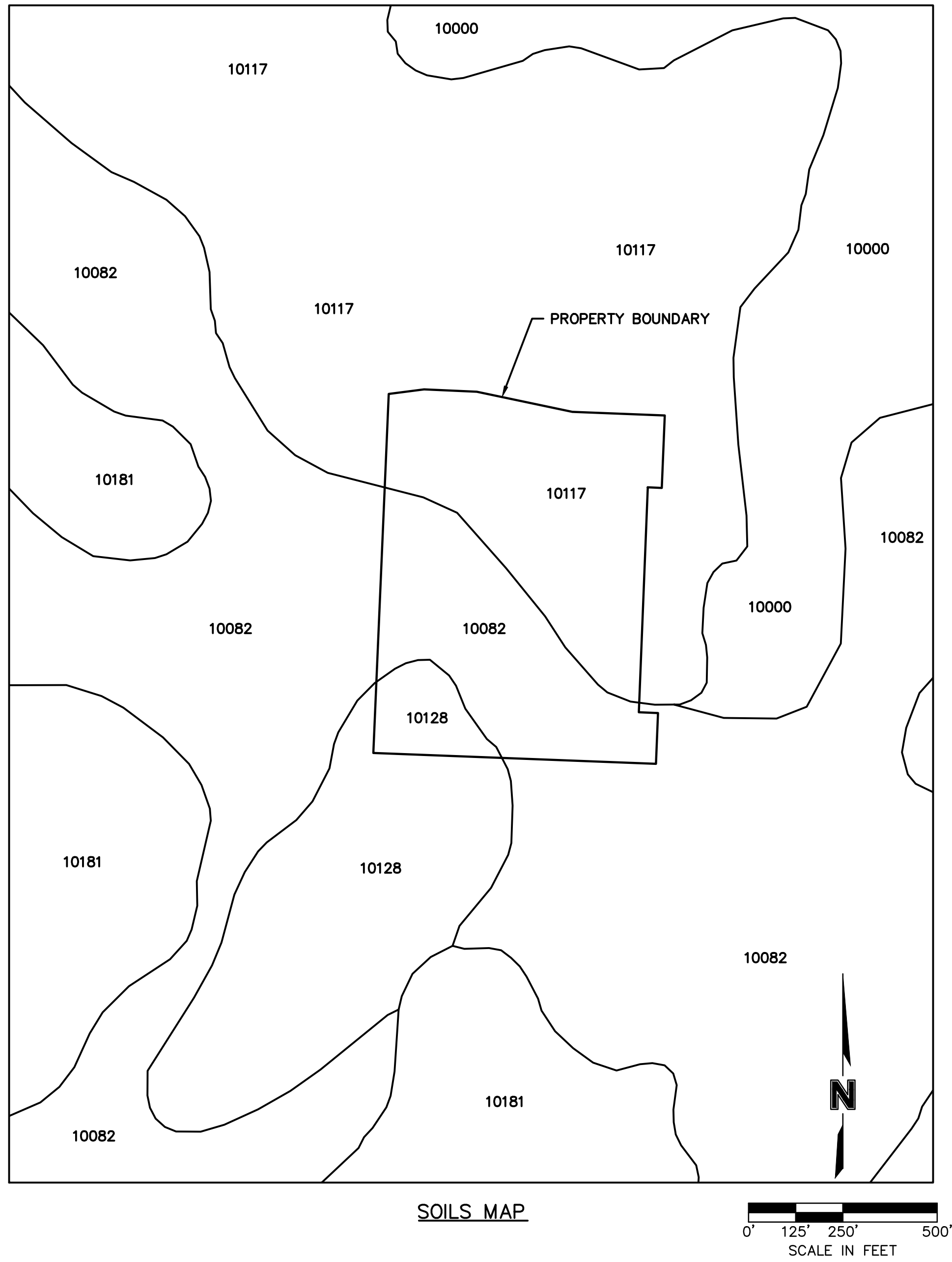
drawn by: OLS
checked by: BMW
approved by: BMW
QA/QC by: JES
project no.: A19-1605
drawing no.: C_TLT01_A191605
date: 10/22/2020

RELEASE FOR
CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI

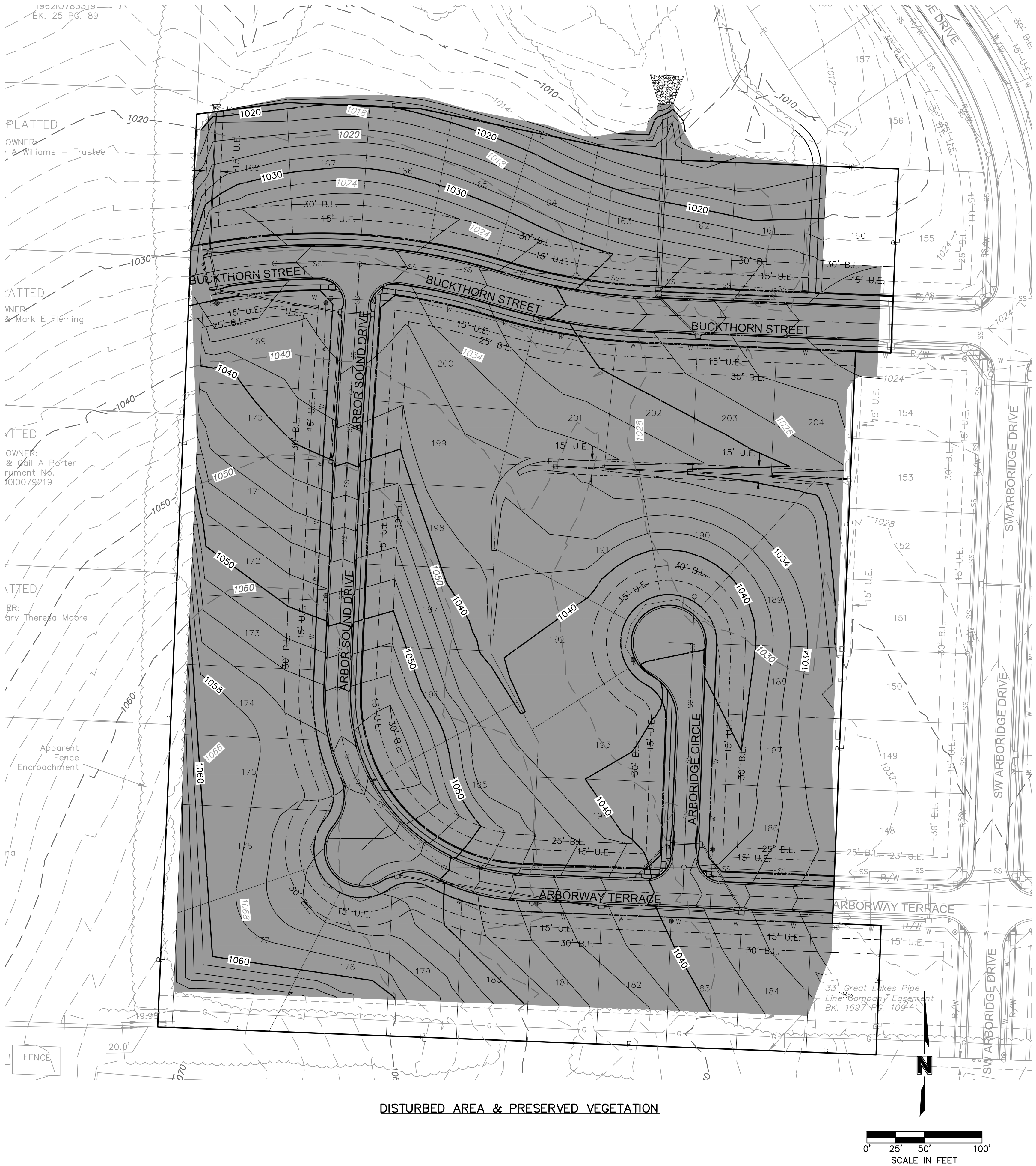
02/10/2021

SHEET
C401

DWG: F:\2019\1501-2000\019-1605-A\40-Design\AutoCAD\Final Plans\Sheets\CONV\SITE_DISTURBANCE\GEN01_A191605.dwg
DATE: Nov 23, 2020 9:16am
XREFS: C_PTBK_A191605 C_PBASE_A191605 C_PUTIL_A191605 C_PBDY_A191605
USER: bworthley



