

2911 NORTHEAST INDEPENDENCE AVE

CVR

LEGEND

| | |
|---|---|
| Proposed Line Types and Symbols shown. Existing Line Types and Symbols shall be the same, but screened, unless designated otherwise by the inclusion of a survey by others. | |
| ● Set Survey Monument | STH Storm Sewer Line |
| ■ Set Survey Monument (in concrete) | SM Storm Sewer Manhole |
| ○ Found Survey Monument | CI Curb Inlet |
| □ Found Survey Monument in Box | FI Field Inlet |
| (O.U.) Origin Unknown | JB Junction Box |
| ▽ Found Right-of-Way Marker | GI Grate Inlet |
| △ Control Point | GI (Round/Domed) Grate Inlet |
| ◆ Benchmark | ES End Section |
| ■ Set Hub | HW Headwall |
| — OHC — Overhead Utility Line(s) | DS Down Spout |
| — UGE — Underground Electric Line Marker | RD Roof Drain |
| — UGE — Underground Electric Line | CMP Corrugated Metal Pipe |
| — KCP&L — Underground KCP&L Line (e.g.) | CMA Corrugated Metal Arch Pipe |
| — U — Utility Pole | CPP Corrugated Plastic Pipe |
| — U — Utility Pole with Transformer | HDPE High Density Polyethylene Pipe |
| — U — Guy Anchor | RCAP Reinforced Concrete Pipe |
| — U — Utility Pole w/Light & arm | RCAP Reinforced Concrete Arch Pipe |
| — U — Street Light Pole w/ arm | RCB Reinforced Concrete Box |
| — U — Street Light Pole (14") | FES Flared End Section |
| — U — Electric Pedestal (above ground) | PCO Pipe Continues-Outlet or Source |
| — U — Electric Meter | ~ Not Found or Not Surveyed |
| — U — Electric Access Vault (underground) | |
| — U — Electric Access Box (mounted) | WF Wood Fence |
| — U — Electric Manhole | CL Chain Link Fence |
| — U — Electric Pull Box (underground) | WF Wire Fence (with or without barb) |
| — U — Transformer (pad mounted) | BF Barbed Wire Fence |
| — U — Yard Light | PF Plastic Fence |
| — U — Air Conditioner Unit | IM Iron or Metal Fence |
| — W — Water Line | GP Gate Post |
| — WS — Water Service Line | RW Retaining Wall |
| — U — Underground Water Line Marker | |
| — U — Water Valve | SP Single Pole Sign |
| — U — Fire Hydrant | SP Single Pole Sign |
| — U — Fire Hydrant Assembly | DP Double Pole Sign |
| — U — Water Meter | |
| — U — Water Manhole | RG Railroad Crossing Gate |
| — U — Water Vault (underground) | RS Railroad Switch Machine |
| — U — Sprinkler Control Box | RT Railroad Tracks |
| — U — Sprinkler Head | |
| — U — Yard Hydrant | WS Wheel Stop |
| — U — Backflow Valve (BFV) | ADA ADA Parking Stall |
| — U — Backflow Preventer (BFP) | ADA ADA Detection Warning Pad |
| — U — Blow-Off Assembly | |
| — GAS — Gas Line | B Bush |
| — GS — Gas Service Line | DT Deciduous Tree and Size (Scaled for Size) |
| — SPB — Underground Spire Line (e.g.) | CT Coniferous Tree and Size (Scaled for Size) |
| — U — Underground Gas Line Marker | TS Tree Stump |
| — U — Gas Manhole or Access Lid | FL Foliage Drip Line/Edge of Timber Hedge |
| — U — Gas Valve | |
| — U — Regulator Unit | CL Center Line |
| — U — Gas Meter | PL Property Line |
| — U — Casing Vent | R/W Right-of-Way Line |
| — U — Underground Pipe Line (High Capacity) | R= Radius |
| — U — Underground Pipe Line Marker | L= Arc Length |
| — UGT — Underground Telephone Line | CB Chord Bearing |
| — U — ATT — Underground AT&T Line (e.g.) | CD Chord Distance |
| — U — Underground Telephone Line Marker | Δ Interior Angle (Delta) |
| — U — Telephone Pedestal (above ground) | I.T.B. Initial Tangent Bearing |
| — U — Telephone Manhole | R/W Right-of-Way |
| — U — Telephone Access Vault (underground) | (M) Monumented |
| — U — Telephone Access Box (mounted) | (m) Measured |
| — FO — Underground Fiber Optic Line | (D) Deeded |
| — U — Underground Fiber Optic Line Marker | (P) Platted |
| — U — Fiber Optic Pedestal | (C) Calculated |
| — U — Fiber Optic Manhole | (CR) Calculated from Record Dimensions |
| — U — Fiber Optic Vault (underground) | (CW) Calculated from Found Monuments |
| — U — Fiber Optic Pedestal on top of Vault | (PR) Proportioned |
| — [36"] — Traffic Signal Post w/ Mast Arm | BK Book |
| — U — Pedestrian Signal Pole | PG. Page |
| — U — Traffic Control Manhole | DOC. Document Number |
| — U — Traffic Control Cabinet | INS. Instrument Number |
| — U — Traffic Control Vault (underground) | VOL. Volume |
| — UGTV — Underground Cable TV Line | ESMT. Easement |
| — U — SPC — Underground Spectrum Line (e.g.) | B/L Building Setback Line |
| — U — Underground Cable TV Marker | U/E Utility Easement |
| — U — Cable TV Pedestal (above ground) | D/E Drainage Easement |
| — U — Manhole-Unknown Purpose | ST/E Storm Sewer Easement |
| — U — Grease Trap Access Lid | S/E Sanitary Sewer Easement |
| — U — Monitoring Well | IE/E Ingress/Egress Easement |
| — U — Bore Hole | TC/E Temporary Construction Easement |
| — U — Fill Lid (for Underground Tank) | SQ. FT. Square Feet |
| — SAN — Sanitary Sewer Line | AC Acres |
| — SS — Sanitary Sewer Service Line | CY Cubic Yard |
| — SS — Sanitary Sewer Manhole | LF Linear Feet |
| — U — Clean-out | CO. Company |
| — VCP — Vitrified Clay Pipe | L/S Landscaping (Bushes, Trees, Flowers, Border, Mulch, any or all of them) |
| — DIP — Ductile Iron Pipe | ASPH Asphalt |
| — PC — Polyvinyl Chloride Pipe | CONC Concrete |
| — CIP — Cast Iron Pipe | COR Corner |
| — U — Underground Utility Line Marker | R.WALL Retaining Wall |
| — U — Metal Guard Rail or Handrail | STA Station |
| — U — Flag Pole | LT Left |
| — U — Satellite Dish | RT Right |
| — U — Mailbox | PI Point of Intersection |
| — U — Concrete or Metal Bollard | PC Point of Curve |
| — U — Wood Bollard or Wood Post | PT Point of Tangent |
| | NT Not To Scale |
| | NTS Not To Scale |

LEGAL DESCRIPTION

LOT 4C, STROTHER CROSSING, LOTS 4A-4C, A SUBDIVISION IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.

OIL/GAS WELL LOCATION NOTE

PER MO DNR ARC GIS SYSTEM NO OIL/GAS WELLS ARE ON THE SUBJECT PROPERTY.

GRADING NOTES

- Contractor shall obtain a copy of the Geotechnical Services Report for the project and be familiar with the existing conditions and recommendations contained in the report if such a report has been prepared.
- Contractor is responsible for any over excavation of existing unsuitable soils that will be required under building and pavement areas. Contractor shall perform over excavation of unsuitable soils as a part of this work.
- Contractor shall obtain soils suitable as structural fill from off-site sources. All borrow materials must be tested and approved by the Geotechnical Engineer prior to importing the soils to the project site.
- Contractor shall operate under the terms and permits included in the Stormwater Pollution Prevention Plan (SWPPP) prepared for this project and permitted through the State of Missouri. Contractor shall employ a qualified person to conduct regular inspections of the site erosion control measures and document such inspections in the SWPPP document maintained by the Contractor.
- All topsoil, vegetation, root structures, and deleterious materials shall be stripped from the ground surface prior to the placement of embankments. Contractor shall obtain the on-site geotechnical representative's acceptance of the existing ground surface materials and the proposed fill material prior to the placement of fill.
- All proposed contour lines and spot elevations shown are finish ground elevations. Contractor shall account for pavement depths, building pads, topsoil, etc when grading the site.
- All disturbed areas that are not to be paved (green spaces) shall be finish graded with a minimum of six inches of topsoil.
- All excavation and embankments shall comply with the recommendations provided by the geotechnical engineer.
- Prior to placing any concrete or asphalt pavement the contractor shall perform a proof roll of the pavement sub-grade with a fully loaded tandem axle dump truck. The proof roll shall be conducted in the presence of the on-site geotechnical representative. Areas that display rutting or pumping that are unsatisfactory to the geotechnical representative shall be re-worked and a follow-up proof roll shall be conducted prior to acceptance of the sub-grade for paving. The contractor may, at its own expense, stabilize the sub-grade using Class C fly ash or quicklime, as approved by the geotechnical engineer.
- Finished grades shall not be steeper than 3:1.
- All grading work shall be considered unclassified. No additional payments shall be made for rock excavation. Contractor shall satisfy himself as to any rock excavation required to accomplish the improvements shown hereon.
- A 2.0% maximum cross slope shall be maintained on all pedestrian sidewalks and paths.

FLOOD STATEMENT

The subject property lies within Flood Zone "X" (unshaded) (Areas determined to be outside the 0.2% annual chance floodplain.), as shown on the Jackson County, Kansas and Incorporated Areas Flood Insurance Rate Map (F.I.R.M.).

Map Number: 29095C0430G
Panel No: 417 of 625
Map Revised Date: January 20, 2017
NOTE: This statement is provided for informational purposes only and shall in no way constitute a basis for a flood certificate. No field work was performed to establish the boundaries of this zone. The information was derived by scaling the subject property on the above referenced map.

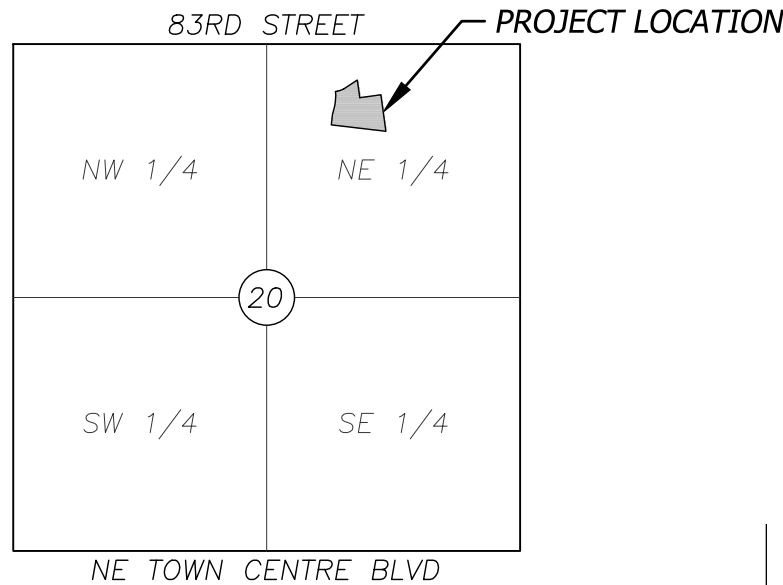
GENERAL NOTES

- All work in public easement and Right-of-Way shall be installed per the requirements and specifications of the City of Lee's Summit, Missouri.
- All existing topographic, survey, and utility information shown was provided to BHC in the form of an Topographic Survey prepared by Olsson and dated January 31, 2022. BHC makes no guaranties as to the accuracy of the existing information shown hereon. Contractors shall satisfy themselves as to the existing conditions of the site and have all utilities located prior to commencing construction.
- The Contractor shall be required to obtain all Federal, State, and Local permits required for this project prior to commencing construction.
- Any work adjacent to or crossing existing streets requires proper traffic control devices. Traffic control devices shall be placed in accordance with the Manual of Uniform Traffic Control Devices (MUTCD).
- The contractor shall be required to demolish, remove and dispose of all existing structures, pavements, and features as shown on the demolition plan to construct the improvements shown hereon. Any waste materials generated during construction shall be removed from the site by the Contractor and disposed of in accordance with all local, State, and Federal regulations governing such disposal.
- The contractor shall prevent any trash, debris, or liquid wastes from being disposed of in sanitary sewers, storm sewers, or open drainage systems.
- The Contractor shall be solely responsible to protect adjacent property, structures, and other improvements from damage during construction. In the event of damage to adjacent property, structures, or improvements, the contractor shall repair or replace such damage to the Owners's satisfaction at the Contractor's expense.
- Contractors at the site shall be solely responsible for jobsite safety for all aspects of work shown hereon.
- All work and materials used in the construction of the improvements shown hereon shall comply with all referenced standards, specifications, and plan notes.
- All buildings are shown as a reference only. All buildings shall be located and constructed per the Architectural drawings prepared by others.
- Contractor shall be responsible for contacting all utility companies for field locations of underground utilities affected by the contract. All existing utilities indicated on these plans are according to the best information available to the engineer; however, all utilities actually existing may not be shown. Utilities damaged through the negligence of the contractor to obtain the location of same shall be repaired or replaced at the expense of the contractor.
- Coordinate with facility representative as to when construction activities may be performed to work with the operations of the facility.
- Any and all hazards shall be properly identified and barricaded from access during all non-construction periods.
- All construction shall follow City of Lee's Summit's Design and Construction Manual.
- Third party inspection of the storm sewer is required, after inspection, provide documentation to the City of Lee's Summit, Missouri.
- Private Erosion & Sediment Control inspections are required in accordance with NPDES schedule and requirements. After inspections, provide the City of Lee's Summit, Missouri with reports and documentation.
- A Right-of-Way permit is required from the City of Lee's Summit, Missouri Public Works Department for any work within the public right-of-way.
- The contractor shall contract the City's Development Services Engineering Inspection to schedule a pre-construction meeting with an inspector prior to any land disturbance work at (816) 969-1200.

BENCHMARKS

OLSSON BENCHMARK
BENCHMARK NUMBER: 1536
ELEVATION= 979.78

LOCATED ON THE CURB INLET ON THE SOUTH SIDE OF THE STUB ROAD JUST NORTH OF THE NE INDEPENDENCE AVE & NE JONES INDUSTRIAL DRIVE INTERSECTION. BENCHMARK IS A SQUARE CUT IN THE SOUTH WEST CORNER OF THE BOX.



SECTION MAP

SCALE: 1" = 2000'
SECTION 20-T48N-R31W
LEE'S SUMMIT, MISSOURI

RELEASED FOR
CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022



K-1 Speed
Entertainment Complex

D4 Holdings

Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

| # | Revisions: |
|---|--------------------------|
| 1 | CITY COMMENTS 07/22/2022 |

Project #: 211107

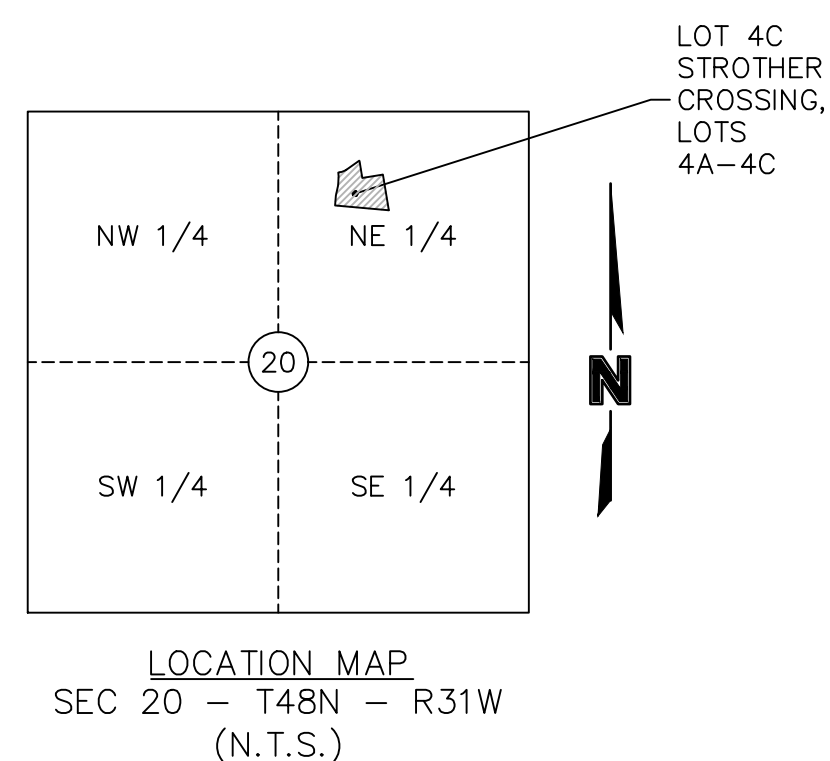
Final
Development Plans

June 21, 2022

GENERAL INFORMATION

C0.1

ALTA/NSPS LAND TITLE SURVEY OF
LOT 4C,
STROTHER CROSSING, LOTS 4A-4C
NE 1/4, SEC. 20 - T48N - R31W
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI



PROPERTY DESCRIPTION: AS PROVIDED BY CHICAGO TITLE
INSURANCE COMPANY

LOT 4C, STROTHER CROSSING, LOTS 4A-4C, A SUBDIVISION
IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING
TO THE RECORDED PLAT THEREOF.

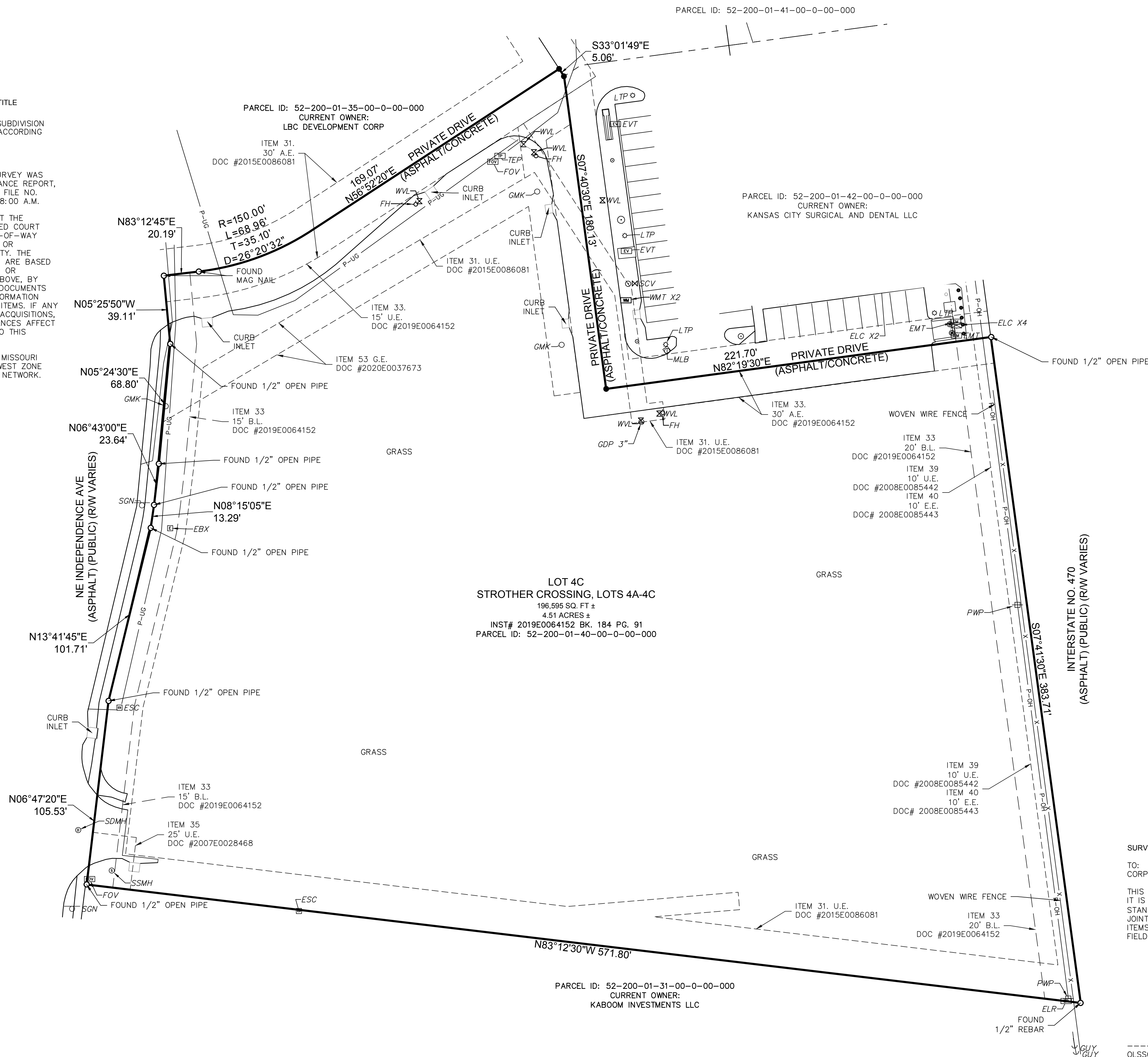
SURVEYORS NOTES:

1. PROPERTY INFORMATION REFERENCING THIS SURVEY WAS
TAKEN FROM THE COMMITMENT FOR TITLE INSURANCE REPORT,
ISSUED BY CHICAGO TITLE INSURANCE COMPANY. FILE NO.
KCC213290, EFFECTIVE DECEMBER, 30, 2021 AT 8:00 A.M.

NOTE: THIS SURVEYOR HAS MADE NO SEARCH AT THE COUNTY REGISTER OF DEEDS OFFICE OR SEARCHED COURT DOCUMENTS FOR EASEMENTS, VACATIONS, RIGHT-OF-WAY ACQUISITIONS, CONDEMNATIONS, COURT DECREES OR ENCUMBRANCES THAT MAY AFFECT THIS PROPERTY. THE AFORESAIDED ITEMS SHOWN HEREON, IF ANY, ARE BASED ENTIRELY UPON THE TITLE REPORT, COMMITMENT, OR OWNERSHIP AND ENCUMBRANCE REPORT CITED ABOVE, BY DOCUMENTS FOUND IN THIS FIRMS POSSESSION, DOCUMENTS OBTAINED FROM OTHER SOURCES, OR OTHER INFORMATION THAT IS BELIEVED TO BE KNOWN TO THE SURVEYOR. IF ANY OTHER EASEMENTS, VACATIONS, RIGHT-OF-WAY ACQUISITIONS, CONDEMNATIONS, COURT DECREES OR ENCUMBRANCES AFFECT THIS PROPERTY THEIR EXISTENCE IS UNKNOWN TO THIS SURVEYOR AND ARE THEREFORE NOT SHOWN.

2. BEARINGS USED HEREON ARE BASED ON THE MISSOURI
STATE PLANE COORDINATE SYSTEM, NAD 1983, WEST ZONE
WITH OBSERVATIONS FROM THE MODOT VRS GPS NETWORK

| LEGEND | |
|---------|------------------------|
| ○ FND | FOUND MONUMENT |
| ● SET | SET MONUMENT |
| A.E. | ACCESS EASEMENT |
| B.L. | BUILDING SETBACK |
| ⓔ EBX | ELECTRIC BOX |
| ⓔⓐ ELR | ELECTRIC RISER |
| ⓔⓐ ESC | ELECTRIC SECTIONALIZER |
| ⓔⓐ EVT | ELECTRIC VAULT |
| ⓔⓐ FOV | FIBER OPTIC VAULT |
| ⊖ FH | FIRE HYDRANT |
| G.E. | GAS EASEMENT |
| ◦ GMK | GAS MARKER |
| ○ GPD | GUARD POST |
| — GUY | GUY WIRE |
| ⊗ LTP | LIGHT POLE |
| Ⓞ MLB | MAILBOX |
| ⊖ FH | FIRE HYDRANT |
| — P—OH— | OVERHEAD POWER LINE |
| E.E. | POWER EASEMENT |
| Ⓢ PWP | POWER POLE |
| Ⓢ SSMH | SANITARY MANHOLE |
| ● SCO | SEWER CLEANOUT |
| ⊖ SGN | SIGN |
| Ⓢ SDMH | STORM SEWER MANHOLE |
| Ⓢ TP | TELEPHONE PEDESTAL |
| —P—UG— | UNDERGROUND POWER LINE |
| U.E. | UTILITY EASEMENT |
| Ⓢ VWL | WATER VALVE |



SURVEYORS CERTIFICATION:

TO: DH4 HOLDINGS, LLC , LBC DEVELOPMENT CORP., A MISSOURI CORPORATION, CHICAGO TITLE INSURANCE COMPANY:

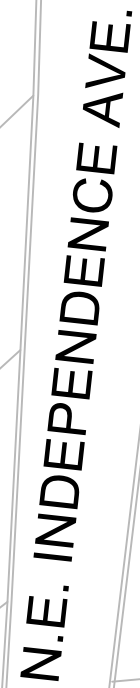
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2022 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7A, 8, 11A, AND 13 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON JANUARY 5, 2022.



