

SUMMIT FAIR, LOT 10D-10F

PUBLIC SANITARY SEWER IMPROVEMENTS

IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MO

Record Drawing

GENERAL NOTES:

THE DESIGN AND CONSTRUCTION OF THE PUBLIC SANITARY SEWER FACILITIES SHALL BE GOVERNED BY THE CITY OF LEE'S SUMMIT, MISSOURI DESIGN CRITERIA AND TECHNICAL SPECIFICATIONS, LATEST EDITIONS.

UTILITY COMPANIES:

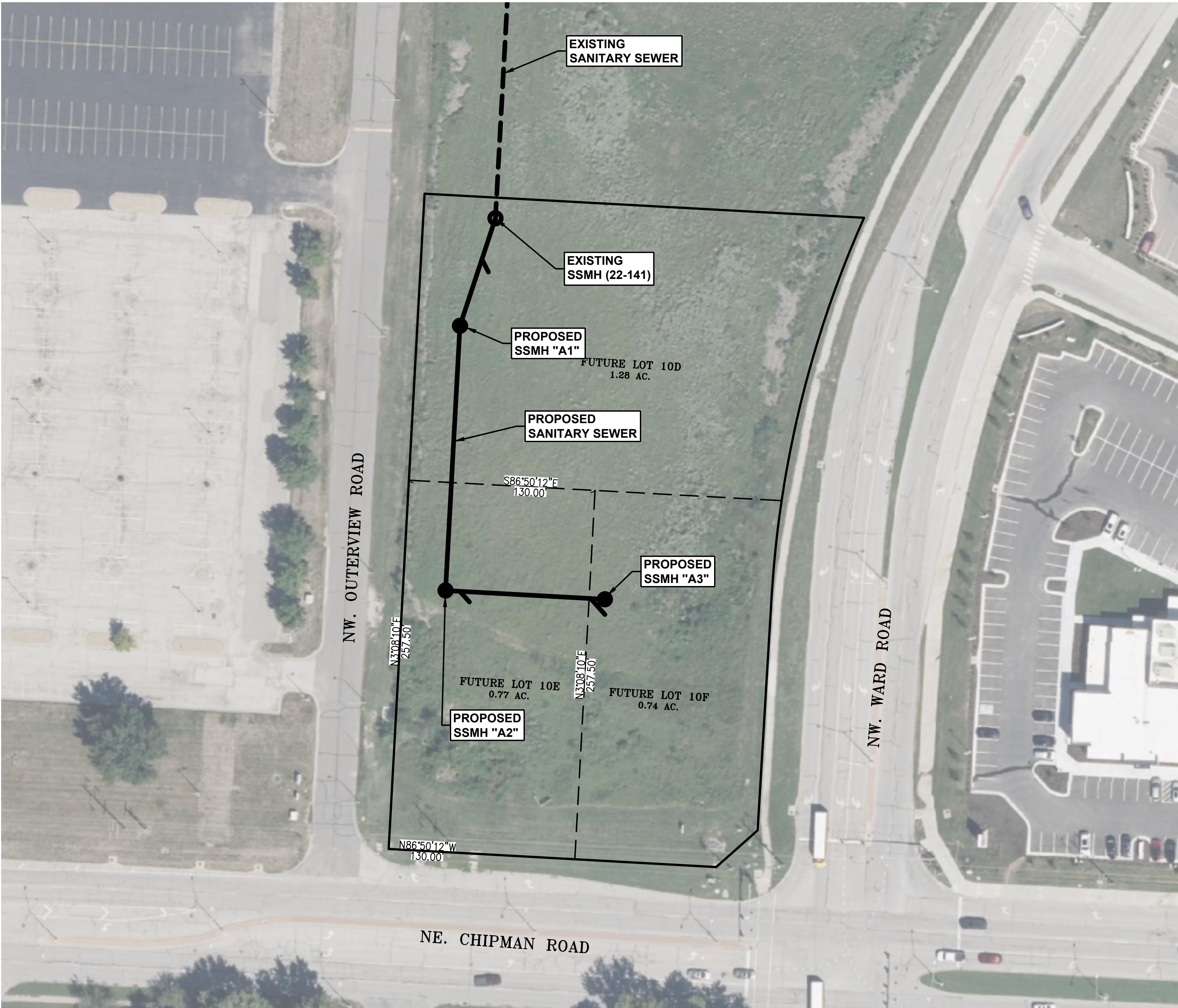
MISSOURI GAS ENERGY (816) 969-2218
LUCAS WALLS (LUCAS.WALLS@SUG.COM)
3025 SOUTHEAST CLOVER DRIVE
LEE'S SUMMIT, MO 64082

EVERGY (816) 347-4339
PHILLIP INGRAM (PHILLIP.INGRAM@KCPL.COM)
RON DEJARNETTE (RON.DEJARNETTE@KCPL.COM) (816) 347-4316
1300 HAMBLEN ROAD
LEE'S SUMMIT, MO 64081

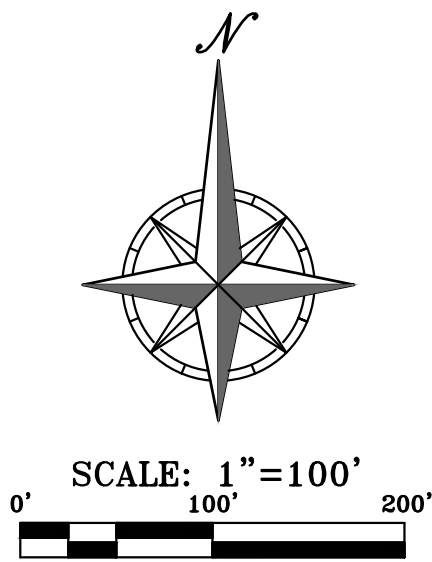
STORM SEWER (PUBLIC WORKS DEPARTMENT) (816) 969-1800
220 SE GREEN STREET
LEE'S SUMMIT, MO 64063

SANITARY SEWER & WATER (WATER UTILITIES DEPT.) (816)-969-1900
1200 SE HAMBLEN ROAD,
LEE'S SUMMIT, MO 64081

AT&T (913) 383-4929
MR. CLAYTON ANSPAUGH (CA4089@ATT.COM) (913) 383-4849-FAX
9444 NALL AVENUE
OVERLAND PARK, KANSAS 66207



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SS-1	COVER SHEET
SS-2	SANITARY SEWER PLAN & PROFILE
SS-3	EROSION CONTROL & RESTORATION
SS-4	SANITARY SEWER DETAILS



“AS-BUILT”

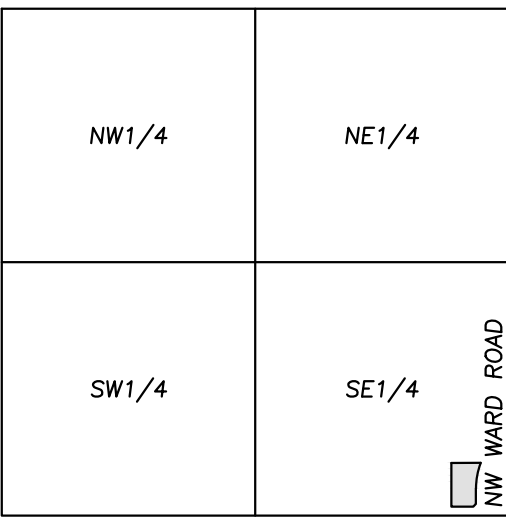
DATED: 10-15-24 BY: DLJ

PREPARED & SUBMITTED BY:
PHELPS ENGINEERING, INC.
1270 N. WINCHESTER
OLATHE, KANSAS 66061



JUDD D. CLAUSSEN, MISSOURI P.E.#29850

DATE



VICINITY MAP
SEC. 36-48-32



UTILITY NOTES:
VISUAL INDICATIONS OF UTILITIES ARE AS SHOWN.
UNDERGROUND LOCATIONS SHOWN, AS FURNISHED BY THEIR
LESSORS, ARE APPROXIMATE AND SHOULD BE VERIFIED IN
THE FIELD AT THE TIME OF CONSTRUCTION. FOR ACTUAL
FIELD LOCATIONS OF UNDERGROUND UTILITIES CALL 811.