SOILS LEGEND			
MAP SYMBOL	SOIL TYPE	HYDROLOGIC SOIL GROUP	SLOPES
10000	ARISBURG SILT LOAM	C	1-5%
10082	ARISBURG-URBAN LAND COMPLEX	C	1-5%
10128	SHARPSBURG-URBAN LAND COMPLEX	D	2-5%
10181	UDARENTS-URBAN LAND SAMPSEL COMPLEX	C	5-9%



RELEASE FOR
CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
02/10/2021

LEGEND	
-100-	EXISTING INDEX CONTOURS
-100-	EXISTING INTERMEDIATE CONTOURS
-100-	PROPOSED INDEX CONTOURS
-100-	PROPOSED INTERMEDIATE CONTOURS

GENERAL LAYOUT
SITE GRADING & SITE DISTURBANCE PLANS

HAWTHORN RIDGE
THIRD PLAT

LEE'S SUMMIT, MO

2020

REVISIONS

BY

REVISIONS DESCRIPTION

DATE

REV. NO.

drawn by: OLS
checked by: BMW
approved by: BMW
QA/QC by: JES
project no.: A19-1605
drawing no.: C_GEN01_A191605
date: 10/02/2020

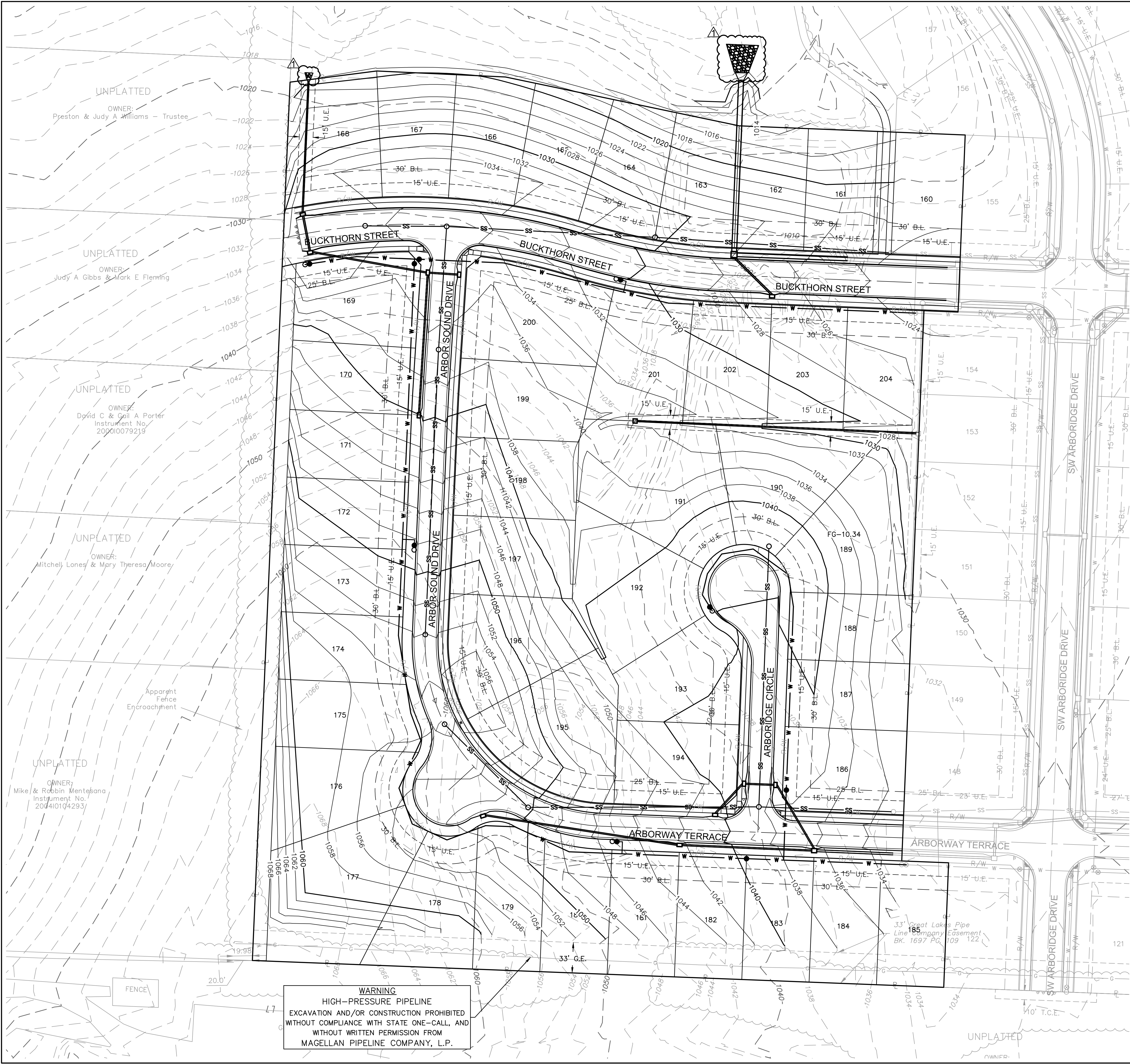
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USER: bworthy C_PBDY_A191605



GENERAL NOTES:

1. CONTRACTOR SHALL ADHERE TO THE "DESIGN AND CONSTRUCTION MANUAL" SECTION 2100 AS ADOPTED BY THE CITY OF LEE'S SUMMIT (LATEST EDITION), FOR EXCAVATION AND EMBANKMENT WORK WITHIN THE PROPOSED RIGHT-OF-WAY.
2. AREAS OF CONSTRUCTION SHALL BE STRIPPED OF ALL VEGETATION, ORGANIC MATTER AND TOPSOIL TO A DEPTH AS RECOMMENDED BY GEOTECHNICAL ENGINEER AND OR TESTING AGENCY. SOILS REMOVED DURING SITE STRIPPING SHOULD BE EVALUATED TO DETERMINE IF PORTIONS OF THE TOPSOIL STRATUM MAY BE UTILIZED AS STRUCTURAL FILL WITHIN PAVEMENT AREAS. ANY MATERIAL NOT DEEMED AS SUITABLE FILL MATERIAL BY THE GEOTECHNICAL ENGINEER AND OR TESTING AGENCY SHALL BE REMOVED FROM THE JOB SITE BY THE CONTRACTOR AT HIS EXPENSE.
3. ALL EMBANKMENT OUTSIDE OF RIGHT-OF-WAY SHOULD BE PLACED IN CONTROLLED LIFTS HAVING A MAXIMUM LOOSE LIFT THICKNESS OF 8". EMBANKMENT SHOULD BE COMPACTED TO A MINIMUM OF 95% OF THE MATERIALS MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-698 (STANDARD PROCTOR COMPACTION). MOISTURE CONTENT OF THE FILL AT THE TIME OF COMPACTION SHALL BE WITHIN A RANGE OF -0 TO +4 PERCENT OF OPTIMUM MOISTURE CONTENT.

