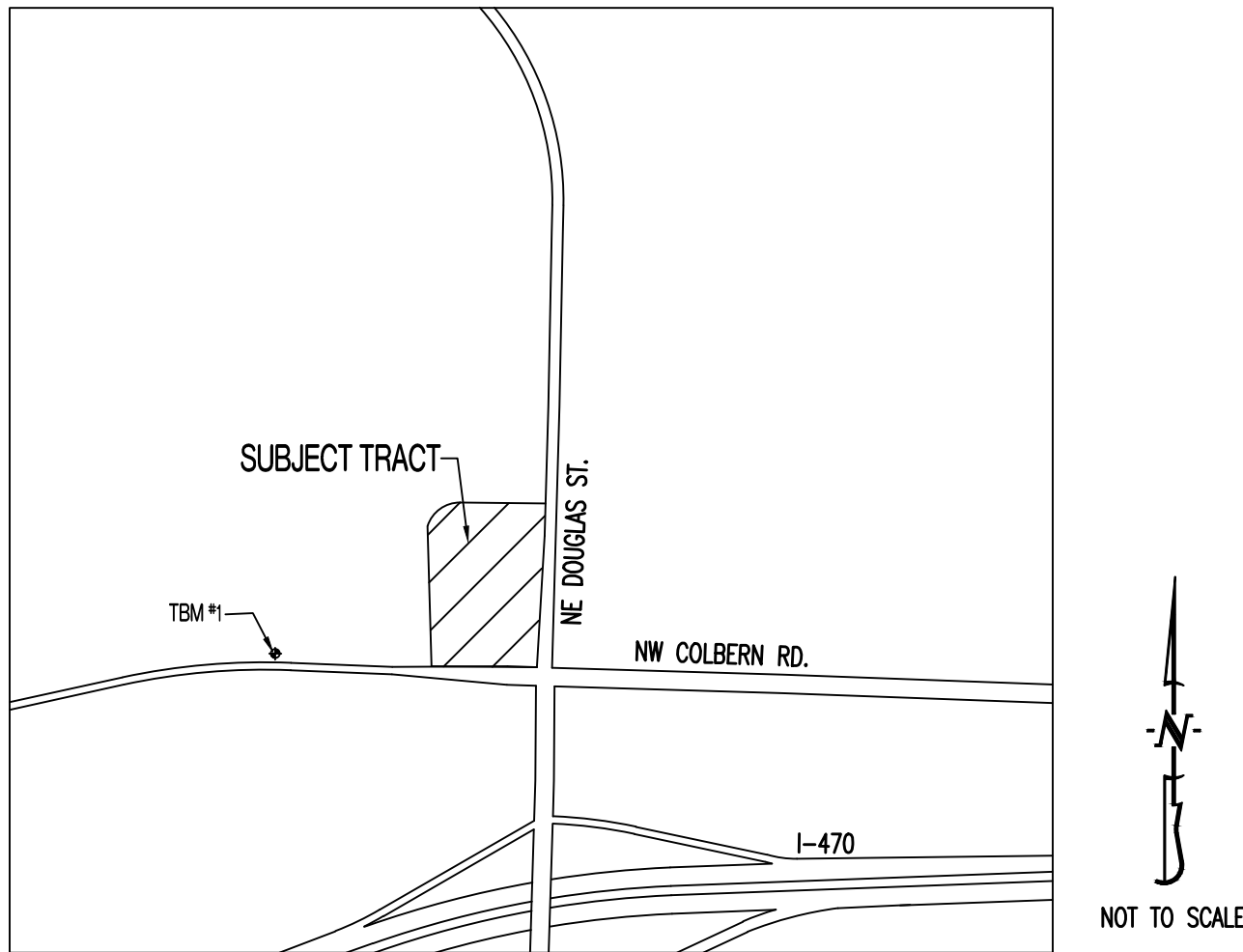


VILLAGE AT DISCOVERY PARK – LOT 1 SEWER EXTENSION

LOCATION MAP



PROJECT BENCHMARK:

TBM #1 – CONTROL POINT #50 SET BY OLSSON. 1/2" IMBEDDED CAP ON NORTH SIDE OF NW COLBERN RD. LOCATED AT 1ST FIELD ENTRANCE.
NORTHING = 1012389.819
EASTING = 2822108.784
ELEVATION = 990.810
REFER TO "PRIVATE SITE DEVELOPMENT PLANS FOR THE VILLAGE AT DISCOVERY PARK ZONE 1" PLANS BY OLSSON DATED 10/18/2023 FOR MORE INFORMATION.

FLOOD PLAIN STATEMENT:

THIS LOT IS LOCATED IN ZONE X UNSHADED – AREAS DETERMINED TO BE OUTSIDE THE 1% ANNUAL CHANCE FLOOD AS SHOWN ON THE FEMA F.I.R.M. PANEL #2909SC0409G, DATED JANUARY 20, 2017.

LEGAL DESCRIPTION:

VILLAGE AT DISCOVERY PARK, LOT 2. A SUBDIVISION IN JACKSON COUNTY, LEE'S SUMMIT, MISSOURI.

UTILITY COMPANIES:

LOCATES:

MISSOURI ONE CALL INC.
1022 B NORTHEAST DRIVE
JEFFERSON CITY, MO 65109
1-800-344-7483



ELECTRIC:

EVERGY
816-524-3223

TELEPHONE:

AT&T
800-286-8313

NATURAL GAS:

SPIRE
314-342-0500

CABLE TELEVISION:

SPECTRUM
877-772-2253

WATER/SANITARY SEWER:

CITY OF LEE'S SUMMIT
WATER UTILITIES DEPARTMENT
1200 S HAMLEN RD
LEE'S SUMMIT, MO 64081
816-969-1900

FIBER:

GOOGLE FIBER
877-454-6959

GENERAL NOTES:

ALL SANITARY SEWER CONSTRUCTION TO BE IN ACCORDANCE WITH THE CITY OF LEE'S SUMMIT "DESIGN AND CONSTRUCTION MANUAL" (CURRENT EDITION).

