

# LEE'S SUMMIT JOINT OPERATIONS FACILITY

2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

HOEFER WELKER

HW PROJECT NO: 138191



**OWNER**

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PACKAGE 2: CONSTRUCTION SET

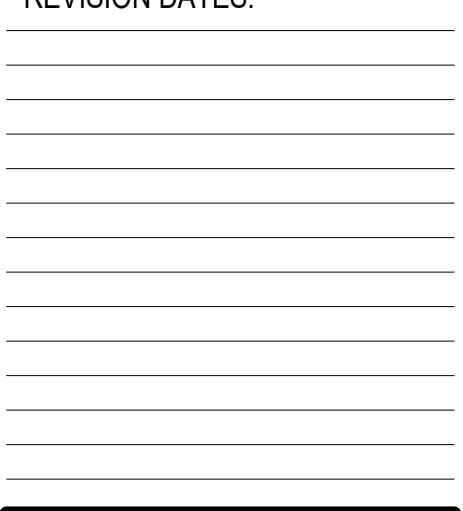
NOVEMBER 1, 2024



# LEE'S SUMMIT JOINT OPERATIONS FACILITY

2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:



PROFESSIONAL SEAL

G-001

ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

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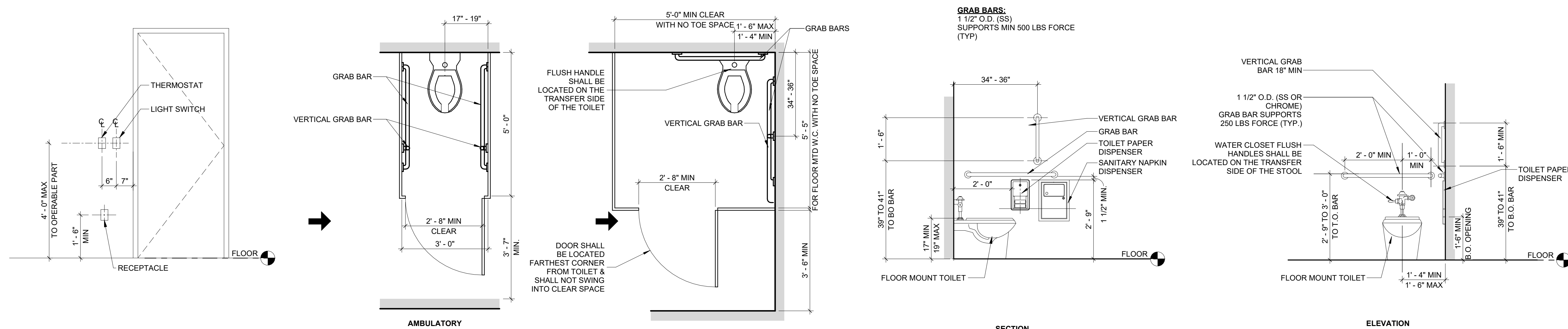






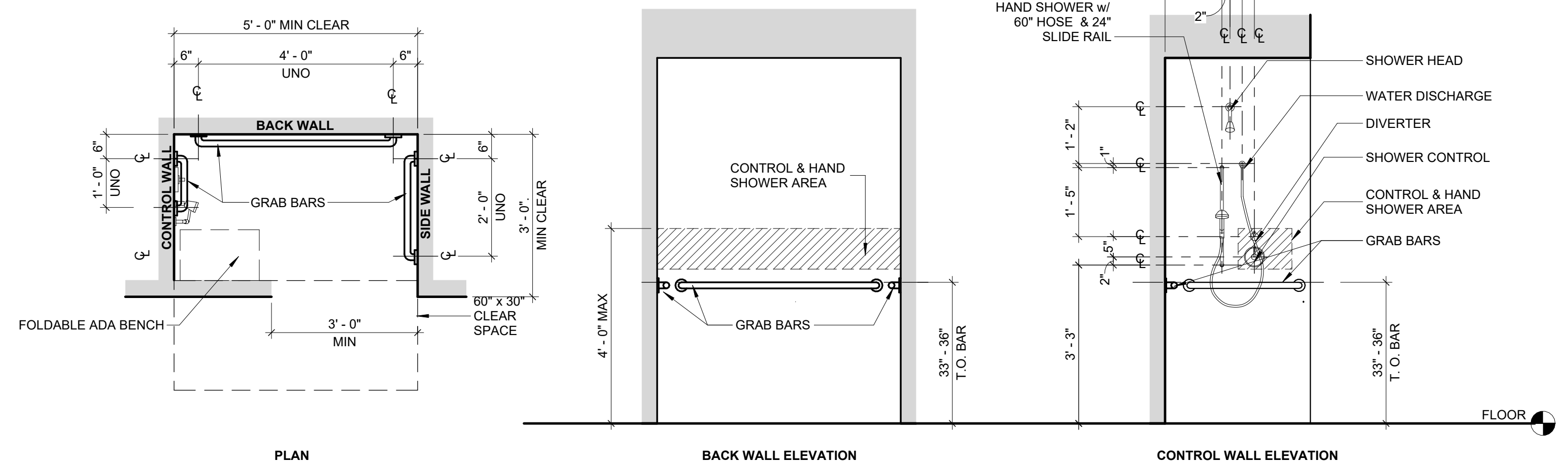
**GENERAL NOTES - ACCESSIBILITY GUIDELINES:**

1. NOTE: ALL DIMENSIONS ARE MEASURED FROM FLOOR, UNLESS NOTED OR SHOWN OTHERWISE.
2. SINKS: 15" MIN. ABOVE FLOOR. FORWARD REACH = 48" MAX. 15" MIN. SIDE REACH = 48" MAX. 15" MIN. AVOIDANCE = 48" MAX.
3. ELEVATORS: STD. CALL BUTTONS: 35" TO 48" TO C.L. & PROTRUDE 1" MAX. ADA CALL BUTTONS: 42" TO 48" TO C.L. (TYP.) & 15" MIN. TO SMALLEST DIM. ADA SIGNALS: 48" TO 60" MIN. TO SMALLEST DIM. TACTILE SIGNAL ON HOISTWAY: 70" TO BASE OF STAIRS. W/ TACTILE STAR & 2" HIGH CHARACTERS.
4. DOOR HARDWARE (TO CENTER OF HARDWARE):  
A. SOUNDING HORN: 48" MIN. TO TOP OF DOOR.  
PULL HANDLES = 42", KNOBS/ LEVERS = 40", PANIC EYE = 42" CENTERLINE OF BAR, KICKPLATES = 40".  
DOOR WIDTH: 32" MIN. TO CLEARANCE. REACH = 16" FROM B.O. DOOR. THRESHOLDS: STD. = 1/2" MAX. AT EXT. SLIDING DOORS = 3/4" MAX. ADA = 1/4" MAX. 3/4" MAX. FROM B.O. SHOWER = 3/4" MAX.
5. DRINKING FOUNTAINS & EWC'S (TO SPOUT): STD = 40" TYP. 42" MAX. ADA = 36" MAX. (27" MIN. CLEAR KNEE SPACE)
6. COUNTERTOPS (TO SINK RIM/ COUNTERTOP): ADA = 28" MIN. TO 34" MAX.
7. SINKS: (TO TOP OF SEAT): STD = 14" TO 15" MIN. TO 30" OF SEAT) = 17" TO 19" ADA.  
FLUSH CONTROLS = 44" MAX.  
SINKS: (TO TOP OF SEAT): STD = 14" MAX. ADA = 17" MAX. ADA FLUSH CONTROLS = 44" MAX.
8. LAVATORIES (TO SINK RIM/ COUNTERTOP): STD = 36" MAX. ADA = 34" MAX. (29" MIN. CLEAR KNEE SPACE)
9. MIRRORS (TO B.O. REFLECTIVE SURFACE): STD = 36" MAX. ADA = 34" MAX.
10. GLASS BARS: ADA (TO TOP OF BAR): WATER CLOSET'S = 33" MIN. TO 36" MAX. SHOWERS = 33" MIN. TO 36" MAX. (FROM B.O. SHOWER). RE-THROWS: TOP BAR = 33" MIN. TO 36" MAX. B.O. BAR = 9" ABOVE TOP OF TUB.
11. SHOWER HEADS: (TO TOP OF HEAD): STD = 72" TO 84" ADA = SPRAY UNIT W/ HOSE 60" LONG MIN.
12. ADA FIXED SHOWER HEAD = 48" AFF
13. SHOWER ROLL (FROM FLOOR TO C.L.): STD = 78" MAX. ADA = 72" MIN.
14. RE-ENTRY ROOM PARTITIONS: TOILETS = 12" TO BOT & 70" TO TOP. URINALS = 18" TO BOT & 60" TO TOP.
15. TOILET PAPER DISPENSERS (TO OUTLET): STD = 48" TO 60" ADA = 48" TO 60" MIN.
16. WALL MOUNTED SOAP DISPENSERS (TO C.L. OF PUSH BUTTON): STD = 40" ADA = VARIES RE-ENTRY ROOM AND 40" MIN. TO 48" MIN. REACH RANGES. ADA SIDE REACH = 48" MAX. ABOVE SINK IN-COUNTER.
17. TOWEL DISPENDER (TO TOWEL SLOT): STD = 40" MAX. ADA FORWARD REACH = 48" MAX. 15" MIN. ADA SIDE REACH = 48" MAX. 15" MIN. RE-ENTRY ROOM AND 40" MIN. TO 48" MIN. REACH RANGES. ADA SIDE REACH = 48" MAX. ABOVE SINK IN COUNTER.
18. HAND DRYER (TO PUSH SWITCH): STD = 44" MAX. ADA FORWARD REACH = 48" MAX. 15" MIN. ADA SIDE REACH = 48" MAX. 15" MIN.
19. SANITARY NAPKIN DISPENSER (TO FC/COUNT TOP): STD = 40" MAX. ADA FORWARD REACH = 48" MAX. 15" MIN. ADA SIDE REACH = 48" MAX. 15" MIN.
20. SANITARY NAPKIN DISPOSAL (TO TOP OF UNIT): STD = 28" MAX. ADA = 19" MIN TO 24" MAX (TO OPNG).
21. TOILET SEAT COVER DISPENSERS (TO OPNG): STD = 40" MAX. ADA FORWARD REACH = 48" MAX. 15" MIN. ADA SIDE REACH = 48" MAX. 15" MIN.
22. SHELVES: ADA = 48" MAX.
23. HOOKS: STD = 48" MAX. ADA = 48" MAX.
24. CHALKBOARDS, TACKBOARDS & MARKERBOARDS: STD = 32" TO 39" TO B.O. BOARD OR CHALKRAY), RE-ENTRY ROOM AND 40" MIN. TO 48" MIN. REACH RANGES.
25. THERMOSTATS & CONTROL DEVICES (TO TOP): ADA = 48" MAX.
26. FORWARD REACH = 48" MAX. ADA SIDE REACH = 48" MAX.
27. LIGHT SWITCHES & CARD READERS (TO C.L.):  
A. WHITE: 48" FROM AND 48" MIN. TO 60" MIN. REACH RANGES.  
B. CONVENIENCE RECEPTACLES - ELECT/ TELEPHONE) DATA (TO C.L.): STD = 18" ADA = 18" MAX.
28. EXIT LIGHTS - WALL MOUNTED: 2" MIN. ABOVE CLG. 2" MIN. ABOVE DOOR FRAME. EQUAL SPACE FROM FACE OF FINISHED WALL.
29. FIRE EXTINGUISHERS (TO TOP, UNTO): GROSS WT. 40 LBS OR LESS = 60" MAX. GROSS WT MORE THAN 40 LBS = 66" MIN. TO 72" MAX. REACH RANGES.
30. FIRE ALARM PULL STATIONS (TO LEVER): STD = 48" MAX. ADA FORWARD REACH = 48" MAX. ADA SIDE REACH = 48" MAX.
31. SMOKE AND/OR HEAT DETECTORS: STD = CLG HT. FIRE HORN/ SPEAKER/ VISUAL SIGNALS: STD = 80" AFF W/ CLG.
32. SIGNAGE (TO C.L.): STD = 60" HIGH AFF & WITHIN 18" OF LATCH SIDE OF DOOR.
33. FINISHES: FINISHES AND FINISH RANGES ARE MEASURED FROM THE FACE OF FINISHED WALL, NOT THE FACE OF THE SUBSTRATE.
34. WHEN MAX. MIN. AND FINISH RANGES ARE GIVEN, THE CONSTRUCTION TOLERANCE DURING INSTALLATION MUST FIT WITHIN THE GIVEN TOLERANCE OR MORE. SEE FINISH SCHEDULES.
35. PROVIDE KNEE PROTECTION ON EXPOSED WATER SUPPLIES, P-TRAP AND DRAIN PIPING.
36. PROVIDE BLOCKING INSIDE WALL FOR ALL HORIZONTAL AND VERTICAL GLASS BARS WHEN THEY ARE NOT INSTALLED AS PART OF THE GLASS BARS.