LOT FILL INFORMATION			
LOT NUMBER	MAX DEPTH OF FILL (OVER 2' PLACED)	FILL PLACED ON EXISTING SLOPES > 5:1	PROPOSED SLOPES > 3:1
160			
161	17.3	X	
162	19.5	X	
163	20.4	X	
164	12.5	X	
165	10.2		
166	10.3		
167	10.1		
168	9.1		
169			
170			
171			
172			
173			
174			
175			
176			
177			
178			
179			
180			
181			
182			
183			
184			
185			
186	3.9	X	
187	7.3	X	
188	10.8	X	
189	12.9	X	
190	13.4		
191	11.0		
192	6.1		
193	4.9		
194			
195	3.6		
196	3.6		
197			
198			
199			
200			
201		X	
202	6.8	X	
203	6.8	X	
204	5.8	X	

X Indicates condition applies to lot

0'25'50'100'

SCALE IN FEET

N

RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
02/10/2021

LEGEND

-100-

EXISTING INDEX CONTOURS

-100-

EXISTING INTERMEDIATE CONTOURS

100

PROPOSED INDEX CONTOURS

100

PROPOSED INTERMEDIATE CONTOURS

EARTHWORK QUANTITIES

LOCATION	CUT (C.Y.)	FILL (C.Y.)
STREET	10,423	8,630
SITE	50,641	44,871
TOTAL	61,064	53,501

EARTHWORK QUANTITIES NOTES:
1. EARTHWORK QUANTITIES BASED ON FINISHED GRADE SURFACE AND DO NOT INCLUDE ADJUSTMENTS FOR TOPSOIL AND SHRINKAGE.
2. EARTHWORK QUANTITIES DO NOT TAKE INTO CONSIDERATION EXCAVATION, REMOVAL AND DISPOSAL OF MATERIAL DEEMED UNSUITABLE BY A GEOTECHNICAL ENGINEER. THE EARTHWORK CONTRACTOR IS RESPONSIBLE FOR EXCAVATION, REMOVAL AND DISPOSAL OF UNSUITABLE MATERIAL AND FOR REPLACING IT WITH SUITABLE MATERIAL.

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STATE OF MISSOURI
BROCK M. WORTHLEY
Professional Engineer
PE-2019000237
11/18/2021

BY

REVISIONS DESCRIPTION
REVISED PER CITY COMMENTS

DATE
11/23/2020

REV. NO.
1

2020

REVISIONS

GRADING PLAN
SITE GRADING & SITE DISTURBANCE PLANS
HAWTHORN RIDGE
THIRD PLAT
LEE'S SUMMIT, MO

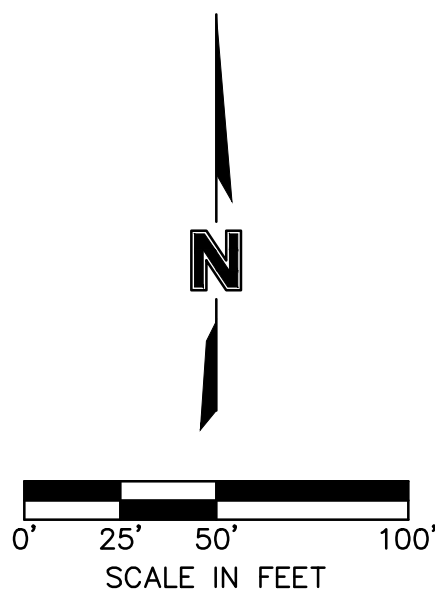
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




SHEET
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EROSION CONTROL STAGING CHART				
PROJECT STAGE	EROSION CONTROL BMP REFERENCE NO.	BMP DESCRIPTION	REMOVE AFTER STAGE	NOTES:
A – PRE-MASS GRADING	A1	CONSTRUCTION ENTRANCE	D	INSTALL PER APWA DETAIL ESC-01
	A2	CONCRETE WASHOUT	D	INSTALL PER APWA DETAIL ESC-01
	A3	SILT FENCE	D	INSTALL PER APWA DETAIL ESC-03
	A4	DIVERSION BERM	D	INSTALL PER APWA DETAIL ESC-05
	A5	AREA INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-07
	A6	SEDIMENT TRAP	D	INSTALL PER APWA DETAIL ESC-08
	A7	SEDIMENT BASIN	B	INSTALL PER APWA DETAIL ESC-11&12
B-INTERIM	B1	CURB INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-06
	B2	AREA INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-07
	B3	ROCK DITCH CHECK	D	INSTALL PER APWA DETAIL ESC-10
UPON REMOVAL CONTRACTOR TO OVER-EXCAVATE SEDIMENT BASINS AND TRAPS, FULLY REMOVING ALL SILT, AND FILLING IN CONTROLLED LIFTS TO PREVENT VOIDS OR EXCESSIVE SETTLING THAT COULD IMPACT BUILDING FOUNDATIONS.				
C – INTERIM	C1	DIVERSION BERM	D	INSTALL PER APWA DETAIL ESC-05
	C2	CURB INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-06
D – DISTURBED AREA STABILIZATION	D1	SEED, SOD AND STABILIZE ALL DISTURBED AREAS AND INSTALL ALL PLANTINGS PER SHEET C407		SEE SHEET C407 FOR DETAILS ON SOD AND PLANTINGS; SEED ALL OTHER DISTURBED AREAS
E – FINAL STABILIZATION	E1	SEED, SOD AND STABILIZE ALL DISTURBED AREAS BY REMOVAL OF SEDIMENT TRAPS		SEE SHEET C408 FOR DETAILS ON SOD AND PLANTINGS; SEED ALL OTHER DISTURBED AREAS

1. THE SITE DISTURBANCE PLANS INDICATES THE FINAL PLACEMENT OF EROSION CONTROL DEVICES. THE CONTRACTOR(S) MAY PROCEED WITH THE CONSTRUCTION PRIOR TO THE FINAL PLACEMENT OF THESE DEVICES BY PROVIDING ADDITIONAL DEVICES TO CONTROL EROSION ON THEIR ITEMS OF WORK. THESE DEVICES SHALL BE MAINTAINED UNTIL THE FINAL DEVICES ARE IN PLACE.

SEDIMENT TRAP 1 DESIGN SUMMARY		
DESIGN ITEM	VALUE	UNIT
TRIBUTARY AREA	4.06	AC
MIN. STORAGE VOL.	7341	CU FT
PROVIDED STORAGE VOL.	7751	CU FT
SEDIMENT CLEANOUT EL.	1011.76	FT
TOP OF TRAP	1014.00	FT
BOTTOM OF TRAP	1010.00	FT
HEIGHT OF DAM	2.00	FT
SPILLWAY LENGTH	24.35	FT
SPILLWAY WIDTH	24.50	FT



LEGEND	
PHASE A	
 SF 	SILT FENCE
 	STORM DRAIN INLET PROTECTION
 	TEMPORARY DIVERSION BERM
	TEMPORARY STONE CONSTRUCTION ENTRANCE
	TREE CLEARING
	DRAINAGE AREA TO BASIN

WHERE SILT FENCE IS SPECIFIED, IT MAY BE REPLACED BY MULCH BERM OR WATTLES FILLED WITH MULCH AT THE CONTRACTOR'S DISCRETION.

**RELEASE FOR
CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
02/10/2021**



drawn by: _____ OLS checked by: _____ BMW approved by: _____ JMS project no.: A19-1806 drawing no.: C ERC01 A191806 date: 10/02/2020		SITE DISTURBANCE PHASE A SITE GRADING & SITE DISTURBANCE PLANS		REV. NO.	DATE	REVISIONS DESCRIPTION REVISED PER CITY COMMENTS	BY
		HAWTHORN RIDGE THIRD PLAT					
LEE'S SUMMIT, MO		2020	REVISIONS				

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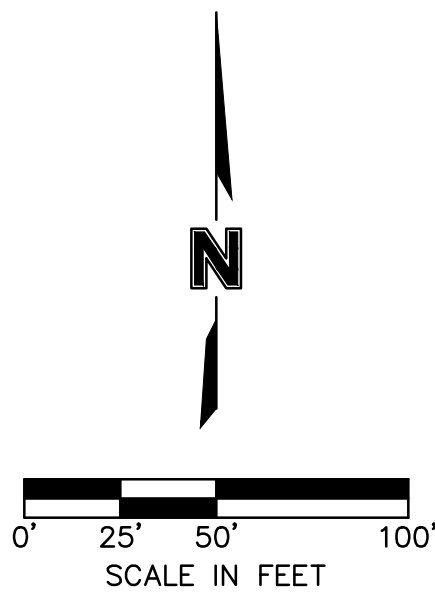
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Civil Engineering
Missouri Certificate of Authority #001592
1301 Burlington Street
North Kansas City, MO 64116
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STATE OF MISSOURI
BROCK M. WORTHLEY
Professional Engineer
No. 001592
PE-2019000237
10/03/2020