NOTE: FLOWABLE FILL IS REQUIRED
AROUND ALL STORM STRUCTURES.

LEGEND OF SYMBOLS

Proposed Sanitary Sewer
Existing Sanitary Sewer

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Fax (913) 393-1166
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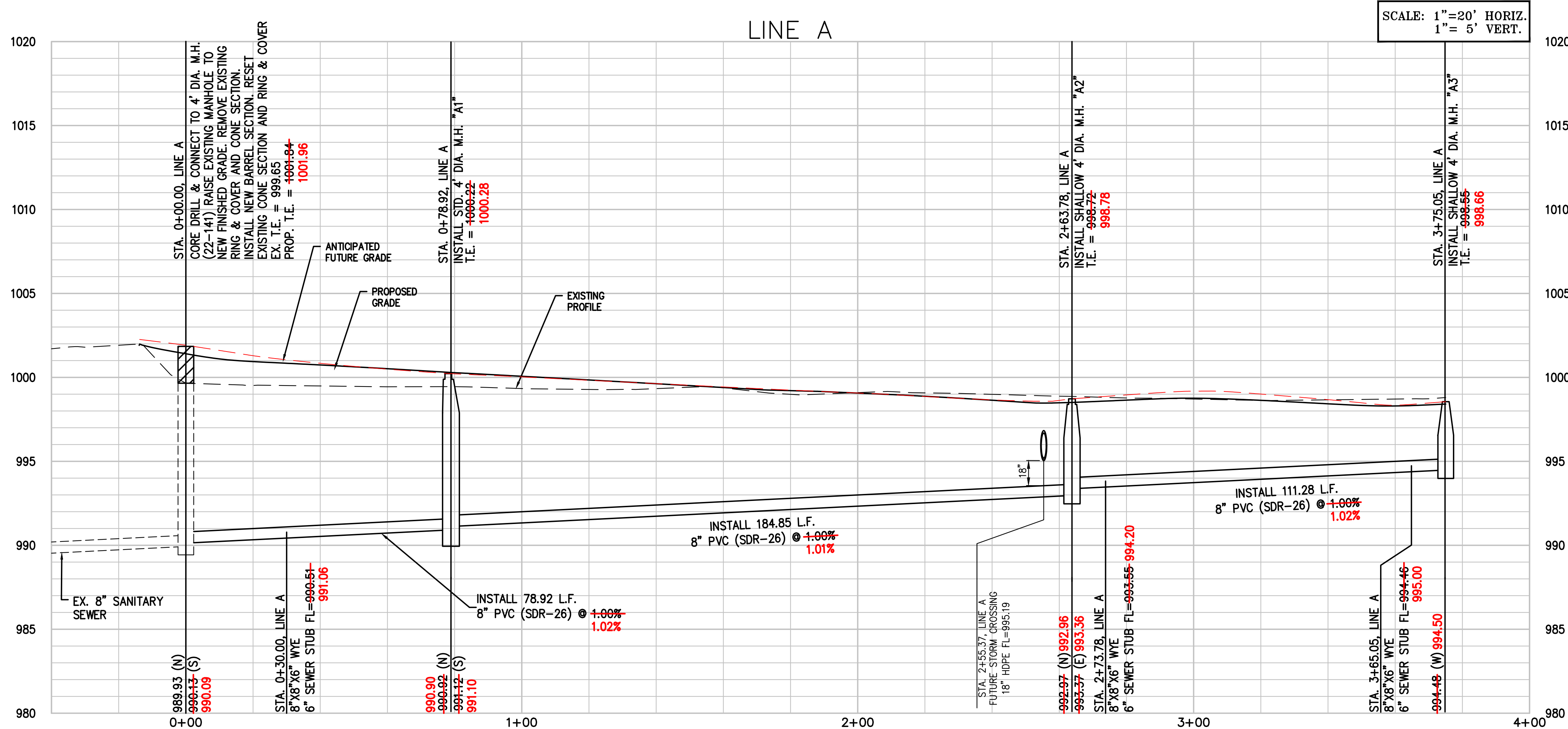
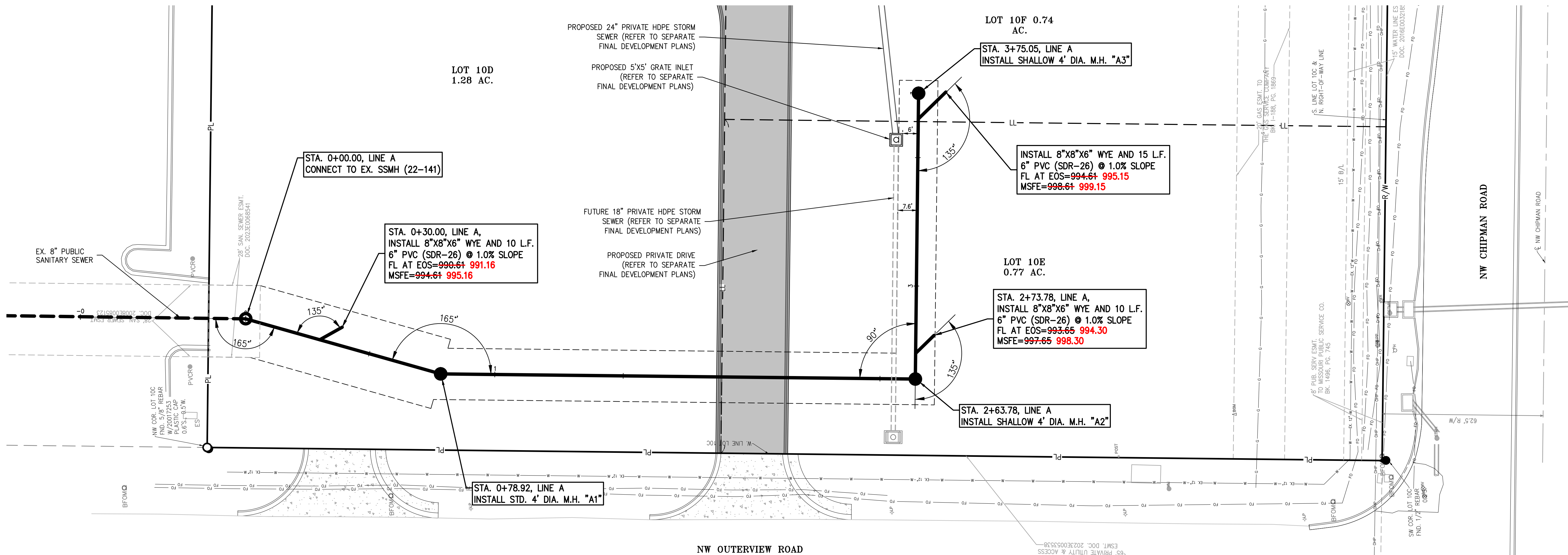
COVER SHEET
SUMMIT FAIR, LOTS 10D-10F
700 W WARD ROAD
LEE'S SUMMIT, MISSOURI