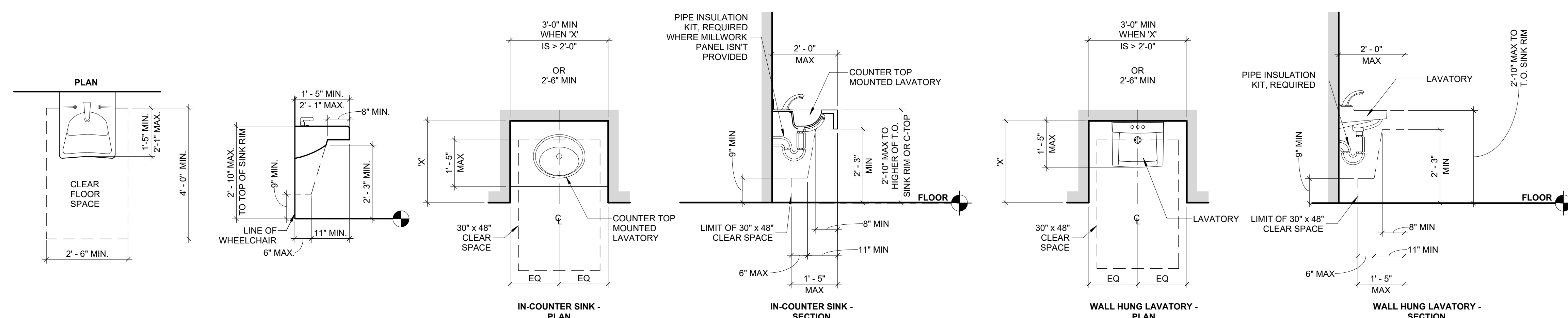


H8 SWITCH @ DOOR  
1/2" = 1'-0"

**H1** WATER CLOSET & GRAB BARS  
1/2" = 1'-0"

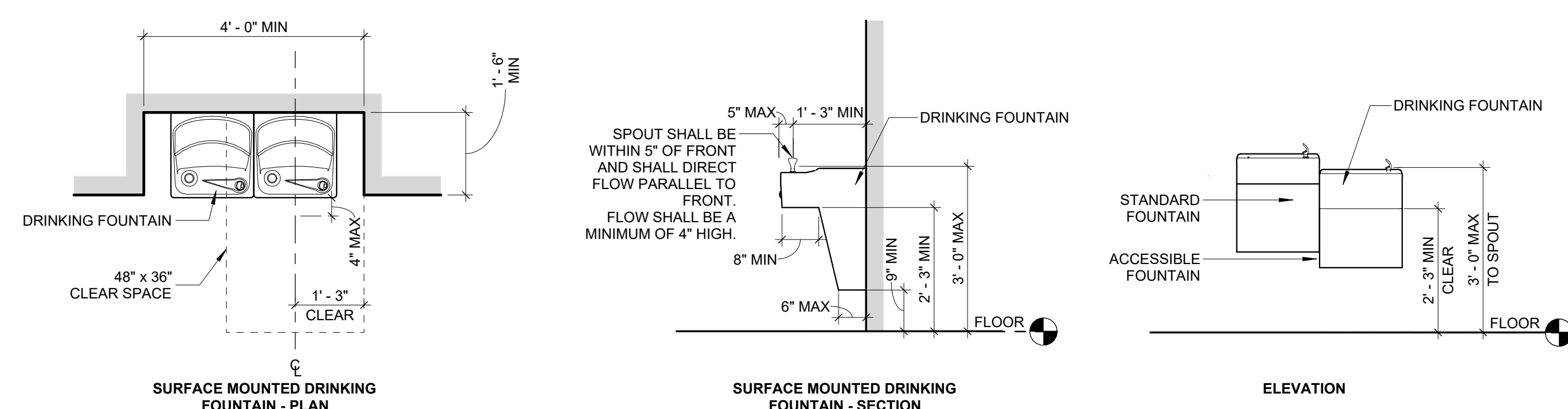


**F1** ALTERNATE ROLL-IN SHOWER  
1/2" = 1'-0"



C8 - WALL HUNG LAVATORY CLEARANCES  
1/2" = 1'-0"

C1 LAVATORIES  
1/2" = 1'-0"



**A1** DRINKING FOUNTAINS  
1/2" = 1'-0"







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LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:

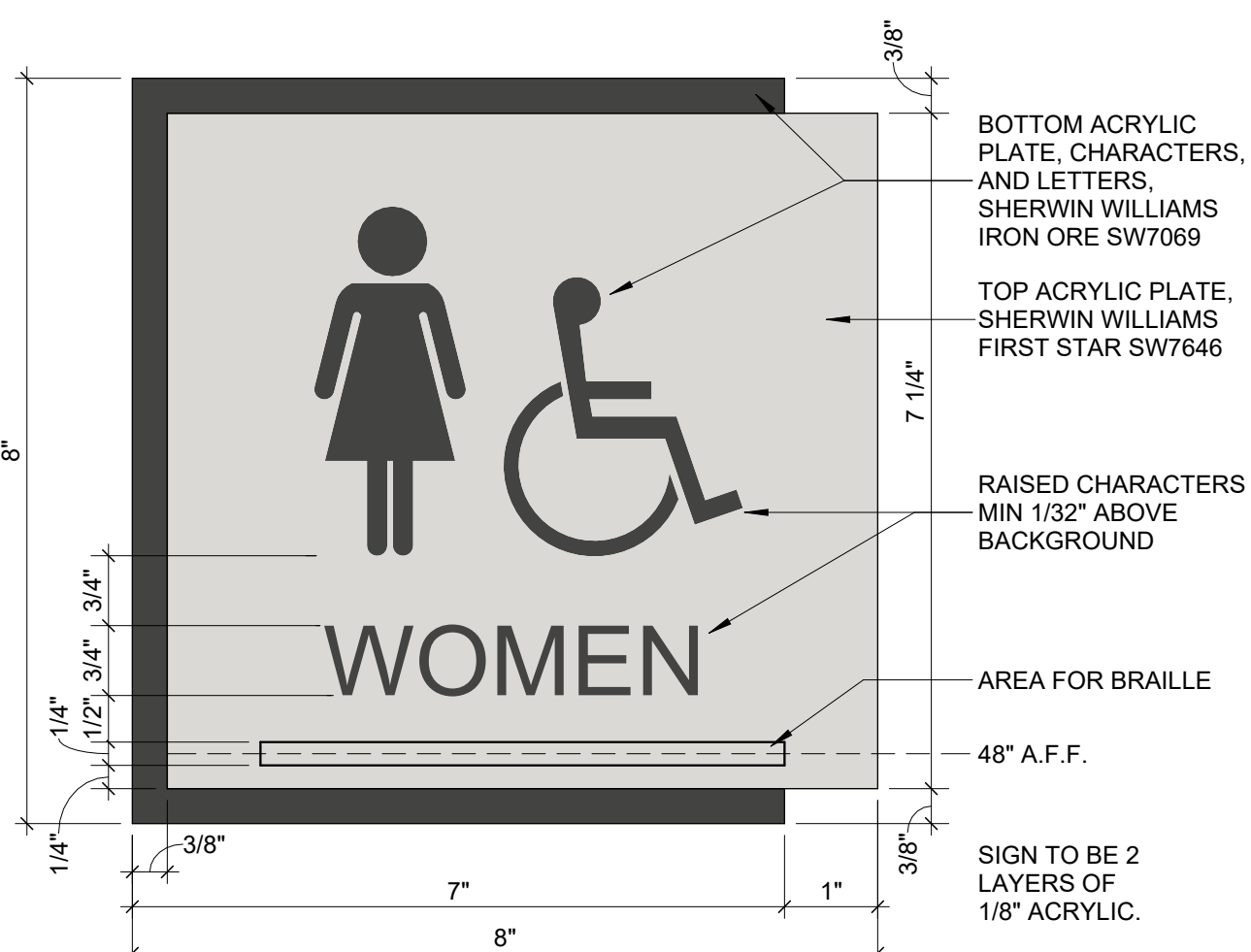
4	ADDENDUM 4	11/26/2024



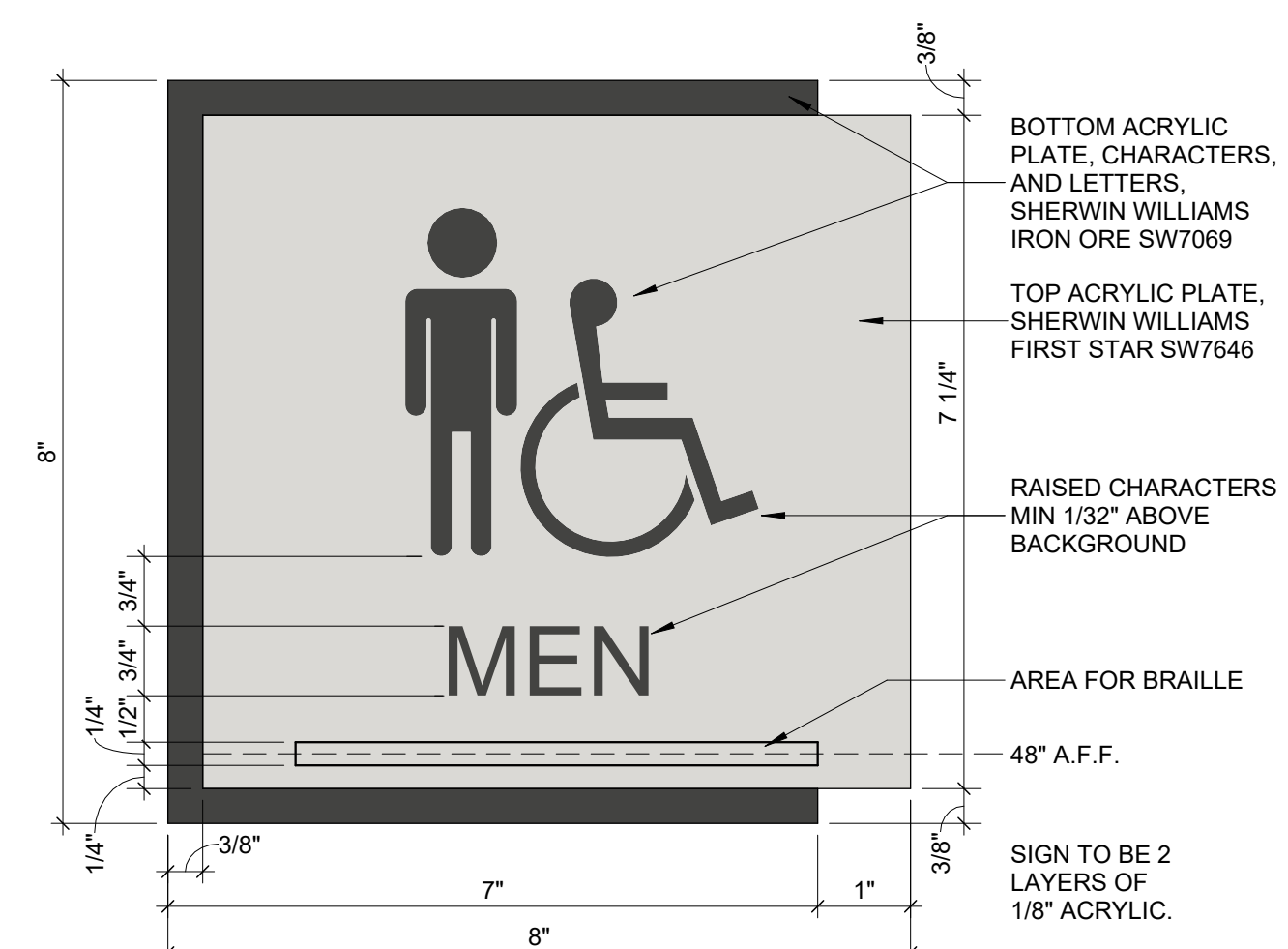
PROFESSIONAL SEAL  
**G-023**  
ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

SIGNAGE AND GRAPHIC  
ELEVATIONS

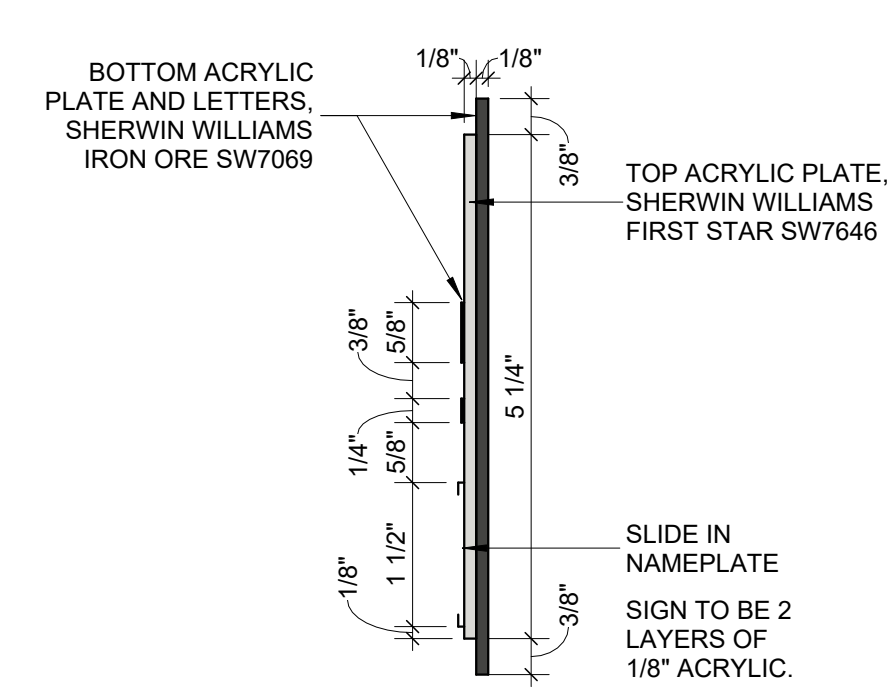
PACKAGE 2: CONSTRUCTION SET



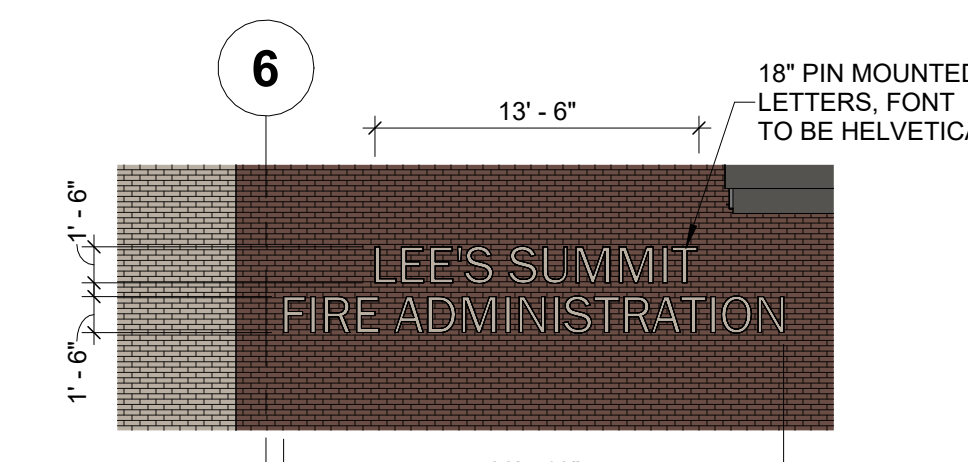
E10 SIGNAGE - TOILET WOMEN (W-RR)  
6" = 1'-0"