DWG: F:\2019\1501-2000\019-1605-A\40-Design\AutoCAD\Final Plans\Sheets\CONC\A\SITE DISTURBANCE\C_ERC03_A191605.dwg
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USER: bworthley

EROSION CONTROL STAGING CHART				
PROJECT STAGE	EROSION CONTROL BMP REFERENCE NO.	BMP DESCRIPTION	REMOVE AFTER STAGE	NOTES:
A - PRE-MASS GRADING	A1	CONSTRUCTION ENTRANCE	D	INSTALL PER APWA DETAIL ESC-01
	A2	CONCRETE WASHOUT	D	INSTALL PER APWA DETAIL ESC-01
	A3	SILT FENCE	D	INSTALL PER APWA DETAIL ESC-03
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B-INTERIM	B1	CURB INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-06
	B2	AREA INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-07
	B3	ROCK DITCH CHECK	D	INSTALL PER APWA DETAIL ESC-10
UPON REMOVAL CONTRACTOR TO OVER-EXCAVATE SEDIMENT BASINS AND TRAPS, FULLY REMOVING ALL SILT, AND FILLING IN CONTROLLED LIFTS TO PREVENT VOIDS OR EXCESSIVE SETTLING THAT COULD IMPACT BUILDING FOUNDATIONS.				
C - INTERIM	C1	DIVERSION BERM	D	INSTALL PER APWA DETAIL ESC-05
	C2	CURB INLET PROTECTION	D	INSTALL PER APWA DETAIL ESC-06
D - DISTURBED AREA STABILIZATION	D1	SEED, SOD AND STABILIZE ALL DISTURBED AREAS AND INSTALL ALL PLANTINGS PER SHEET C407		SEE SHEET C407 FOR DETAILS ON SOD AND PLANTINGS; SEED ALL OTHER DISTURBED AREAS
E - FINAL STABILIZATION	E1	SEED, SOD AND STABILIZE ALL DISTURBED AREAS BY REMOVAL OF SEDIMENT TRAPS		SEE SHEET C408 FOR DETAILS ON SOD AND PLANTINGS; SEED ALL OTHER DISTURBED AREAS

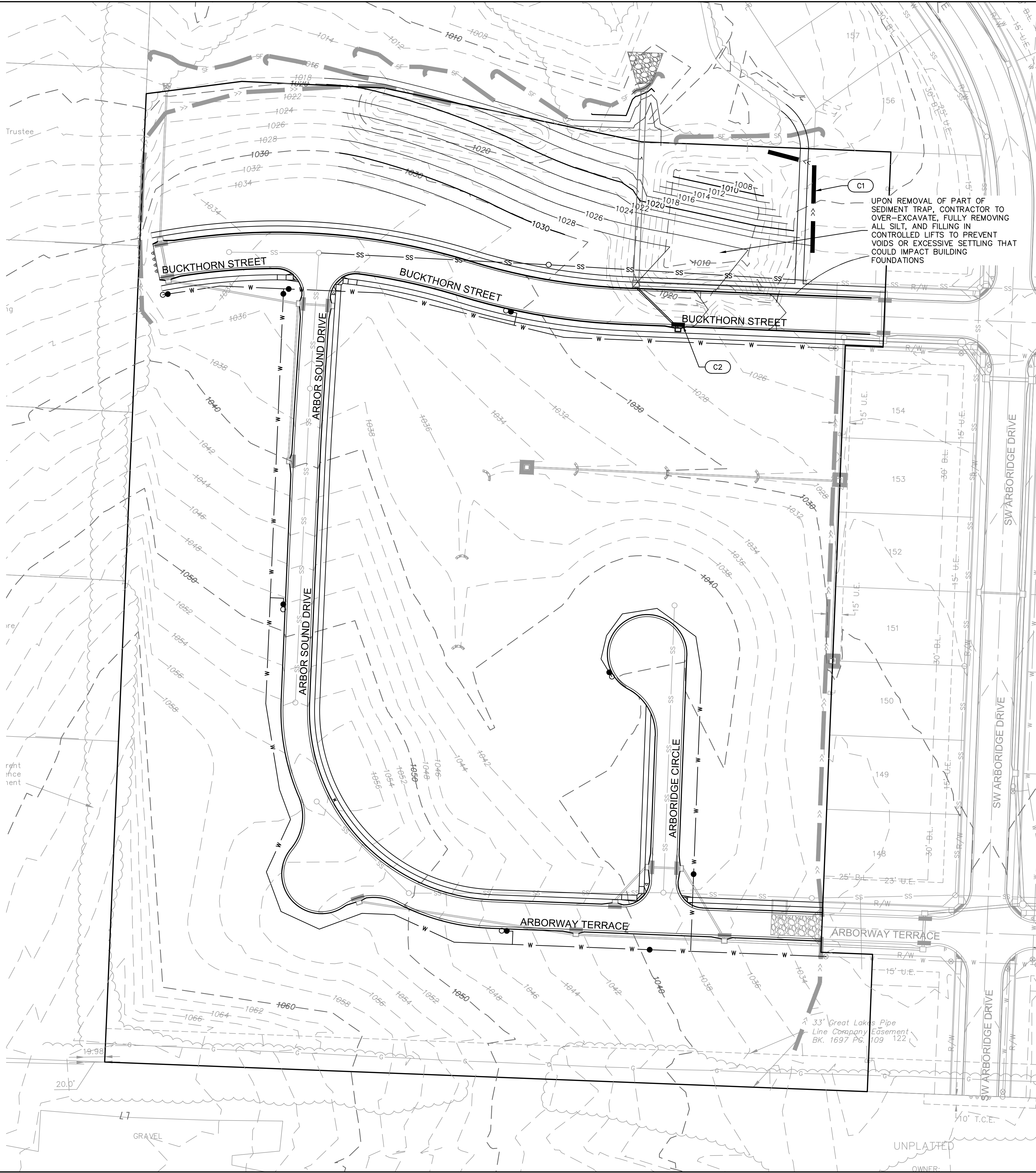
NOTE:
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LEGEND		
PHASE A-B	PHASE C	
		SILT FENCE
		STORM DRAIN INLET PROTECTION
		TEMPORARY DIVERSION BERM
		ROCK DITCH CHECK
		TEMPORARY STONE CONSTRUCTION ENTRANCE

WHERE SILT FENCE IS SPECIFIED, IT MAY BE REPLACED BY MULCH BERM OR WATTLES FILLED WITH MULCH AT THE CONTRACTOR'S DISCRETION.

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BY		REVISIONS	
REV. NO.	DATE	REVISIONS DESCRIPTION	
1	11/23/2020	REVISED PER CITY COMMENTS	

SITE DISTURBANCE PHASE C
SITE GRADING & SITE DISTURBANCE PLANS

HAWTHORN RIDGE
THIRD PLAT

LEE'S SUMMIT, MO

drawn by: OLS
checked by: BMW
approved by: BMW
QA/QC by: JES
project no.: A19-1605
drawing no.: C_ERC03_A191605
date: 10/02/2020

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EROSION CONTROL STAGING CHART				
PROJECT STAGE	EROSION CONTROL BMP REFERENCE NO.	BMP DESCRIPTION	REMOVE AFTER STAGE	NOTES:
A – PRE-MASS GRADING	A1	CONSTRUCTION ENTRANCE	D	INSTALL PER APWA DETAIL ESC-01
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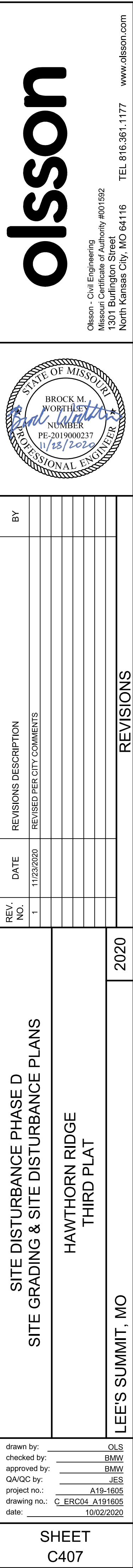
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SEED & MULCH NOTES:
SEEDING SHALL BE DONE BEFORE THE PROPOSED SEEDBED BECOMES ERODED, CRUSTED OVER, OR DRIED OUT AND SHALL NOT BE DONE WHEN THE GROUND IS FROZEN, OR COVERED WITH SNOW. THE SEED SHALL COMPLY WITH THE REQUIREMENTS OF THE MISSOURI SEED LAW AND THE FEDERAL SEED ACT. ALSO, IT SHALL CONTAIN NO SEED OF ANY PLANT ON THE FEDERAL NOXIOUS WEED LIST. OTHER WEED SEED SHALL NOT EXCEED ONE PERCENT BY WEIGHT OF MIX.