PROJECT NO.	DATE	BY	APP.
240017	04-04-2024	DLJ	ABB
DATE 03-08-2024	DATE 04-04-2024	DATE 10-15-2024	DATE 10-15-2024
CHECKED: DAF	CHECKED: DAF	CHECKED: DAF	CHECKED: DAF
APPROVED: DAF	APPROVED: DAF	APPROVED: DAF	APPROVED: DAF
CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION
LAND SURVEYING - LS-82	LAND SURVEYING - LS-82	LAND SURVEYING - LS-82	LAND SURVEYING - LS-82
ENGINEERING - E-361	ENGINEERING - E-361	ENGINEERING - E-361	ENGINEERING - E-361
CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION	CERTIFICATE OF AUTHORIZATION
LAND SURVEYING-2007001/28	LAND SURVEYING-2007001/28	LAND SURVEYING-2007001/28	LAND SURVEYING-2007001/28
ENGINEERING-2007002/28	ENGINEERING-2007002/28	ENGINEERING-2007002/28	ENGINEERING-2007002/28

SHEET

SS-1

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Record Drawing

“AS-BUILT”

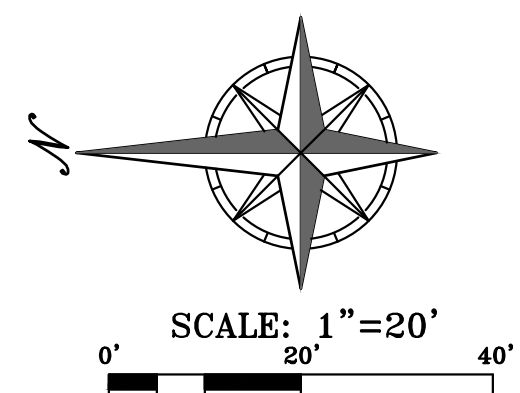
DATED: 10-15-24 BY: DLJ

STRUCTURE BACKFILL NOTES:

1. CLSM SHALL BE USED TO BACKFILL AROUND STRUCTURES, SUCH AS MANHOLES, INLETS, JUNCTION BOXES, VAULTS, ETC. CLSM SHALL BE PLACED TO THE FULL DEPTH OF THE TRENCH BACKFILL ZONE, BUT SHALL BE AT LEAST 6 INCHES BELOW THE BOTTOM OF PREPARED SUBGRADE UNDER PAVEMENTS OR 12 INCHES BELOW THE GROUND SURFACE IN LANDSCAPED AREAS. THE EXTERNAL OPENING SURFACES OF WEEP HOLES SHALL BE COVERED WITH HARDWARE CLOTH AND SURROUNDED WITH A MINIMUM OF THREE CUBIC FEET OF CONSOLIDATED GRANULAR BEDDING MATERIAL.

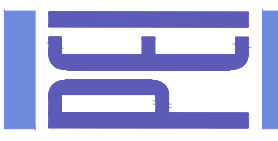
MANHOLE CONNECTION NOTES:

1. THE EXISTING MANHOLE WALL SHALL BE CORE DRILLED.
2. A FLEXIBLE PIPE-TO-MANHOLE CONNECTOR SHALL BE INSTALLED AS SHOWN IN THE STANDARD DRAWINGS.



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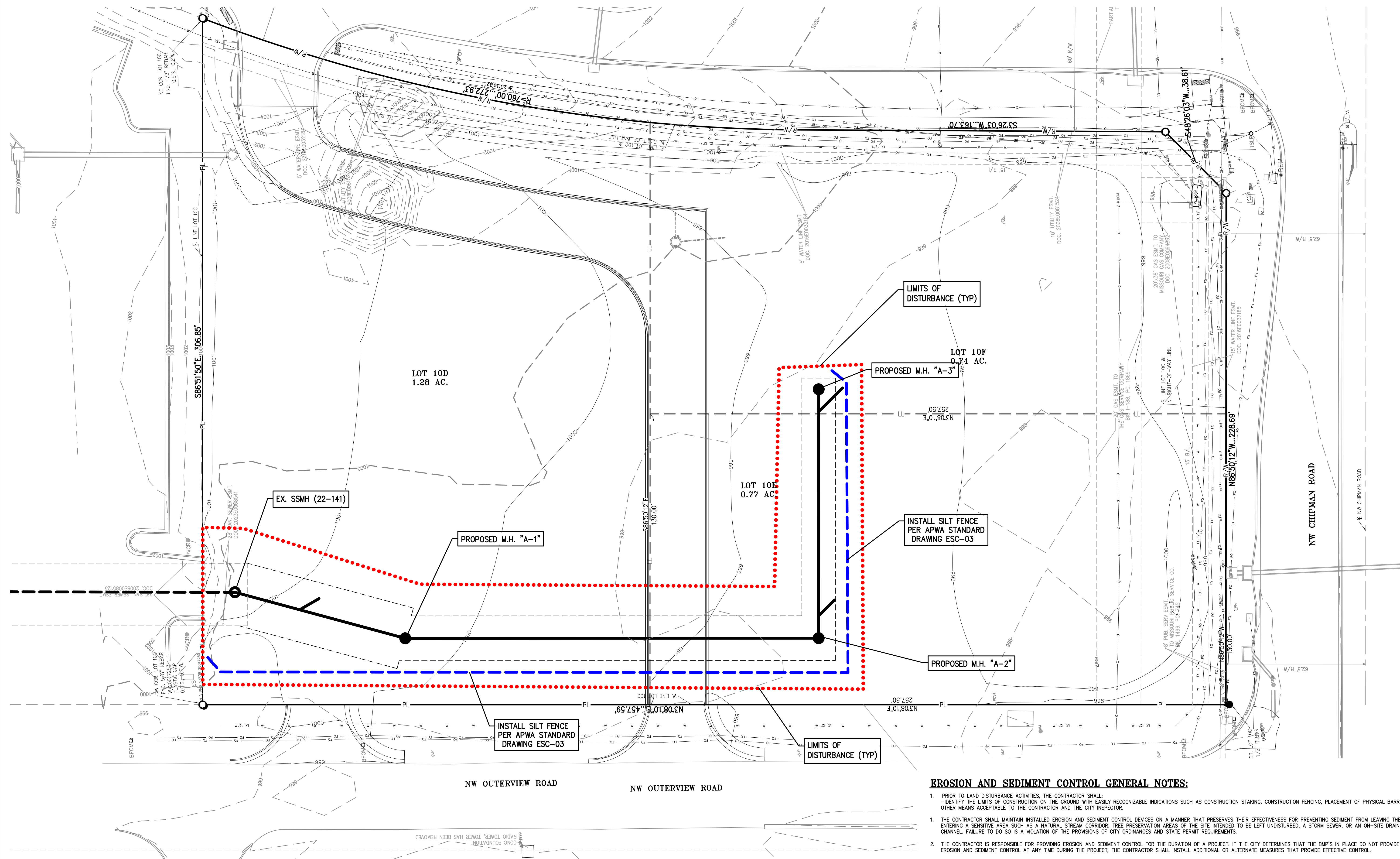


SANITARY SEWER PLAN & PROFILE
SUMMIT FAIR, LOTS 10D-10F
700 W WARD ROAD
LEE'S SUMMIT, MISSOURI

PROJECT NO.	240017	No.	Date	Revisions:	By	App.
DATE: 03-08-2024	DRAWN: AEB	1.	04-04-2024	REVISED PER CITY COMMENTS	ABB	DAF
CHECKED: DAF	APPROVED: DAF	2.	10-15-2024	AS-BUILT PUBLIC SANITARY SEWER	SNH	DAF
CERTIFICATE OF AUTHORIZATION						
LAND SURVEYING - LS-82						
ENGINEERING - E-361						
CERTIFICATE OF AUTHORIZATION						
LAND SURVEYING - 200701028						
ENGINEERING - 200700329						

SHEET

SS-2



Record Drawing

NOTE: FLOWABLE FILL IS REQUIRED
AROUND ALL STORM STRUCTURES.