**RELEASED FOR
CONSTRUCTION**
As Noted on Plans Review

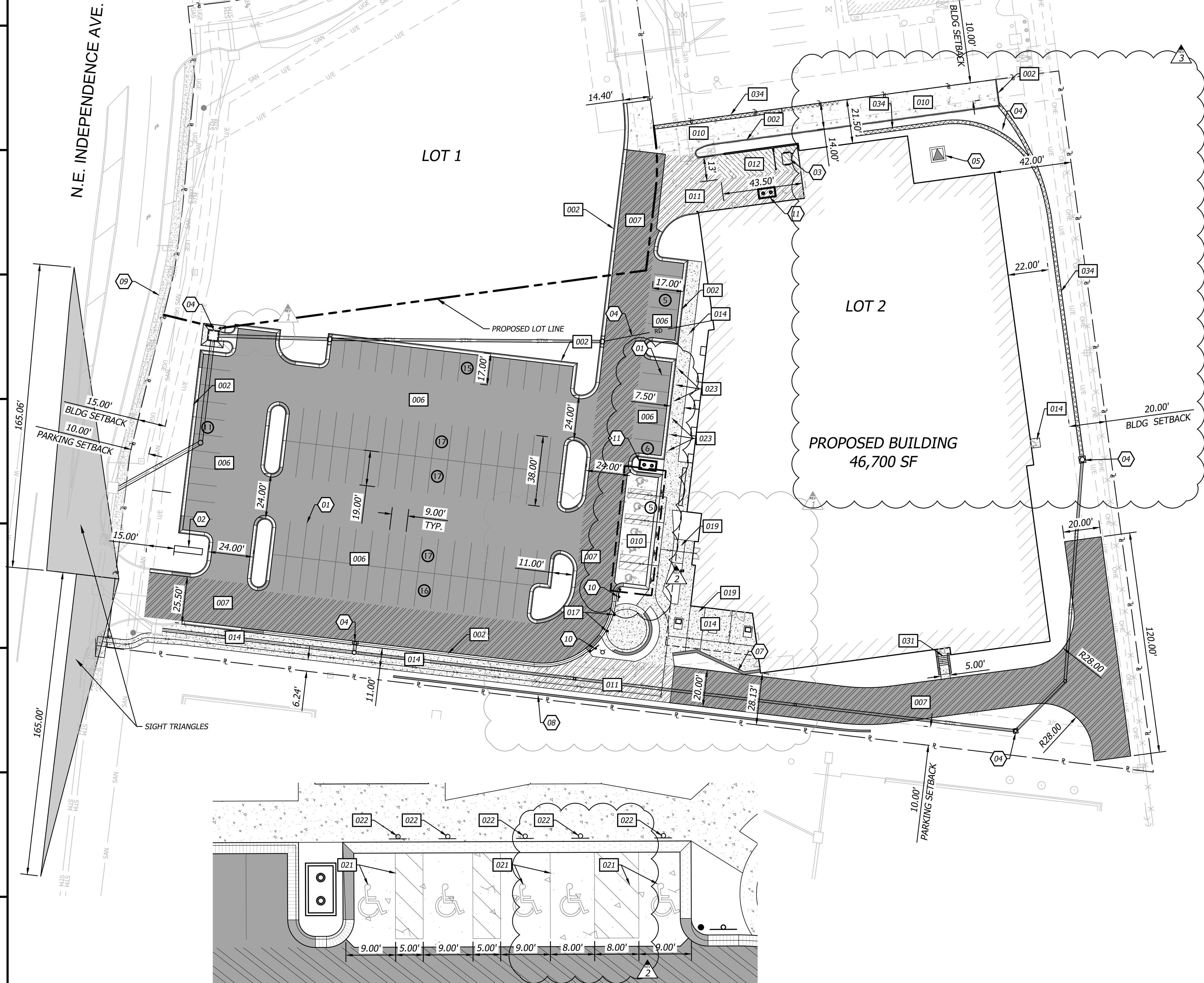
Development Services Department
Lee's Summit, Missouri
09/07/2022

OLSSON, MO CLS 366
JASON S. ROUDEBUSH, MO PLS 2002014092
JANUARY 13, 2022
JROUDEBUSH@OLSSON.COM



| SIGHT TRIANGLE FOR LEFT-HAND TURNS | | | | |
|------------------------------------|--------------------|--------------------|-------------------|--------------------------|
| DESIGN SPEED (MPH) | LENGTH OF LEG (FT) | APPROACH GRADE (%) | ADJUSTMENT FACTOR | FINAL LENGTH OF LEG (FT) |
| 35 | 165 | -0.91 | 1 | 165 |

| SIGHT TRIANGLE FOR RIGHT-HAND TURNS | | | | |
|-------------------------------------|--------------------|--------------------|-------------------|--------------------------|
| DESIGN SPEED (MPH) | LENGTH OF LEG (FT) | APPROACH GRADE (%) | ADJUSTMENT FACTOR | FINAL LENGTH OF LEG (FT) |
| 35 | 165 | 0.81 | 1 | 165 |



SITE DATA

| | | |
|-------------------------------------|--------------------|--------------------|
| SITE | | |
| SITE AREA: | 3.31 AC | 144,113 SF |
| IMPERVIOUS AREA: | 108,535 SF (75.3%) | |
| BUILDING | | |
| BUILDING LOT 2: | 46,700 SF (32.4%) | FAR .32 |
| PARKING | | |
| PARKING PROVIDED: | 110 STANDARD | 5 HANDICAP (2 VAN) |
| PARKING REQUIRED: | | |
| CUSTOMER & EMPLOYEE STALLS: | 89 | |
| (6/1000 SF NON-TRACK AREA - 14,830) | | |
| ADA STALLS: | 5 | |
| (BASED ON THE 110 STALLS) | | |

NOTE:

LOT 1 BY SEPARATE CONTRACT

ZONING

CP-2 (PLANNED GENERAL BUSINESS DISTRICT)

CONSTRUCTION NOTES

- LEAD FREE, WATER-BORNE EMULSION BASED TRAFFIC PAINT FOR PARKING LOT STRIPING (WHITE ON ASPHALT & YELLOW ON CONCRETE).
- PROPOSED MONUMENT SIGN; RE. ARCHITECTURAL PLANS.
- PROPOSED TRASH DUMPSTER; RE. ARCHITECTURAL PLANS.
- PROPOSED STORM SYSTEM; RE. SHEETS C6.2-####.
- PROPOSED TRANSFORMER PAD LOCATION; COORDINATE WITH EVERGY.
- PROPOSED SITE LIGHTING; RE. ELECTRICAL PLANS.
- RETAINING SEATING WALL; COORDINATE WITH LANDSCAPE & ARCHITECTURE. CONTRACTOR TO DESIGN BUILD.
- RETAINING WALL; CONTRACTOR TO DESIGN BUILD.
- EXISTING SIDEWALK.
- SIGNAGE - "FIRE LANE - NO PARKING"
- PROPOSED SANITARY STRUCTURES; RE. SHEET C5.1.

DETAILS

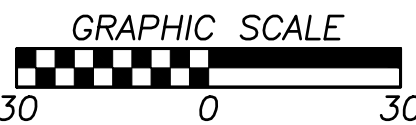
SEE CONSTRUCTION DETAILS - SHEETS C7.0-C7.8

- CONCRETE CURB & GUTTER; RE. LEGEND FOR TYPE
- MEDIUM DUTY ASPHALT PAVEMENT
- HEAVY DUTY ASPHALT PAVEMENT
- MEDIUM DUTY PCC PAVEMENT
- HEAVY DUTY PCC PAVEMENT
- CONCRETE DUMPSTER PAD
- CONCRETE SIDEWALK
- STEEL/CONCRETE BOLLARD
- SIDEWALK RAMP (PRIVATE)
- (ADA) HANDICAP PARKING STRIPING
- (ADA) HANDICAP PARKING SIGNAGE
- CONCRETE WHEEL STOP
- CONCRETE STAIRS
- CONCRETE VALLEY GUTTER

SITE LEGEND

- PROPOSED BUILDING
- FUTURE BUILDABLE AREA
- MEDIUM DUTY ASPHALT PAVEMENT
- HEAVY DUTY ASPHALT PAVEMENT
- MEDIUM DUTY PCC PAVEMENT
- HEAVY DUTY PCC PAVEMENT
- CONCRETE PAD
- CONCRETE SIDEWALK
- PARKING STALL COUNT
- CURB & NO GUTTER
- ROLLOVER CURB & GUTTER
- STANDARD CURB & GUTTER
- DRY CURB & GUTTER
- ZERO HEIGHT CURB
- TRANSITION CURB
- ACCESSIBLE ADA ROUTE
- RETAINING WALL

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Lee's Summit, Missouri
09/07/2022



K-1 Speed
Entertainment Complex

D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

| # | Revisions: |
|---|--------------------------|
| 1 | CITY COMMENTS 07/22/2022 |
| 2 | CITY COMMENTS 08/16/2022 |
| 3 | CITY COMMENTS 08/22/2022 |

Project #: 211107

Final
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June 21, 2022

SITE PLAN
C2.0

BHCR Project #: 033050



D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

| # | Revisions: |
|---|--------------------------|
| 2 | CITY COMMENTS 08/16/2022 |
| 3 | CITY COMMENTS 08/25/2022 |

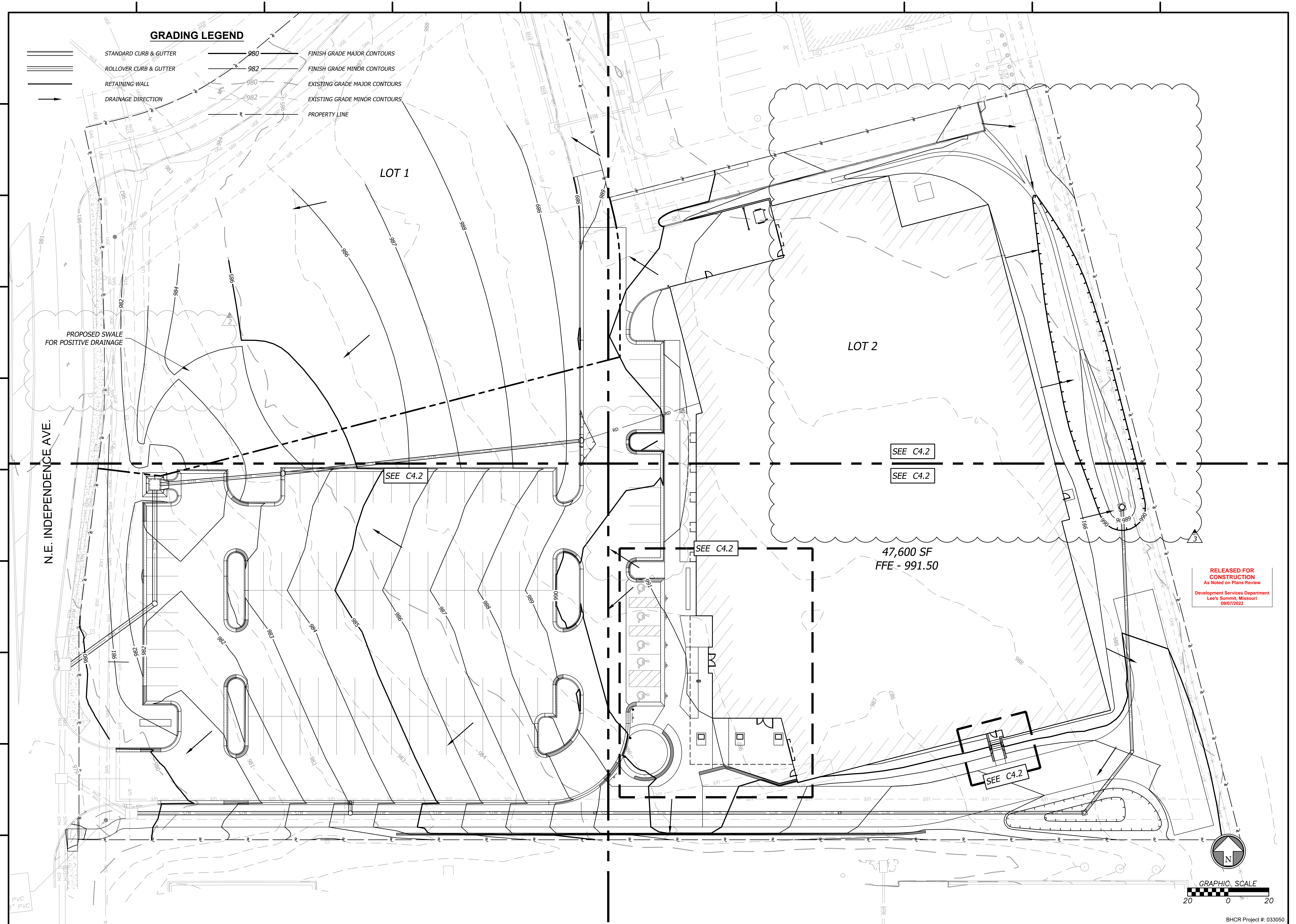
Project #: 211107

Final Development Plans

June 21, 2022

GRADING PLAN

C3.0



DETAILED GRADING LEGEND

0000.00 FG
0000.00 TC
0000.00 TP
0000.00 TW
0000.00 BW
0000.00 ME
0000.00 TE

FINISHED GRADE ELEVATION
TOP OF CURB ELEVATION
TOP OF PAVEMENT ELEVATION
FG @ TOP OF RETAINING WALL
FG @ BOTTOM OF RETAINING WALL
MATCH EXISTING GRADE
TOP ELEVATION OF STRUCTURE



K-1 Speed
Entertainment Complex

D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

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| 2 | CITY COMMENTS 08/09/2022 |

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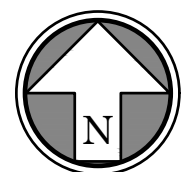
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DETAILED GRADING (SW)

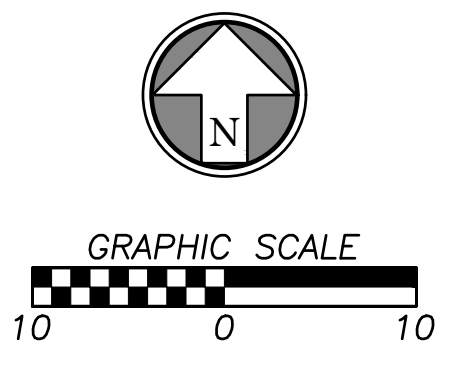
C3.1

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Development Services Department
Lee's Summit, Missouri
06/07/2022



GRAPHIC SCALE
10 0 10

BHCR Project #: 033050



| | |
|------------|-------------------------------|
| 0000.00 FG | FINISHED GRADE ELEVATION |
| 0000.00 TC | TOP OF CURB ELEVATION |
| 0000.00 TP | TOP OF PAVEMENT ELEVATION |
| 0000.00 TW | FG @ TOP OF RETAINING WALL |
| 0000.00 BW | FG @ BOTTOM OF RETAINING WALL |
| 0000.00 ME | MATCH EXISTING GRADE |
| 0000.00 TE | TOP ELEVATION OF STRUCTURE |



BHC
CIVIL ENGINEERING / SURVEYING / UTILITIES



D4 Holdings
Strother Crossing
2011 NIE Independence Avenue, Lee's Summit, MO 64063

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Development Services Department
Lee's Summit, Missouri
09/07/2022

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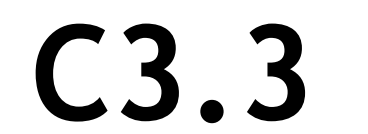
Final Development Plans

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DETAILED GRADING (SEE

C3.2

BHCR Project #: 033050



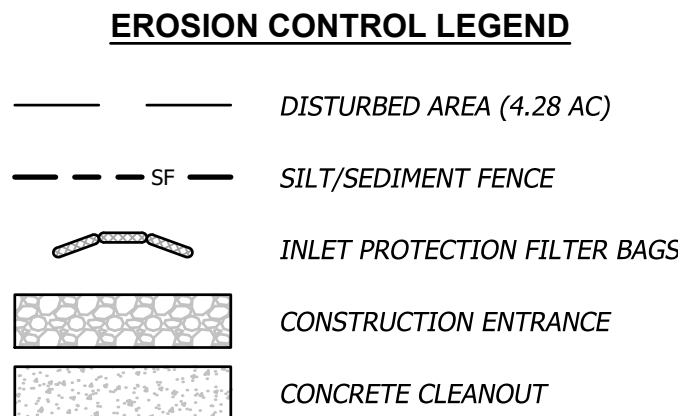


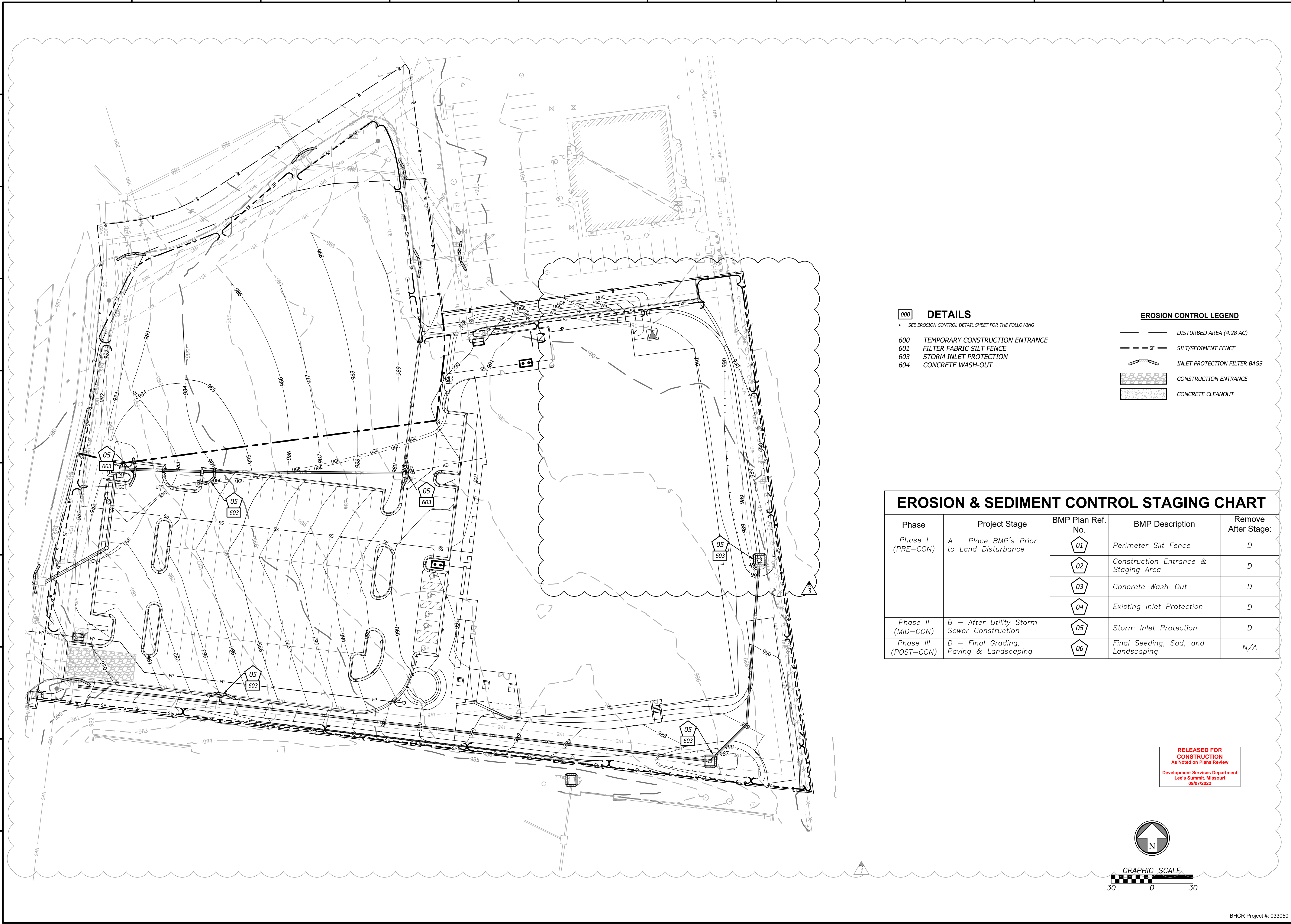
D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

June 21, 2022

C3.4







000 DETAILS

• SEE EROSION CONTROL DETAIL SHEET FOR THE FOLLOWING

- 600 TEMPORARY CONSTRUCTION ENTRANCE
- 601 FILTER FABRIC SILT FENCE
- 603 STORM INLET PROTECTION
- 604 CONCRETE WASH-OUT

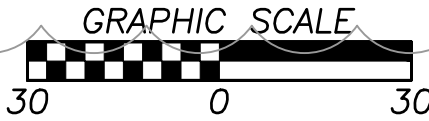
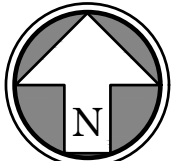
EROSION CONTROL LEGEND

- DISTURBED AREA (4.28 AC)
- SILT/SEDIMENT FENCE
- INLET PROTECTION FILTER BAGS
- CONSTRUCTION ENTRANCE
- CONCRETE CLEANOUT

EROSION & SEDIMENT CONTROL STAGING CHART

| Phase | Project Stage | BMP Plan Ref. No. | BMP Description | Remove After Stage: |
|-------------------------|--|-------------------|--------------------------------------|---------------------|
| Phase I (PRE-CON) | A – Place BMP's Prior to Land Disturbance | 01 | Perimeter Silt Fence | D |
| | | 02 | Construction Entrance & Staging Area | D |
| | | 03 | Concrete Wash-Out | D |
| | | 04 | Existing Inlet Protection | D |
| Phase II (MID-CON) | B – After Utility Storm Sewer Construction | 05 | Storm Inlet Protection | D |
| Phase III (POST-CON) | D – Final Grading, Paving & Landscaping | 06 | Final Seeding, Sod, and Landscaping | N/A |

RELEASED FOR
CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022



**K-1 Speed
Entertainment Complex**

D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

| # | Revisions: |
|---|--------------------------|
| 1 | CITY COMMENTS 07/22/2022 |
| 2 | CITY COMMENTS 08/25/2022 |

Project #: 211107

Final
Development Plans

June 21, 2022

MID-CONSTRUCTION
EROSION CONTROL PLAN







C4.1

SAI
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Kansas City, Missouri • Omaha, Nebraska
888-756-1958
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BHC
CIVIL ENGINEERING / SURVEYING / UTILITIES

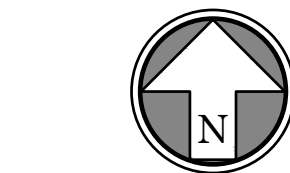
AUSTIN K. LANGE
NUMBER
PE-2021029127
08/25/2022
PROFESSIONAL ENGINEER



| EROSION & SEDIMENT CONTROL STAGING CHART | | | | |
|--|--|---|--------------------------------------|---------------------|
| Phase | Project Stage | BMP Plan Ref. No. | BMP Description | Remove After Stage: |
| Phase I (PRE-CON) | A – Place BMP's Prior to Land Disturbance |  | Perimeter Silt Fence | D |
| | |  | Construction Entrance & Staging Area | D |
| | |  | Concrete Wash-Out | D |
| | |  | Existing Inlet Protection | D |
| Phase II (MID-CON) | B – After Utility Storm Sewer Construction |  | Storm Inlet Protection | D |
| Phase III (POST-CON) | D – Final Grading, Paving & Landscaping |  | Final Seeding, Sod, and Landscaping | N/A |

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Development Services Department
Lee's Summit, Missouri
09/07/2022



GRAPHIC SCALE

A horizontal number line with tick marks at -30, 0, and 30. The segment from -30 to 0 is filled with a black and white checkerboard pattern. The segment from 0 to 30 is filled with a solid black pattern.