MIX I - RYE GRASS / BLUE GRASS -----100 LBS. PER ACRE
MIX II - TALL FESCUE / BLUE GRASS ----195 LBS. PER ACRE
FERTILIZER -----800 TO 1200 LBS. PER ACRE (25 LBS. PER 1000 SQ. FT.)

THE SITE DISTURBANCE PLANS INDICATES THE FINAL PLACEMENT OF EROSION CONTROL DEVICES. THE CONTRACTOR(S) MAY PROCEED WITH THE CONSTRUCTION PRIOR TO THE FINAL PLACEMENT OF THESE DEVICES BY PROVIDING ADDITIONAL DEVICES TO CONTROL EROSION ON THEIR ITEMS OF WORK. THESE DEVICES SHALL BE MAINTAINED UNTIL THE FINAL DEVICES ARE IN PLACE.

WHERE SILT FENCE IS SPECIFIED, IT MAY BE REPLACED BY MULCH BERM OR WATTLES FILLED WITH MULCH AT THE CONTRACTOR'S DISCRETION.



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XREFS: C_PTEBL_A191605

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SEED & FERTILIZER RATE:
MIX I – RYE GRASS / BLUE GRASS -----100 LBS. PER ACRE
MIX II – TALL FESCUE / BLUE GRASS -----195 LBS. PER ACRE
FERTILIZER -----800 TO 1200 LBS. PER ACRE (25 LBS. PER 1000 SQ. FT.)

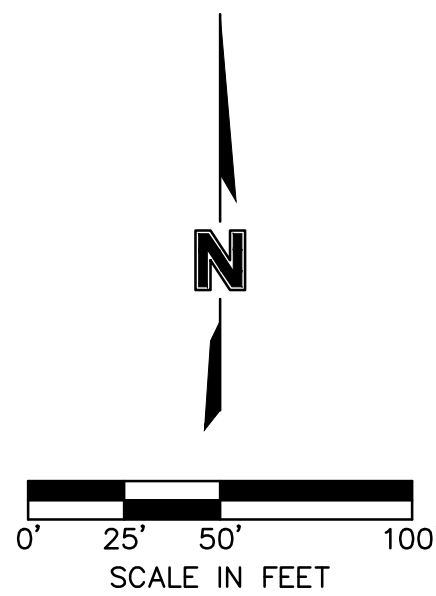
DURING THE DATES DECEMBER 15TH THROUGH MAY 31 ALL LIME, FERTILIZER, SEED, AND MULCH SHALL BE APPLIED TO FINISHED SLOPES OF DISTURBED AREAS. DURING THE MONTHS OF JUNE, JULY, OCTOBER, AND NOVEMBER 1ST THROUGH DECEMBER 15TH, LIME, FERTILIZER, SEED, AND MULCH SHALL BE APPLIED AT THE FOLLOWING RATES:
LIME – 100 % OF SPECIFIED QUANTITY
FERTILIZER – 75 % OF THE SPECIFIED QUANTITY
SEED – 50 % OF THE SPECIFIED QUANTITY
MULCH – 100 % OF THE SPECIFIED QUANTITY
MULCH SHALL BE VEGETATIVE TYPE, CEREAL STRAW FROM STALKS OF OATS, RYE, OR BARLEY, OR APPROVED EQUAL. THE STRAW SHALL BE FREE OF PROHIBITED WEED SEED AND RELATIVELY FREE OF ALL OTHER NOXIOUS AND UNDESIRABLE SEED. MULCH SHALL BE APPLIED AT THE RATE OF 2 TONS PER ACRE, (70 TO 90 LBS. PER 1000 SQ. FT.). MULCH SHALL BE EMBEDDED BY A MULCH ANCHORING TOOL OR DISK TYPE ROLLER HAVING FLAT SERRATED DISKS SPACED NOT MORE THAN 10 INCHES APART AND CLEANING SCRAPERS SHALL BE PROVIDED.

THE SITE DISTURBANCE PLANS INDICATES THE FINAL PLACEMENT OF EROSION CONTROL DEVICES. THE CONTRACTOR(S) MAY PROCEED WITH THE CONSTRUCTION PRIOR TO THE FINAL PLACEMENT OF THESE DEVICES BY PROVIDING ADDITIONAL DEVICES TO CONTROL EROSION ON THEIR ITEMS OF WORK. THESE DEVICES SHALL BE MAINTAINED UNTIL THE FINAL DEVICES ARE IN PLACE.

LEGEND		
PHASE A-D	PHASE E	
	↓ ↓ ↓	SEED & SOD

WHERE SILT FENCE IS SPECIFIED, IT MAY BE REPLACED BY MULCH BERM OR WATTLES FILLED WITH MULCH AT THE CONTRACTOR'S DISCRETION.

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STATE OF MISSOURI
BROCK M. WORTHLEY
Professional Engineer
PE-2019000237
1/18/2021

BY

REVISIONS DESCRIPTION
REVISED PER CITY COMMENTS

DATE
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SITE DISTURBANCE PHASE E
SITE GRADING & SITE DISTURBANCE PLANS
HAWTHORN RIDGE
THIRD PLAT