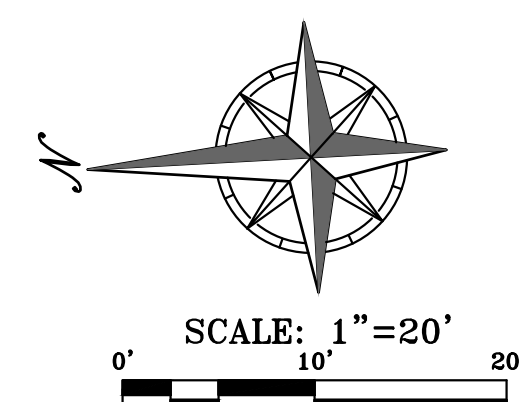
DISTURBED AREA = 0.2± ACRES

“AS-BUILT”

DATED: 10-15-24 BY: DLJ

LEGEND

- 
 LIMITS OF DISTURBED AREA
 PROPOSED SILT FENCE



EROSION AND SEDIMENT CONTROL GENERAL NOTES:

1. PRIOR TO LAND DISTURBANCE ACTIVITIES, THE CONTRACTOR SHALL:
—IDENTIFY THE LIMITS OF CONSTRUCTION ON THE GROUND WITH EASILY RECOGNIZABLE INDICATIONS SUCH AS CONSTRUCTION STAKING, CONSTRUCTION FENCING, PLACEMENT OF PHYSICAL BARRIERS OR OTHER MEANS ACCEPTABLE TO THE CONTRACTOR AND THE CITY INSPECTOR.
1. THE CONTRACTOR SHALL MAINTAIN INSTALLED EROSION AND SEDIMENT CONTROL DEVICES ON A MANNER THAT PRESERVES THEIR EFFECTIVENESS FOR PREVENTING SEDIMENT FROM LEAVING THE SITE OR ENTERING A SENSITIVE AREA SUCH AS A NATURAL STREAM CORRIDOR, TREE PRESERVATION AREAS OF THE SITE INTENDED TO BE LEFT UNDISTURBED, A STORM SEWER, OR AN ON-SITE DRAINAGE CHANNEL. FAILURE TO DO SO IS A VIOLATION OF THE PROVISIONS OF CITY ORDINANCES AND STATE PERMIT REQUIREMENTS.
2. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING EROSION AND SEDIMENT CONTROL FOR THE DURATION OF A PROJECT, IF THE CITY DETERMINES THAT THE BMP'S IN PLACE DO NOT PROVIDE ADEQUATE EROSION AND SEDIMENT CONTROL AT ANY TIME DURING THE PROJECT, THE CONTRACTOR SHALL INSTALL ADDITIONAL OR ALTERNATE MEASURES THAT PROVIDE EFFECTIVE CONTROL.
3. CONCRETE WASH OR RINSEWATER FROM CONCRETE MIXING EQUIPMENT, TOOLS AND/OR READY-MIX TRUCKS, TOOLS, ETC., MAY NOT BE DISCHARGED INTO OR BE ALLOWED TO RUN DIRECTLY INTO ANY EXISTING WATER BODY OR STORM INLET. OR TO MORE LOCATIONS SUCH THAT IT WILL BE DESIGNED TO BE DISCHARGED INTO SUCH THAT IT DISCHARGES DURING CONCRETE WASHOUT WILL BE CONTAINED IN A SMALL AREA WHERE WASTE CONCRETE CAN SOLIDIFY IN PLACE AND EXCESS WATER EVAPORATED OR INFILTRATED INTO THE GROUND.
4. CHEMICALS OR MATERIALS CAPABLE OF CAUSING POLLUTION MAY ONLY BE STORED ONSITE IN THEIR ORIGINAL CONTAINER. MATERIALS STORE OUTSIDE MUST BE IN CLOSED AND SEALED WATER-PROOF CONTAINERS AND LOCATED OUTSIDE OF DRAINAGEWAYS OR AREAS SUBJECT TO FLOODING. LOOKS AND OTHER MEANS TO PREVENT OR REDUCE VANDALISM SHALL BE USED. SPILLS WILL BE REPORTED AS REQUIRED BY LAW AND IMMEDIATE ACTIONS TAKEN TO CURE THEM.

MAINTENANCE: ALL MEASURES STATED ON THIS EROSION AND SEDIMENT CONTROL PLAN SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL NO LONGER REQUIRED FOR A COMPLETED PHASE OF WORK OR FINAL STABILIZATION OF THE SITE. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED PERSON IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR THE APPLICABLE PERMIT, WHICHEVER IS MORE STRINGENT, AND REPAIRED IN ACCORDANCE WITH THE FOLLOWING:

1. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING, OR DETERIORATION.
2. ALL SEEDING AREAS SHALL BE CHECKED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED, WATERED, AND RESEEDED AS NEEDED.
3. SILT FENCES SHALL BE REPAIRED TO THEIR ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED FROM THE SILT FENCES WHEN IT REACHES ONE-THIRD THE HEIGHT OF THE SILT FENCE.
4. THE CONSTRUCTION ENTRANCES SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION ENTRANCES AS ARE CONDITIONS DEMAND.
5. THE TEMPORARY PARKING AND STORAGE AREA SHALL BE KEPT IN GOOD CONDITION (SUITABLE FOR PARKING AND STORAGE). THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE TEMPORARY PARKING AS CONDITIONS DEMAND.