BHCR Project #: 033050

K-1 Speed Entertainment Complex

D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

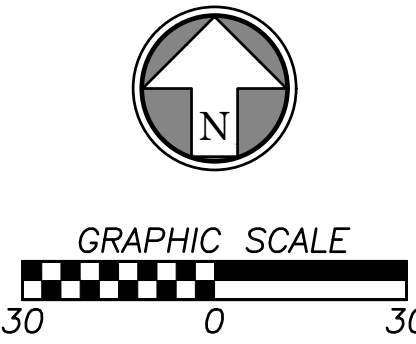
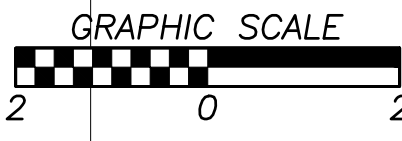
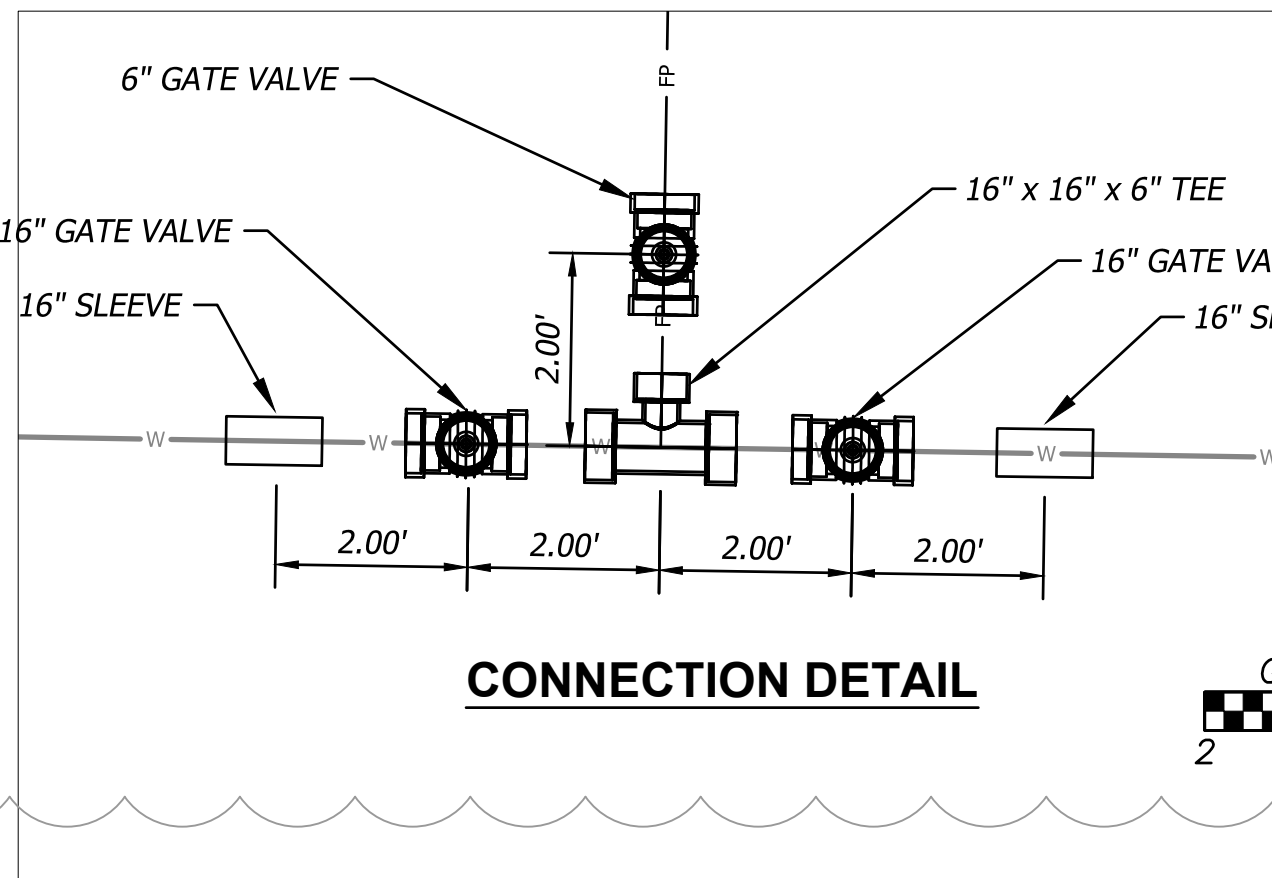
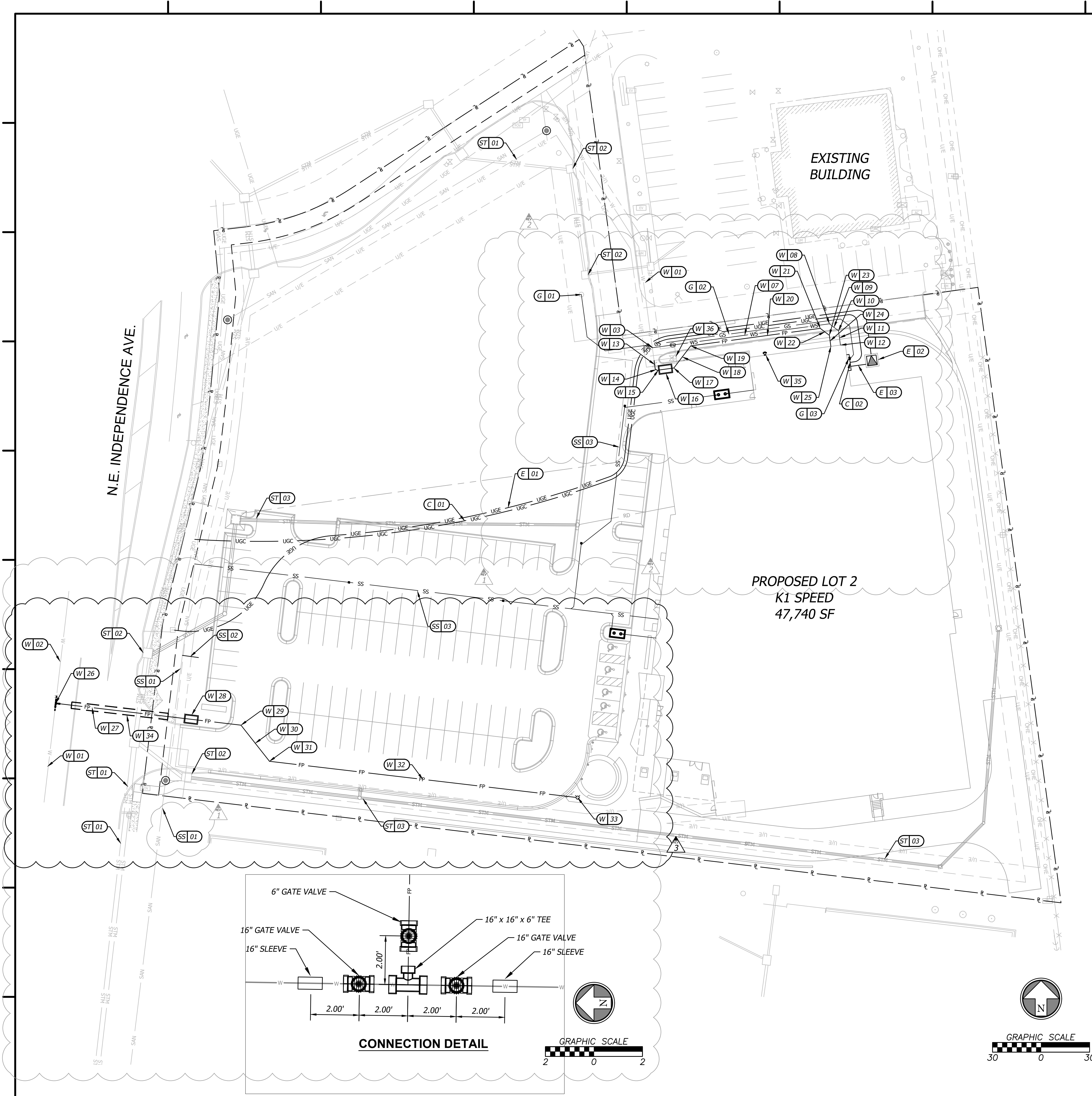
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**Final
Development Plans**

June 21, 2022

POST-CONSTRUCTION EROSION CONTROL PLAN

C4.2



CONSTRUCTION NOTES

- W - WATER SERVICE INFORMATION - CITY OF LEE'S SUMMIT
- 01 EXISTING 6" WATER MAIN LINE, CONTRACTOR TO VERIFY LOCATION AND DEPTH.
 - 02 EXISTING 16" WATER MAIN LINE, CONTRACTOR TO VERIFY LOCATION AND DEPTH.
 - 03 2" TAPPING SLEEVE AND 2" TAPPING VALVE TO BE INSTALLED ON EXISTING 6" WATER MAIN. CONTRACTOR TO EXCAVATE TAP HOLE.
 - 04 NOT USED.
 - 05 NOT USED.
 - 06 NOT USED.
 - 07 INSTALL 110.5 LF OF 2.5" DOMESTIC WATER LINE.
 - 08 INSTALL 2.5" 45° BEND.
 - 09 INSTALL 7.0 LF OF 2.5" DOMESTIC WATER LINE.
 - 10 INSTALL 2.5" 45° BEND.
 - 11 INSTALL 9.0 LF OF 2.5" DOMESTIC WATER LINE.
 - 12 CONNECT DOMESTIC SERVICE LINE TO BUILDING PLUMBING; RE. PLUMBING PLANS.
 - 13 CONNECT 6" FIRE PROTECTION LINE & INSTALL 5.5 LF OF 6" FIRE PROTECTION LINE AT EXISTING WATER VALVE; COORDINATE WITH CITY OF LEE'S SUMMIT WATER DIVISION.
 - 14 INSTALL 2 x 6" 45° BEND WITH 1.0 LF SEPARATION BETWEEN BENDS.
 - 16 INSTALL 1.0 LF OF 6" FIRE PROTECTION LINE.
 - 16 INSTALL 8.5 LF OF 6" FIRE PROTECTION LINE & ONE BACKFLOW PREVENTION DEVICE; SEE DETAIL WAT-12 IN LEE'S SUMMIT WATER MAIN STANDARD DETAILS.
 - 17 INSTALL 6" 45° BEND.
 - 18 INSTALL 17.0 LF OF 6" FIRE PROTECTION LINE.
 - 19 INSTALL 6" 45° BEND.
 - 20 INSTALL 81.0 LF OF 6" FIRE PROTECTION LINE.
 - 21 INSTALL 6" 45° BEND.
 - 22 INSTALL 7.0 LF OF 6" FIRE PROTECTION LINE.
 - 23 INSTALL 6" 45° BEND.
 - 24 INSTALL 7.0 LF OF 6" FIRE PROTECTION LINE.
 - 25 CONNECT FIRE PROTECTION LINE TO BUILDING PLUMBING; RE. PLUMBING PLANS.
 - 26 INSTALL 16"x16"x6" TEE, SEE CONNECTION DETAIL.
 - 27 INSTALL 115.5 LF OF 6" FIRE PROTECTION LINE.
 - 28 BACKFLOW PREVENTION DEVICE; SEE DETAIL WAT-12 IN LEE'S SUMMIT WATER MAIN STANDARD DETAILS.
 - 29 INSTALL 6" 45° BEND.
 - 30 INSTALL 28.5 LF OF 6" FIRE PROTECTION LINE.
 - 31 INSTALL 6" 45° BEND.
 - 32 INSTALL 189.5 LF OF 6" FIRE PROTECTION LINE.
 - 33 INSTALL FIRE HYDRANT.
 - 34 60.0 LF BORING FOR PROPOSED 6" LINE.
 - 35 BUILDING MOUNTED FDC.
 - 36 EXISTING FIRE HYDRANT; DO NOT DISTURB.

- E - ELECTRIC SERVICE INFORMATION - EVERGY
- 01 CONTRACTOR TO INSTALL PRIMARY UNDERGROUND ELECTRIC SERVICE FROM EXISTING ELECTRIC STRUCTURE TO TRANSFORMER PAD.
 - 02 PROPOSED TRANSFORMER PAD.
 - 03 CONTRACTOR TO INSTALL SECONDARY UNDERGROUND ELECTRIC SERVICE LINE FROM PROPOSED TRANSFORMER TO BUILDING

- C - COMMUNICATION SERVICE INFORMATION - AT&T
- 01 CONTRACTOR TO INSTALL COMMUNICATION CONDUIT W/ PULL WIRE FROM THE BUILDING TO THE CONNECTION AT COMMUNICATION BOX; COORDINATE W/ COMMUNICATION UTILITY PROVIDER.
 - 02 CONNECT COMMUNICATIONS CONDUITS TO BUILDING; REFER TO: ELECTRICAL PLAN.

- G - GAS SERVICE INFORMATION - MISSOURI GAS ENERGY
- 01 EXISTING GAS STRUCTURE.
 - 02 INSTALL 215 LF GAS SERVICE LINE.
 - 03 GAS CONNECTION TO BLDG.

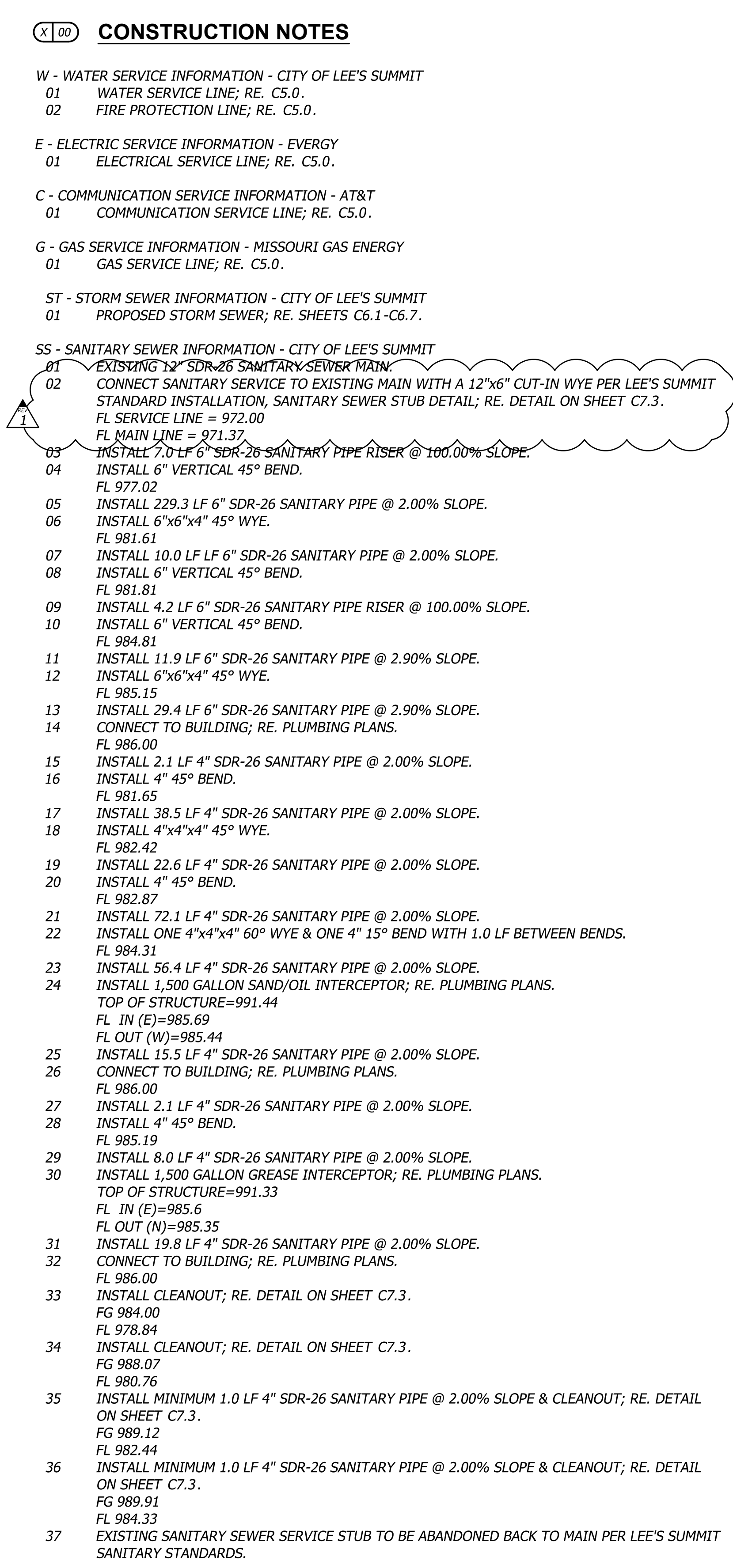
- ST - STORM SEWER INFORMATION - CITY OF LEE'S SUMMIT
- 01 EXISTING STORM SEWER LINE.
 - 02 EXISTING CURB INLET.
 - 03 PROPOSED STORM SEWER; RE. SHEETS C6.1-####.

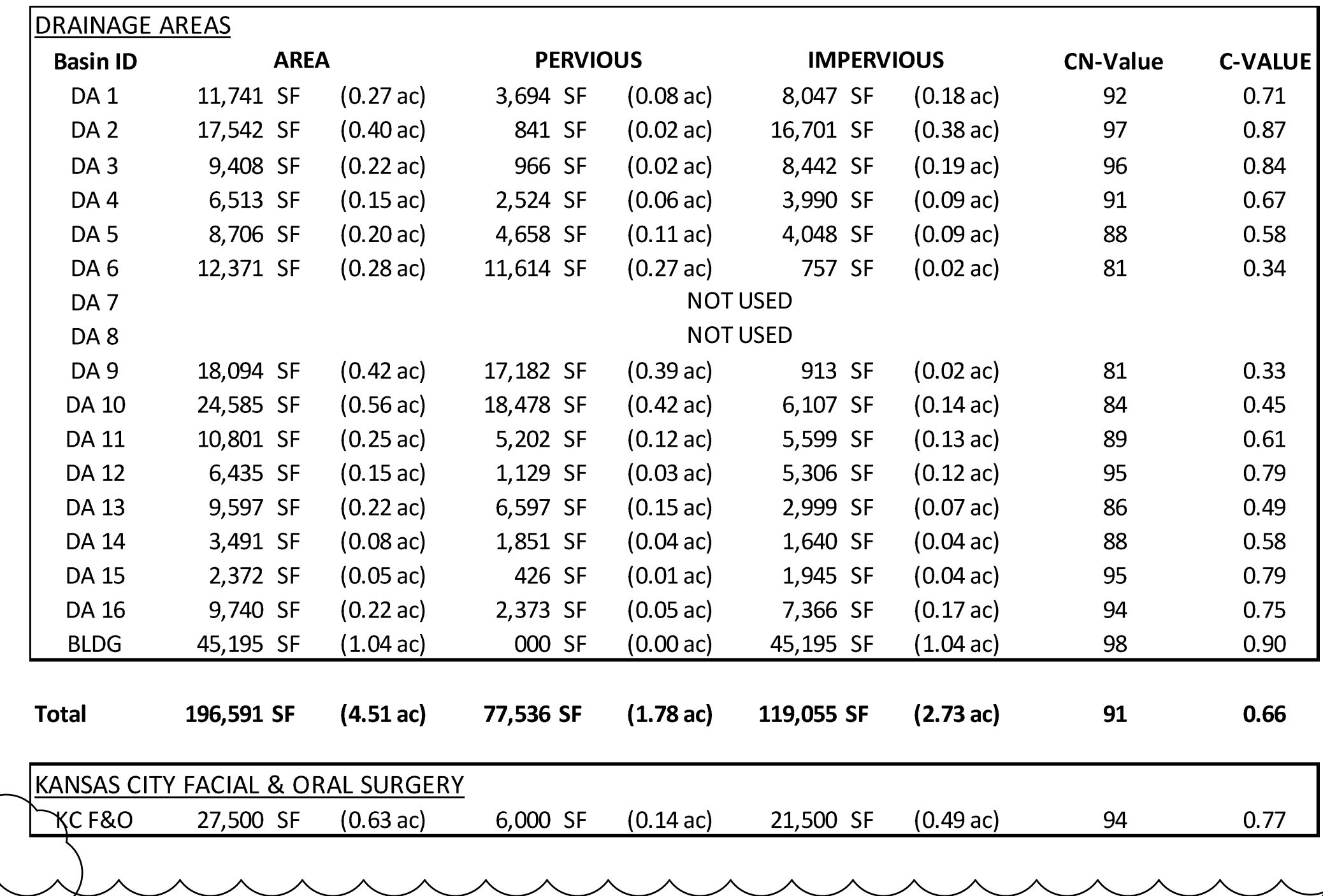
- SS - SANITARY SEWER INFORMATION - CITY OF LEE'S SUMMIT
- 01 EXISTING SANITARY SEWER MAIN.
 - 02 EXISTING SANITARY SEWER SERVICE STUB TO BE ABANDONED BACK TO MAIN PER LEE'S SUMMIT SANITARY STANDARDS.
 - 03 PROPOSED SANITARY SERVICE; RE. SHEET C5.1.

UTILITY NOTES

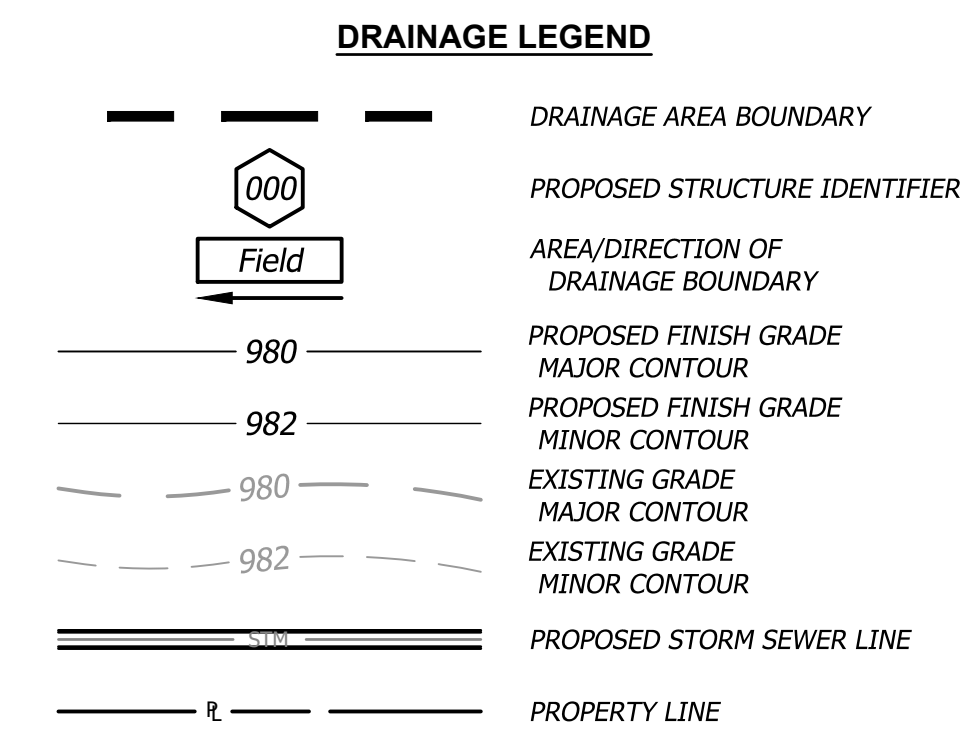
- Contractor shall refer to all specifications, guidelines, and installation drawings from City of Lee's Summit Water, Stormwater, Sanitary, Missouri Gas Energy, AT&T, & Evergy for the installation of all service lines.
- Contractor to ensure 6" minimum separation between utilities at crossings. Contractor to call civil if any conflicts between utilities are found.
- Fire Line Notes:
 - 3.1. All private fire lines shall be installed in accordance with NFPA 24, and other applicable codes and standards.
 - 3.2. Contact the fire department to schedule inspections prior to private fire lines being backfilled.
 - 3.3. Contact the fire department to witness scheduled hydrostatic tests and flushes of private fire lines.

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CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022



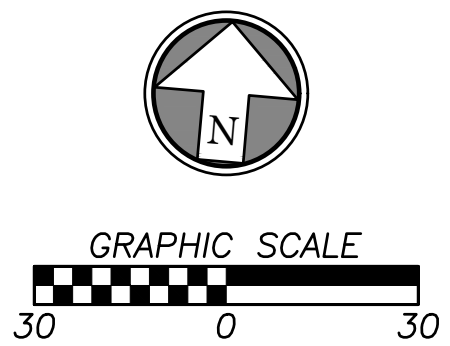


| DRAINAGE AREAS | | | | | | | | | |
|-----------------------------------|------------|-----------|-----------|-----------|------------|------------|----|----------|---------|
| Basin ID | | AREA | | PERVIOUS | | IMPERVIOUS | | CN-Value | C-VALUE |
| DA 1 | 11,741 SF | (0.27 ac) | 3,694 SF | (0.08 ac) | 8,047 SF | (0.18 ac) | 92 | 0.71 | |
| DA 2 | 17,542 SF | (0.40 ac) | 841 SF | (0.02 ac) | 16,701 SF | (0.38 ac) | 97 | 0.87 | |
| DA 3 | 9,408 SF | (0.22 ac) | 966 SF | (0.02 ac) | 8,442 SF | (0.19 ac) | 96 | 0.84 | |
| DA 4 | 6,513 SF | (0.15 ac) | 2,524 SF | (0.06 ac) | 3,990 SF | (0.09 ac) | 91 | 0.67 | |
| DA 5 | 8,706 SF | (0.20 ac) | 4,658 SF | (0.11 ac) | 4,048 SF | (0.09 ac) | 88 | 0.58 | |
| DA 6 | 12,371 SF | (0.28 ac) | 11,614 SF | (0.27 ac) | 757 SF | (0.02 ac) | 81 | 0.34 | |
| DA 7 | NOT USED | | | | | | | | |
| DA 8 | NOT USED | | | | | | | | |
| DA 9 | 18,094 SF | (0.42 ac) | 17,182 SF | (0.39 ac) | 913 SF | (0.02 ac) | 81 | 0.33 | |
| DA 10 | 24,585 SF | (0.56 ac) | 18,478 SF | (0.42 ac) | 6,107 SF | (0.14 ac) | 84 | 0.45 | |
| DA 11 | 10,801 SF | (0.25 ac) | 5,202 SF | (0.12 ac) | 5,599 SF | (0.13 ac) | 89 | 0.61 | |
| DA 12 | 6,435 SF | (0.15 ac) | 1,129 SF | (0.03 ac) | 5,306 SF | (0.12 ac) | 95 | 0.79 | |
| DA 13 | 9,597 SF | (0.22 ac) | 6,597 SF | (0.15 ac) | 2,999 SF | (0.07 ac) | 86 | 0.49 | |
| DA 14 | 3,491 SF | (0.08 ac) | 1,851 SF | (0.04 ac) | 1,640 SF | (0.04 ac) | 88 | 0.58 | |
| DA 15 | 2,372 SF | (0.05 ac) | 426 SF | (0.01 ac) | 1,945 SF | (0.04 ac) | 95 | 0.79 | |
| DA 16 | 9,740 SF | (0.22 ac) | 2,373 SF | (0.05 ac) | 7,366 SF | (0.17 ac) | 94 | 0.75 | |
| BLDG | 45,195 SF | (1.04 ac) | 000 SF | (0.00 ac) | 45,195 SF | (1.04 ac) | 98 | 0.90 | |
| Total | 196,591 SF | (4.51 ac) | 77,536 SF | (1.78 ac) | 119,055 SF | (2.73 ac) | 91 | 0.66 | |
| KANSAS CITY FACIAL & ORAL SURGERY | | | | | | | | | |
| KC F&O | 27,500 SF | (0.63 ac) | 6,000 SF | (0.14 ac) | 21,500 SF | (0.49 ac) | 94 | 0.77 | |