ANY CITY DETAILS SHOWN ON THIS SET OF PLANS ARE FOR REFERENCE ONLY. CONTRACTOR TO HAVE A COPY OF THE CITY'S LATEST EDITION OF SPECIFICATIONS AND STANDARDS FOR ALL STREET, STORM, AND SANITARY CONSTRUCTION ON SITE AT ALL TIMES DURING CONSTRUCTION. REFER TO <https://cityofls.net/development-services/design/design-criteria/design-construction-manual-infrastructure>

CONTRACTOR WILL BE RESPONSIBLE FOR PLACEMENT AND MAINTENANCE OF TRAFFIC CONTROL DEVICES NECESSARY TO COMPLETE THEIR PORTION OF WORK. THE DEVICES AND METHODS EMPLOYED WILL COMPLY WITH THE CURRENT VERSION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.

THIS PLAT CONTAINS APPROXIMATELY 2.28 ACRES.

THIS TRACT IS ZONED PMIX.

EXISTING UTILITIES SHOWN FOR REFERENCE ONLY. CONTRACTOR SHALL COORDINATE LOCATES (HORIZONTAL AND VERTICAL) PRIOR TO ANY EXCAVATION.

ALL EXCAVATION TO BE IN ACCORDANCE WITH SECTIONS 319.010-319.050, REVISED STATUTES OF THE STATE OF MISSOURI. SUCH COMPLIANCE SHALL NOT, HOWEVER, EXCUSE ANY PERSON MAKING ANY EXCAVATION FROM DOING SO IN A CAREFUL AND PRUDENT MANNER, NOR SHALL IT EXCUSE SUCH PERSON FROM LIABILITY FOR ANY DAMAGE OR INJURY TO UNDERGROUND UTILITIES RESULTING FROM THE EXCAVATION.

ALL LAND DISTURBANCE ACTIVITIES SHALL BE IN ACCORDANCE WITH THE CITY OF LEE'S SUMMIT CODE OF ORDINANCES.

IT IS THE INTENT OF THESE PLANS TO COMPLY WITH THE REQUIREMENTS OF THE M&DNR CLEAN WATER COMMISSION.

NO OIL AND GAS WELLS EXIST ON THIS TRACT ACCORDING TO THE MISSOURI DEPARTMENT OF NATURAL RESOURCES OIL AND GAS PERMIT DATABASE.

TOTAL DISTURBED AREA ON SITE = 0.10 AC.

MISSOURI DNR LAND DISTURBANCE PERMIT NUMBER IS NOT REQUIRED.

DEVELOPER :

DISCOVERY PARK LEE'S SUMMIT, LLC.
4220 PHILLIPS FARM RD.
COLUMBIA, MO 65201
573-615-2252

SHEET LIST TABLE

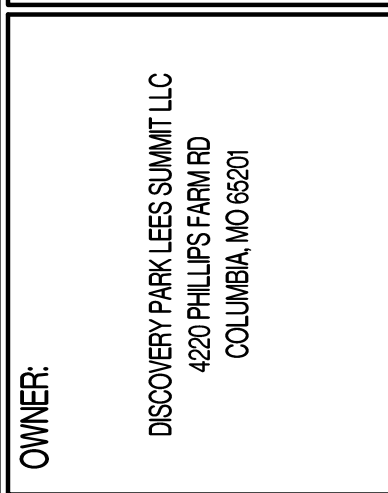
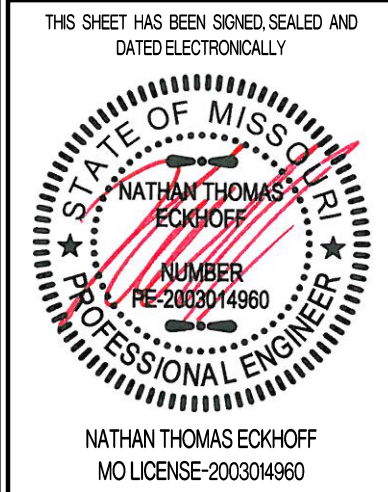
SHEET NUMBER	SHEET TITLE	ORIGINAL
CE 1.0	COVER SHEET	X
CE 2.1	SANITARY PLAN & PROFILE	X
CE 2.2	SANITARY SEWER DETAILS	X

LEGEND OF SYMBOLS:

----	EXISTING CURB	FF-XXXX	FINISHED FLOOR OF STRUCTURE
=====	PROPOSED CURB	XXXXXX TC	PROPOSED TOP OF CURB ELEVATION
	RIP RAP	XXXXXX TP	PROPOSED TOP OF PAVEMENT ELEVATION
	EXISTING STRUCTURE	XXXXXX FD	PROPOSED FINISHED GRADE ELEVATION
	EXISTING TREELINE	XXXXXX TW	PROPOSED TOP OF WALL
	PROPOSED TREELINE	XX	LOT NUMBER
	EDGE OF WATERWAY		STORM SEWER STRUCTURE LABEL
--- W ---	EXISTING WATERLINE		SANITARY SEWER STRUCTURE LABEL
--- W ---	PROPOSED WATERLINE	H.P.	HIGH POINT
--- G ---	EXISTING GAS LINE	L.P.	LOW POINT
--- G ---	PROPOSED GAS LINE		EXISTING SIGNS
--- T ---	EXISTING TELEPHONE		EXISTING POWER POLE
--- FD ---	EXISTING FIBER OPTIC		EXISTING GAS VALVE
--- OE ---	EXISTING OVERHEAD ELECTRIC		EXISTING WATER VALVE
--- UE ---	EXISTING UNDERGROUND ELECTRIC		EXISTING GAS METER
--- UE ---	PROPOSED UNDERGROUND ELECTRIC		EXISTING WATER METER
--- OE TV ---	EXISTING OVERHEAD ELEC. & TV		EXISTING FIRE HYDRANT
--- OE TV ---	EXISTING OVERHEAD ELEC., TV & TELE.		MANHOLE
--- S ---	EXISTING SANITARY SEWER		EXISTING SANITARY SEWER LATERAL
--- S ---	PROPOSED SANITARY SEWER		PROPOSED SANITARY SEWER LATERAL
.....XXX.....	EXISTING MINOR CONTOUR		PROPOSED TRACER WIRE TEST STATION BOX
--- XXX ---	EXISTING MAJOR CONTOUR		EXISTING AIR CONDITIONER
--- XXX ---	PROPOSED MINOR CONTOUR		EXISTING TELEPHONE PEDESTAL
--- XXX ---	PROPOSED MAJOR CONTOUR		EXISTING ELECTRICAL TRANSFORMER
	100 YEAR FLOOD PLAIN		EXISTING ELECTRIC METER
	FLOODWAY		EXISTING LIGHT POLE
--- . . . ---	ORDINARY HIGH WATER MARK		EXISTING GUY WIRE
--- . . . ---	STREAM SIDE BUFFER		
-----	OUTER STREAM BUFFER		

REVISIONS:

NO.	DATE
ORIGINAL	05/10/2024



VILLAGE AT DISCOVERY PARK - LOT 1 SEWER EXTENSION
221 NE ALURA WAY
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

DRAWING INCLUDES:

COVER SHEET

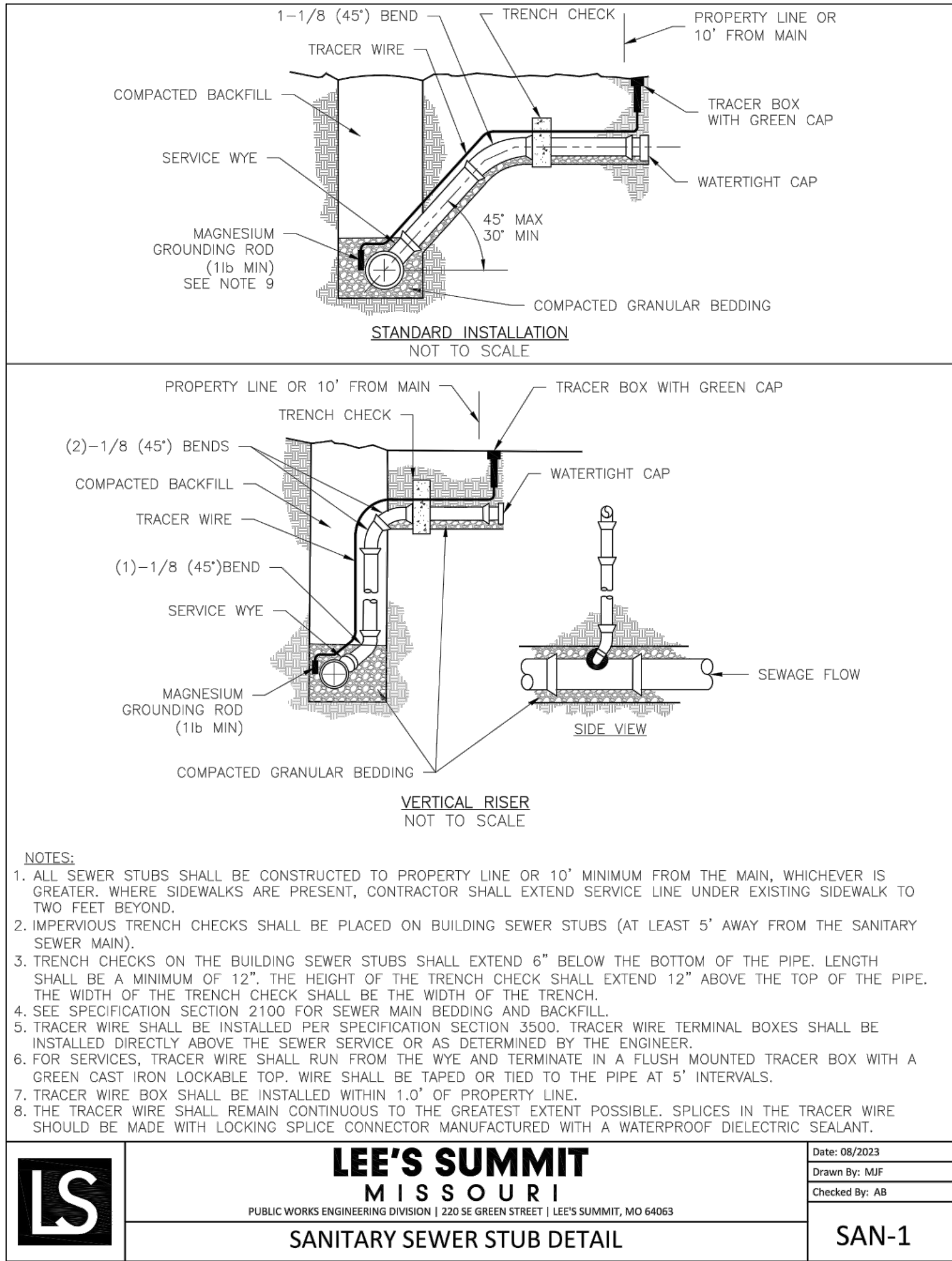
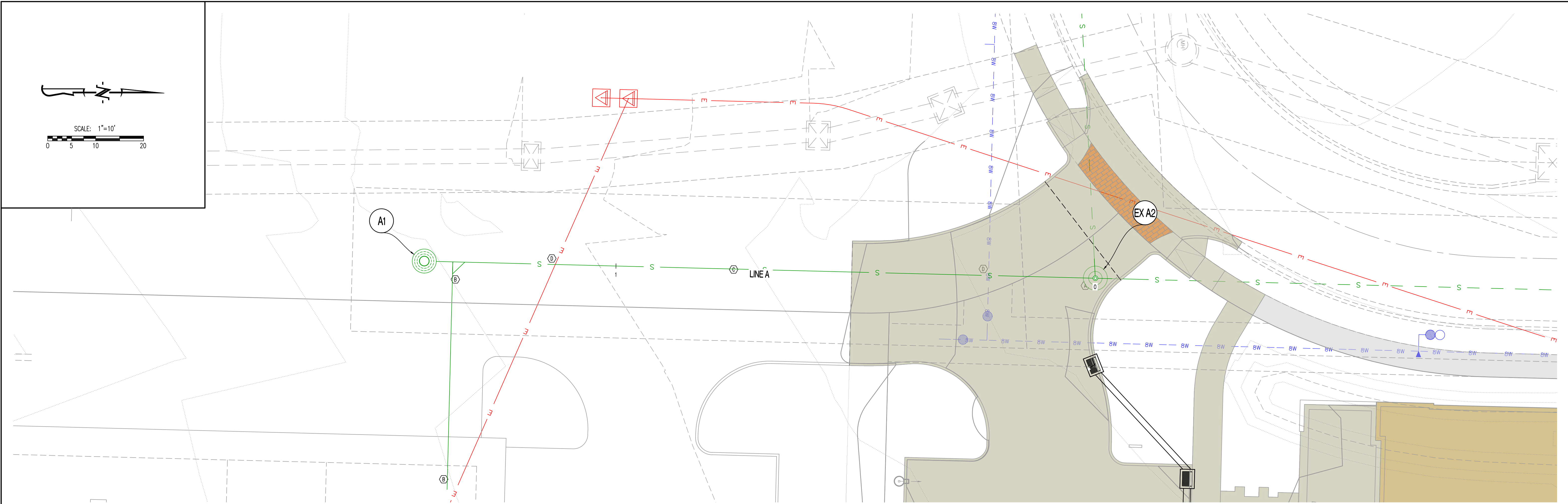
DESIGNED: NTE