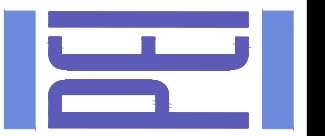
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SS-3

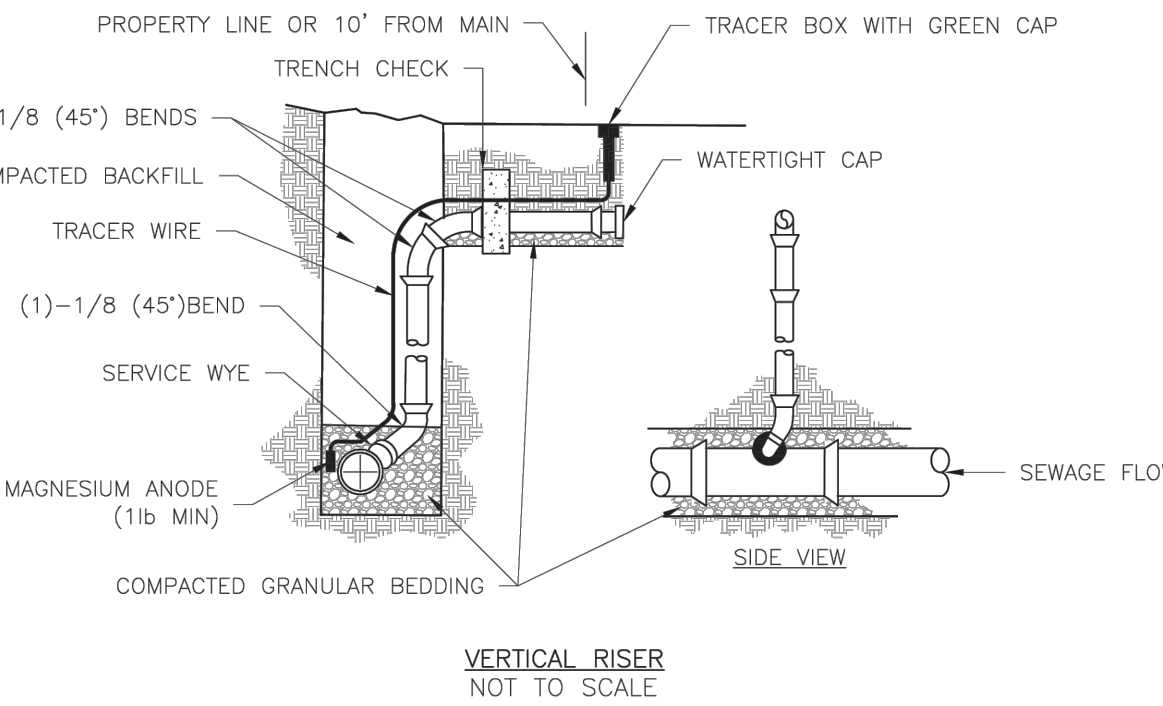
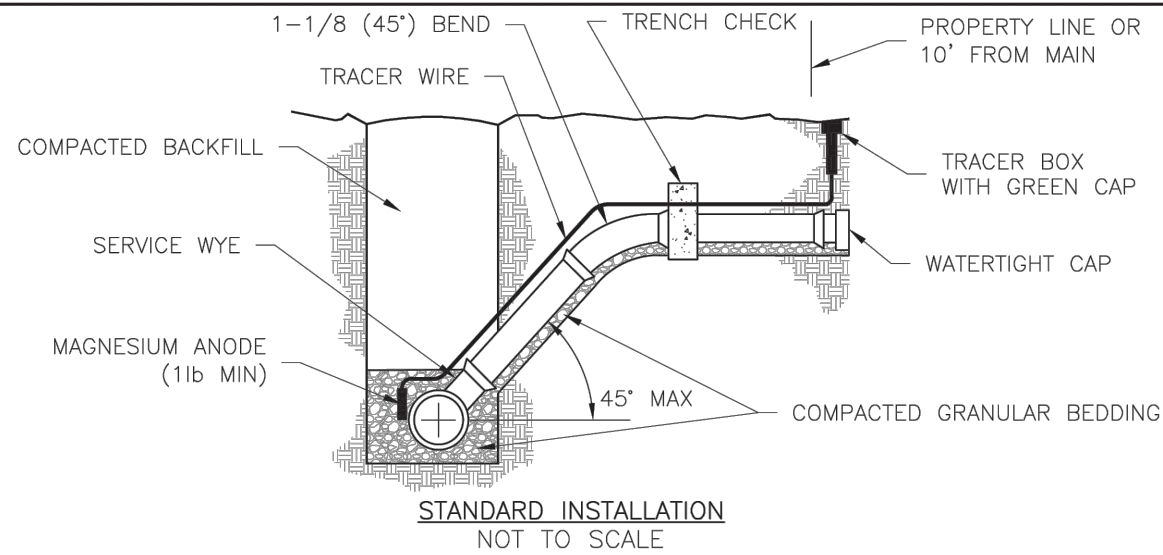
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PLANNING ENGINEERING IMPLEMENTATION