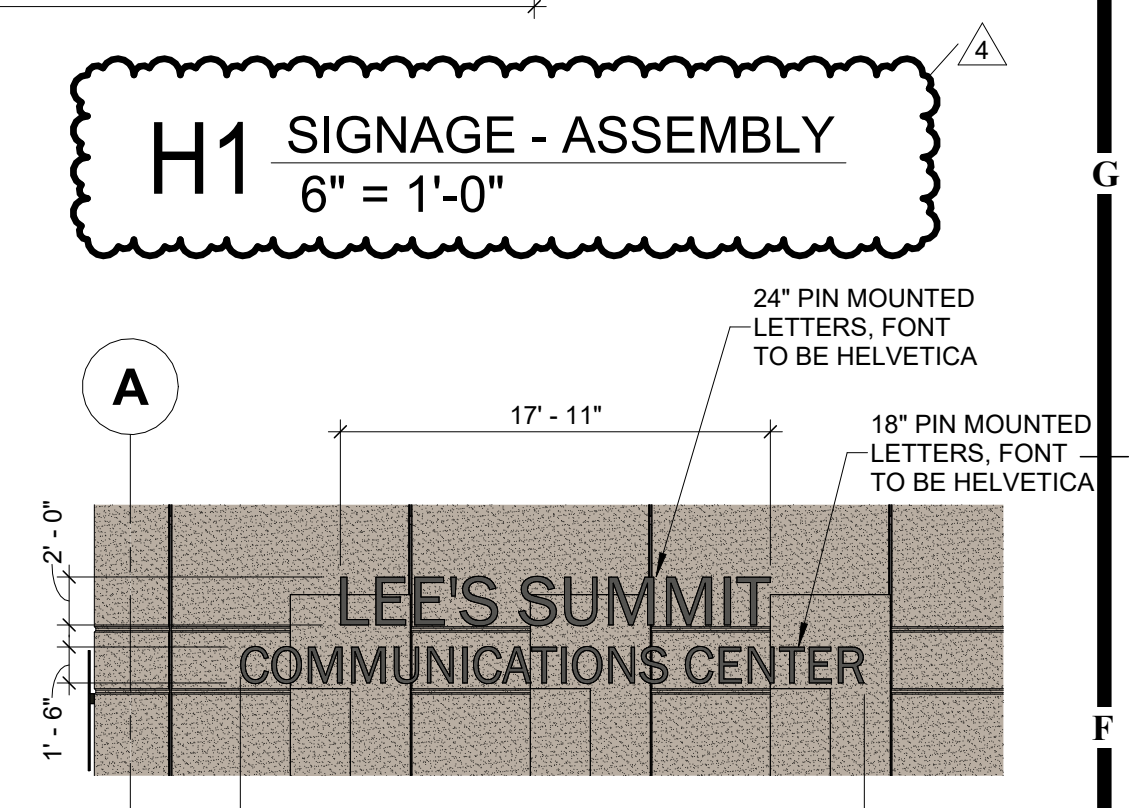
E7 SIGNAGE - TOILET MEN (M-RR)  
6" = 1'-0"



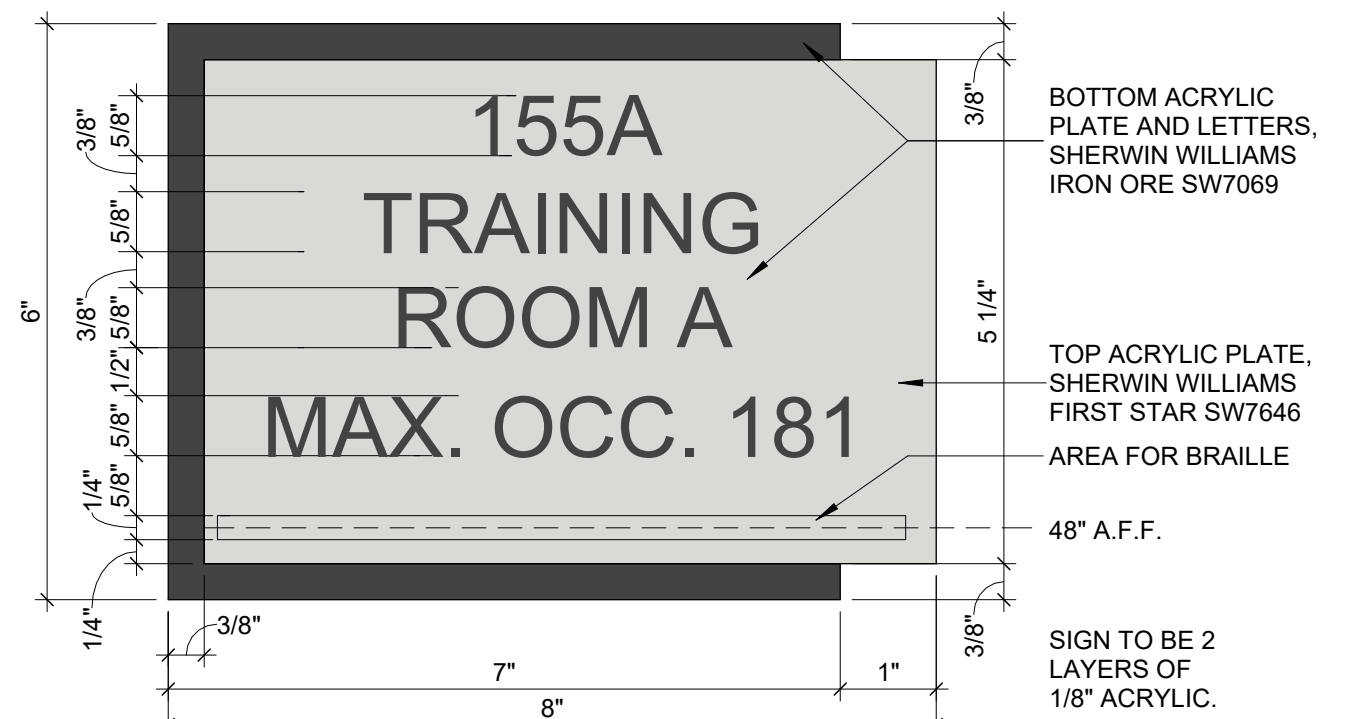
E5 SIGNAGE - ROOM NAME SECTION  
6" = 1'-0"



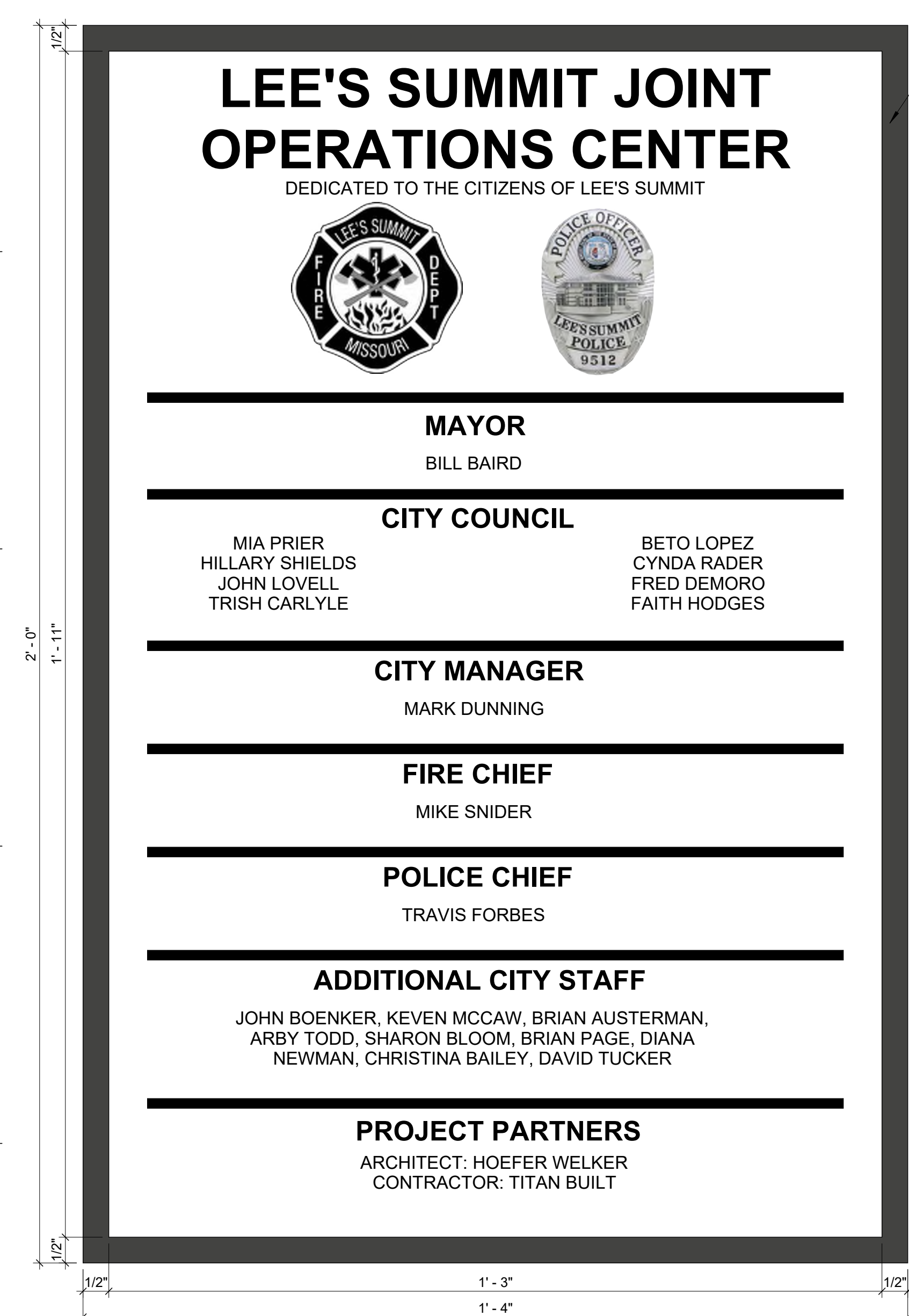
E3 EXTERIOR SIGNAGE - WEST  
1/8" = 1'-0"