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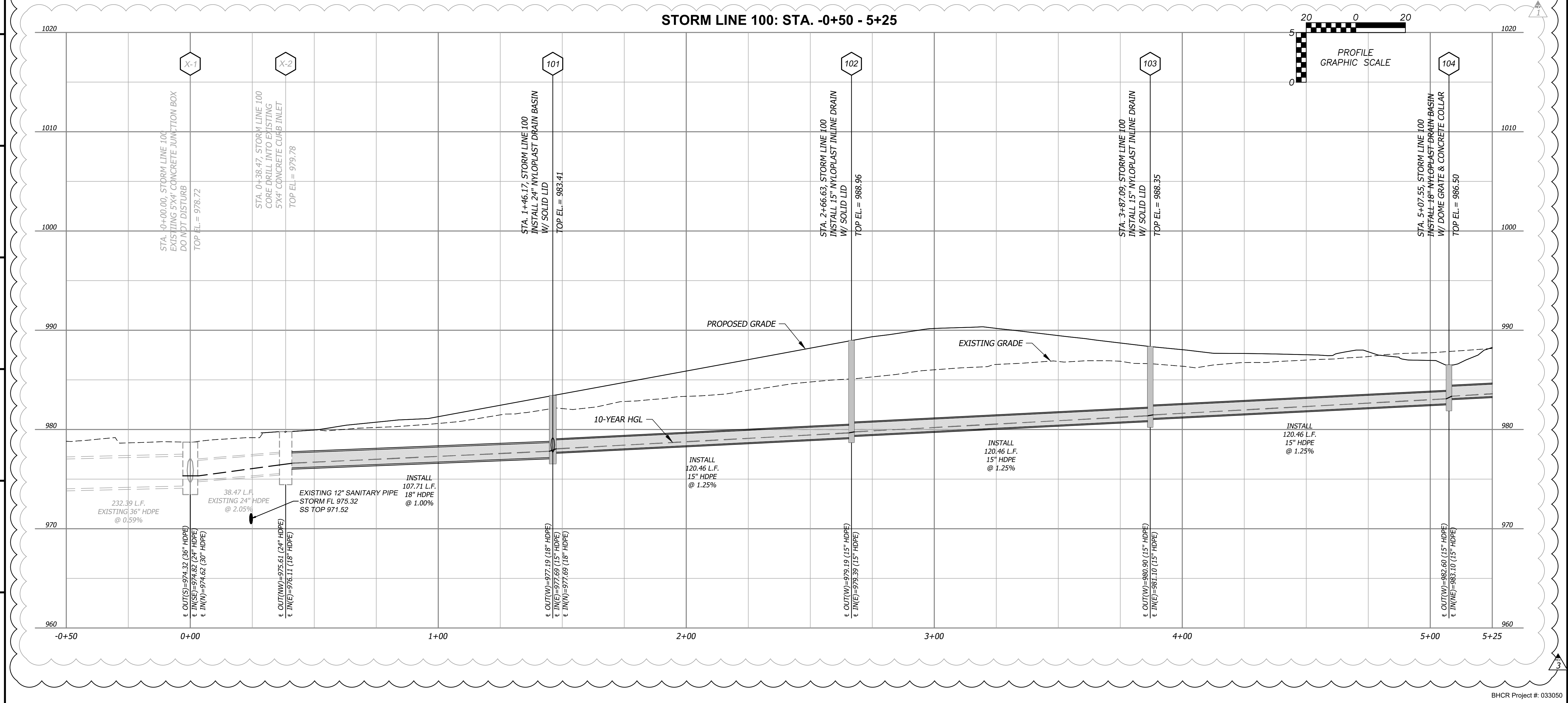
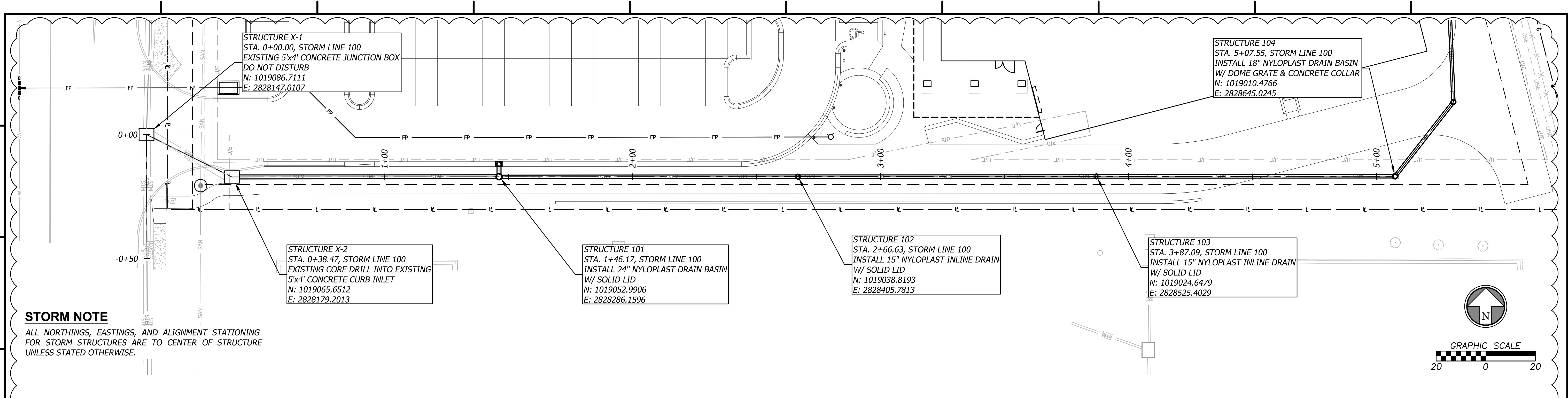
**Development Services Department
Lee's Summit, Missouri
09/07/2022**



| Runoff Calculations - 10 - Year Storm Event | | | | | | | | | | | | | | | Pipe Properties | | | | | | | | | | | | | | | | | | | | | |
|---|--------------|-----------|---------------------|------------|-----|-----------|-----------------|---------------|-----------|-----------|-----------------|-----------------|-----------------|--------|-----------------|------------|-----------|-----------|-------------------|--------|---------|---------------|--------|---------|-------------------------|-----------|--------|--|--|--|--|--|--|--|--|--|
| Inlet # | Area (acres) | "C" Value | Cumul. Area (acres) | Cumul. CxA | Tc | Intensity | Runoff To Inlet | Cumul. Runoff | Pipe Cap. | Pipe Vel. | Up Piped Inlets | Up Piped Inlets | Up Area (acres) | Up CxA | Up Inlet | Down Inlet | Pipe Type | "n" Value | Pipe Size | Length | Slope % | Drop In Inlet | FL Up | FL Down | Inlet Top | HGL Elev. | | | | | | | | | | |
| LINE 100 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-2 | 0.40 | 0.87 | 1.10 | 0.74 | 7.1 | 6.83 | 2.38 | 5.08 | 35.09 | 11.17 | 201 | | 0.00 | 0.00 | X-2 | X-1 | HDPE | 0.012 | 24 | 38.47 | 2.05 | 0.50 | 975.61 | 974.82 | DS TAILWATER @ STR #X-1 | | FREE | | | | | | | | | |
| 101 | 0.00 | 0.00 | 0.70 | 0.40 | 6.8 | 6.90 | 0.00 | 2.73 | 11.38 | 6.44 | | | 0.22 | 0.18 | 101 | X-2 | HDPE | 0.012 | 18 | 107.71 | 1.00 | 0.50 | 977.19 | 976.11 | 983.42 | | 976.55 | | | | | | | | | |
| 102 | 0.00 | 0.00 | 0.48 | 0.21 | 6.5 | 6.98 | 0.00 | 1.47 | 7.82 | 6.38 | | | 0.00 | 0.00 | 102 | 101 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 979.19 | 977.69 | 988.96 | | 979.76 | | | | | | | | | |
| 103 | 0.00 | 0.00 | 0.48 | 0.21 | 6.2 | 7.05 | 0.00 | 1.49 | 7.82 | 6.38 | | | 0.00 | 0.00 | 103 | 102 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 980.90 | 979.39 | 988.39 | | 981.47 | | | | | | | | | |
| 104 | 0.20 | 0.58 | 0.48 | 0.21 | 5.8 | 7.13 | 0.83 | 1.51 | 7.82 | 6.38 | | | 0.00 | 0.00 | 104 | 103 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.50 | 982.60 | 981.10 | 986.50 | | 983.18 | | | | | | | | | |
| 105 | 0.00 | 0.00 | 0.28 | 0.10 | 5.7 | 7.15 | 0.00 | 0.68 | 7.86 | 6.40 | | | 0.00 | 0.00 | 105 | 104 | HDPE | 0.012 | 15 | 38.06 | 1.26 | 0.50 | 983.58 | 983.10 | 989.03 | | 983.96 | | | | | | | | | |
| 106 | 0.28 | 0.34 | 0.28 | 0.10 | 5.4 | 7.24 | 0.69 | 0.69 | 7.03 | 5.73 | | | 0.00 | 0.00 | 106 | 105 | HDPE | 0.012 | 15 | 120.53 | 1.01 | 0.50 | 985.30 | 984.08 | 988.00 | | 985.68 | | | | | | | | | |
| LINE 200 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 201 | 0.22 | 0.84 | 0.22 | 0.18 | 5.0 | 6.83 | 1.26 | 1.26 | 15.89 | 8.99 | | | 0.00 | 0.00 | 201 | 101 | HDPE | 0.012 | Drop in Inlet 101 | | 0.50 | N/A | 977.79 | 977.69 | 983.01 | | 978.28 | | | | | | | | | |
| LINE 300 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 301 | 0.00 | 0.00 | 1.94 | 1.62 | 5.5 | 6.83 | 0.00 | 11.09 | 29.10 | 9.26 | | | 0.00 | 0.00 | 301 | X-3 | HDPE | 0.012 | 24 | 53.34 | 1.41 | 0.50 | 975.95 | 975.20 | DS TAILWATER @ STR #X-3 | | FREE | | | | | | | | | |
| 302 | 0.51 | 0.81 | 1.94 | 1.62 | 5.4 | 6.90 | 2.85 | 11.20 | 28.16 | 8.96 | | | 0.00 | 0.00 | 302 | 301 | HDPE | 0.012 | 24 | 58.50 | 1.32 | 0.50 | 977.22 | 976.45 | 980.60 | | 978.68 | | | | | | | | | |
| 303 | 0.24 | 0.63 | 1.43 | 1.21 | 5.3 | 6.98 | 1.05 | 8.44 | 18.38 | 10.40 | | | 0.00 | 0.00 | 303 | 302 | HDPE | 0.012 | 18 | 63.24 | 2.61 | 0.25 | 979.37 | 977.72 | 983.11 | | 980.77 | | | | | | | | | |
| 304 | 1.19 | 0.89 | 1.19 | 1.06 | 5.0 | 7.05 | 7.47 | 7.47 | 12.04 | 9.81 | | | 0.00 | 0.00 | 304 | 303 | HDPE | 0.012 | 15 | 147.90 | 2.96 | N/A | 984.00 | 979.62 | 988.79 | | 985.43 | | | | | | | | | |
| LINE X | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-6 | 0.05 | 0.77 | 0.89 | 0.69 | 5.2 | 6.83 | 0.26 | 4.74 | 6.89 | 5.62 | | | 0.00 | 0.00 | X-6 | X-5 | HDPE | 0.012 | 15 | 67.31 | 0.97 | 0.20 | 985.01 | 984.36 | DS TAILWATER @ STR #X-5 | | FREE | | | | | | | | | |
| X-7 | 0.84 | 0.78 | 0.84 | 0.66 | 5.0 | 6.90 | 4.52 | 4.52 | 6.38 | 5.20 | | | 0.00 | 0.00 | X-7 | X-6 | HDPE | 0.012 | 15 | 66.15 | 0.83 | N/A | 985.76 | 985.21 | 989.06 | | 986.82 | | | | | | | | | |

| Runoff Calculations - 25 - Year Storm Event | | | | | | | | | | | | | | Pipe Properties | | | | | | | | | | | | | | | | | |
|---|--------------|-----------|---------------------|------------|-----|-----------|-----------------|---------------|-----------|-----------|-----------------|-----------------|-----------------|-----------------|----------|------------|-----------|-----------|-----------|--------|---------|---------------|--------|---------|-------------------------|-----------|--------|--------|--|--|--|
| Inlet # | Area (acres) | "C" Value | Cumul. Area (acres) | Cumul. CxA | Tc | Intensity | Runoff To Inlet | Cumul. Runoff | Pipe Cap. | Pipe Vel. | Up Piped Inlets | Up Piped Inlets | Up Area (acres) | Up CxA | Up Inlet | Down Inlet | Pipe Type | "n" Value | Pipe Size | Length | Slope % | Drop In Inlet | FL Up | FL Down | Inlet Top | HGL Elev. | | | | | |
| LINE 100 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-2 | 0.40 | 0.87 | 1.10 | 0.74 | 7.1 | 7.92 | 3.03 | 6.49 | 35.09 | 11.17 | 201 | | 0.00 | 0.00 | X-2 | X-1 | HDPE | 0.012 | 24 | 38.47 | 2.05 | 0.50 | 975.61 | 974.82 | DS TAILWATER @ STR #X-1 | | FREE | | | | |
| 101 | 0.00 | 0.00 | 0.70 | 0.40 | 6.8 | 8.00 | 0.00 | 3.48 | 11.38 | 6.44 | | | 0.22 | 0.18 | 101 | X-2 | HDPE | 0.012 | 18 | 107.71 | 1.00 | 0.50 | 977.19 | 976.11 | 983.42 | | 976.68 | | | | |
| 102 | 0.00 | 0.00 | 0.48 | 0.21 | 6.5 | 8.08 | 0.00 | 1.88 | 7.82 | 6.38 | | | 0.00 | 0.00 | 102 | 101 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 979.19 | 977.69 | 988.96 | | 979.84 | | | | |
| 103 | 0.00 | 0.00 | 0.48 | 0.21 | 6.2 | 8.16 | 0.00 | 1.90 | 7.82 | 6.38 | | | 0.00 | 0.00 | 103 | 102 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 980.90 | 979.39 | 988.39 | | 981.55 | | | | |
| 104 | 0.20 | 0.58 | 0.48 | 0.21 | 5.8 | 8.24 | 1.05 | 1.91 | 7.82 | 6.38 | | | 0.00 | 0.00 | 104 | 103 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.50 | 982.60 | 981.10 | 986.50 | | 983.25 | | | | |
| 105 | 0.00 | 0.00 | 0.28 | 0.10 | 5.7 | 8.27 | 0.00 | 0.87 | 7.86 | 6.40 | | | 0.00 | 0.00 | 105 | 104 | HDPE | 0.012 | 15 | 38.06 | 1.26 | 0.50 | 983.58 | 983.10 | 989.03 | | 984.01 | | | | |
| 106 | 0.28 | 0.34 | 0.28 | 0.10 | 5.4 | 8.36 | 0.88 | 0.88 | 7.03 | 5.73 | | | 0.00 | 0.00 | 106 | 105 | HDPE | 0.012 | 15 | 120.53 | 1.01 | 0.50 | 985.30 | 984.08 | 988.00 | | 985.73 | | | | |
| LINE 200 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 201 | 0.22 | 0.84 | 0.22 | 0.18 | 5.0 | 7.92 | 1.61 | 1.61 | 15.89 | 8.99 | | | 0.00 | 0.00 | 201 | 101 | HDPE | 0.012 | 18 | 5.12 | 1.95 | 0.50 | N/A | 977.79 | 977.69 | 983.01 | | 978.35 | | | |
| LINE 300 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 301 | 0.00 | 0.00 | 1.94 | 1.62 | 5.5 | 7.92 | 0.00 | 14.15 | 29.10 | 9.26 | | | 0.00 | 0.00 | 301 | X-3 | HDPE | 0.012 | 24 | 53.34 | 1.41 | 0.50 | 975.95 | 975.20 | DS TAILWATER @ STR #X-3 | | FREE | | | | |
| 302 | 0.51 | 0.81 | 1.94 | 1.62 | 5.4 | 8.00 | 3.63 | 14.28 | 28.16 | 8.96 | | | 0.00 | 0.00 | 302 | 301 | HDPE | 0.012 | 24 | 58.50 | 1.32 | 0.50 | 977.22 | 976.45 | 980.60 | | 978.89 | | | | |
| 303 | 0.24 | 0.63 | 1.43 | 1.21 | 5.3 | 8.08 | 1.34 | 10.76 | 18.38 | 10.40 | | | 0.00 | 0.00 | 303 | 302 | HDPE | 0.012 | 18 | 63.24 | 2.61 | 0.25 | 979.37 | 977.72 | 983.11 | | 980.99 | | | | |
| 304 | 1.19 | 0.89 | 1.19 | 1.06 | 5.0 | 8.16 | 9.51 | 9.51 | 12.04 | 9.81 | | | 0.00 | 0.00 | 304 | 303 | HDPE | 0.012 | 15 | 147.90 | 2.96 | N/A | 984.00 | 979.62 | 988.79 | | 985.67 | | | | |
| LINE X | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-6 | 0.05 | 0.77 | 0.89 | 0.69 | 5.2 | 7.92 | 0.34 | 6.05 | 6.89 | 5.62 | | | 0.00 | 0.00 | X-6 | X-5 | HDPE | 0.012 | 15 | 67.31 | 0.97 | 0.20 | 985.01 | 984.36 | DS TAILWATER @ STR #X-5 | | FREE | | | | |
| X-7 | 0.84 | 0.78 | 0.84 | 0.66 | 5.0 | 8.00 | 5.76 | 5.76 | 6.38 | 5.20 | | | 0.00 | 0.00 | X-7 | X-6 | HDPE | 0.012 | 15 | 66.15 | 0.83 | N/A | 985.76 | 985.21 | 989.06 | | 986.98 | | | | |

| Runoff Calculations - 100 - Year Storm Event | | | | | | | | | | | | | | | Pipe Properties | | | | | | | | | | | | | | | | | | | |
|--|--------------|-----------|---------------------|------------|-----|-----------|-----------------|---------------|-----------|-----------|-----------------|-----------------|-----------------|--------|-----------------|------------|-----------|-----------|-----------|--------|---------|---------------|--------|---------|-------------------------|-----------|--------|--|--|--|--|--|--|--|
| Inlet # | Area (acres) | "C" Value | Cumul. Area (acres) | Cumul. CxA | Tc | Intensity | Runoff To Inlet | Cumul. Runoff | Pipe Cap. | Pipe Vel. | Up Piped Inlets | Up Piped Inlets | Up Area (acres) | Up CxA | Up Inlet | Down Inlet | Pipe Type | "n" Value | Pipe Size | Length | Slope % | Drop In Inlet | FL Up | FL Down | Inlet Top | HGL Elev. | | | | | | | | |
| LINE 100 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-2 | 0.40 | 0.87 | 1.10 | 0.74 | 7.1 | 9.58 | 4.17 | 8.91 | 35.09 | 11.17 | 201 | | 0.00 | 0.00 | X-2 | X-1 | HDPE | 0.012 | 24 | 38.47 | 2.05 | 0.50 | 975.61 | 974.82 | DS TAILWATER @ STR #X-1 | | FREE | | | | | | | |
| 101 | 0.00 | 0.00 | 0.70 | 0.40 | 6.8 | 9.66 | 0.00 | 4.78 | 11.38 | 6.44 | | | 0.22 | 0.18 | 101 | X-2 | HDPE | 0.012 | 18 | 107.71 | 1.00 | 0.50 | 977.19 | 976.11 | 979.76 | | 976.89 | | | | | | | |
| 102 | 0.00 | 0.00 | 0.48 | 0.21 | 6.5 | 9.75 | 0.00 | 2.57 | 7.82 | 6.38 | | | 0.00 | 0.00 | 102 | 101 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 979.19 | 977.69 | 983.42 | | 979.96 | | | | | | | |
| 103 | 0.00 | 0.00 | 0.48 | 0.21 | 6.2 | 9.84 | 0.00 | 2.60 | 7.82 | 6.38 | | | 0.00 | 0.00 | 103 | 102 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.20 | 980.90 | 979.39 | 988.96 | | 981.67 | | | | | | | |
| 104 | 0.20 | 0.58 | 0.48 | 0.21 | 5.8 | 9.94 | 1.44 | 2.62 | 7.82 | 6.38 | | | 0.00 | 0.00 | 104 | 103 | HDPE | 0.012 | 15 | 120.46 | 1.25 | 0.50 | 982.60 | 981.10 | 988.39 | | 983.38 | | | | | | | |
| 105 | 0.00 | 0.00 | 0.28 | 0.10 | 5.7 | 9.96 | 0.00 | 1.19 | 7.86 | 6.40 | | | 0.00 | 0.00 | 105 | 104 | HDPE | 0.012 | 15 | 38.06 | 1.26 | 0.50 | 983.58 | 983.10 | 986.50 | | 984.09 | | | | | | | |
| 106 | 0.28 | 0.34 | 0.28 | 0.10 | 5.4 | 10.07 | 1.20 | 1.20 | 7.03 | 5.73 | | | 0.00 | 0.00 | 106 | 105 | HDPE | 0.012 | 15 | 120.53 | 1.01 | 0.50 | 985.30 | 984.08 | 989.03 | | 985.80 | | | | | | | |
| LINE 200 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 201 | 0.22 | 0.84 | 0.22 | 0.18 | 5.0 | 9.58 | 2.21 | 2.21 | 15.89 | 8.99 | | | 0.00 | 0.00 | 201 | 101 | HDPE | 0.012 | 18 | 5.12 | 1.95 | 0.50 | N/A | 977.79 | 977.69 | 983.01 | 978.45 | | | | | | | |
| LINE 300 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 301 | 0.00 | 0.00 | 1.94 | 1.62 | 5.5 | 9.58 | 0.00 | 19.44 | 29.10 | 9.26 | | | 0.00 | 0.00 | 301 | X-3 | HDPE | 0.012 | 24 | 53.34 | 1.41 | 0.50 | 975.95 | 975.20 | DS TAILWATER @ STR #X-3 | | FREE | | | | | | | |
| 302 | 0.51 | 0.81 | 1.94 | 1.62 | 5.4 | 9.66 | 4.99 | 19.60 | 28.16 | 8.96 | | | 0.00 | 0.00 | 302 | 301 | HDPE | 0.012 | 24 | 58.50 | 1.32 | 0.50 | 977.22 | 976.45 | 982.12 | | 977.95 | | | | | | | |
| 303 | 0.24 | 0.63 | 1.43 | 1.21 | 5.3 | 9.75 | 1.84 | 14.75 | 18.38 | 10.40 | | | 0.00 | 0.00 | 303 | 302 | HDPE | 0.012 | 18 | 63.24 | 2.61 | 0.25 | 979.37 | 977.72 | 980.60 | | 979.23 | | | | | | | |
| 304 | 1.19 | 0.89 | 1.19 | 1.06 | 5.0 | 9.84 | 13.03 | 13.03 | 12.04 | 9.81 | | | 0.00 | 0.00 | 304 | 303 | HDPE | 0.012 | 15 | 147.90 | 2.96 | N/A | 979.37 | 977.72 | 983.11 | | 981.42 | | | | | | | |
| LINE X | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| X-6 | 0.05 | 0.77 | 0.89 | 0.69 | 5.2 | 9.58 | 0.46 | 8.31 | 6.89 | 5.62 | | | 0.00 | 0.00 | X-6 | X-5 | HDPE | 0.012 | 15 | 67.31 | 0.97 | 0.20 | 985.01 | 984.36 | DS TAILWATER @ STR #X-5 | | FREE | | | | | | | |
| X-7 | 0.84 | 0.78 | 0.84 | 0.66 | 5.0 | 9.66 | 7.91 | 7.91 | 6.38 | 5.20 | | | 0.00 | 0.00 | X-7 | X-6 | HDPE | 0.012 | 15 | 66.15 | 0.83 | N/A | 985.76 | 985.21 | 988.51 | | 986.86 | | | | | | | |
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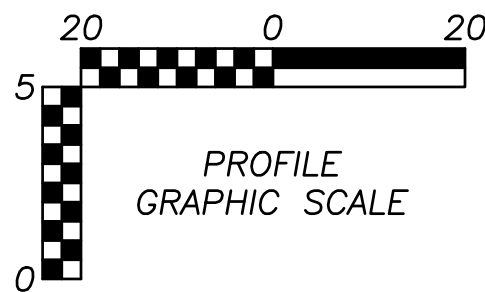
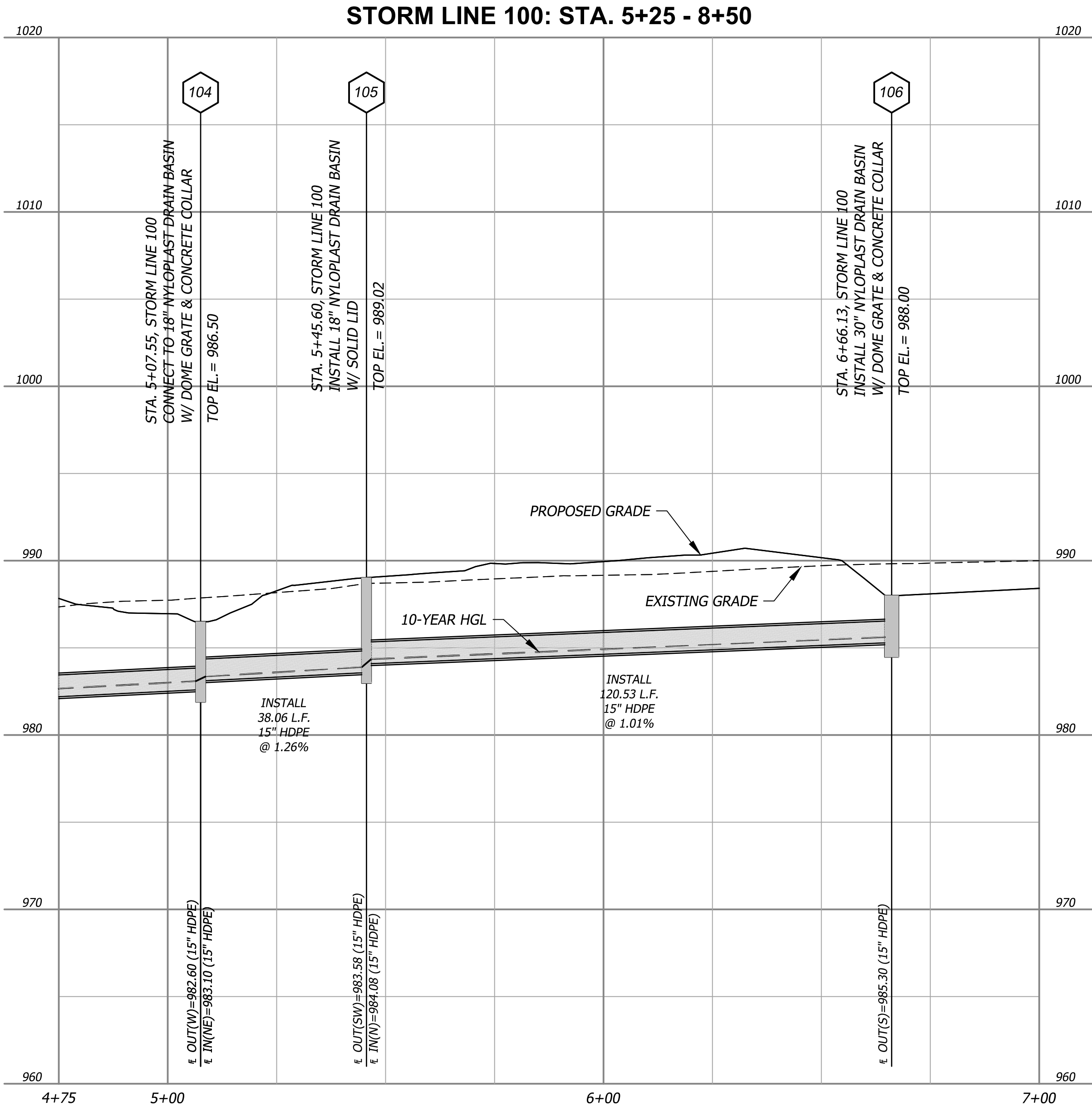
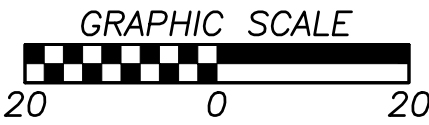
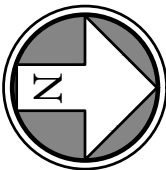
STORM NOTE

ALL NORTHINGS, EASTINGS, AND ALIGNMENT STATIONING FOR STORM STRUCTURES ARE TO CENTER OF STRUCTURE UNLESS STATED OTHERWISE.