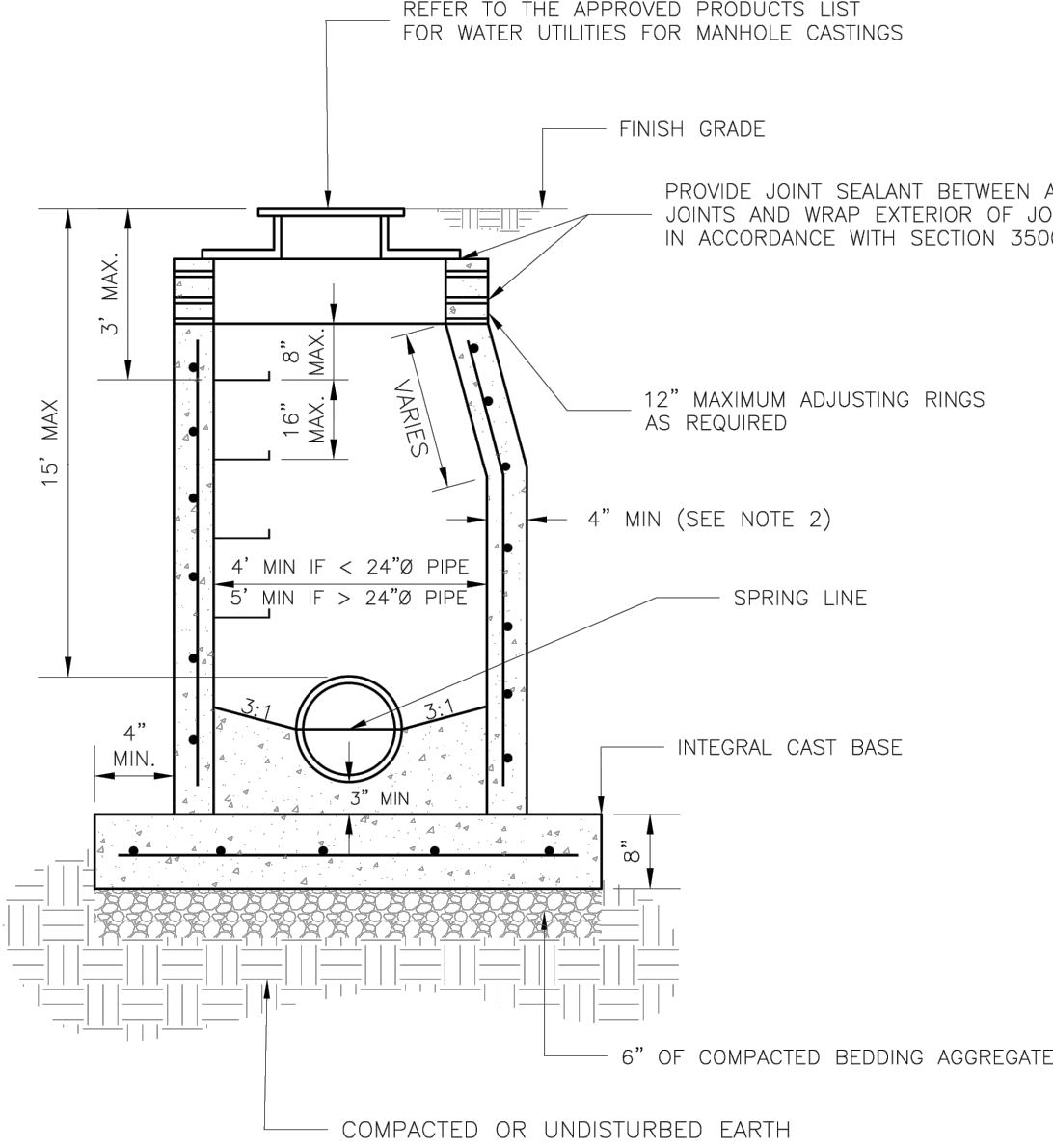
EROSION CONTROL PLAN
SUMMIT FAIR, LOTS 10D-10F

700 W WARD ROAD
LEE'S SUMMIT, MISSOURI



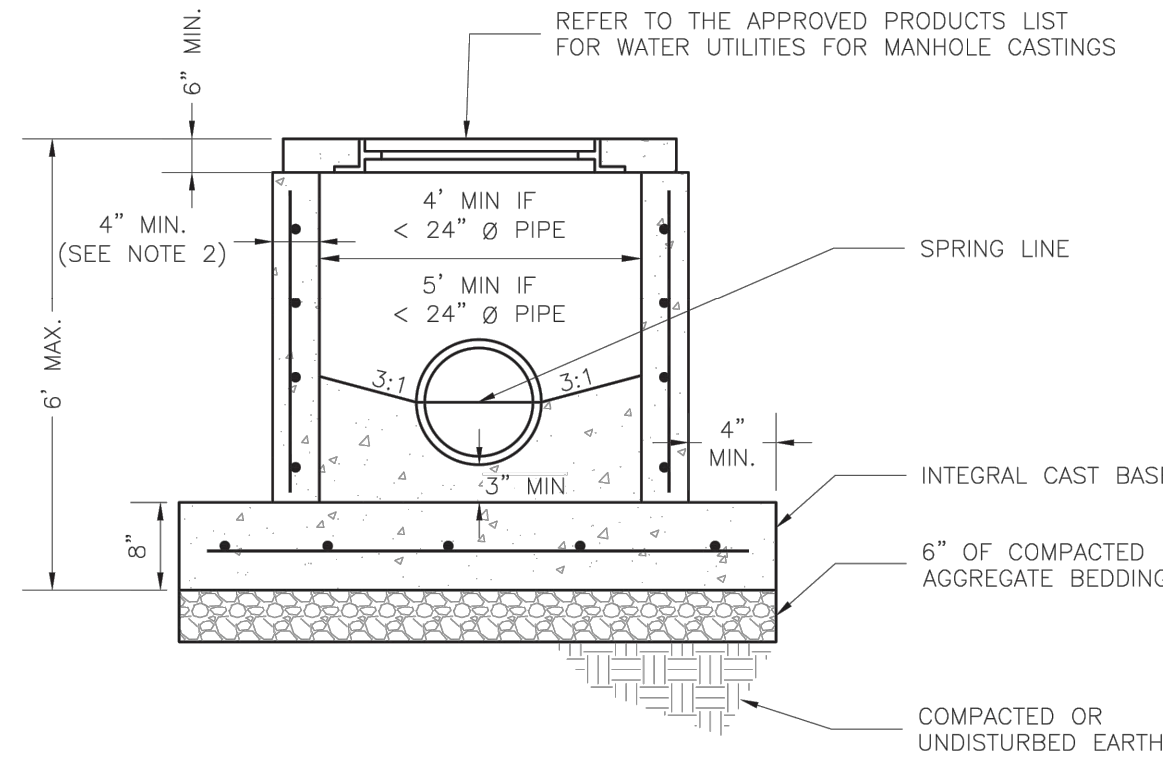
- NOTES:
1. ALL SEWER STUBS SHALL BE CONSTRUCTED TO PROPERTY LINE OR 10' MINIMUM FROM THE MAIN, WHICHEVER IS GREATER. WHERE SIDEWALKS ARE PRESENT, CONTRACTOR SHALL EXTEND SERVICE LINE UNDER EXISTING SIDEWALK TO TWO FEET BEYOND.
 2. IMPERVIOUS TRENCH CHECKS SHALL BE PLACED ON BUILDING SEWER STUBS (AT 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. #12 GAUGE GREEN INSULATED COPPER TRACER WIRE SHALL BE INSTALLED. 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 SPLIT BOLT CONNECTORS. WIRE NUTS SHALL NOT BE USED. A WATER-PROOF CONNECTION IS NECESSARY TO PREVENT CORROSION.

	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 SE GREEN STREET LEE'S SUMMIT, MO 64063	Date: 12/2015
		Drawn By: MIF
		Checked By: DL
SANITARY SEWER STUB DETAIL	SAN-1	