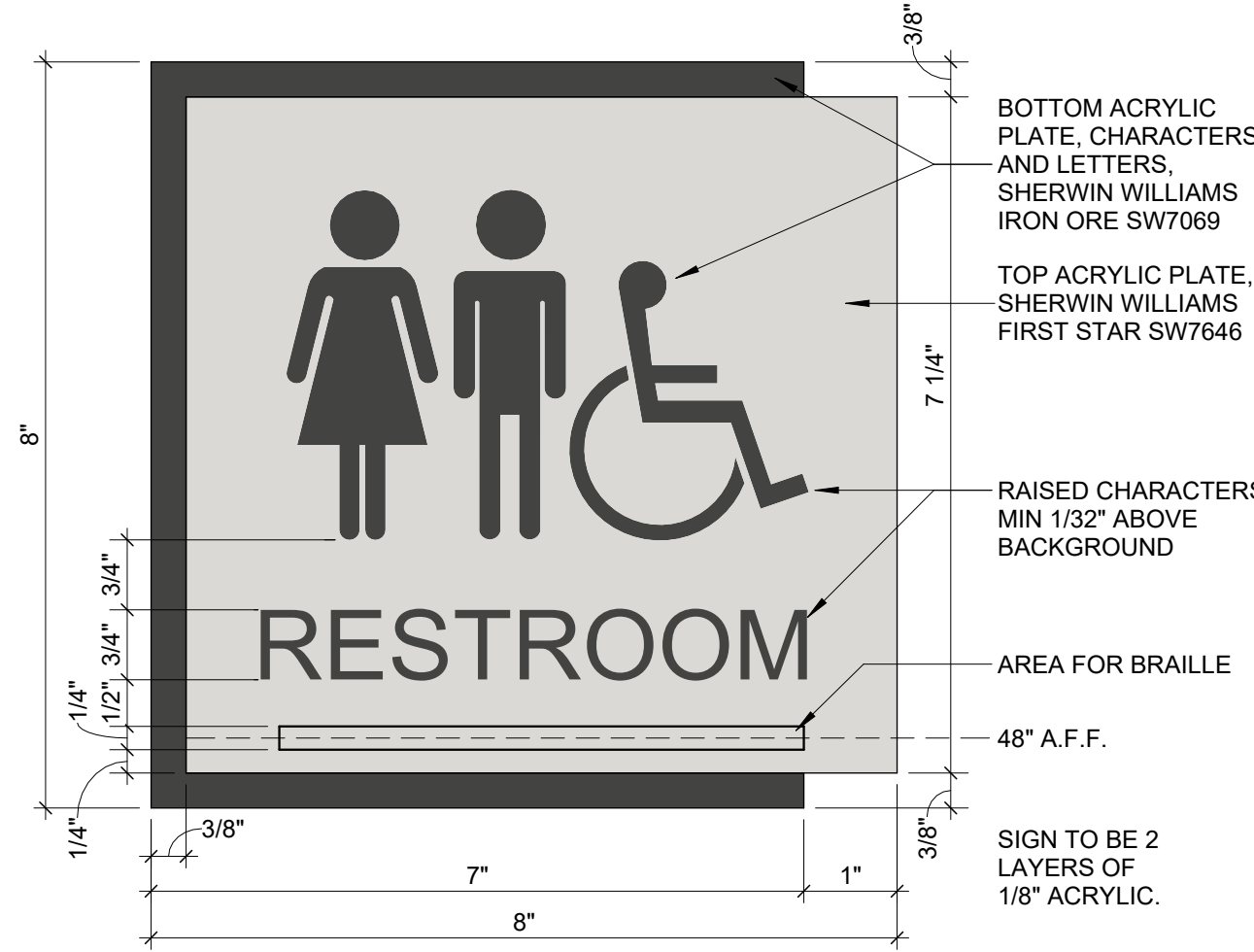
E1 EXTERIOR SIGNAGE - SOUTH  
1/8" = 1'-0"



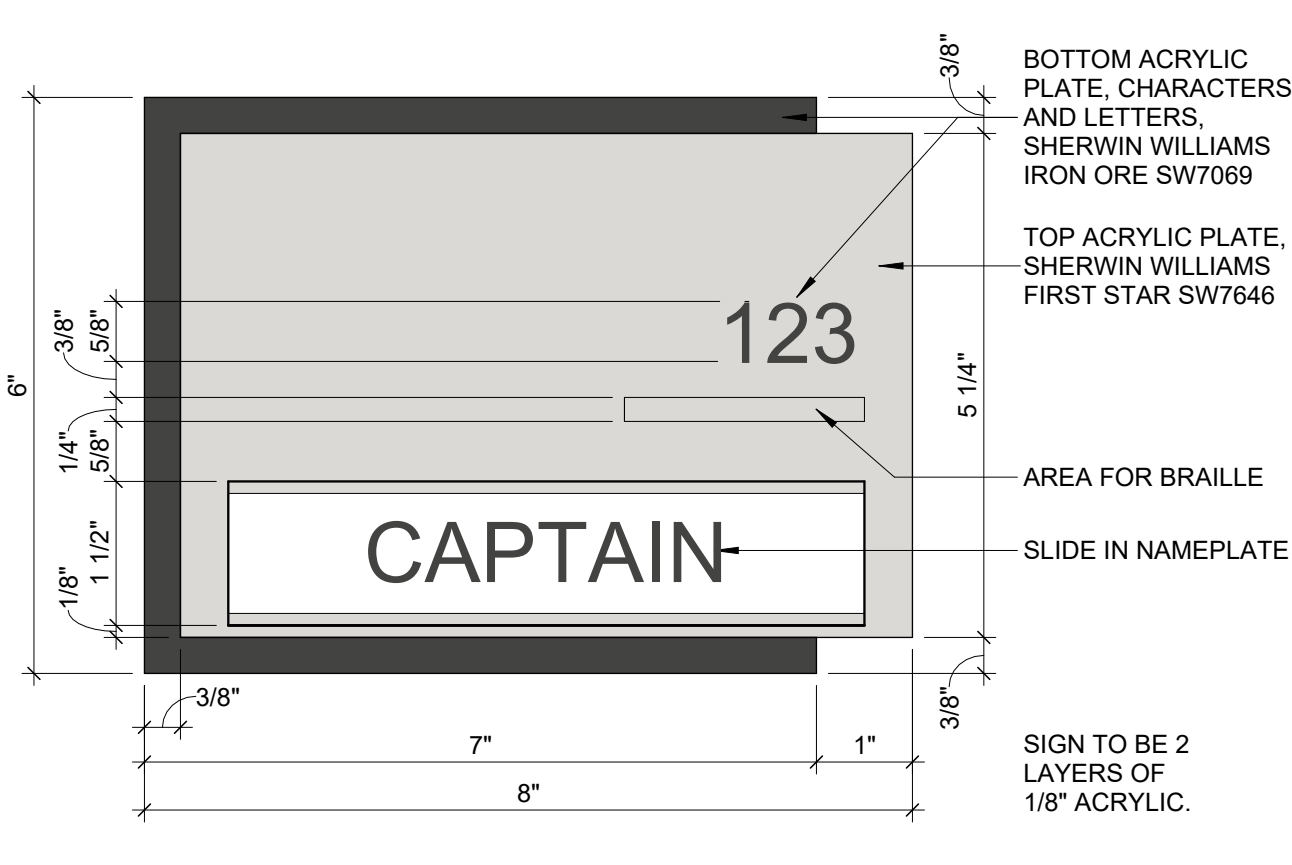
H1 SIGNAGE - ASSEMBLY  
6" = 1'-0"



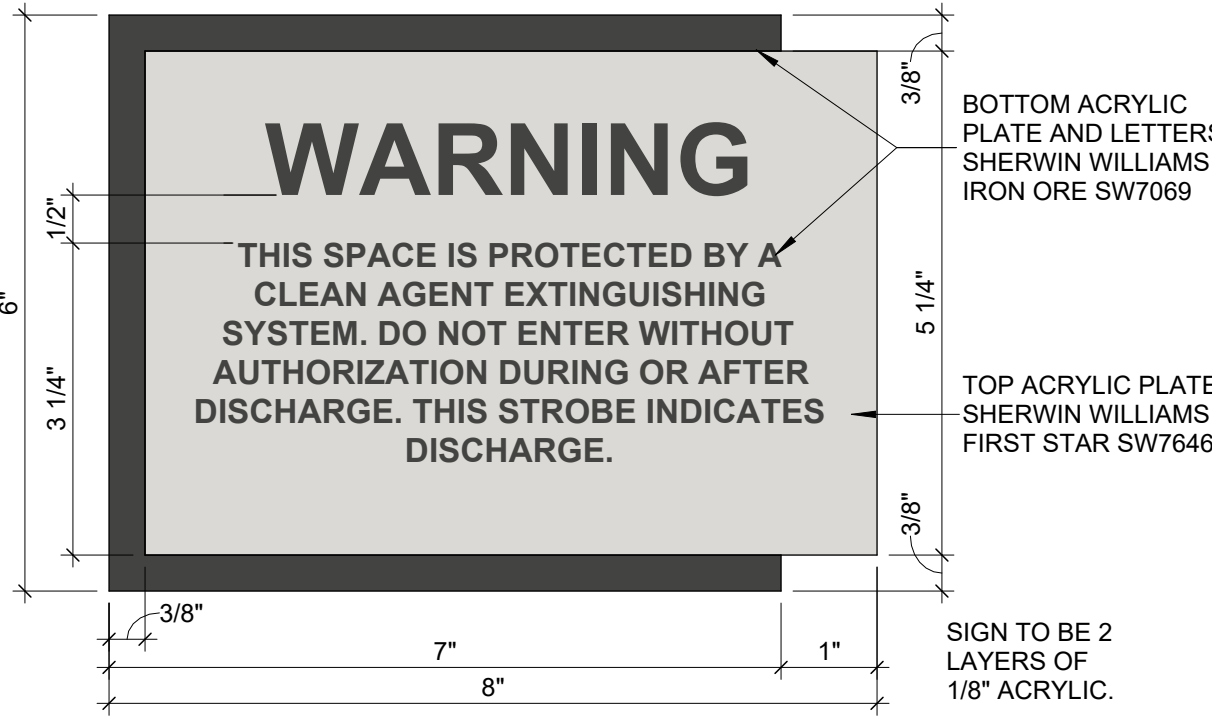
A10 SIGNAGE - DEDICATION  
6" = 1'-0"