STRUCTURE 104
STA. 5+07.55, STORM LINE 100
CONNECT TO 18" NYLOPLAST DRAIN BASIN
W/ DOME GRATE & CONCRETE COLLAR
N: 1019010.4766
E: 2828645.0245

STRUCTURE 105
STA. 5+45.60, STORM LINE 100
INSTALL 18" NYLOPLAST DRAIN BASIN
W/ SOLID LID
N: 1019037.4407
E: 2828671.8822

STRUCTURE 106
STA. 6+66.13, STORM LINE 100
INSTALL 30" NYLOPLAST DRAIN BASIN
W/ DOME GRATE & CONCRETE COLLAR
N: 1019157.6081
E: 2828681.2147



K-1 Speed
Entertainment Complex

D4 Holdings
Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063

RELEASED FOR
CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022

| # | Revisions: |
|---|--------------------------|
| 1 | CITY COMMENTS 07/22/2022 |
| 2 | CITY COMMENTS 08/25/2022 |

Project #: 211107

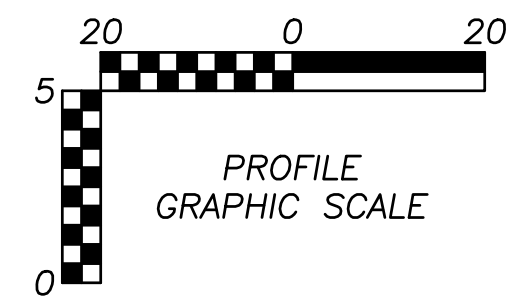
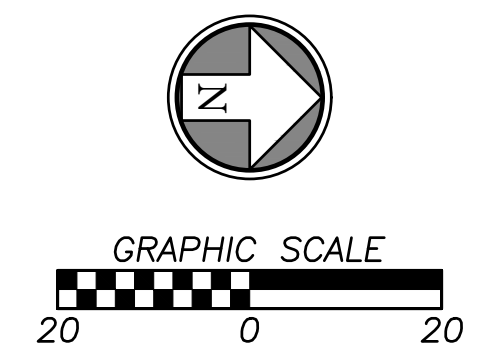
Final
Development Plans

June 21, 2022

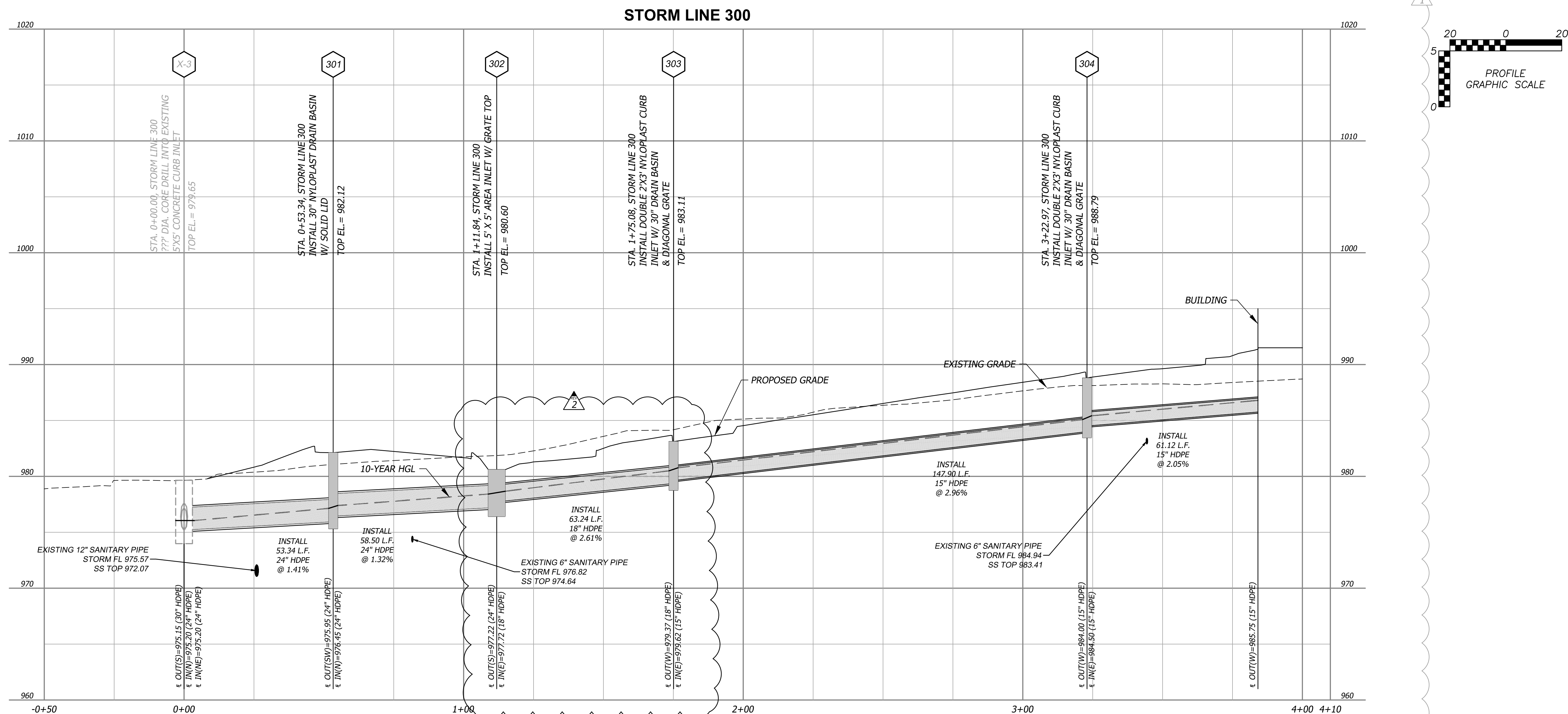
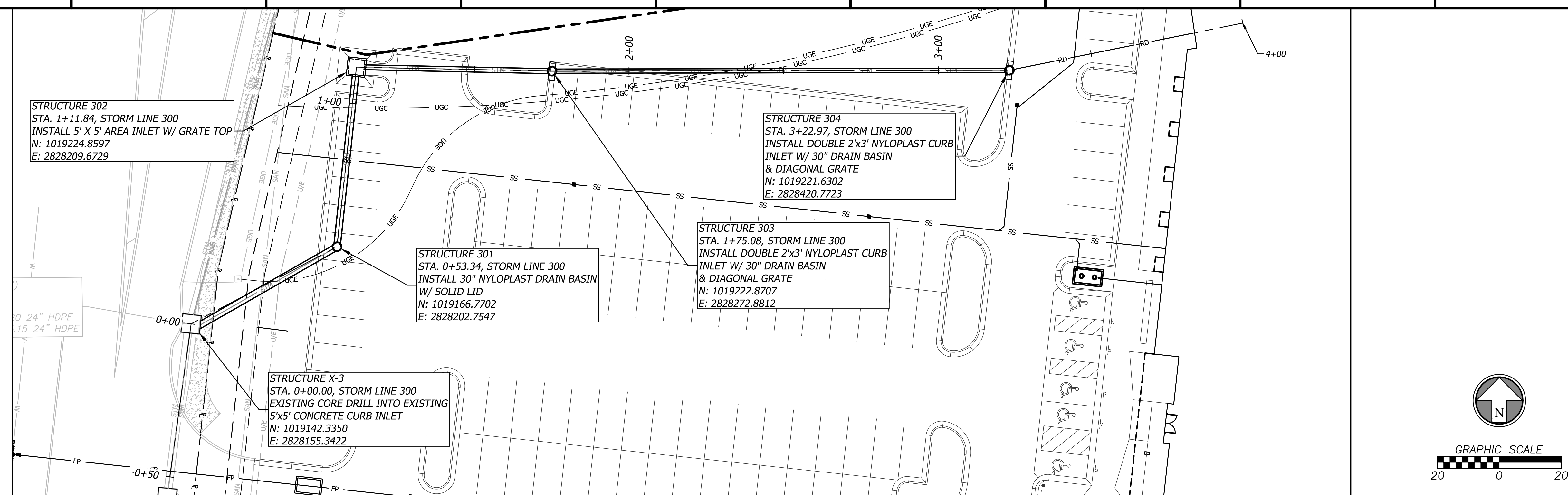
STORM LINE 100 (CONT.)

C6.5

ALL NORTHINGS, EASTINGS, AND ALIGNMENT
STATIONING FOR STORM STRUCTURES ARE TO
CENTER OF STRUCTURE UNLESS STATED OTHERWISE.



ALL NORTHINGS, EASTINGS, AND ALIGNMENT
STATIONING FOR STORM STRUCTURES ARE TO
CENTER OF STRUCTURE UNLESS STATED OTHERWISE.



K-1 Speed

D4 Holdings
Strother Crossing

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As Noted on Plans Review

Development Services Department
Lee's Summit, Missouri
09/07/2022

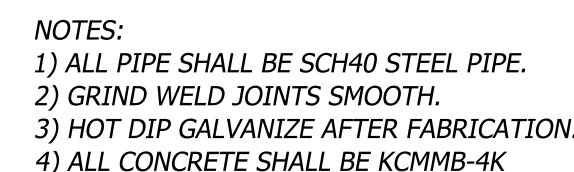
[illegible]

**Final
Development Plans**

June 21, 2022

STORM LINE 300

C6.7



1. 3/2" ISOLATION JOINTS WITH 3 (2"-#5 BAR) SMOOTH DOWELS SHALL BE PLACED AT RADIUS POINTS AND AT 150' INTERVALS. THESE DOWEL BARS SHALL BE GREASED AND WRAPPED ON ONE END WITH EXPANSION TUBES.
2. 3" DEEP CONTRACTION JOINTS SHALL BE INSTALLED AT APPROXIMATELY 10' INTERVALS. THESE JOINTS SHALL PASS ACROSS THE ENTIRE CURB SECTION.
3. CONCRETE FILL SHALL HAVE UNIFORM AND SMOOTH FINISH
4. KOMBER 4K CONCRETE SHALL BE USED FOR ALL CURB.
5. ASPHALTIC CONCRETE SURFACE COURSE SHALL CONFORM TO STANDARD SPECIFICATIONS SECTION 2205.2.
6. CURBS FOR NEW STREETS SHALL BE BUILT ON ASPHALT OR AGGREGATE BASE AS SHOWN IN TYPICAL SECTION DETAIL.
7. WHITE CURING COMPOUND MUST BE APPLIED UNIFORMLY TO THE CONCRETE SURFACE IMMEDIATELY AFTER FINAL FINISHING.
8. ALL DOWELS & TIE BARS SHALL BE EPOXY COATED.

002

GEN-4

**RELEASED FOR
CONSTRUCTION**
As Noted on Plans Review

Development Services Department
Lee's Summit, Missouri
09/07/2022

PAVEMENT SECTION NOTES

GENERAL:

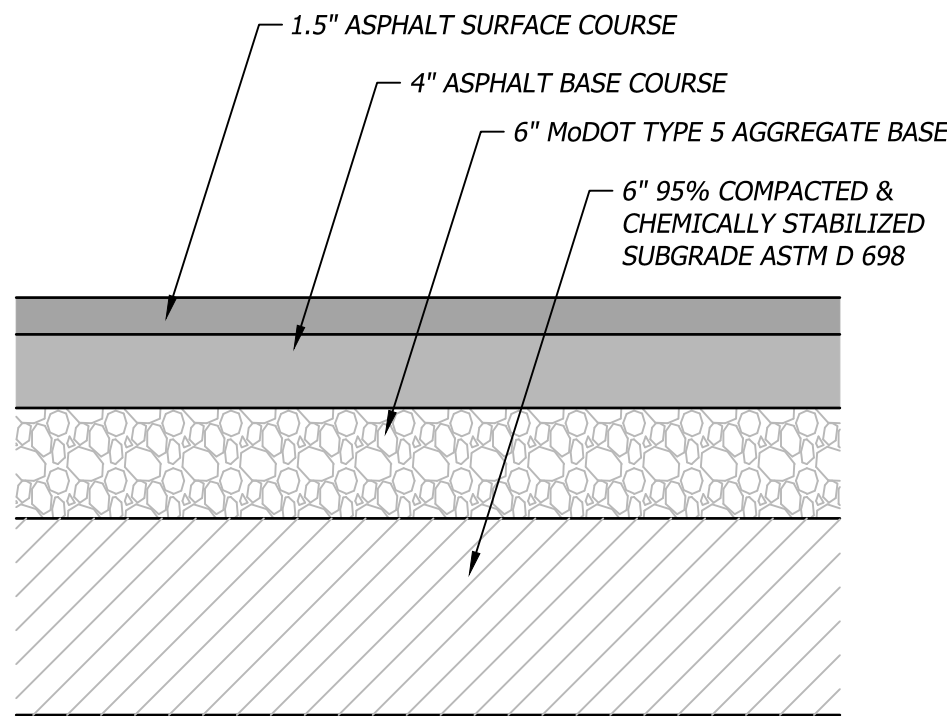
1. AGGREGATE BASE + SUBGRADE OF BOTH ASPHALT AND CONCRETE PAVEMENTS MUST EXTEND 1' BEYOND BACK OF CURB.

CONCRETE:

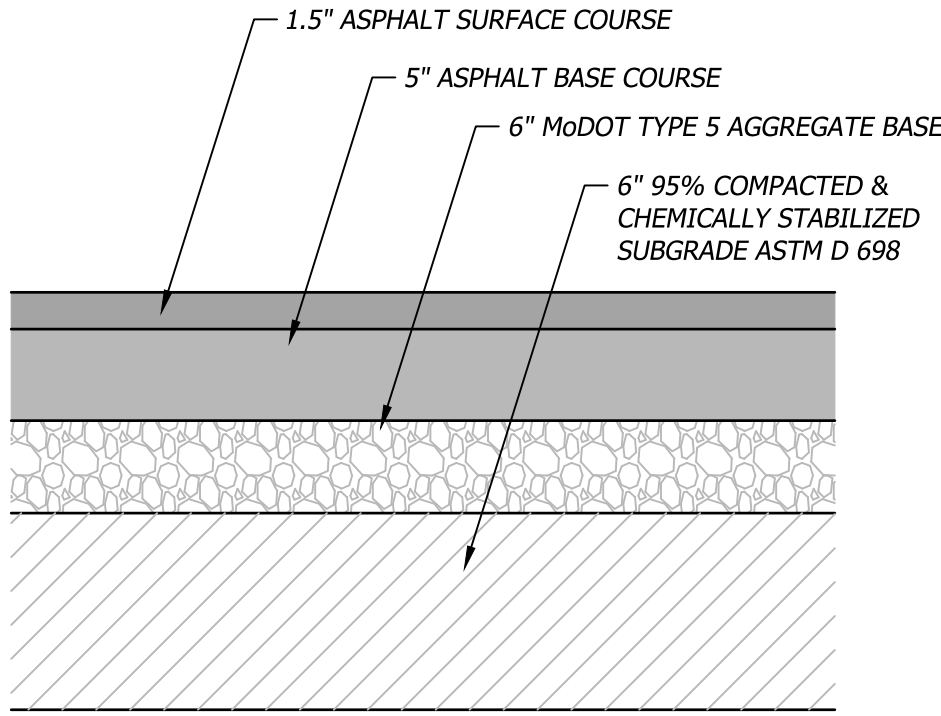
1. CONTROL JOINT SPACING SHALL MATCH WIDTH OF SIDEWALK/DRIVE.
2. ISOLATION JOINTS SHALL BE PLACED @ 250' CENTERS OR WHERE WALKS ABUT CURBS, BUILDINGS, ETC....
3. ALL EXTERIOR CONCRETE SHALL HAVE A BROOM FINISH.
4. MoDOT 3500 PSI AT 28 DAYS, 4-INCH MAXIMUM SLUMP AND 5%-7% AIR ENTRAINED, MIX.

ASPHALT:

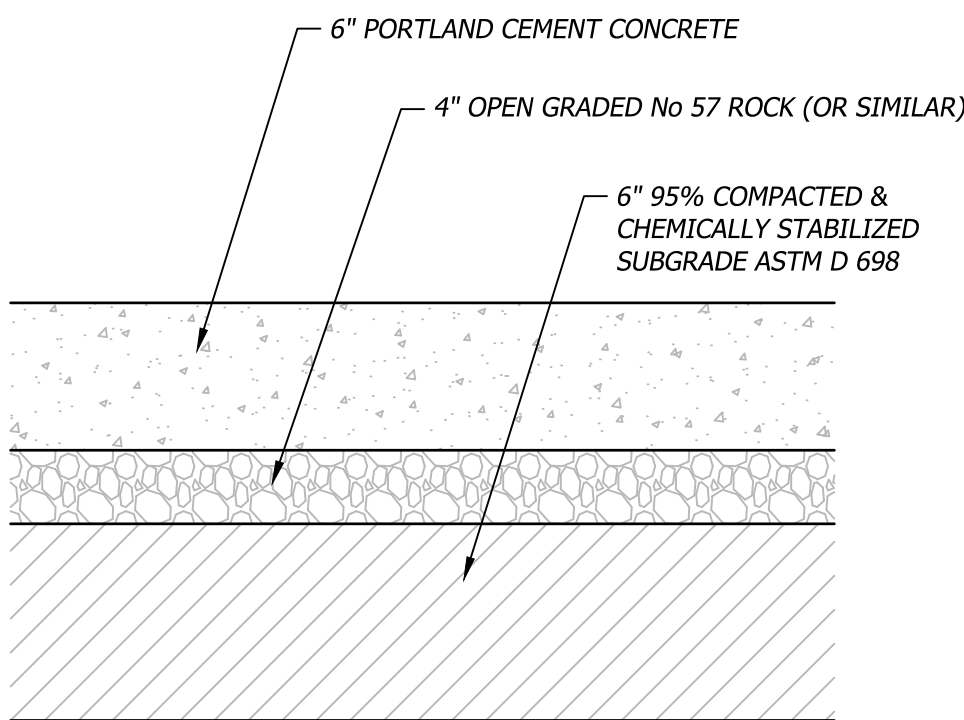
1. SHOP DRAWINGS FOR ASPHALT SHALL BE SUBMITTED PRIOR TO BATCHING. DENSITY TESTING FOR ASPHALT SHALL BE AT A MINIMUM OF 3 PER LIFT PER DAY DURING THE ASPHALT LAYING OPERATION. FINAL THICKNESS OF ASPHALT SHALL BE MEASURED AT 3 RANDOM LOCATIONS WITHIN THE SITE BY CORING THE PAVEMENT. THE AVERAGE OF THESE 3 CORES MUST BE GREATER THAN THE MINIMUM THICKNESS SPECIFIED IN THE PLANS.
2. ASPHALT PAVEMENT CONSTRUCTION SHALL ONLY COMMENCE WHEN AMBIENT TEMPERATURE IS 32 DEGREES FAHRENHEIT AND RISING.



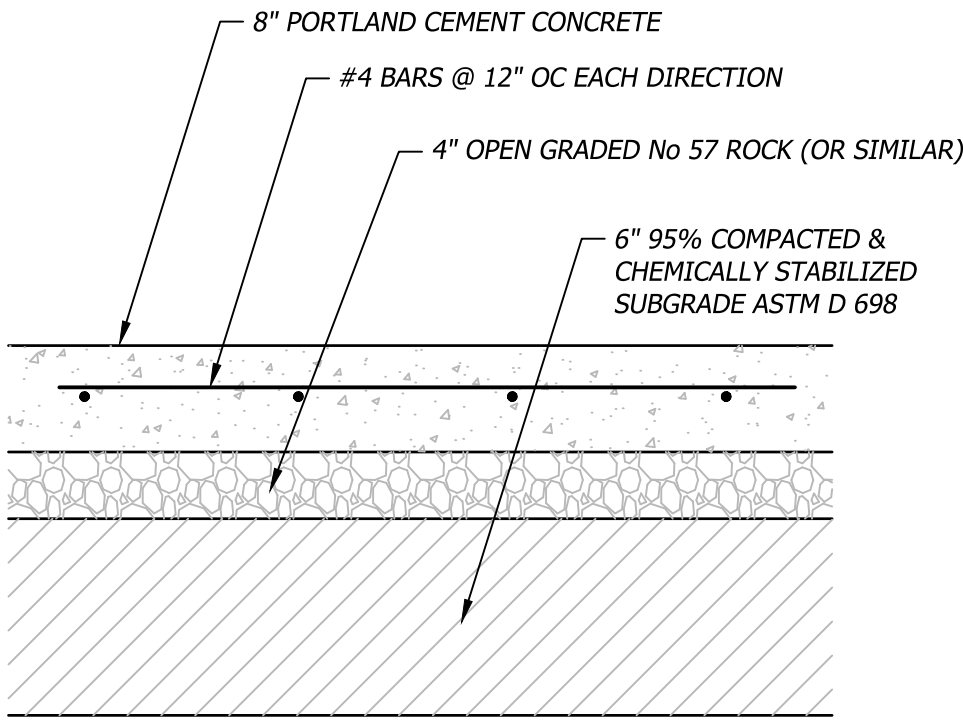
006 Medium Duty Asphalt Section
Not to Scale



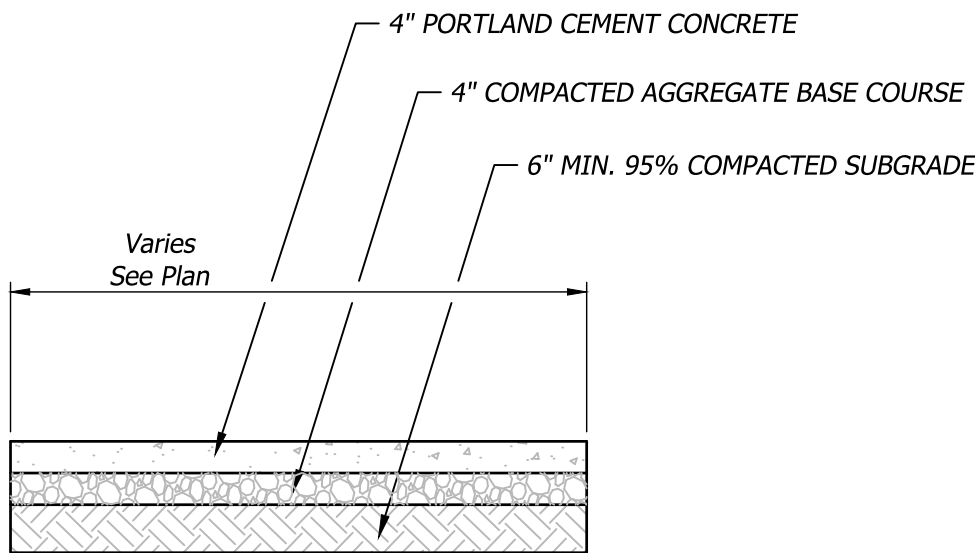
007 Heavy Duty Asphalt Section
Not to Scale



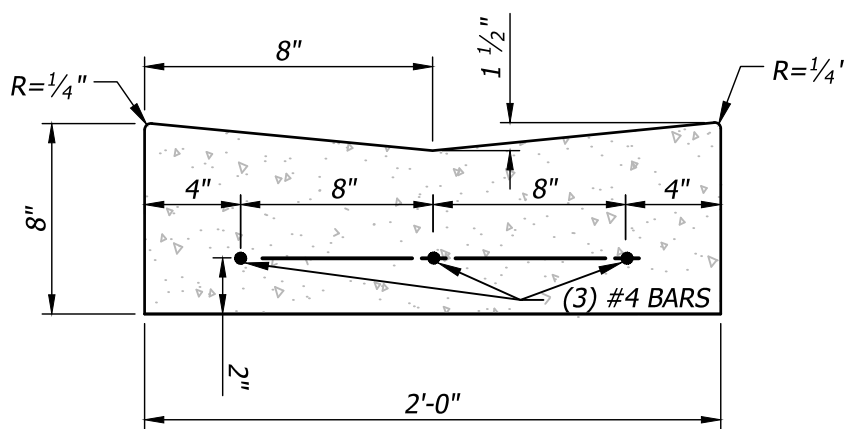
010 Medium Duty Concrete Section
Not to Scale