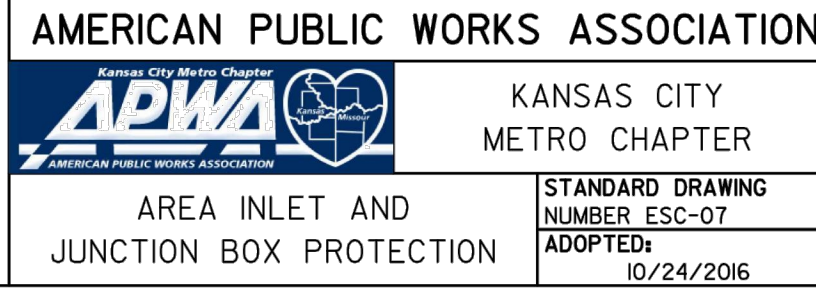
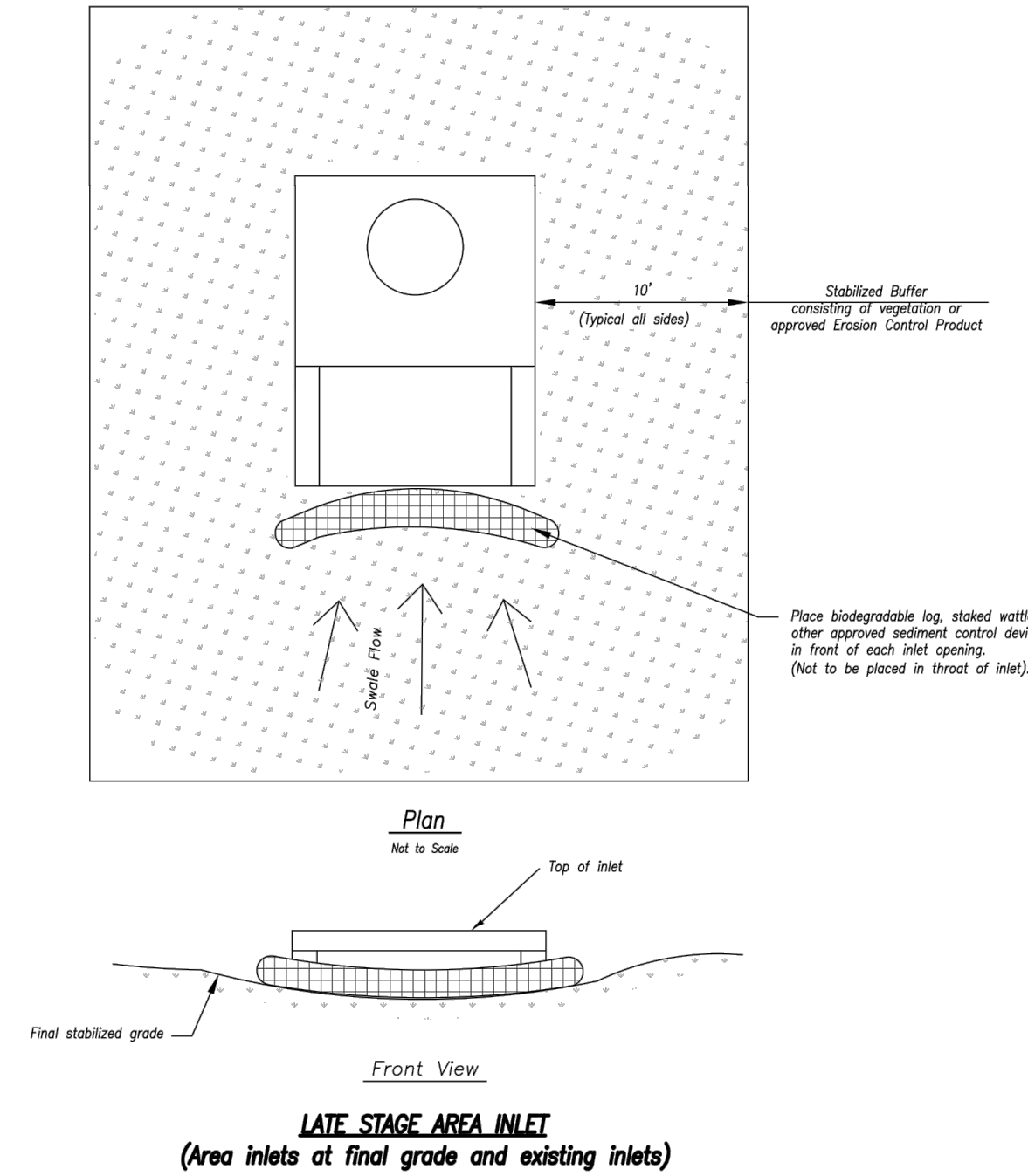
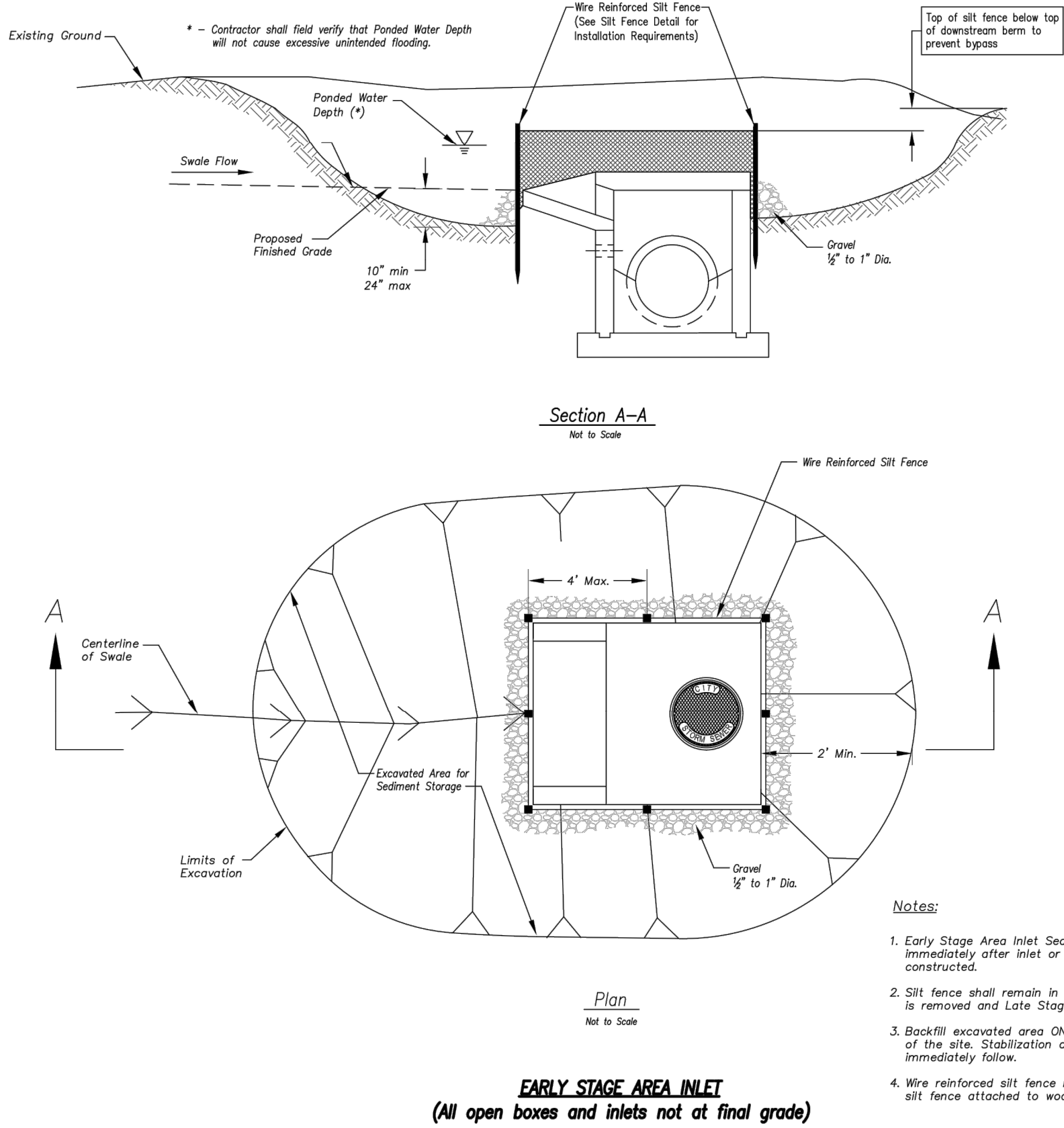
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LEE'S SUMMIT, MO