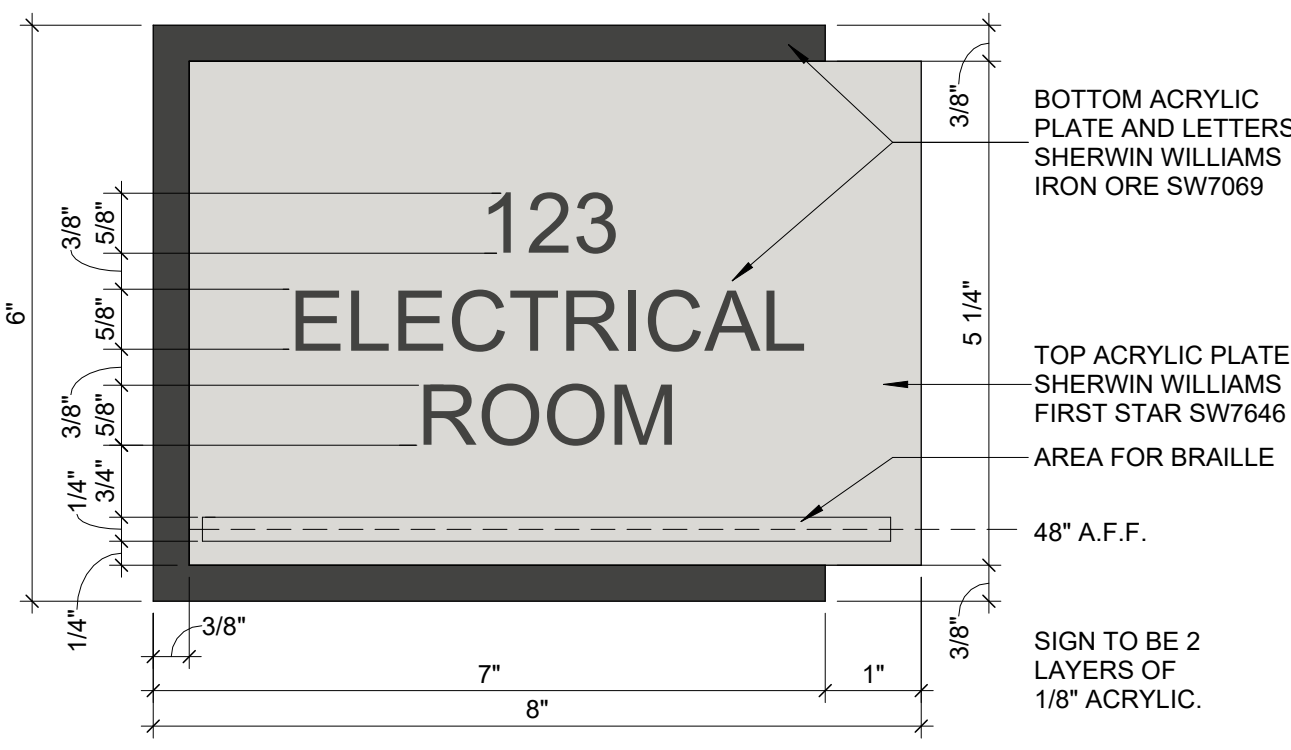
C7 SIGNAGE - TOILET UNISEX (RR)  
6" = 1'-0"



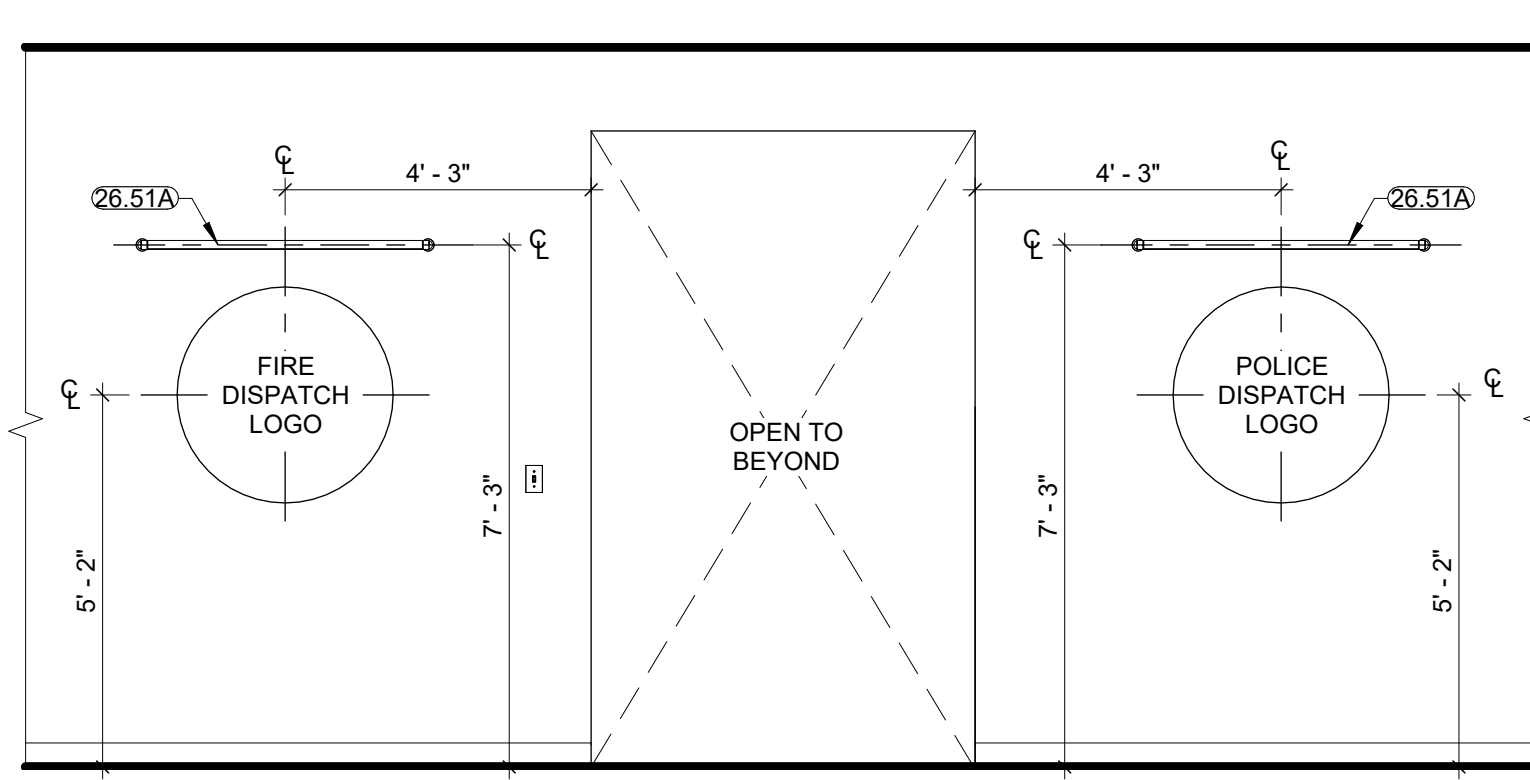
C5 SIGNAGE - OFFICE  
6" = 1'-0"



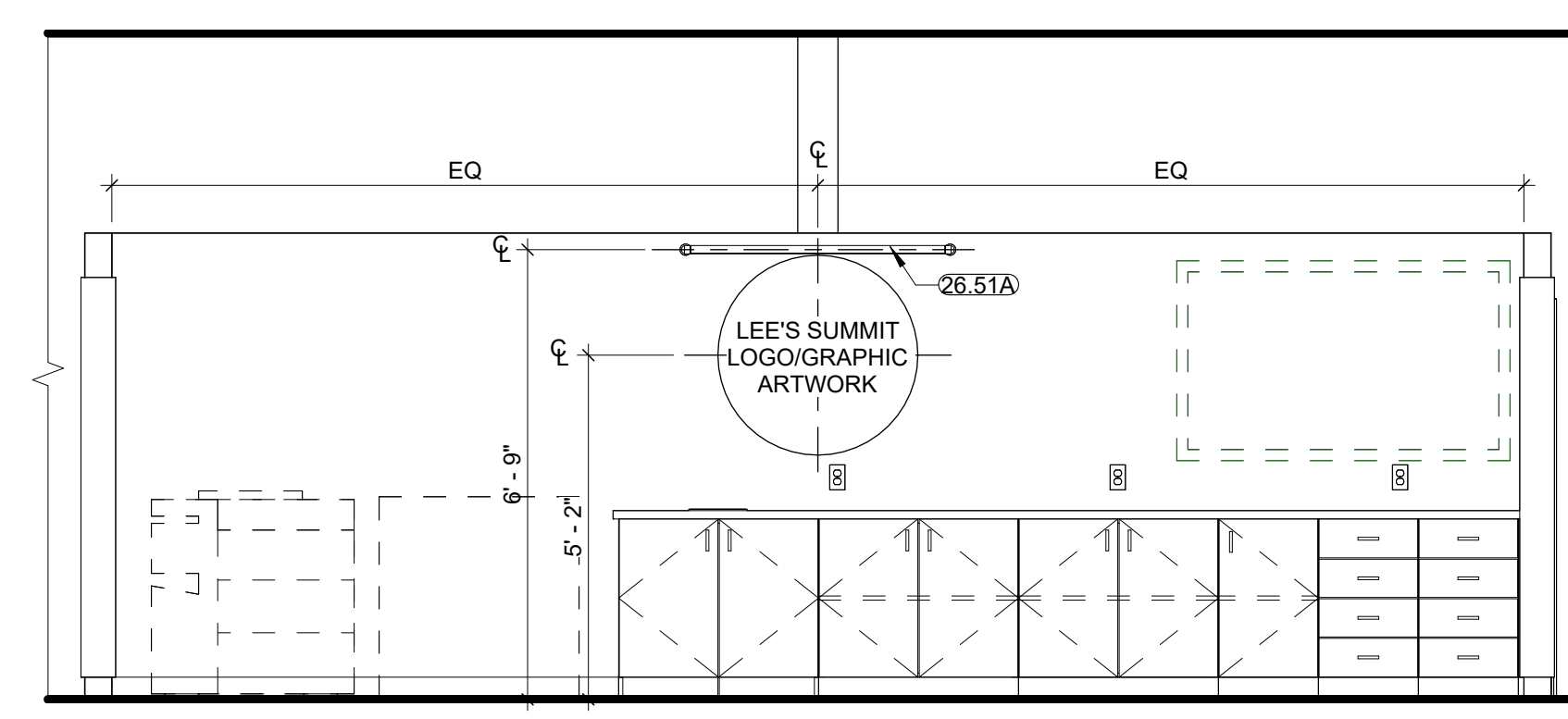
A7 SIGNAGE - FM200  
6" = 1'-0"