012 Concrete Dumpster Pad Section
Not to Scale

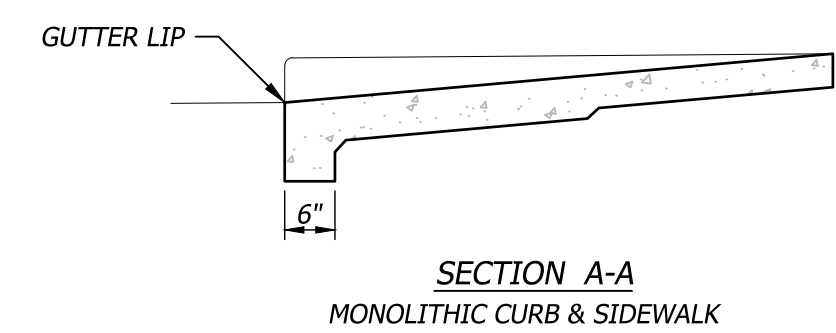
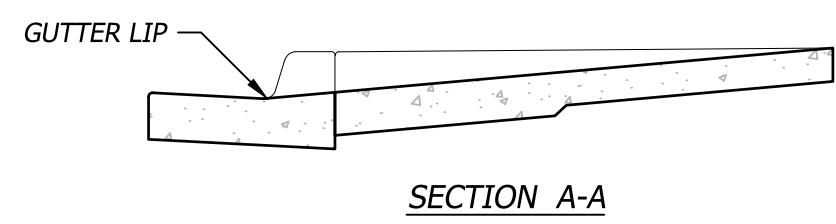
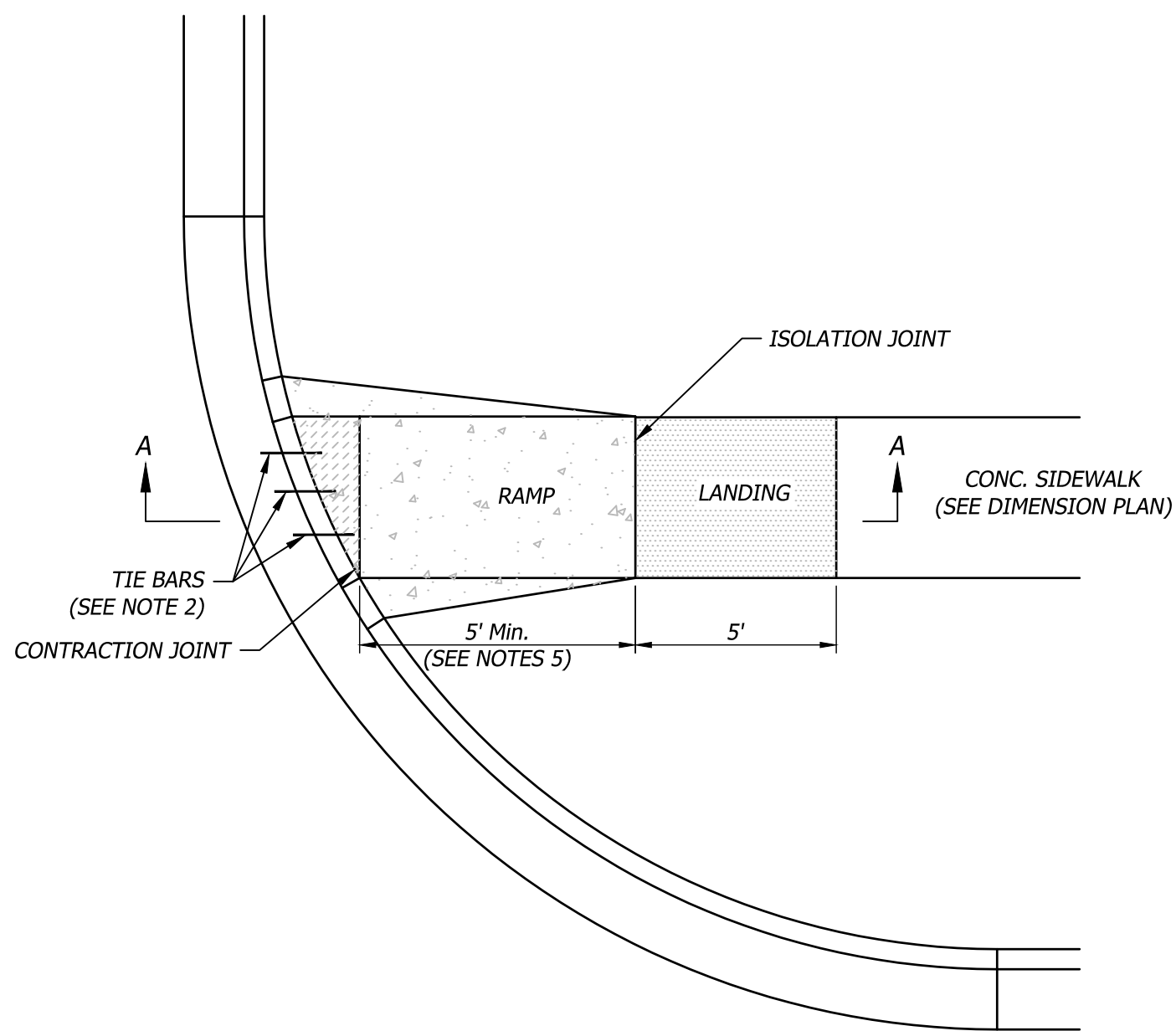


014 Concrete Sidewalk Section
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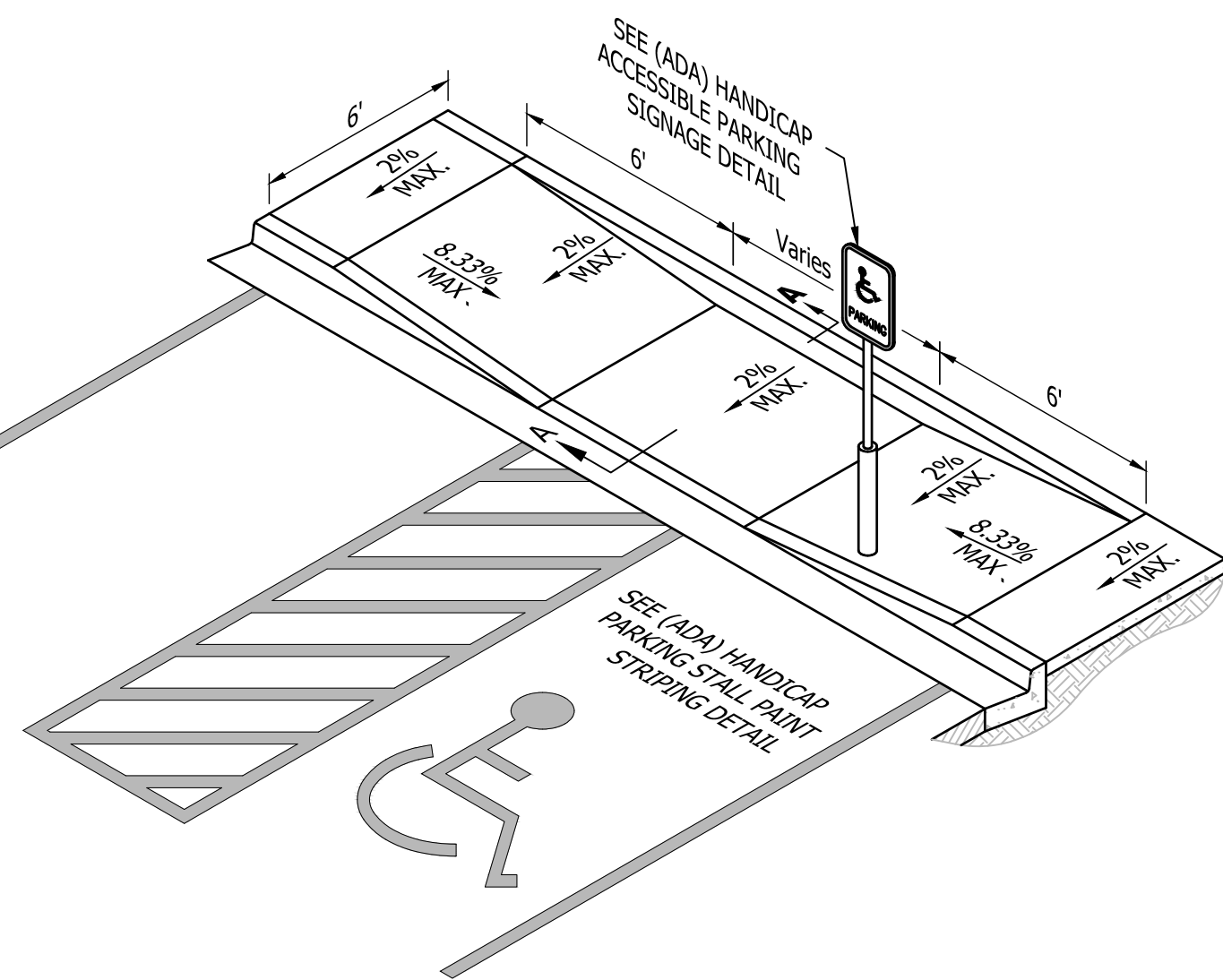
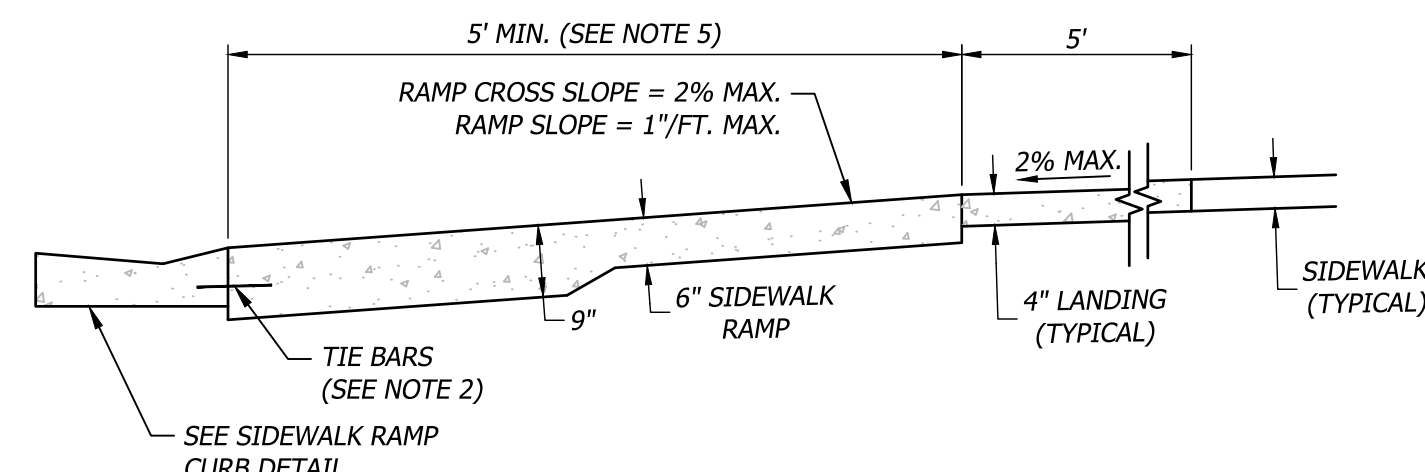
034 Concrete Valley Gutter
Not to Scale

RELEASED FOR
CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022

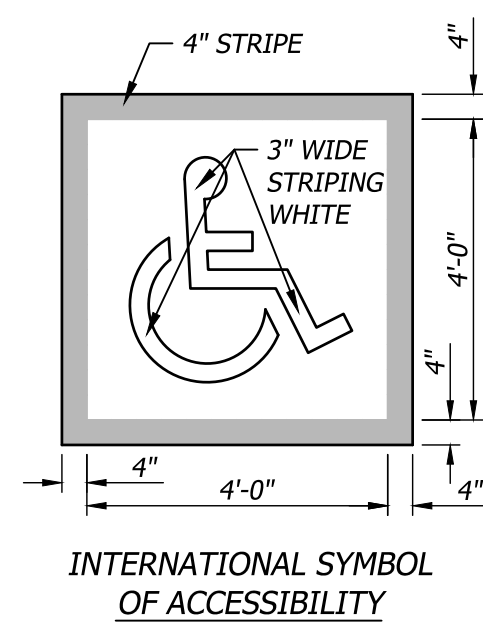
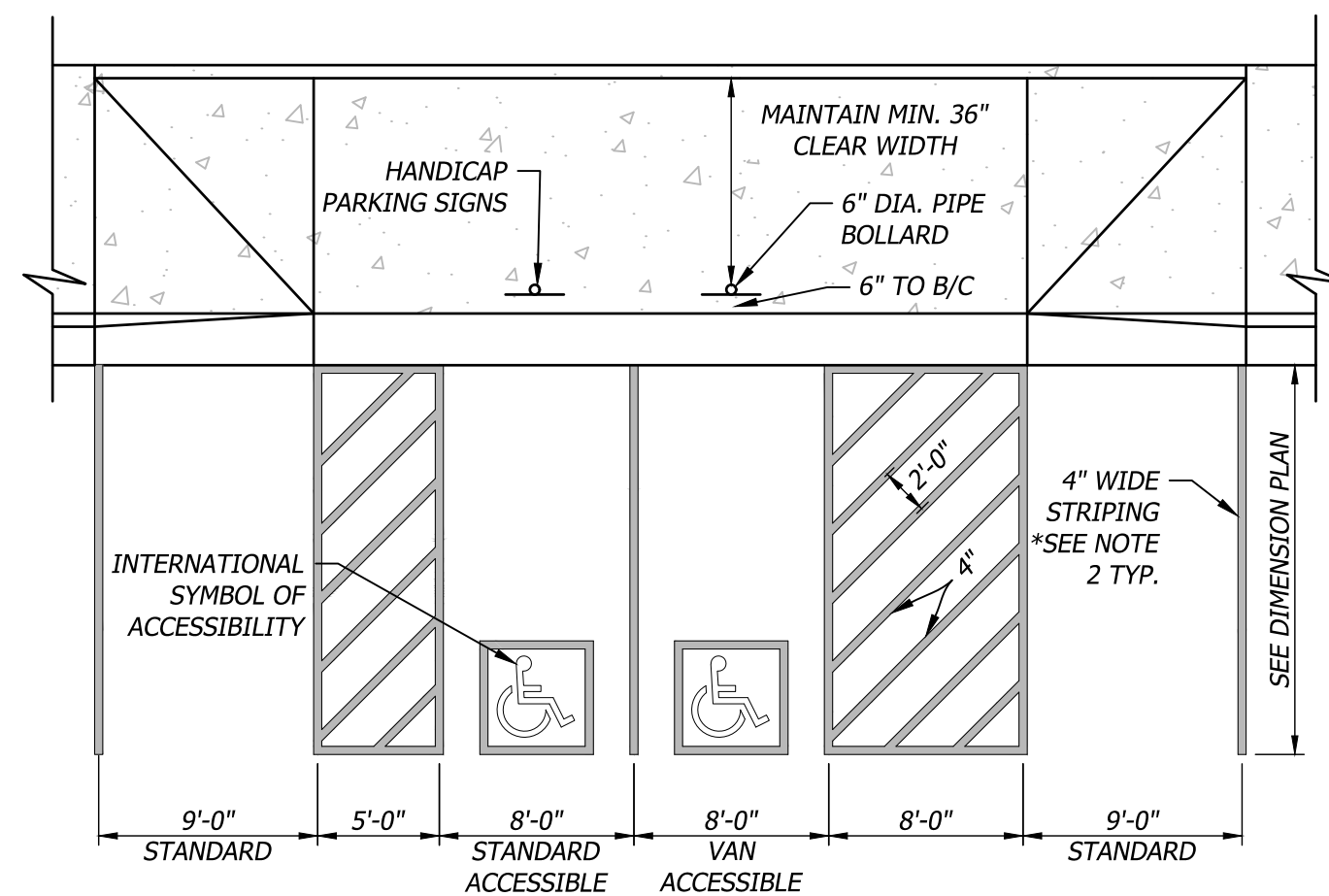


- GENERAL NOTES:**
1. PLACE TRUNCATED DOME DETECTABLE WARNING PANELS @ BASE OF CURB RAMP. INSTALL ACROSS FULL WIDTH OF RAMP 24" MIN. DEPTH.
 2. TOOLED JOINTS ARE REQUIRED AT ALL SIDEWALK RAMP SLOPE BREAKS.
 3. THICKEN CONCRETE UNDER DETECTABLE WARNING PANEL.
 4. IN FREEZE THAW ZONES, LEAVE $\frac{3}{16}$ " GAP IN BETWEEN PANELS & SEAL W/ SIKAFLEX 1A SEALANT OR APPROVED EQUAL.

- NOTES:**
1. SIDEWALK RAMP LOCATION DETERMINED FROM THE INTERSECTION OF THE EXTENSION OF BACK OF SIDEWALK AND BACK OF CURB & GUTTER.
 2. TIE BARS #4 EPOXY COATED @ 12" O.C.
 3. LONGITUDINAL JOINT SPACING TO MATCH WIDTH OF SIDEWALK.
 4. ISOLATION JOINTS SHALL BE PLACED WHERE WALK ABUTS DRIVEWAYS AND SIMILAR STRUCTURES, AND 250' CENTERS MAX.
 5. SIDEWALK RAMP SHALL BE LENGTHENED TO PROVIDE ADA COMPLIANCE SLOPE BUT NEED NOT EXCEED 15'.
 6. ADA RAMP SLOPE MAX. = 1"/FT. ADA CROSS SLOPE MAX. = 2%.
 7. SEE DETECTABLE WARNING DETAIL FOR THE INSTALLATION REQUIREMENTS.

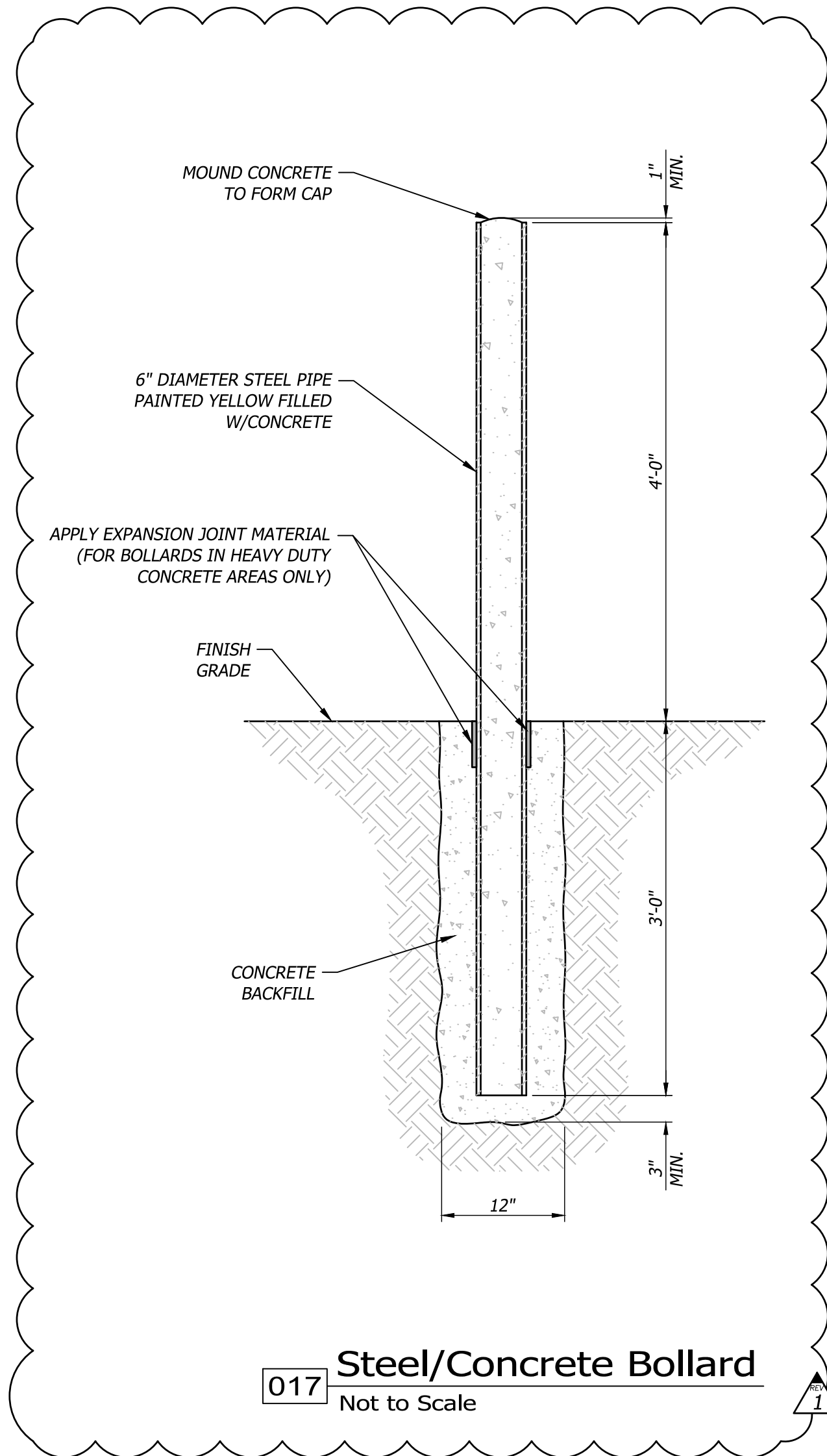


019 Sidewalk Ramp
Not to Scale

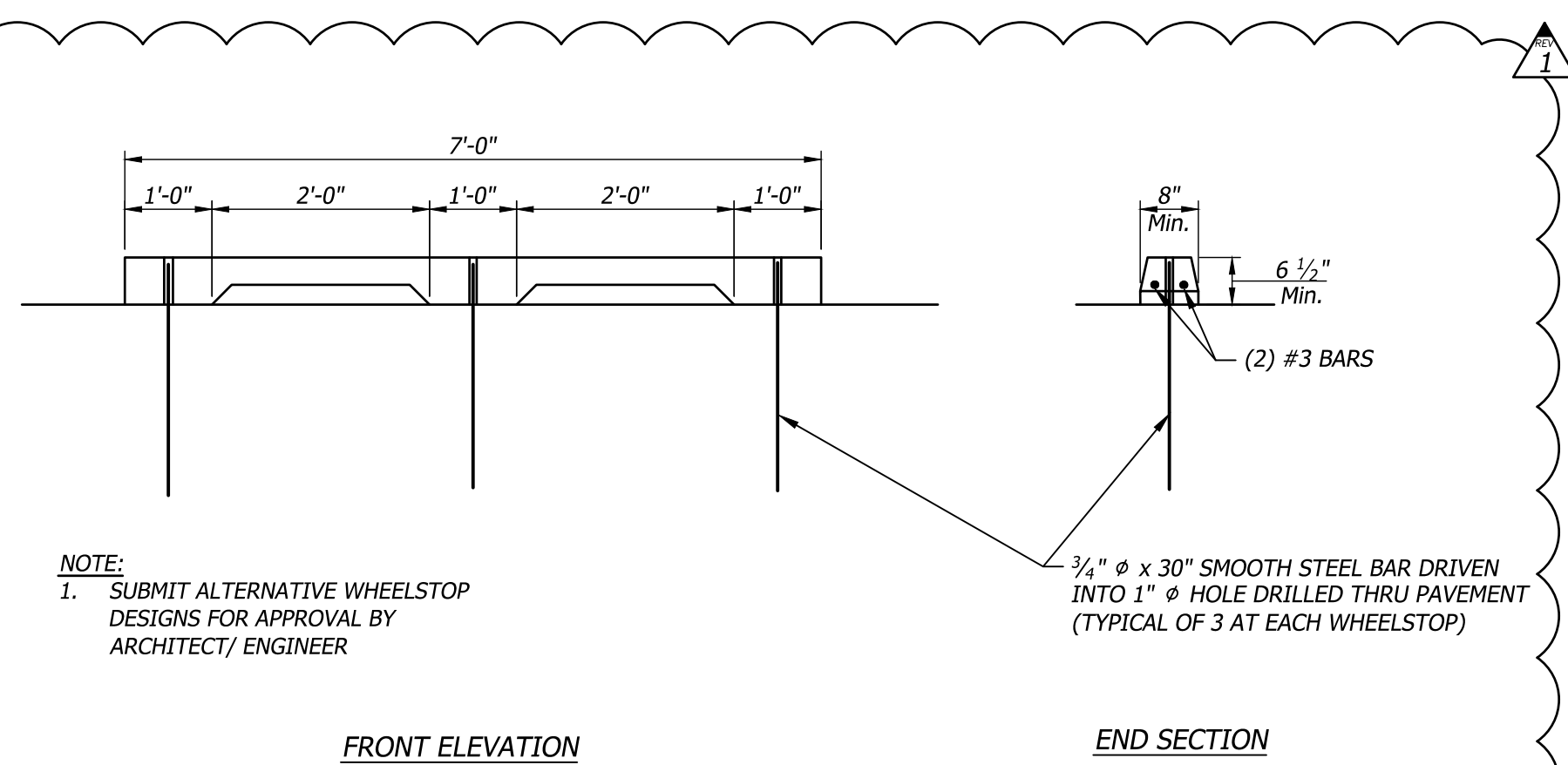


- NOTE:**
1. SEE SITE GRADING AND DRAINAGE PLAN FOR PAVEMENT AND CURB ELEVATIONS, AND ASSOCIATED ALLOWABLE SLOPES FOR ACCESSIBLE PARKING
 2. PARKING STRIPING COLOR TO BE YELLOW ON CONCRETE AND WHITE ON ASPHALT.