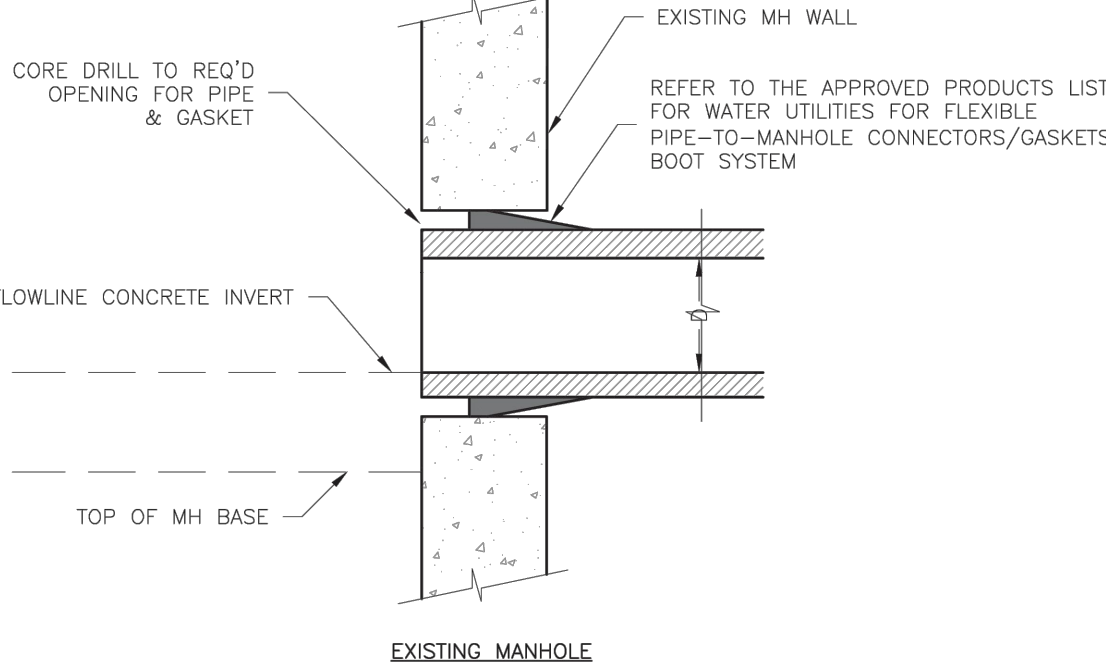
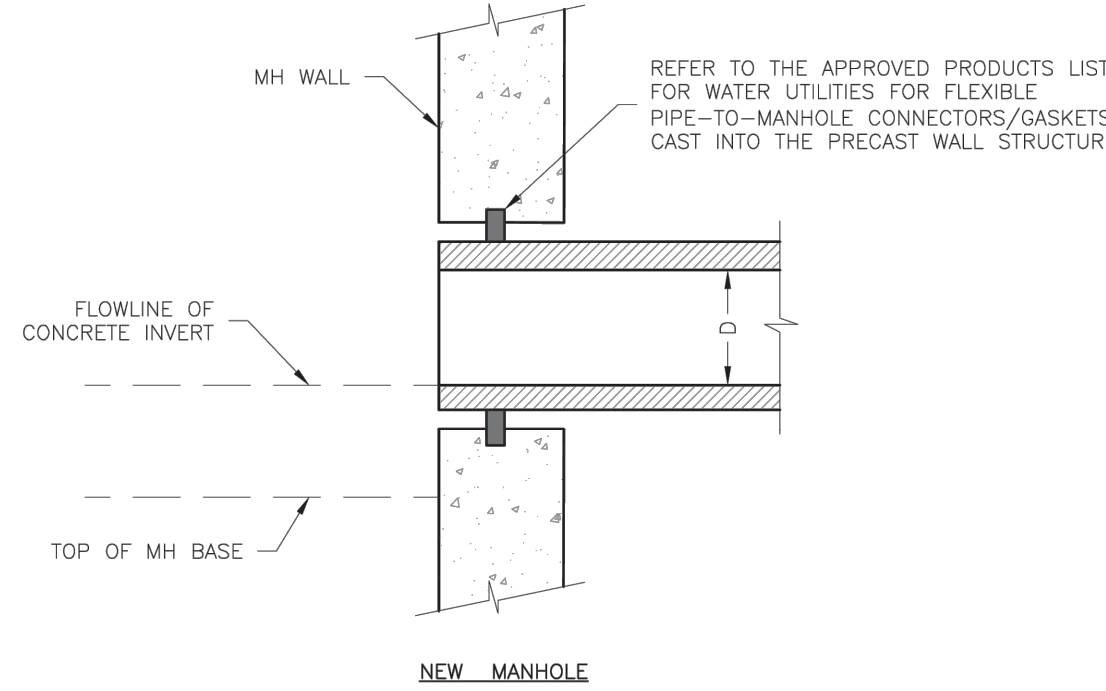
- NOTES:
1. PRECAST CONCRETE MANHOLES SHALL CONFORM TO ASTM C478 EXCEPT AS MODIFIED BY THE SPECIFICATIONS.
 2. A WALL THICKNESS NOT LESS THAN ONE-TWELFTH (1/12) OF THE INSIDE DIAMETER OR 4", WHICHEVER IS GREATER, SHALL BE USED WHEN THE MANHOLE DEPTH IS LESS THAN 15'.
 3. WATERPROOFING SHALL BE REQUIRED ON THE OUTSIDE OF MANHOLES. THE WATERPROOFING SHALL CONSIST OF A TOTAL DRY FILM THICKNESS OF NOT LESS THAN 14 MILS OF BITUMINOUS COATING.
 4. ONLY ECCENTRIC MANHOLE CONES WILL BE ALLOWED UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER.
 5. THE FILL CONCRETE FLOW CHANNEL FOR SIDE BRANCHES SHALL BE PLACED TO PROVIDE A SMOOTH TRANSITION INTO THE FLOW LINE.
 6. REFER TO THE APPROVED PRODUCTS LIST FOR WATER UTILITIES FOR APPROVED MANHOLE GASKET MODELS.
 7. REFER TO THE APPROVED PRODUCTS LIST FOR APPROVED STEPS.

	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 SE GREEN STREET LEE'S SUMMIT, MO 64063	Date: 08/2013
		Drawn By: MIF
		Checked By: AB
STANDARD SANITARY PRECAST MANHOLE	SAN-2	

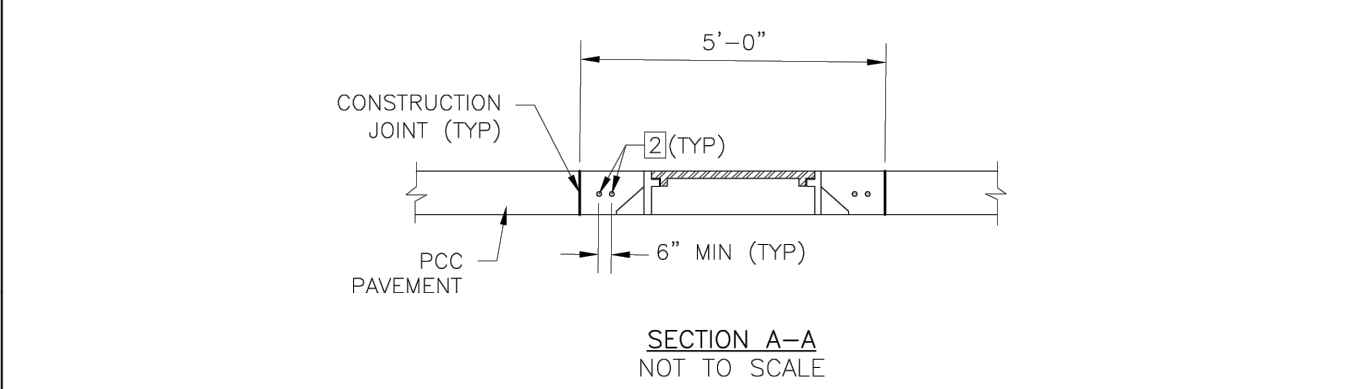
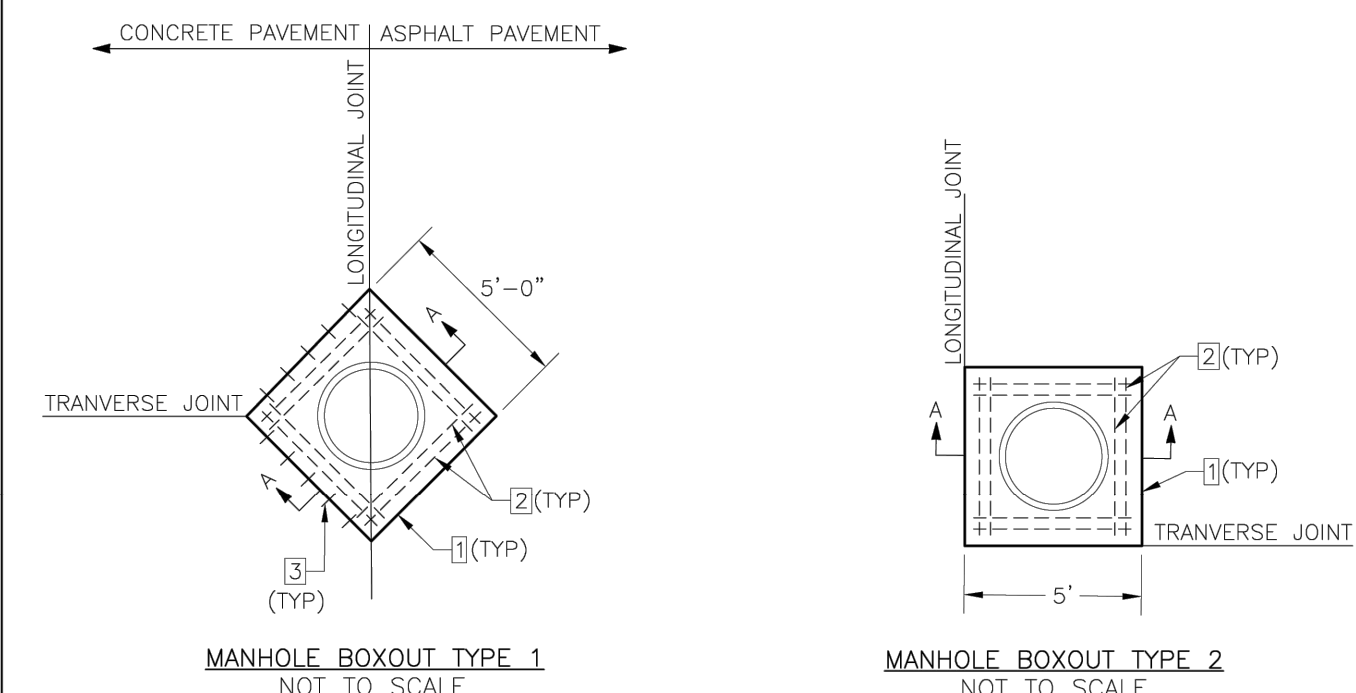