DRAWN: NMD

PROJECT NO: 230286

SHEET:
CE 10

Y:\2023\230286 - Discovery Park Lees Summit\Zone 1 Lot 2\AAD Files\Construction Plans\230286 Village at Discovery Park Zone 1 Lot 2 Sewer Extension.dwg



- NOTES:
1. ALL SEWER STUBS SHALL BE CONSTRUCTED TO PROPERTY LINE OR 10' MINIMUM FROM THE MAIN, WHICHEVER IS GREATER. WHERE SIDEWALKS ARE PRESENT, CONTRACTOR SHALL EXTEND SERVICE LINE UNDER EXISTING SIDEWALK TO TWO FEET BEYOND.
 2. IMPERVIOUS TRENCH CHECKS SHALL BE PLACED ON BUILDING SEWER STUBS (AT LEAST 5' AWAY FROM THE SANITARY SEWER MAIN).
 3. TRENCH CHECKS ON THE BUILDING SEWER STUBS SHALL EXTEND 6" BELOW THE BOTTOM OF THE PIPE. LENGTH SHALL BE A MINIMUM OF 12". THE HEIGHT OF THE TRENCH CHECK SHALL EXTEND 12" ABOVE THE TOP OF THE PIPE. THE WIDTH OF THE TRENCH CHECK SHALL BE THE WIDTH OF THE TRENCH.
 4. SEE SPECIFICATION SECTION 2100 FOR SEWER MAIN BEDDING AND BACKFILL.
 5. TRACER WIRE SHALL BE INSTALLED PER SPECIFICATION SECTION 3500. TRACER WIRE TERMINAL BOXES SHALL BE INSTALLED DIRECTLY ABOVE THE SEWER SERVICE OR AS DETERMINED BY THE ENGINEER.
 6. FOR SERVICES, TRACER WIRE SHALL RUN FROM THE WYE AND TERMINATE IN A FLUSH MOUNTED TRACER BOX WITH A GREEN CAST IRON LOCKABLE TOP. WIRE SHALL BE TAPED OR TIED TO THE PIPE AT 5' INTERVALS.
 7. TRACER WIRE BOX SHALL BE INSTALLED WITHIN 1.0' OF PROPERTY LINE.
 8. THE TRACER WIRE SHALL REMAIN CONTINUOUS TO THE GREATEST EXTENT POSSIBLE. SPLICES IN THE TRACER WIRE SHOULD BE MADE WITH LOCKING SPLICE CONNECTOR MANUFACTURED WITH A WATERPROOF DIELECTRIC SEALANT.