021 ADA Parking Striping
Not to Scale



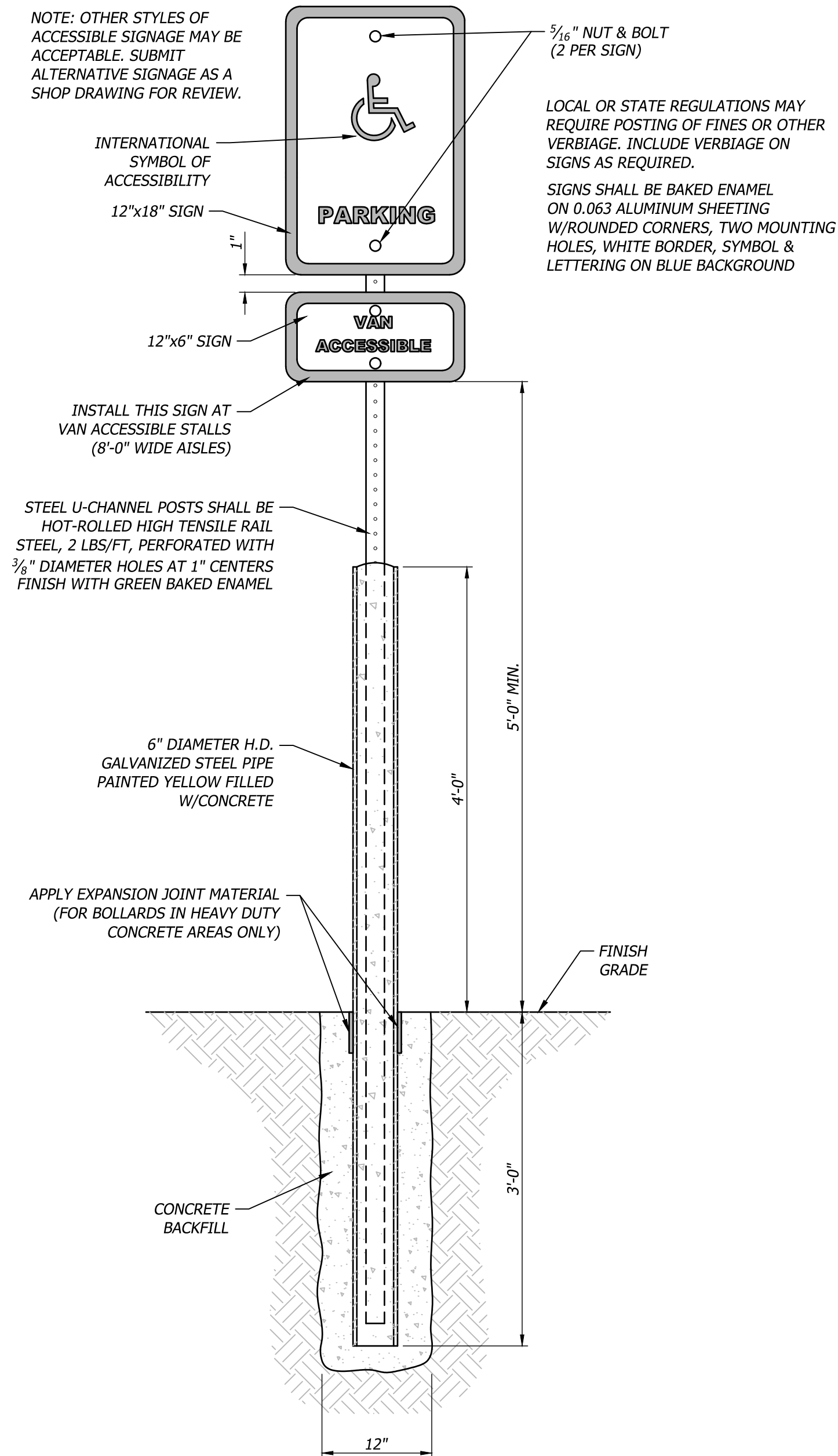
017 Steel/Concrete Bollard
Not to Scale



FRONT ELEVATION

END SECTION

023 Concrete Wheelstop
Not to Scale



022 ADA Parking Signage
Not to Scale

RELEASED FOR CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022



D4 Holdings

Strother Crossing
2911 NE Independence Avenue, Lee's Summit, MO 64063



1. METER VAULT WALLS TO BE POURED OR PRECAST CONCRETE.
2. METER VAULT ROOF TO BE REINFORCED CONCRETE OPENING CENTERED OVER DETECTOR METER.
3. METER VAULT TO BE LOCATED IN THE UTILITY AREA WHERE SURFACE WATER WILL NOT DRAIN INTO IT. VAULT MUST BE KEPT FREE OF WATER. PROVIDE CONCRETE SUMP AS A MINIMUM. WHERE PRACTICAL, PROVIDE A 2" PIPE DRAIN WITH AN ABOVE-GROUND DISCHARGE POINT. PROJECT OWNER MAY DESIRE A PERMANENTLY LOCATED SUMP PUMP FOR THE DRAIN.
4. ALL PIPE SHALL BE DUCTILE IRON CLASS 50. ALL PIPE FITTINGS FROM THE CITY WATER MAIN THROUGH THE VAULT SHALL BE PROVIDED WITH RESTRAINED JOINT FITTINGS.
5. ALL FITTINGS TO BE BRASS.
6. STEPS SHALL BE IN ACCORDANCE WITH THE APPROVED PRODUCTS LIST FOR WATER UTILITIES AND SHALL BE ON 16" CENTERS.
7. A DEPARTMENT OF NATURAL RESOURCES APPROVED DOUBLE CHECK DETECTOR CHECK BACKFLOW PREVENTER MUST BE PROVIDED FOR A COPY OF THE MISSOURI DEPARTMENT OF NATURAL RESOURCES APPROVED BACKFLOW PREVENTION ASSEMBLIES. CONTACT THE WATER UTILITIES OPERATIONS DIVISION AT 816-969-1940. AS OF JANUARY 1, 1987, THE DNR REQUIRES FIRE SPRINKLER SYSTEMS USING CHEMICALS TO HAVE A DNR APPROVED PRESSURE BACKFLOW PREVENTER INSTALLED PRIOR TO THE MIXING POINT.
8. ALL VALVES SHALL HAVE RISING STEMS.
9. FOR MANHOLE COVERS, SELECT A MANHOLE FOUND ON THE APPROVED PRODUCTS LIST FOR WATER UTILITIES. PROVIDE FOR EITHER A 15" OR 18" CLEARANCE CONDITION.
10. A MINIMUM OF 18" CLEARANCE SHALL BE PROVIDED AROUND ALL PIPING, VALVES, APPURTENANCES, ETC.
11. METER SHALL BE OWNED AND MAINTAINED BY THE WATER UTILITIES DEPARTMENT.
12. THE PURVEYOR SHALL BE RESPONSIBLE FOR THE PURCHASE AND INSTALLATION OF THE PUBLIC WATER MAIN. THE RESPONSIBILITY OF THE WATER UTILITIES DEPARTMENT ENDS AT THE GATE VALVE NEAREST THE VAULT.



PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64063

VAULT FOR DOUBLE CHECK DETECTOR CHECK

Date: 02/2016

Drawn By: JN

Checked By: ☐

WAT-12

**RELEASED FOR
CONSTRUCTION**
As Noted on Plans Review

Development Services Department
Lee's Summit, Missouri
09/07/2022

Revisions:

1 CITY COMMENTS 07/22/2020

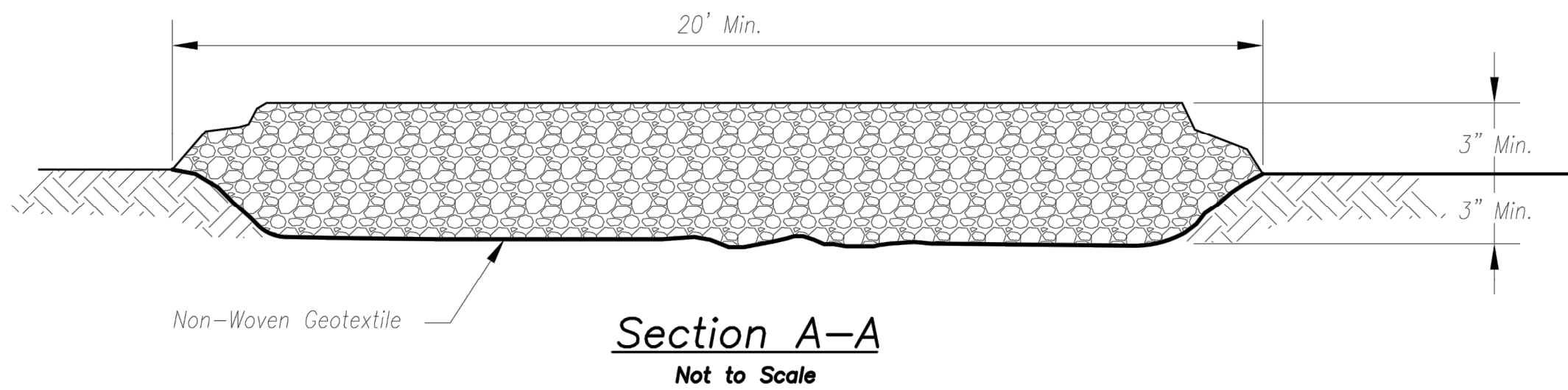
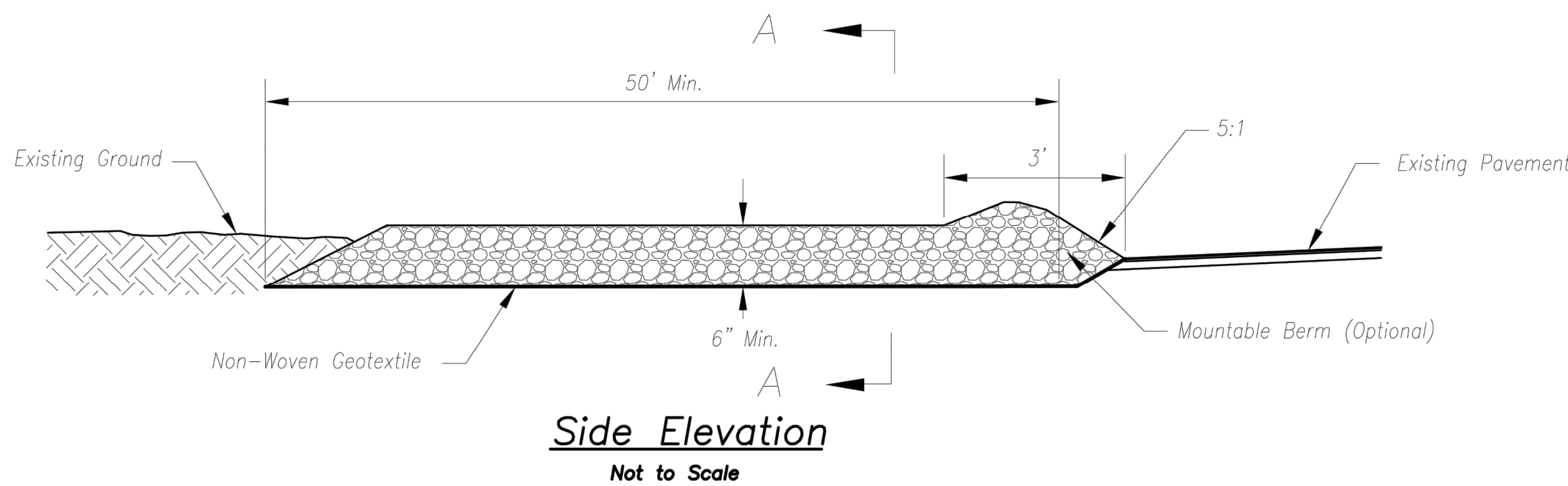
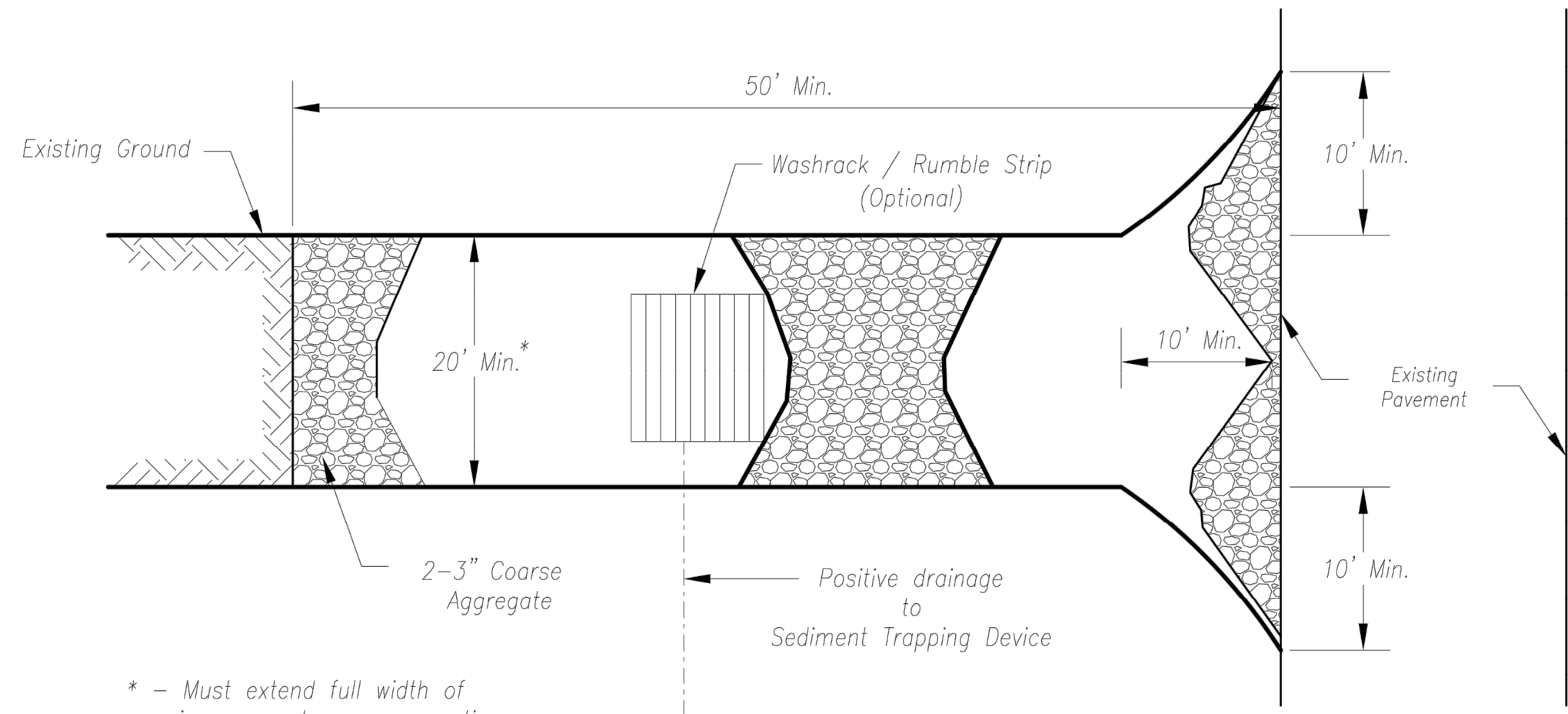
Project #: 21110

Final Development Plans

June 21, 2022

WATER DETAILS

C7.4



Notes for Construction Entrance:

1. Avoid locating on steep slopes, at curves on public roads, or downhill of disturbed area.
2. Remove all vegetation and other unsuitable material from the foundation area, grade, and crown for positive drainage.
3. If slope towards the public road exceeds 2%, construct a 6- to 8-inch high ridge with 3H:1V side slopes across the foundation approximately 15 feet from the edge of the public road to divert runoff from it.
4. Install pipe under the entrance if needed to maintain drainage ditches along public roads.
5. Place stone to dimensions and grade as shown on plans. Leave surface sloped for drainage.
6. Divert all surface runoff and drainage from the entrance to a sediment control device.
7. If conditions warrant, place geotextile fabric on the graded foundation to improve stability.

Maintenance for Construction Entrance:

1. Reshape entrance as needed to maintain function and integrity of installation. Top dress with clean aggregate as needed.

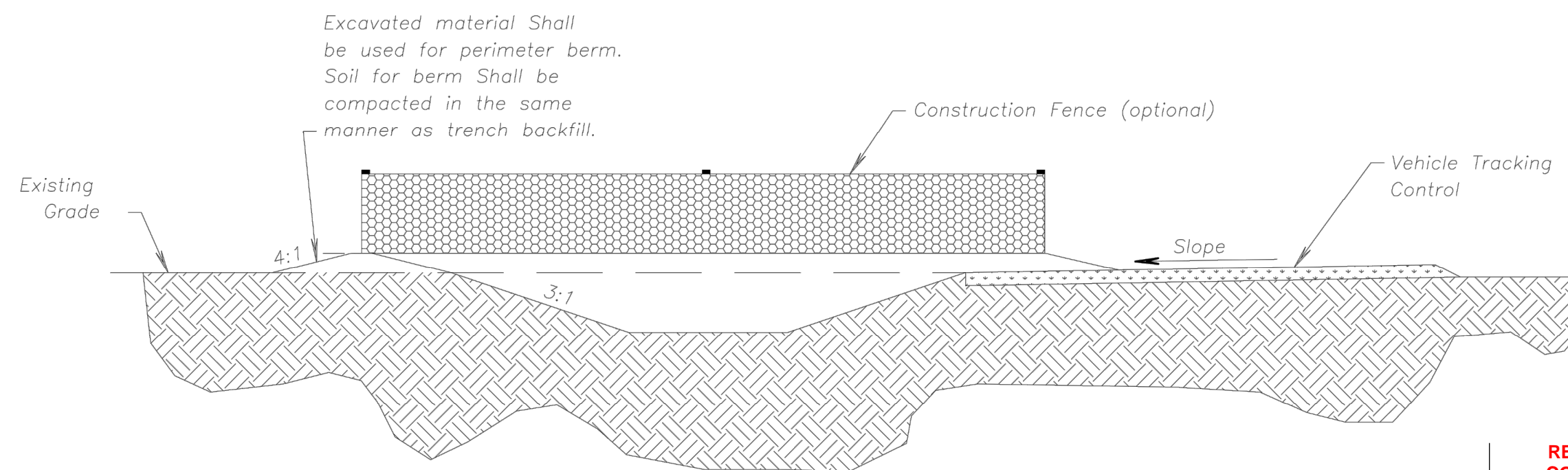
600 CONSTRUCTION ENTRANCE

Notes for Concrete Washout:

1. Concrete washout areas shall be installed prior to any concrete placement on site.
2. Concrete washout area shall include a flat subsurface pit sized relative to the amount of concrete to be placed on site. The slopes leading out of the subsurface pit shall be 3:1. The vehicle tracking pad shall be sloped towards the concrete washout area.
3. Vehicle tracking control is required at the access point to all concrete washout areas.
4. Signs shall be placed at the construction site entrance, washout area and elsewhere as necessary to clearly indicate the location(s) of the concrete washout area(s) to operators of concrete truck and pump rigs.
5. A one-piece impervious liner may be required along the bottom and sides of the subsurface pit in sandy or gravelly soils.

Maintenance for Concrete Washout:

1. Concrete washout materials shall be removed once the materials have filled the washout to approximately 75% full.
2. Concrete washout areas shall be enlarged as necessary to maintain capacity for wasted concrete.
3. Concrete washout water, wasted pieces of concrete and all other debris in the subsurface pit shall be transported from the job site in a water-tight container and disposed of properly.
4. Concrete washout areas shall remain in place until all concrete for the project is placed.
5. When concrete washout areas are removed, excavations shall be filled with suitable compacted backfill and topsoil, any disturbed areas associated with the installation, maintenance, and/or removal of the concrete washout areas shall be stabilized.



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CONSTRUCTION
As Noted on Plans Review
Development Services Department
Lee's Summit, Missouri
09/07/2022

604 CONCRETE WASHOUT

AMERICAN PUBLIC WORKS ASSOCIATION



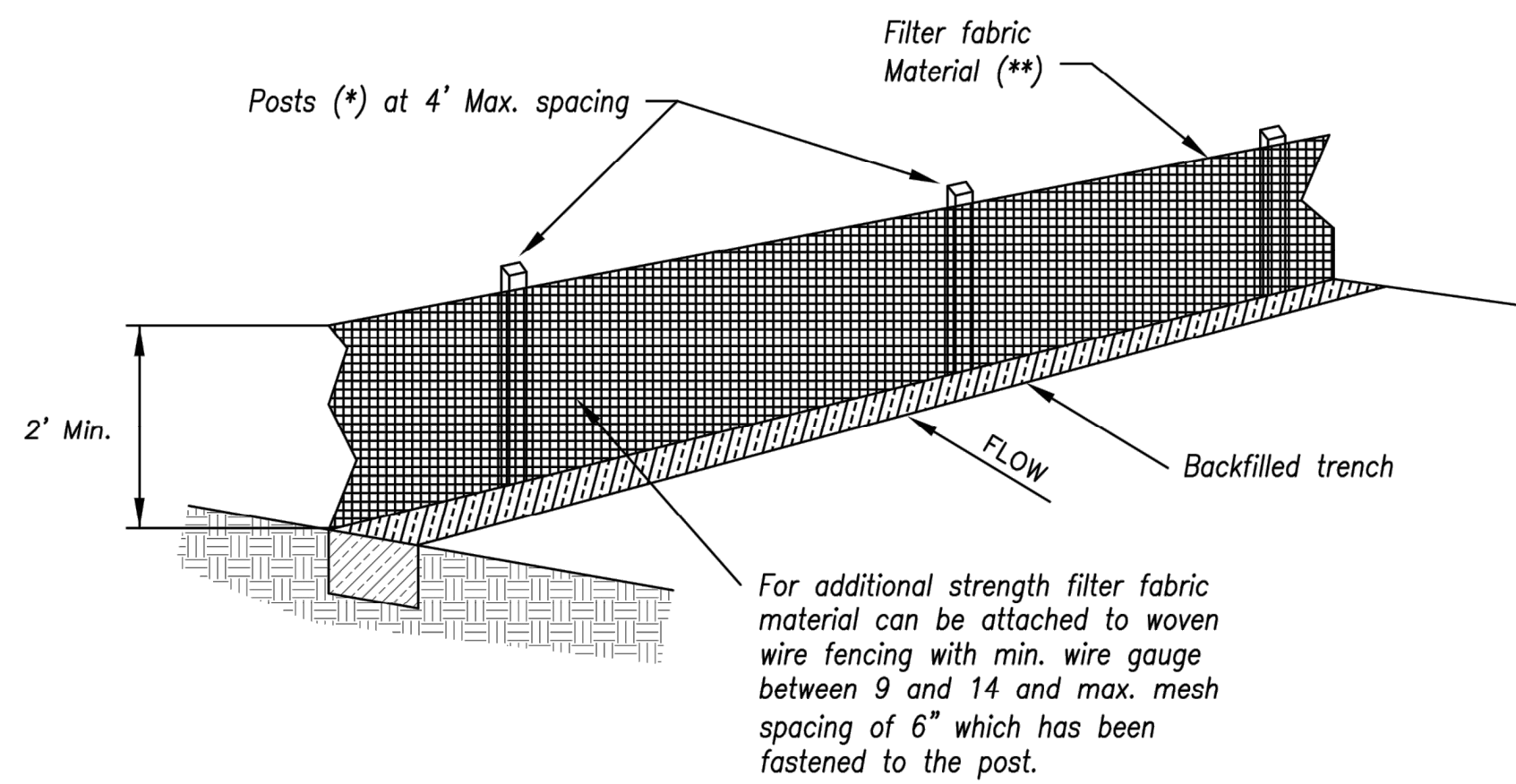
KANSAS CITY
METRO CHAPTER

CONSTRUCTION ENTRANCE
AND CONCRETE WASHOUT

STANDARD DRAWING
NUMBER ESC-01
ADOPTED:
10/24/2016

Construction Entrance modified from 2015 Overland Park Standard Details for Erosion and Sediment Control; Concrete Washout modified from 2009 City of Great Bend Standard Drawings.

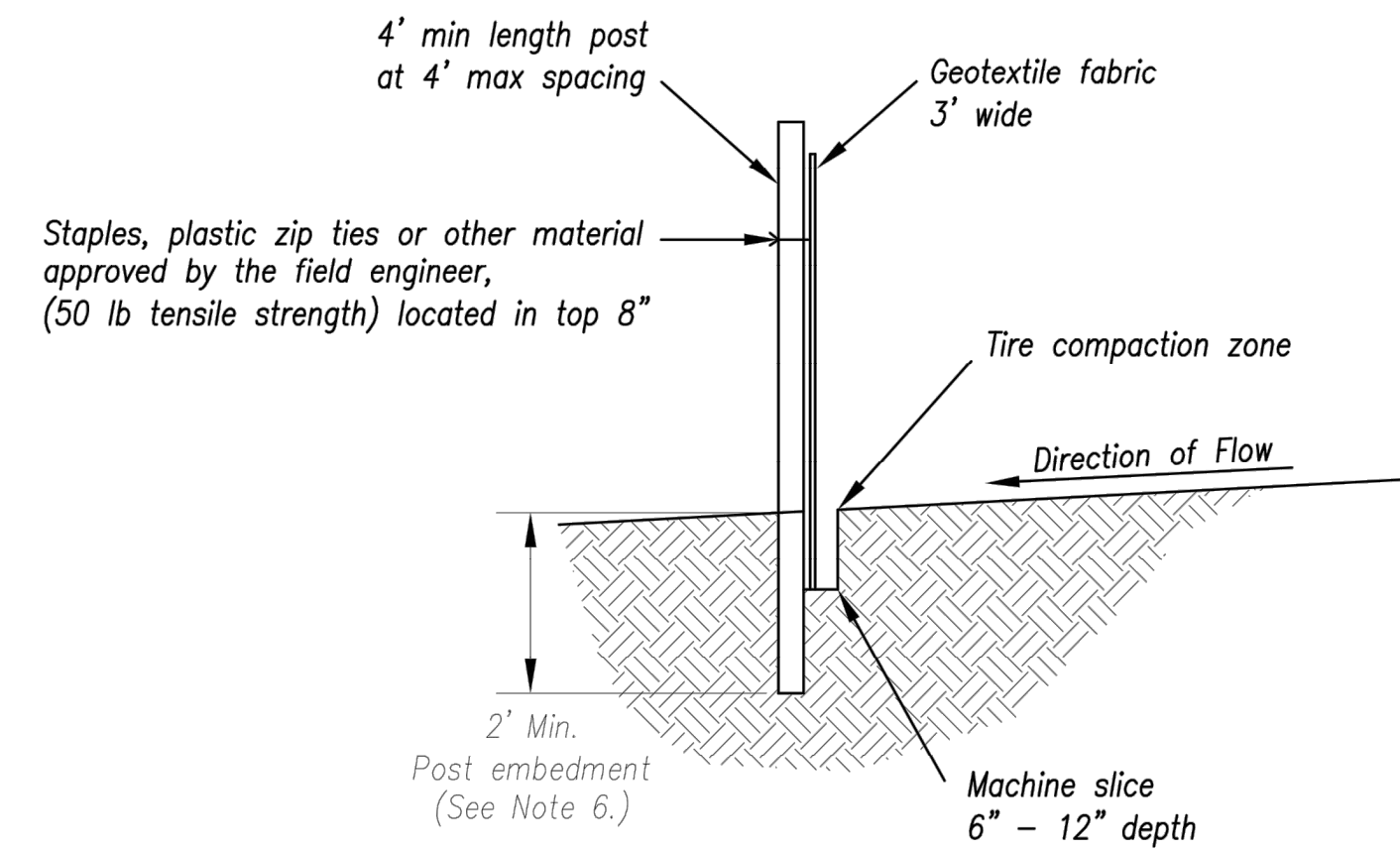
BHCR Project #: 033050



- (*) POSTS
- MIN. LENGTH 4'
 - HARDWOOD 1 3/16" x 1 3/16"
 - NO.2 SOUTHERN PINE 2 5/8" x 2 5/8"
 - STEEL 1.33 LB/FT

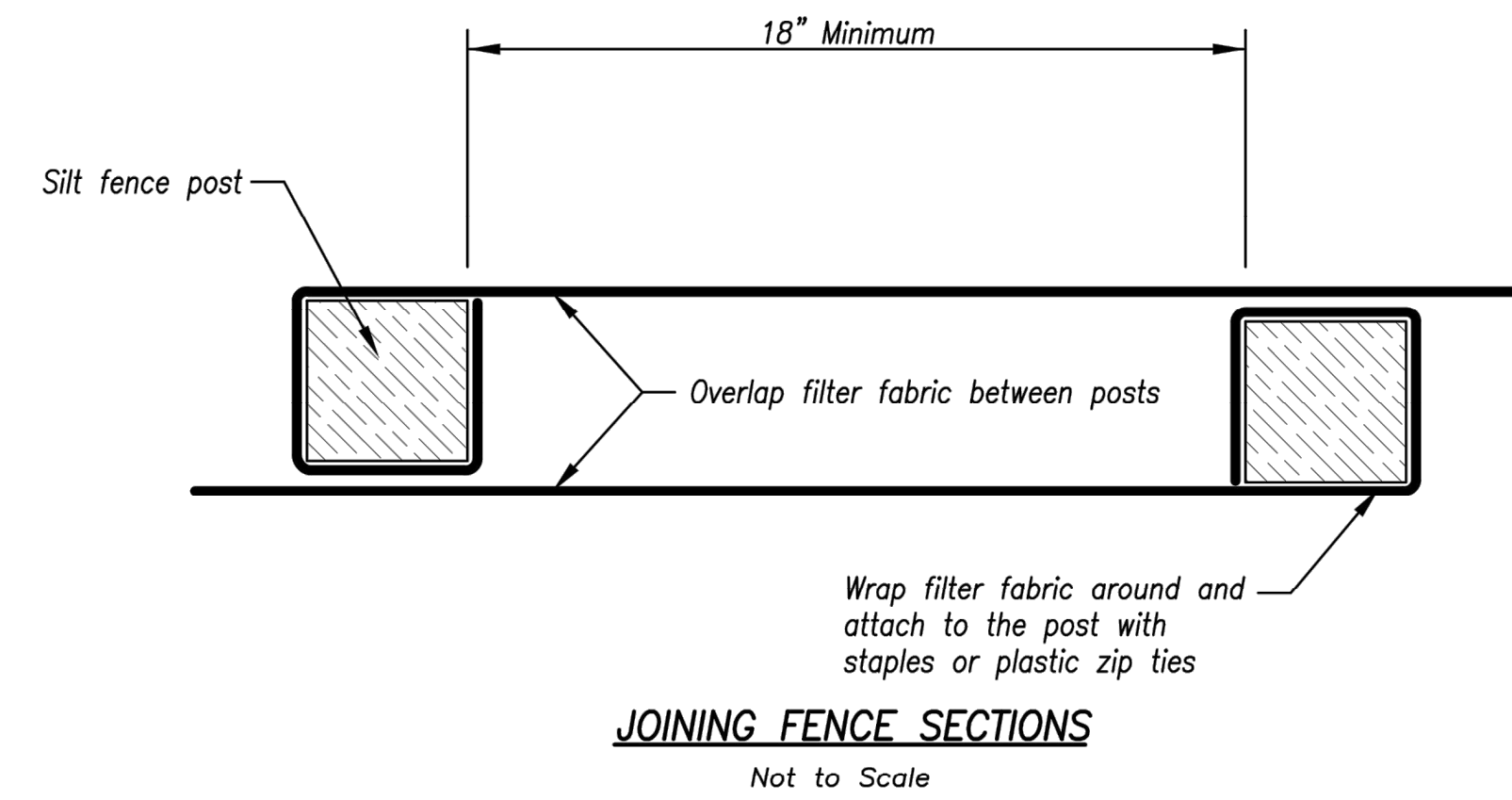
(**) - Geotextile Fabric shall meet the requirements of AASHTO M288

SILT FENCE DETAILS
Not to Scale



- Notes:
1. In order to contain water, the ends of the silt fence must be turned uphill (Figure A).
 2. Long perimeter runs of silt fence must be limited to 100'. Runs should be broken up into several smaller segments to minimize water concentrations (Figure A).
 3. Long slopes should be broken up with intermediate rows of silt fence to slow runoff velocities.
 4. Attach fabric to upstream side of post.
 5. Install posts a minimum of 2' into the ground.
 6. Trenching will only be allowed for small or difficult installation, where slicing machine cannot be reasonably used.