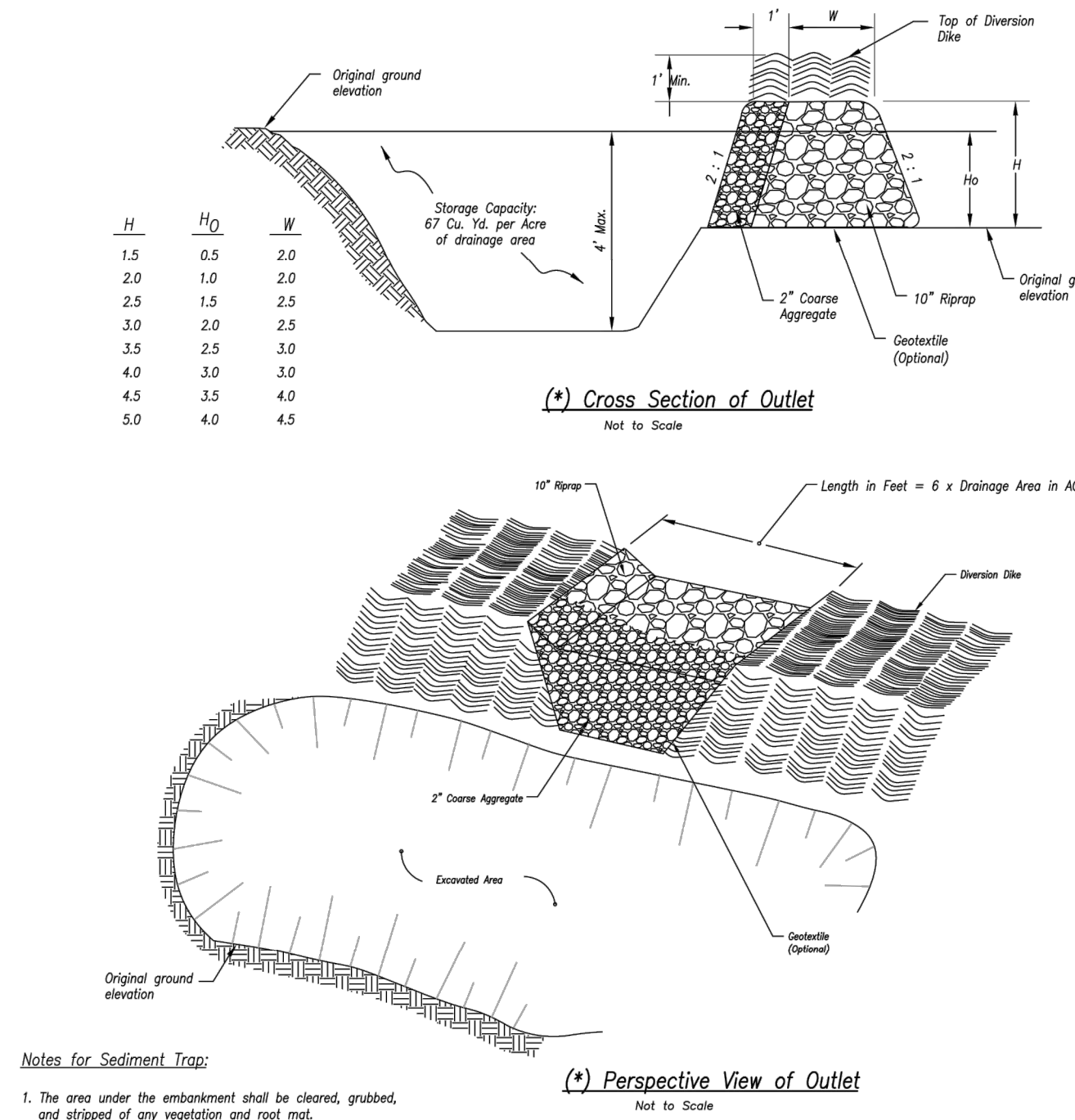
drawn by: OLS
checked by: BMW
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SHEET
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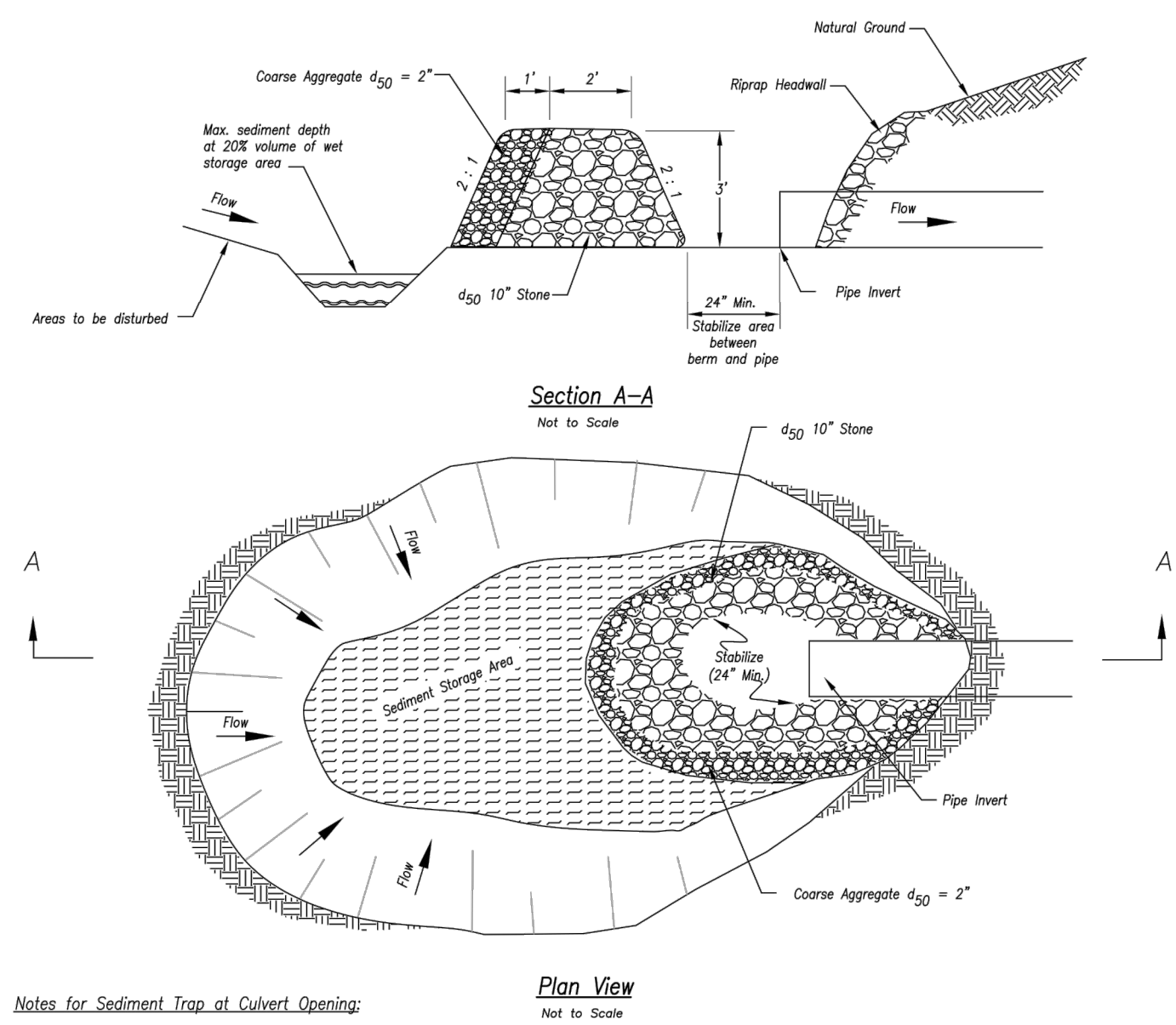




Modified from 2015 Overland Park Standard Details for Erosion and Sediment Control.