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 4. THE FILL CONCRETE FLOW CHANNEL FOR SIDE BRANCHES SHALL BE PLACED TO PROVIDE A SMOOTH TRANSITION INTO THE FLOW LINE.
 5. REFER TO THE APPROVED PRODUCTS LIST FOR WATER UTILITIES FOR MANHOLE GASKET MODELS.
 6. PROVIDE STEPS AS SHOWN ON THE APPROVED PRODUCTS LIST FOR MANHOLE DEPTHS GREATER THAN 4'.

	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 SE GREEN STREET LEE'S SUMMIT, MO 64063	Date: 12/2015
		Drawn By: MIF
		Checked By: DL
STANDARD SHALLOW SANITARY PRECAST MANHOLE	SAN-3	

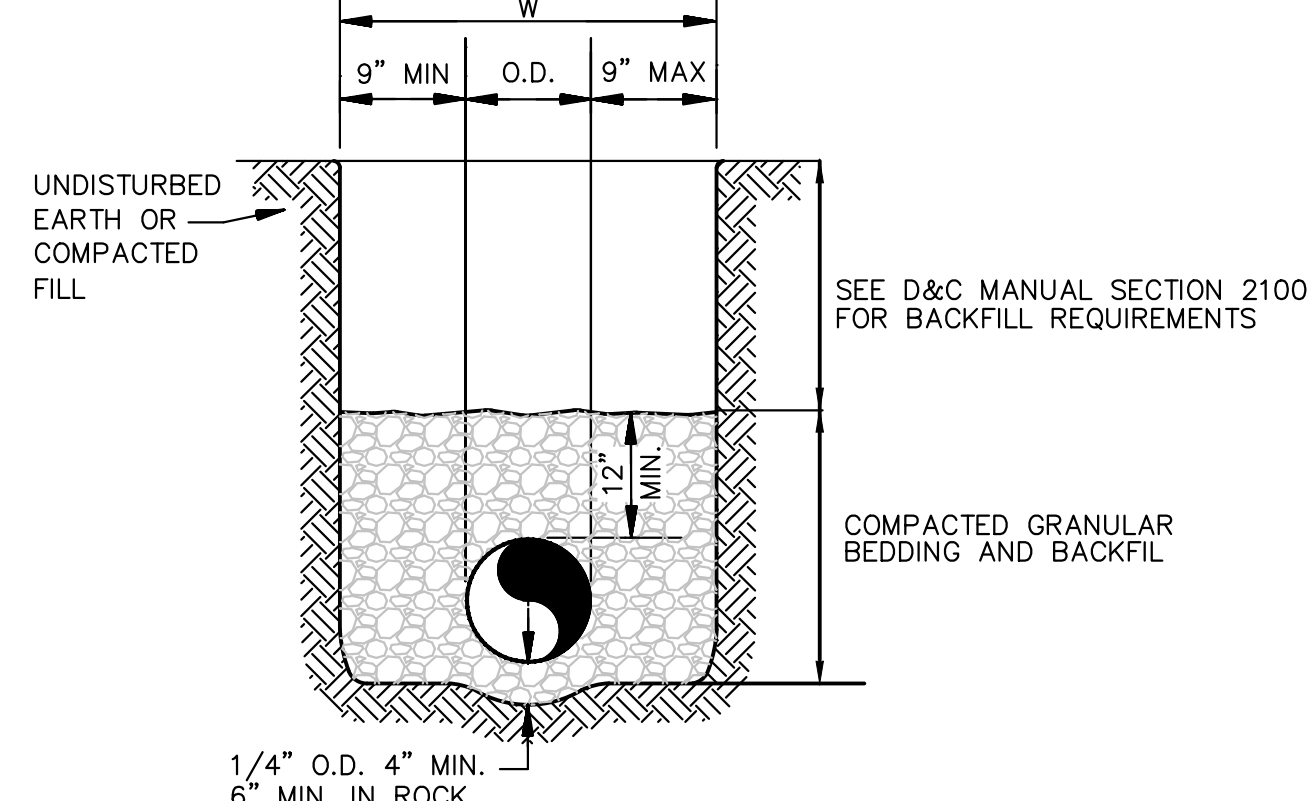


	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 SE GREEN STREET LEE'S SUMMIT, MO 64063	Date: 02/2013
		Drawn By: MIF
		Checked By: DL
MANHOLE WALL CONNECTION	SAN-5	



- NOTES:
- MINIMUM 2" CLEAR ON REINFORCEMENT. CENTER CASTING WITHIN BOXOUT AREA.
 - CONCRETE SHALL BE KOMMB 4K MIX.
 - ALL STEEL SHALL BE EPOXY COATED.
 - FOR CONSTRUCTION JOINT DETAIL, SEE DETAIL 2 ON SHEET GEN-10, TYPICAL PAVEMENT JOINT DETAILS.
1. CONSTRUCTION JOINT.
2. 4'-8" (TYP) #4 BAR. PLACE AT MID-SLAB.
3. #4 DOWELS @ 12" O.C. INTO CONCRETE PAVEMENT MIN. LENGTH 12".

	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 SE GREEN STREET LEE'S SUMMIT, MO 64063	Date: 08/2024
		Drawn By: MIF
		Checked By: AB
MANHOLE BOXOUT IN PAVEMENT DETAIL	SAN-9	



SANITARY SEWER - PVC (SDR-26)
SCALE: NOT TO SCALE

PIPE INSTALLATION DETAIL

"AS-BUILT"
DATED: 10-15-24 BY: DLJ

Record Drawing



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ENGINEERING
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SANITARY SEWER DETAILS
SUMMIT FAIR, LOTS 10D-10F
700 W WARD ROAD
LEE'S SUMMIT, MISSOURI

PROJECT NO.	240017	No.	Date	Revisions:	By	App.
DATE	03-08-2024	1.	04-04-2024	REVISED PER CITY COMMENTS	ABB	DAF
CHECKED	DAF	2.	10-15-2024	AS-BUILT PUBLIC SANITARY SEWER	SNH	DAF
CERTIFICATE OF AUTHORIZATION						
LAND SURVEYING - LS-82						
ENGINEERING - E-361						
CERTIFICATE OF AUTHORIZATION						
LAND SURVEYING - 200701028						
ENGINEERING - 200700208						

SHEET
SS-4