- Maintenance:
1. Remove and dispose of sediment deposits when the deposit approaches 1/3 the height of silt fence.
 2. Repair as necessary to maintain function and structure.



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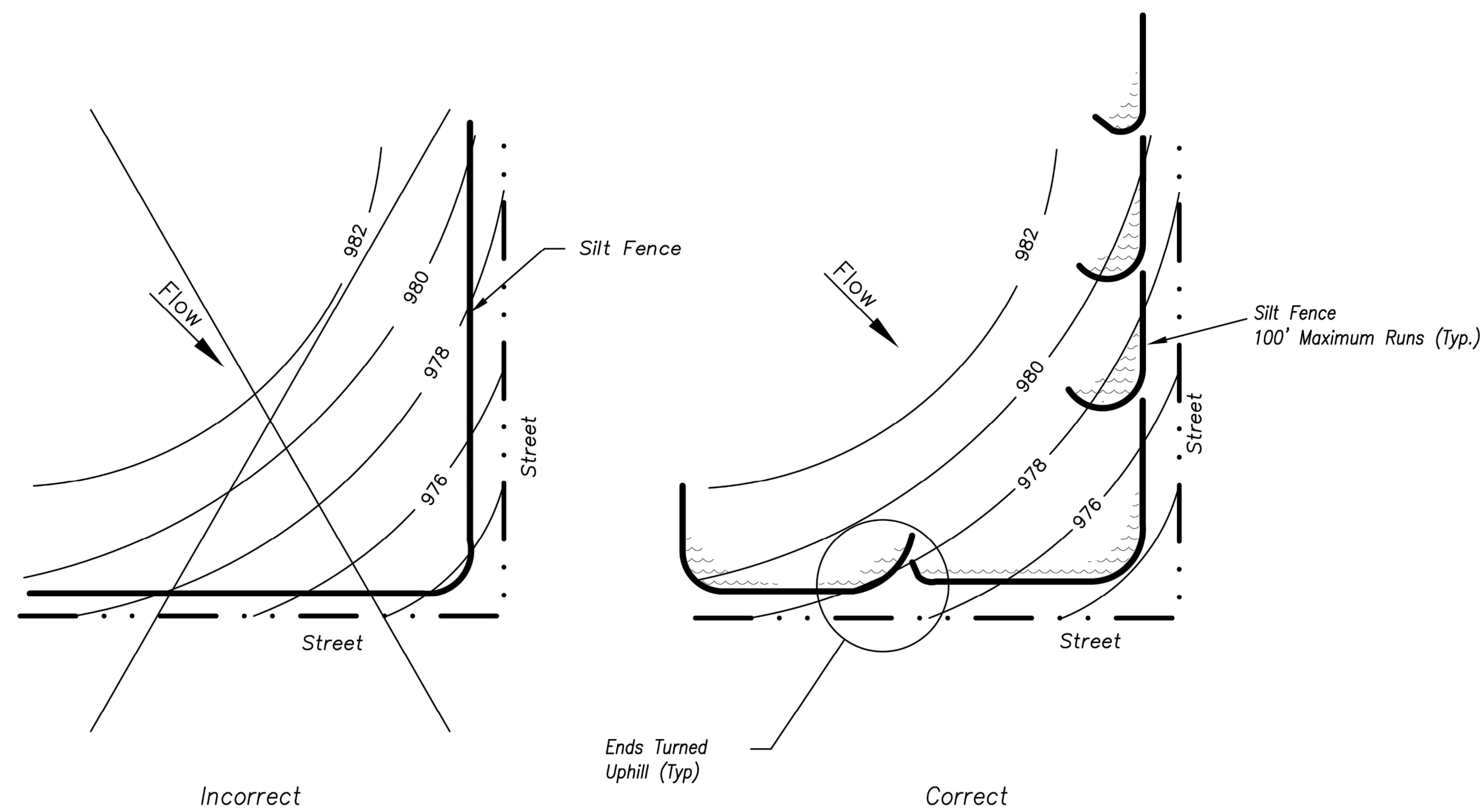
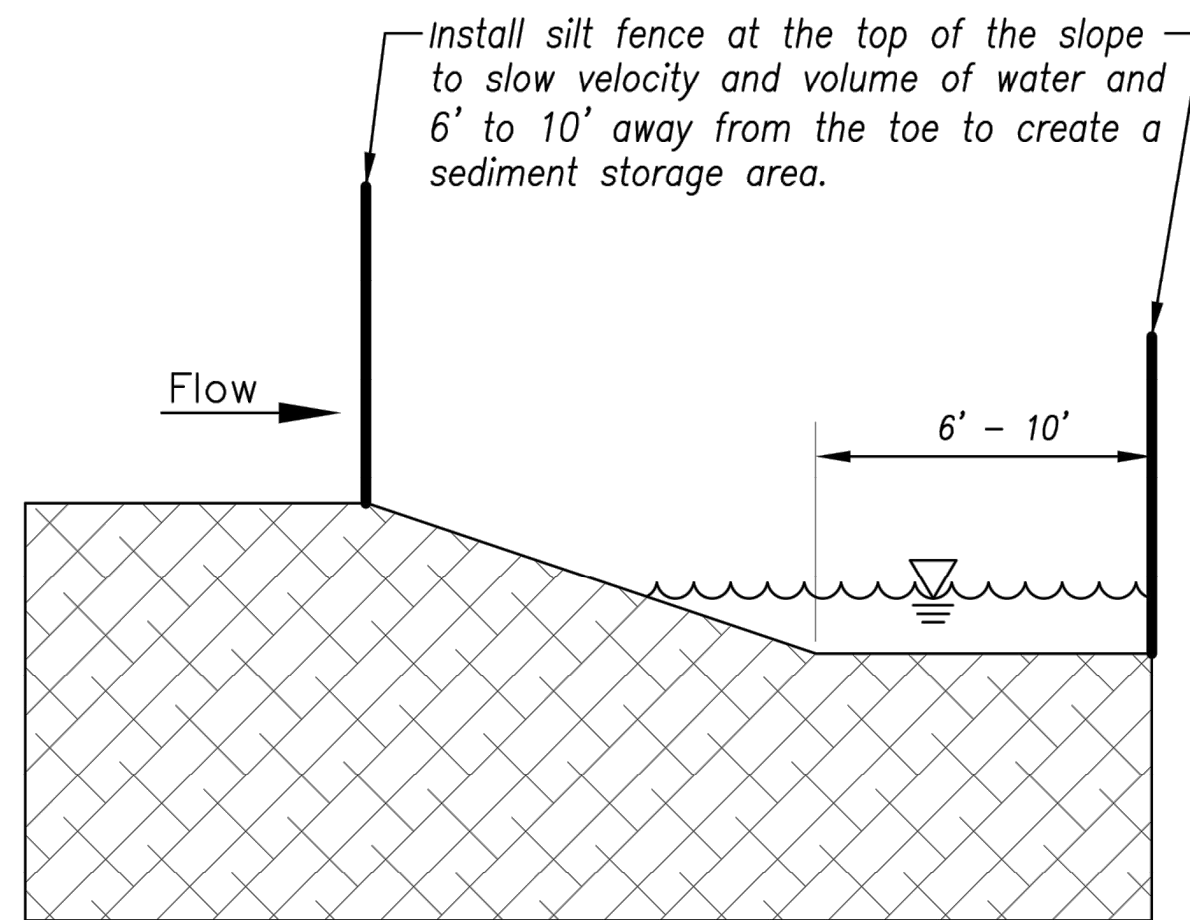
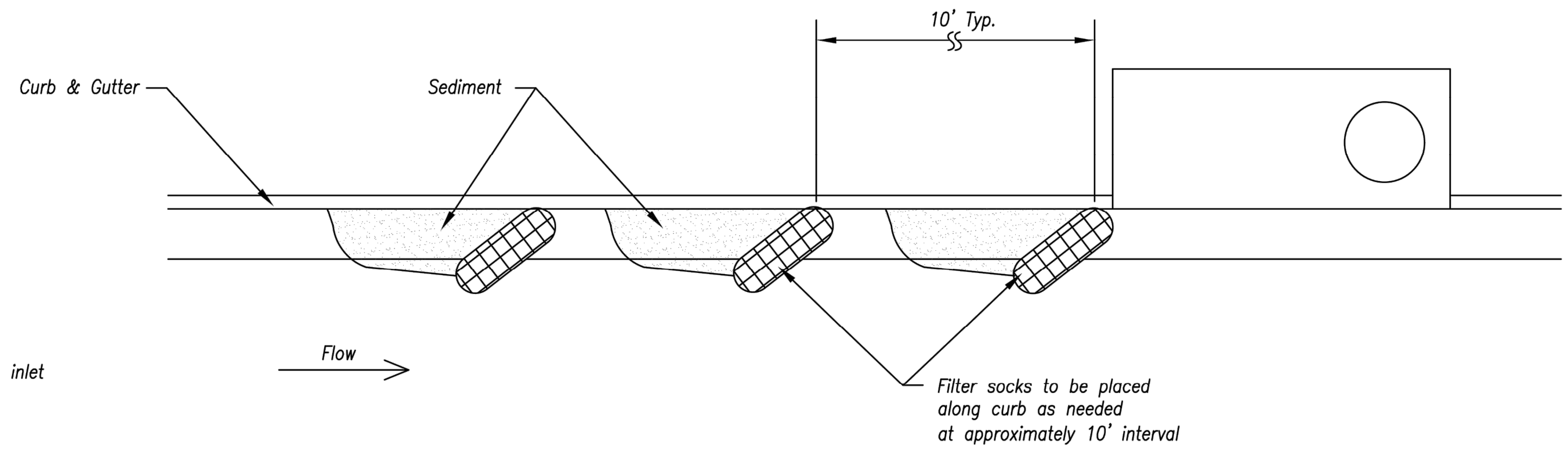
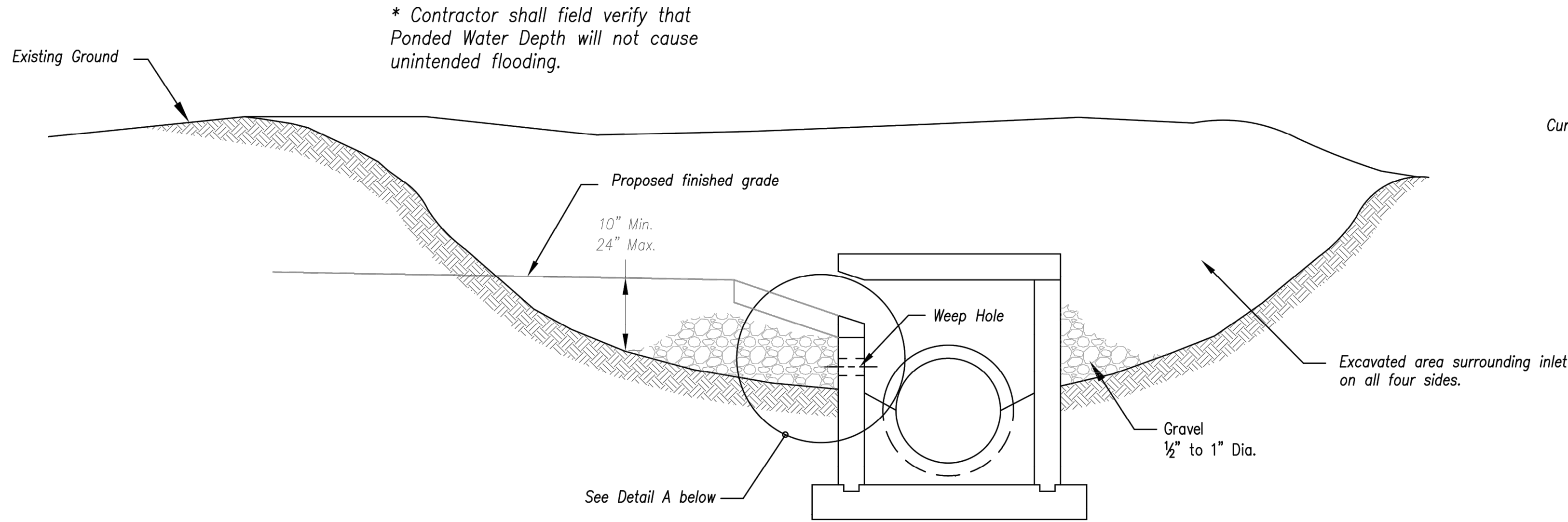


Figure A
SILT FENCE LAYOUT
Not to Scale

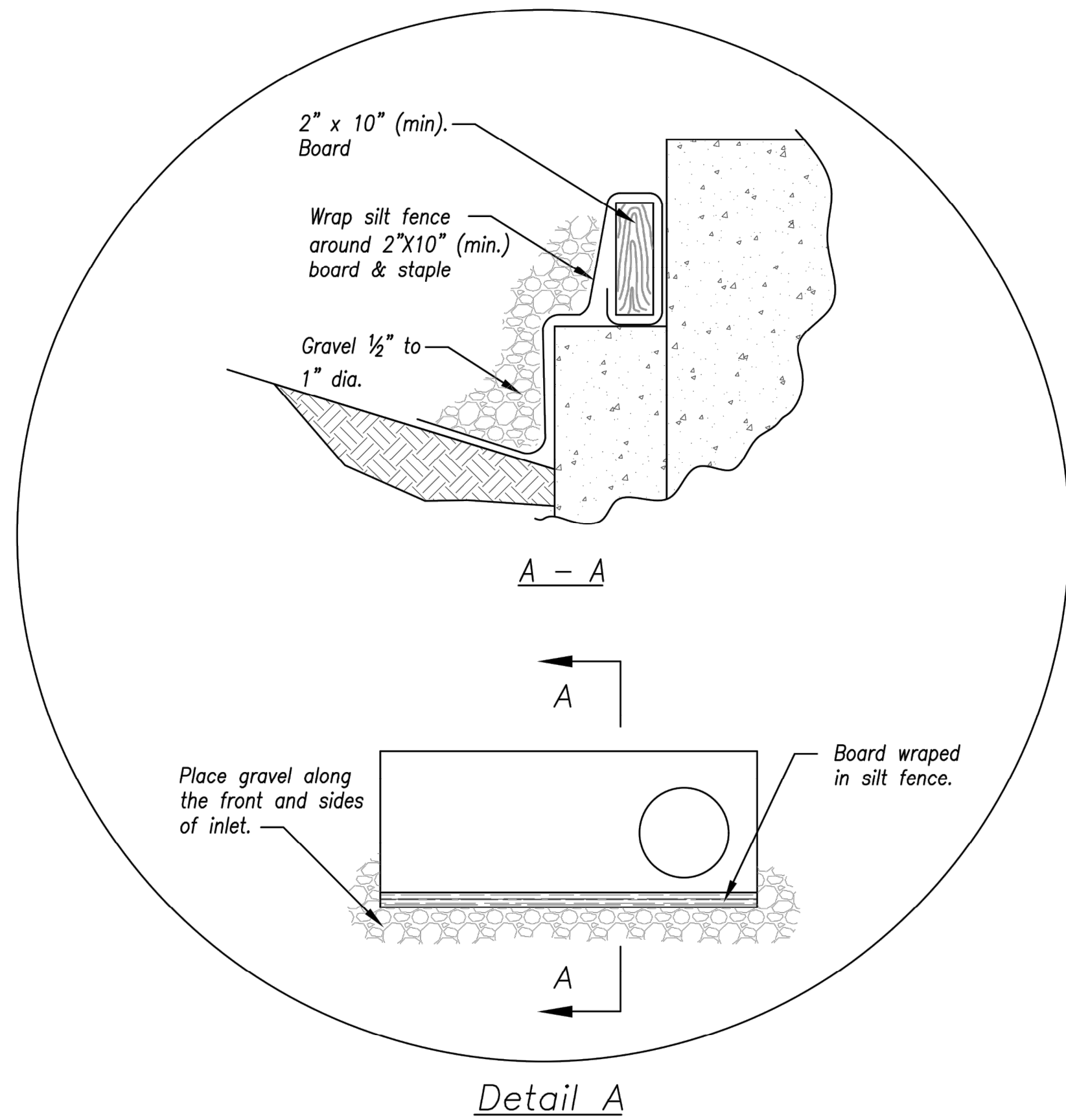


Modified from 2015 Overland Park Standard Details for Erosion and Sediment Control.

| | | |
|---|-------------------|---|
| AMERICAN PUBLIC WORKS ASSOCIATION Kansas City Metro Chapter APWA AMERICAN PUBLIC WORKS ASSOCIATION | | KANSAS CITY METRO CHAPTER |
| 601 | SILT FENCE | STANDARD DRAWING NUMBER ESC-03 ADOPTED: 10/24/2016 |



On Grade Curb Inlet Protection



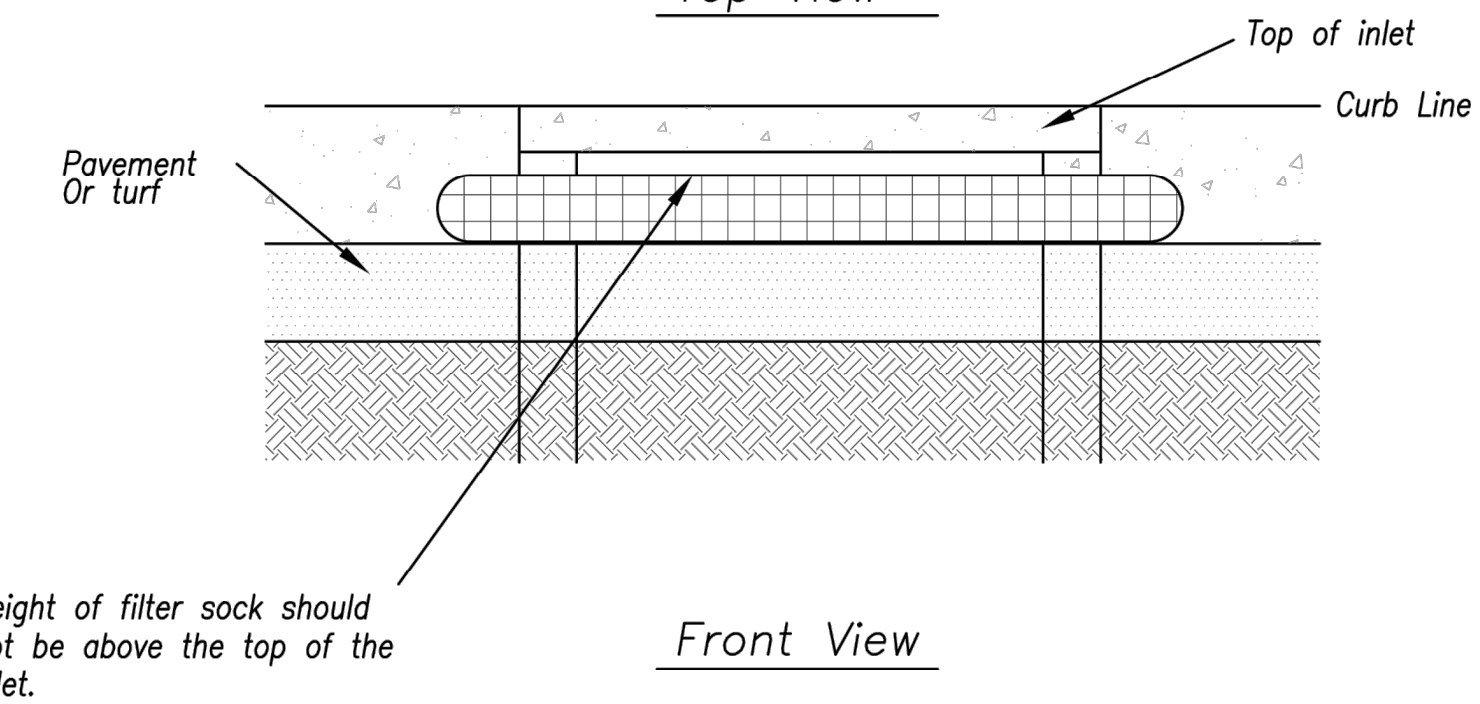
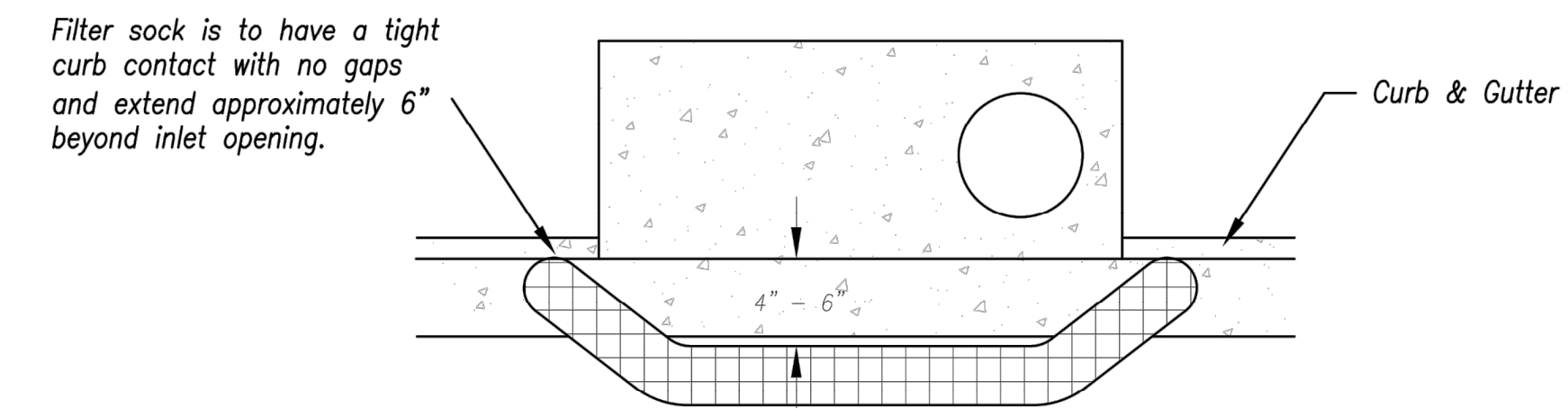
EARLY STAGE CURB INLET
(Open Box and Prior to Pouring Curb and Inlet Throat)

Notes:

1. Immediately following inlet construction and prior to construction of curb and inlet throat, protect inlet opening by installing 2" X 10" (min.) board wrapped in silt fence. Structures shall have excavated storage area on all four sides to allow settling of sediment (Early Stage Curb Inlet).
2. When inlet is completed and curb poured, filter socks or approved equal should be used (Late Stage Curb Inlet). Straw wattles are not approved for curb inlet use.
3. Contractor to field verify ponding water shall not create a traffic hazard.

Maintenance:

1. Remove deposited sediment from excavated storage areas when available storage has been reduced by 20%.
2. Remove deposited sediment from filter socks or similar when any accumulation of sediment is visible.
3. Repair or replace as necessary to maintain function and integrity of installation.



Sump Inlet Sediment Filter

LATE STAGE CURB INLET
(After Pouring Curb and Inlet Throat)

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AMERICAN PUBLIC WORKS ASSOCIATION



KANSAS CITY
METRO CHAPTER

CURB INLET PROTECTION

STANDARD DRAWING
NUMBER ESC-06
ADOPTED:
10/24/2016

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

603