A5 SIGNAGE - ROOM NAME  
6" = 1'-0"



C1 010 COPY/WORK - W SIGNAGE  
3/8" = 1'-0"



A1 010 COPY/WORK - E SIGNAGE  
3/8" = 1'-0"



2 NE TUDOR RD  
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[illegible]

ISSUE DATE: NOVEMBER 1, 2024  
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SIGNAGE SCHEDULE - LOWER LEVEL		
ROOM NUMBER	SIGN NAME	SIGNAGE TYPE
000	UTILITY YARD	ROOM NAME
007	QUALITY ASSURANCE	OFFICE
008	FIRE SUPERVISOR	OFFICE
009	KITCHEN	ROOM NAME
011	COMMUNICATIONS CENTER	ROOM NAME
012	WOMEN	TOILET WOMEN (W-R)
013	MEN	TOILET MEN (M-R)
015	POLICE SUPERVISOR	OFFICE
016	POLICE CAPTAIN	OFFICE
017	DISPATCH TRAINING	OFFICE
019	CONFERENCE	ROOM NAME
020	WATER ROOM	ROOM NAME
021	ELECTRICAL ROOM	ROOM NAME
022	MEDIA ROOM	ROOM NAME
023	COMMUNICATIONS STORAGE	ROOM NAME
025	QUIET ROOM	ROOM NAME
026	QUIET ROOM	ROOM NAME
028	QUIET ROOM	ROOM NAME
029	QUIET ROOM	ROOM NAME
030	JANITOR	ROOM NAME
031	RESTROOM	TOILET UNISEX (RR)
032	CHANGING	ROOM NAME
033	CHANGING	ROOM NAME
034	CHANGING	ROOM NAME
035	LOCKER ROOM	ROOM NAME
036	SHOWER	ROOM NAME
038	ADA SHOWER	ROOM NAME
039	GENERAL STORAGE	ROOM NAME
040	ELECTRICAL ROOM	ROOM NAME
041	IT	ROOM NAME
042	LOADING DOCK	ROOM NAME
045	INFORMATION TECHNOLOGY	ROOM NAME
047	IT WORK ROOM	ROOM NAME
048	988	ROOM NAME
049	STRESS	ROOM NAME
5E1	STAIR	ROOM NAME



LOWER LEVEL - SIGNAGE PLAN



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2 NE TUDOR RD  
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REVISION DATES:		
4	ADDENDUM 4	11/26/2024
10	CCD 002	1/24/2025



PROFESSIONAL SEAL

G-025

ISSUE DATE: DECEMBER 20, 2024  
HOEFER WELKER #: 138191

SIGNAGE SCHEDULE - MAIN LEVEL		
ROOM NUMBER	SIGN NAME	SIGNAGE TYPE
103	PUBLIC RESTROOM	TOILET UNISEX (RR)
106	CONFERENCE	ROOM NAME
106	STORAGE	OFFICE
107	FIRE OPERATIONS CENTER	ROOM NAME
110	BATTALION CHIEF PREVENTION	OFFICE
111	ASSISTANT CHIEF PREVENTION	OFFICE
112	MEDICAL DIRECTOR	OFFICE
113	ASSISTANT CHIEF EMS	OFFICE
114	ADMINISTRATIVE CONFERENCE	ROOM NAME
115	DEPUTY CHIEF ADMINISTRATION	OFFICE
116	ASSISTANT CHIEF SUPPORT SERVICES	OFFICE
116B	STORAGE	ROOM NAME
121	FIRE CHIEF	OFFICE
122	STORAGE	ROOM NAME
123	RESTROOM	TOILET UNISEX (RR)
124	PUBLIC RELATIONS	OFFICE
125	ADMINISTRATION MANAGER	OFFICE

SIGNAGE SCHEDULE - MAIN LEVEL		
ROOM NUMBER	SIGN NAME	SIGNAGE TYPE
126	BATTALION CHIEF TRAINING	OFFICE
127	ASSISTANT CHIEF TRAINING	OFFICE
128	OPERATIONS DIVISION CONFERENCE	ROOM NAME
129	DEPUTY CHIEF OPERATIONS	OFFICE
130	RESTROOM	TOILET UNISEX (RR)
131	RESTROOM	TOILET UNISEX (RR)
132	RESTROOM	TOILET UNISEX (RR)
133	RESTROOM	TOILET UNISEX (RR)
134	ROOF ACCESS	ROOM NAME
139	EMERGENCY OPERATIONS CENTER	ROOM NAME
140	CONFERENCE	ROOM NAME
141	STORAGE	ROOM NAME
142	CONFERENCE	ROOM NAME
143	CONFERENCE	ROOM NAME
144	PLANNER	OFFICE
145	ASSISTANT CHIEF EMERGENCY MANAGEMENT	OFFICE
146	SERVER ROOM	ROOM NAME/FM200
147	UPS	ROOM NAME
148	BREAK ROOM	ROOM NAME
149	JANITOR	ROOM NAME
151	DRIVING SIMULATOR	ROOM NAME
152	EMS SIMULATOR	ROOM NAME
153	STORAGE	ROOM NAME
155	TRAINING ROOM	ASSEMBLY
156	STORAGE	ROOM NAME
157	MECHANICAL	ROOM NAME



A1 MAIN LEVEL SIGNAGE PLAN  
1/8" = 1'-0"

MAIN LEVEL - SIGNAGE PLAN



GENERAL NOTES - ARCHITECTURAL SITE:

- RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE
- ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024.67
- ALL SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE
- ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER, AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

SITE LIFE SAFETY LEGEND

- FIRE TRUCK ROUTE THROUGH SITE
- PROPERTY LINE
- FIRE HYDRANT
- FIRE DEPARTMENT CONNECTION
- BUILDING EGRESS
- K.B. KNOX BOX

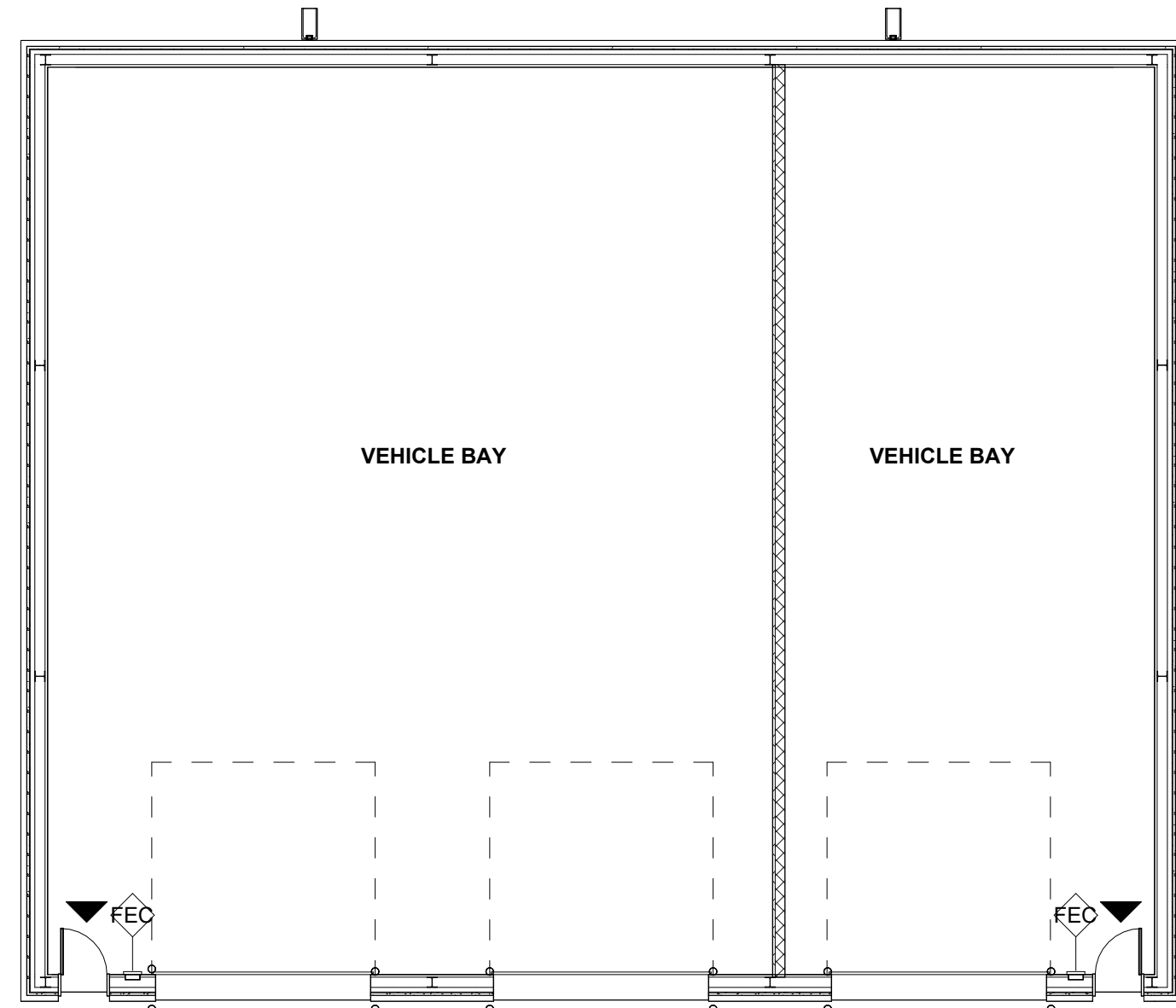
CODE INFORMATION:  
PROJECT: LEE'S SUMMIT JOINT OPERATIONS FACILITY  
LOCATION: LEE'S SUMMIT, MO