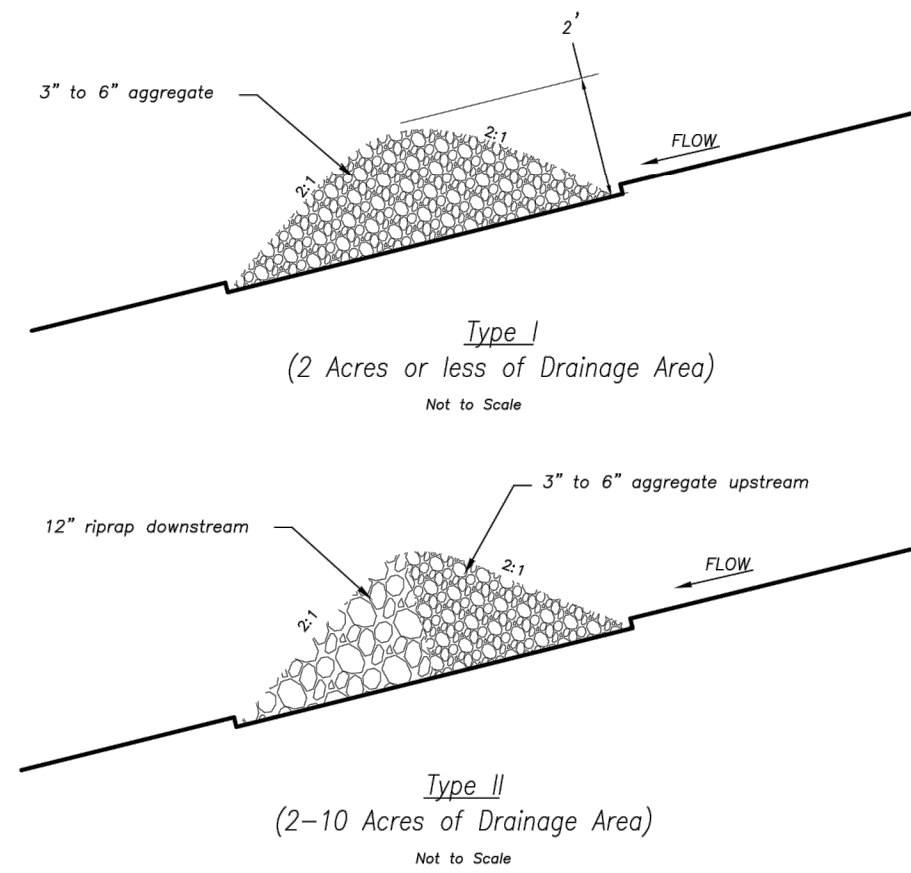
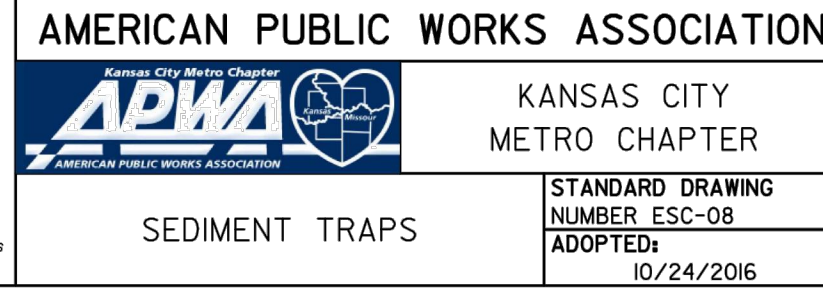


SEDIMENT TRAP



SEDIMENT TRAP AT CULVERT OPENING

Modified from 2015 Overland Park Standard Details for Erosion and Sediment Control.

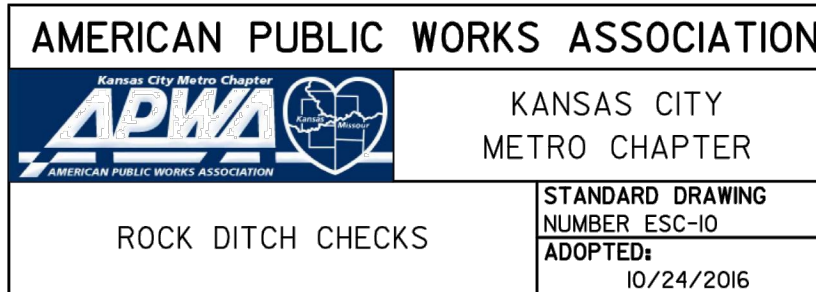
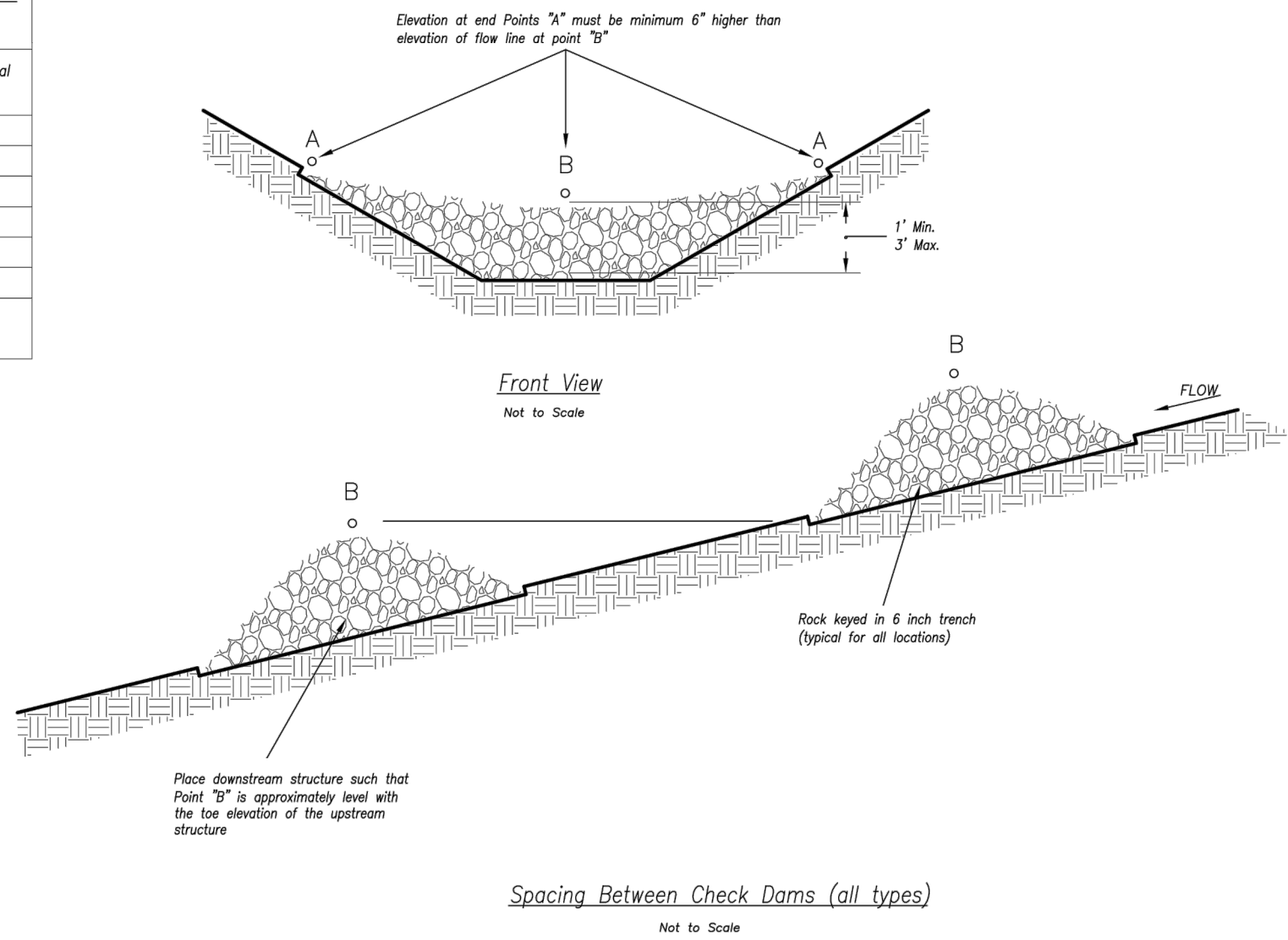


ROCK DITCH CHECK

Temporary Rock Ditch Check Spacing

Ditch Centerline Slope (%)	Spacing Interval (Feet)
5.0	60
6.0	50
7.0	43
8.0	36
9.0	33
10.0	29

Note: Use this spacing only for Rock Ditch Checks.



Modified from 2015 Overland Park Standard Details for Erosion and Sediment Control.

RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
02/10/2021

SITE DISTURBANCE DETAILS
SITE GRADING & SITE DISTURBANCE PLANS

HAWTHORN RIDGE
THIRD PLAT

LEE'S SUMMIT, MO

drawn by: OLS
checked by: BMW
approved by: BMW
QA/QC by: JES
project no.: A19-1605
drawing no.: C_DTL01_A191605
date: 10/22/2020

SHEET
C410

REVISIONS DESCRIPTION
REV. NO. DATE
11/23/2020

2020

BY
REVISOR
REVISIONS DESCRIPTION
REV. NO. DATE
11/23/2020



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Olsson - Civil Engineering
Missouri Certificate of Authority #001592
1301 Burlington Street
North Kansas City, MO 64116
TEL 816.361.1177
www.olson.com