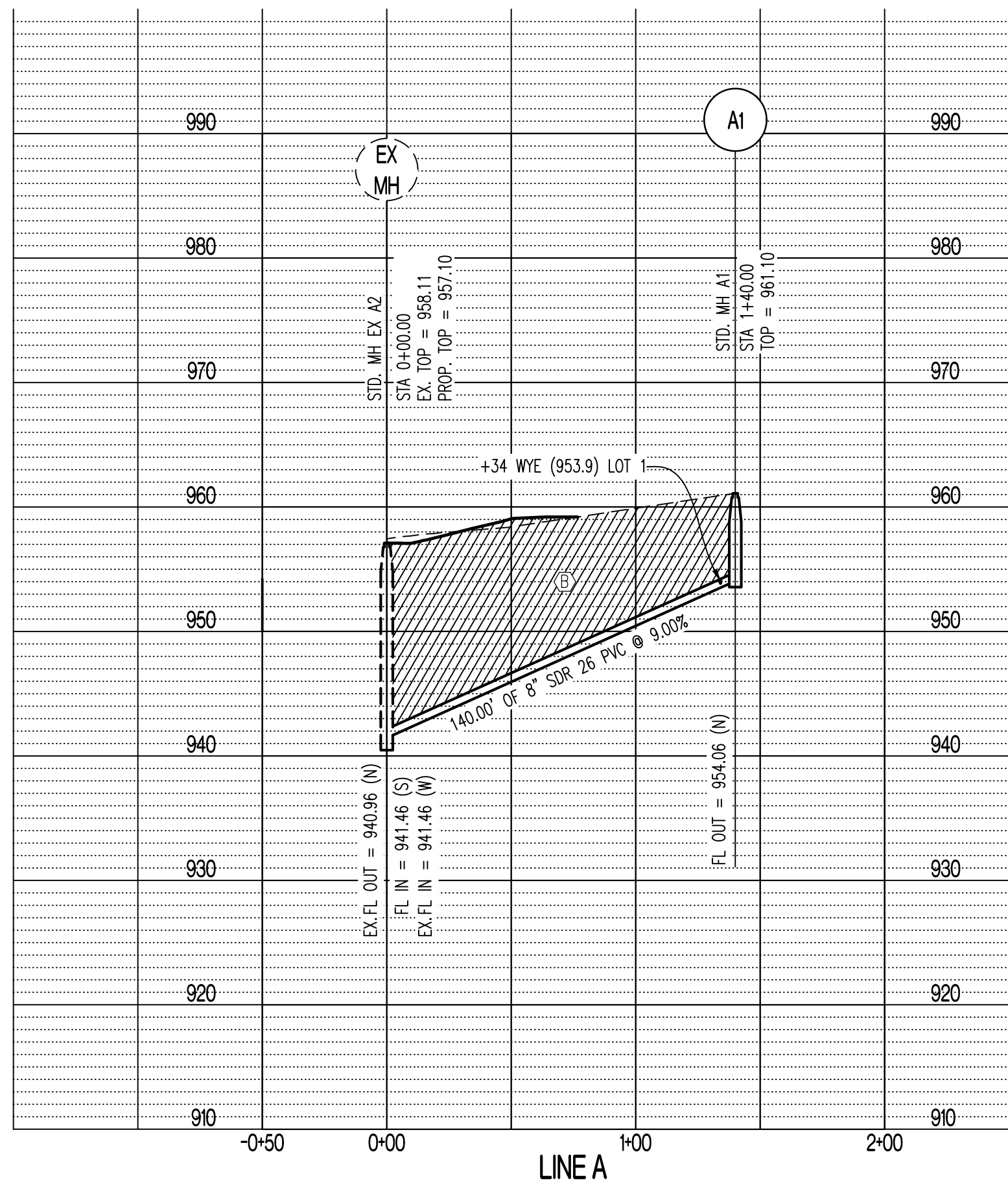
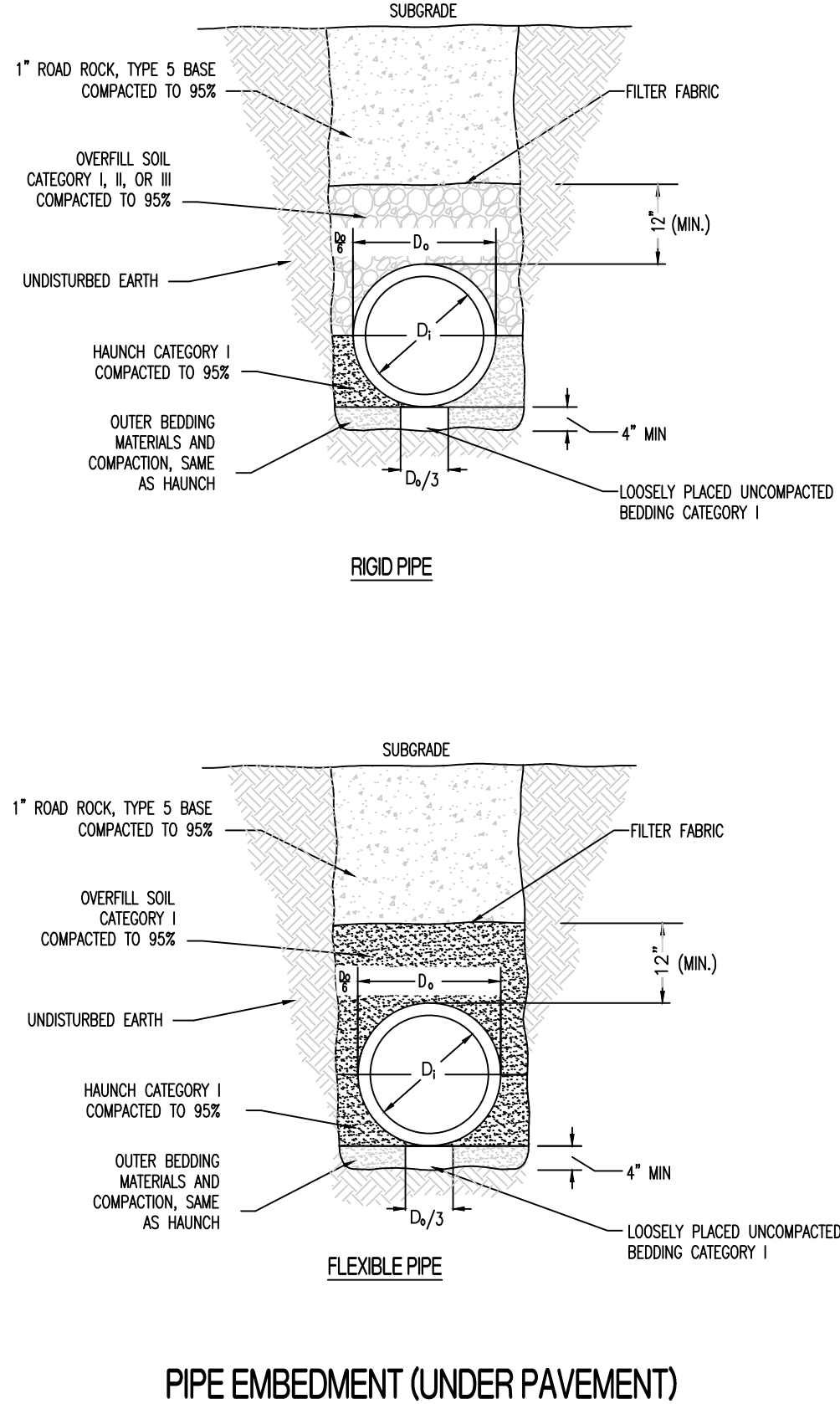
LS

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

Date: 08/2023
Drawn By: MJF
Checked By: AB

SAN-1

- LEGEND OF LABELS**
- Ⓐ SANITARY SEWER MANHOLE TOP TO BE ADJUSTED BY OTHERS. CONTRACTOR TO VERIFY EXISTING SANITARY MANHOLE TOP AND INVERTS.
 - Ⓑ CONTRACTOR TO INSTALL SANITARY SEWER STUB AND WYE INTO SEWER EXTENSION AS SHOWN. REFER TO DETAIL SAN-1 ON THIS SHEET.
 - Ⓒ INSTALL 8" SDR 26 PVC. REFER TO PROFILE ON THIS SHEET.
 - Ⓓ EXISTING UTILITY. CONTRACTOR SHALL VERIFY EXACT LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO EXCAVATION.



REVISIONS:

NO.	DATE
ORIGINAL	05/10/2024

THIS SHEET HAS BEEN SIGNED, SEALED AND DATED ELECTRONICALLY

STATE OF MISSOURI

NATHAN THOMAS ECKHOFF

REGISTERED PROFESSIONAL ENGINEER

NUMBER
PE-20030/4960

NATHAN THOMAS ECKHOFF
MO LICENSE-200304960

PREPARED BY:

CROCKETT

ENGINEERS & ARCHITECTS

1000 W. Illinois Blvd., Suite 100
Columbia, Missouri 65203
(314) 487-0292

www.crockettengineering.com
Crockett Engineering Consultants, LLC
Missouri Certificate of Authority
#000000001

OWNER:

DISCOVERY PARK LEES SUMMIT LLC
4220 PHILLIPS FARM RD
COLUMBIA, MO 65201

VILLAGE AT DISCOVERY PARK - LOT 1 SEWER EXTENSION

221 NE ALURA WAY

LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

DRAWING INCLUDES:

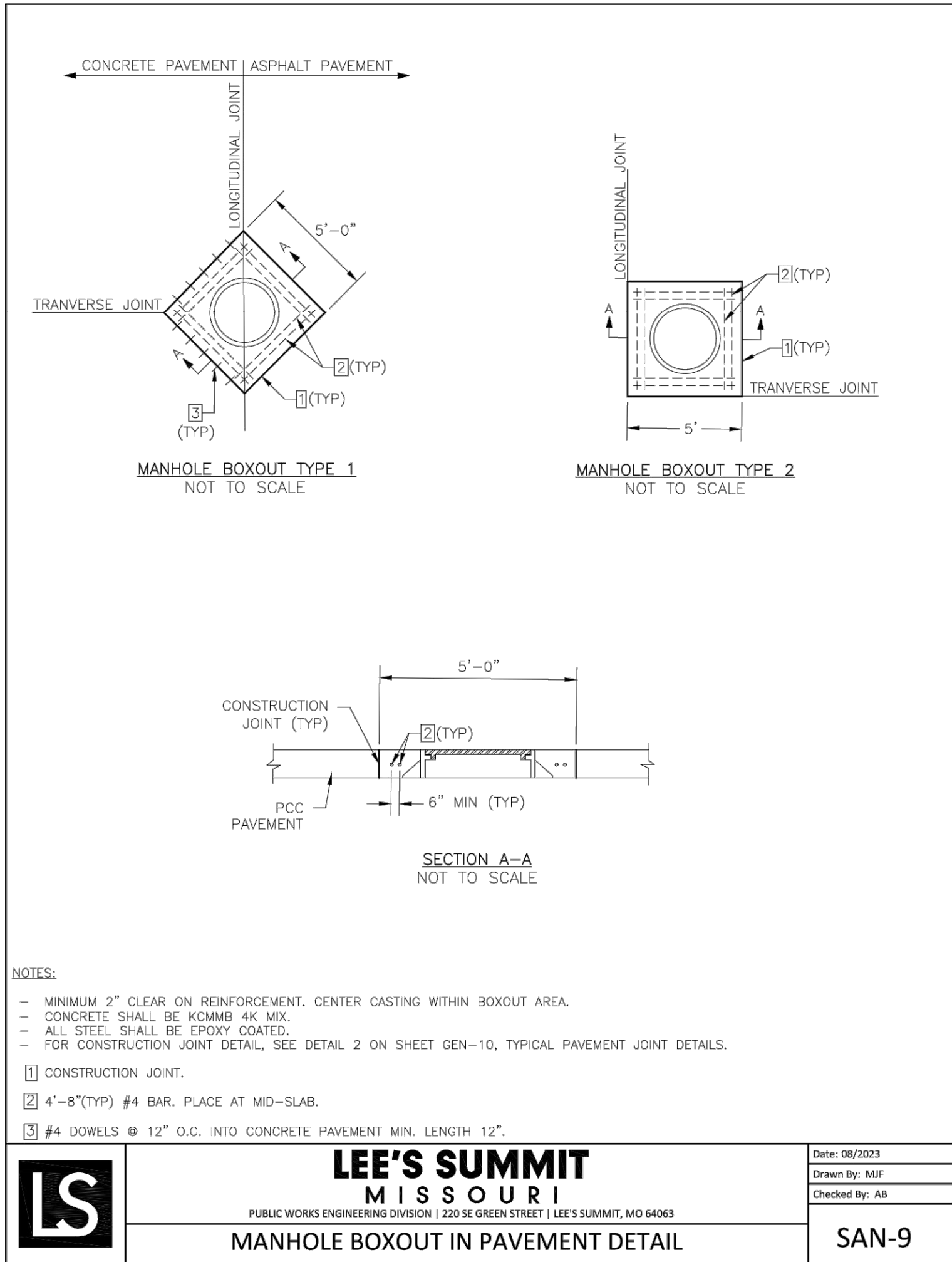
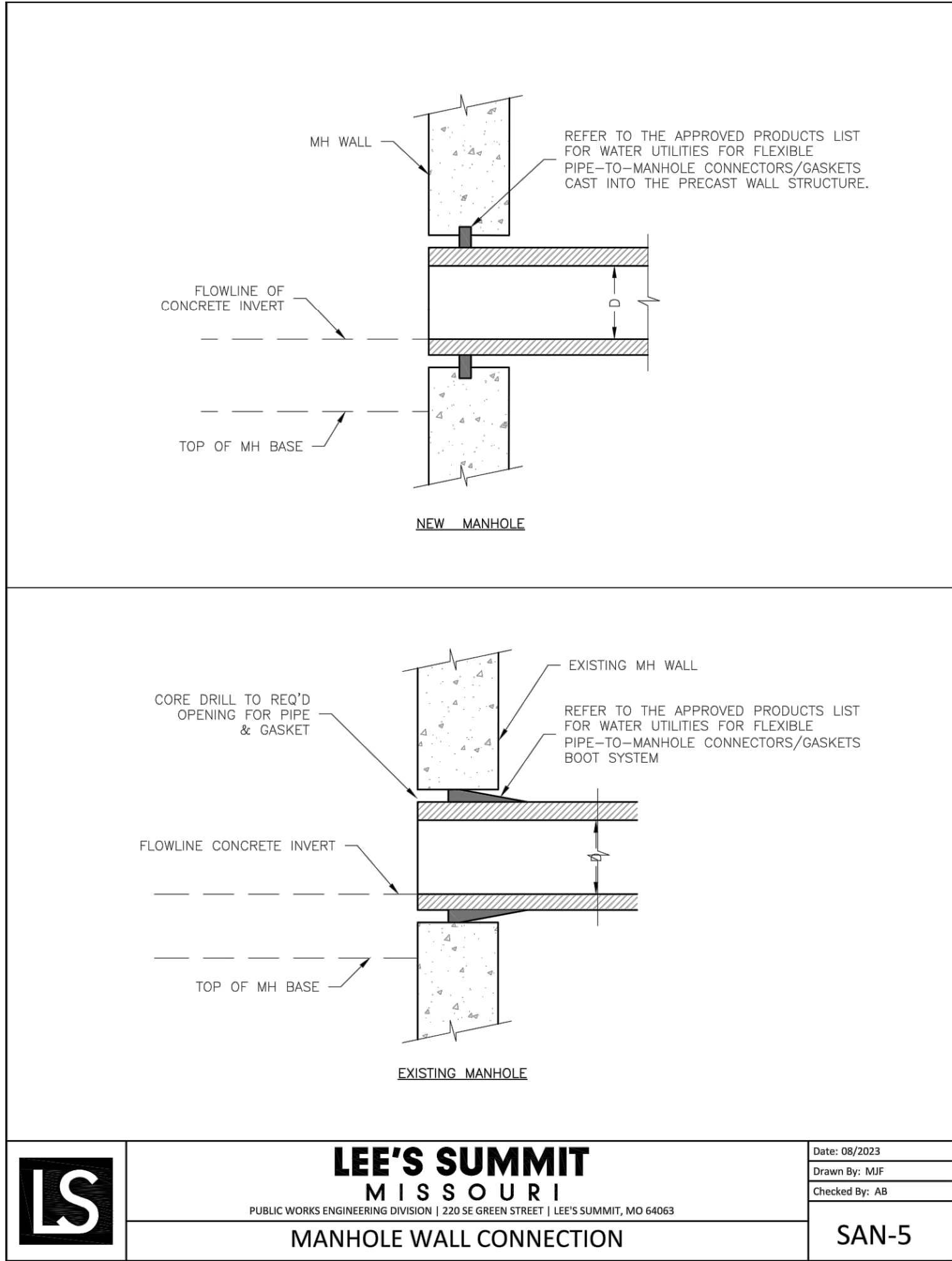
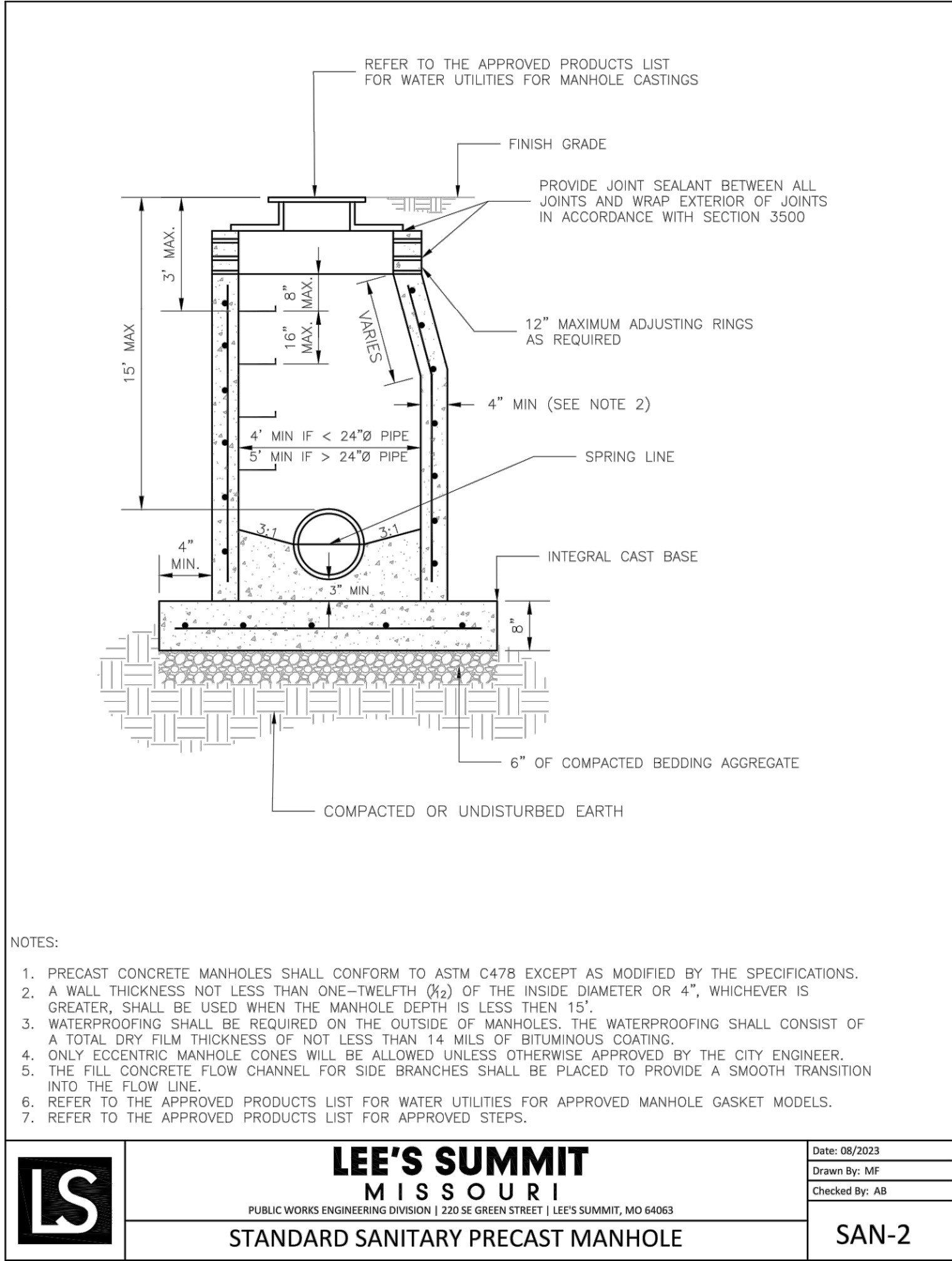
SANITARY PLAN & PROFILE

DESIGNED: NTE

DRAWN: NMD

PROJECT NO.: 230286

SHEET: CE 2.1



REVISIONS:

NO.	DATE
ORIGINAL	05/10/2024

THIS SHEET HAS BEEN SIGNED, SEALED AND DATED ELECTRONICALLY

STATE OF MISSOURI

NATHAN THOMAS ECKHOFF

NUMBER
PE-200304960

PROFESSIONAL ENGINEER

NATHAN THOMAS ECKHOFF

MO LICENSE 200304960

PREPARED BY:

CROCKETT

ENGINEERS & CONSULTANTS

1000 W. Illinois Blvd., Ste. 100
Columbia, Missouri 65203
(370) 447-0292
www.crockettengineering.com
Crockett Engineering Consultants, LLC
Missouri Certificate of Authority
#000000001

OWNER:

DISCOVERY PARK LEES SUMMIT LLC

4020 PHILLIPS FARM RD

COLUMBIA, MO 65201

VILLAGE AT DISCOVERY PARK - LOT 1 SEWER EXTENSION

221 NE ALURA WAY

LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

DRAWING INCLUDES:

SANITARY SEWER DETAILS

DESIGNED: NTE

DRAWN: NMD

PROJECT NO: 230286

SHEET: CE 22