ARCHITECT:  
HOEFER WELKER  
4622 PENNSYLVANIA AVE, SUITE 1400  
KANSAS CITY, MO 64112

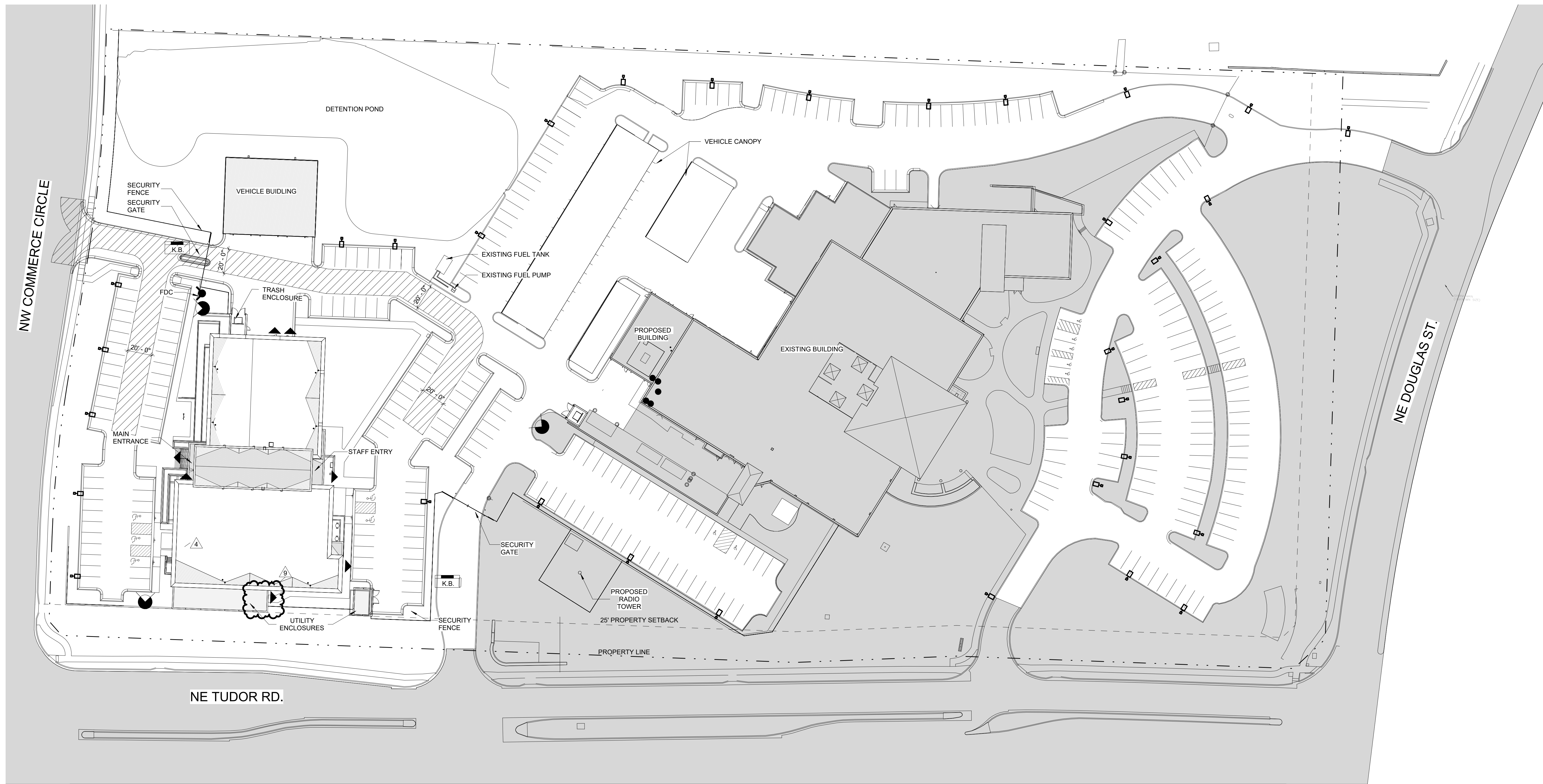
APPLICABLE CODES:  
APPLICABLE BUILDING CODE: 2018 INTERNATIONAL BUILDING CODE  
APPLICABLE MECHANICAL CODE: 2018 INTERNATIONAL MECHANICAL CODE  
APPLICABLE PLUMBING CODE: 2018 INTERNATIONAL PLUMBING CODE  
APPLICABLE ELECTRICAL CODE: 2017 NATIONAL ELECTRICAL CODE  
APPLICABLE FIRE CODE: 2015 INTERNATIONAL FIRE CODE  
APPLICABLE ACCESSIBILITY CODE: 2009 ICC/ANSI A117.1

ISSUE (TABLE/SECTION/REFERENCE):	REQUIREMENT:	TABLE/SECTION/REFERENCE:
BUILDING/PROJECT USE: CONSTRUCTION TYPE: OCCUPANCY CLASSIFICATION:	VEHICLE STORAGE (NOT A REPAIR GARAGE) TYPE VB (FULLY SPRINKLED) S-2 STORAGE	SECTION 311 TABLE 601 SECTION 311
BUILDING AREA: BASE ALLOWABLE AREA ACTUAL GROSS FLOOR AREA	REQUIREMENT: 54,000 SF PER FLOOR 4,724 SF	TABLE/SECTION/REFERENCE: TABLE 506.2
BUILDING HEIGHT: ALLOWABLE STORIES ABOVE GRADE ALLOWABLE HEIGHT ACTUAL NUMBER OF STORIES ABOVE GRADE ACTUAL HEIGHT IN FEET ABOVE GRADE	3 STORIES 60' 1 STORIES 21'-0"	TABLE 504.4 TABLE 504.3
OCCUPANT LOAD - GSF: TOTAL BUILDING OCCUPANTS	4,724 SF / 300 = 16 OCCUPANTS	TABLE 1004.5
EXIT TRAVEL DISTANCE - FULLY SPRINKLED: S OCCUPANCY COMMON PATH OF TRAVEL DEAD END CORRIDOR	250' 100' 50'	TABLE 1017.2 SECTION 1006.2.1 SECTION 1020.4
EXIT WIDTH: EXIT DOOR WIDTH REQUIRED EXIT DOOR WIDTH PROVIDED	16 TOTAL OCCUPANTS X .15 = 3" 2 DOORS X 33" = 66"	SECTION 1005.3.2

FIRE RESISTIVE REQUIREMENTS (TABLE/SECTION/REFERENCE):	REQUIREMENTS CONSTRUCTION TYPE IIB:	TABLE/SECTION/REFERENCE
EXTERIOR BEARING WALLS	0 HRS	TABLE 601
EXTERIOR OPENINGS	NO LIMIT	TABLE 716.1
EXTERIOR NON-BEARING WALLS	0 HRS	TABLE 601
INTERIOR BEARING WALLS	0 HRS	TABLE 601
INTERIOR NON-BEARING WALLS	0 HRS	TABLE 601
STRUCTURAL FRAME	0 HRS	TABLE 601
FLOOR CONSTRUCTION	0 HRS	TABLE 601
ROOF	0 HRS	TABLE 601
CORRIDORS	0 HRS	TABLE 1018.1



G1 VEHICLE BUILDING LIFE SAFETY  
3/32" = 1'-0"



A1 LIFE SAFETY SITE PLAN  
1" = 40'-0"

LIFE SAFETY SITE PLAN



**LIFE SAFETY LEGEND**

- ▲ DIRECTION OF EGRESS TRAVEL
- FEC FIRE EXTINGUISHER CABINET
- RFAFP REMOTE FIRE ALARM ANNUNCIATOR PANEL
- FACP FIRE ALARM CONTROL PANEL
- FD FIRE DEPARTMENT CONNECTION
- K.B. KNOX BOX
- 1 HOUR RATED WALL
- 2 HOUR RATED WALL
- STORM SHELTER
- A-3 ASSEMBLY
- S-2 STORAGE
- B-EXERCISE/LOCKER ROOMS

- CODE REQUIRED SIGNAGE NOTE:**
- CODE REQUIRED SIGNAGE PER ALL APPLICABLE CODES AND AUTHORITIES HAVING JURISDICTION INCLUDING BUT NOT LIMITING TO IBC, IFC, NFPA, ICC A117.1, ADAGA, FGI, AND AHJ REGULATIONS SHALL BE PROVIDED.
  - CODE REQUIRED SIGNAGE IS DESIGNED, SPECIFIED, AND INSTALLED BY CONTRACTOR.
  - CODE REQUIRED SIGNAGE IS REQUIRED TO BE INSTALLED PRIOR TO REQUESTING FINAL INSPECTION IN ORDER TO OBTAIN CERTIFICATE OF OCCUPANCY.
  - CODE REQUIRED SIGNAGE MUST BE VERIFIED PER PROJECT. SOME EXAMPLES OF CODE REQUIRED SIGNAGE INCLUDE BUT ARE NOT LIMITED TO THE FOLLOWING:
    - a. REQUIRED ACCESSIBLE SIGNAGE:
      - a. ADA PARKING SPACES
      - b. ACCESSIBLE PASSENGER LOADING ZONES
      - c. ACCESSIBLE TOILETS
      - d. FAMILY OR ASSISTED-USE TOILET AND BATHING ROOMS
      - e. ACCESSIBLE DRESSING ROOMS
    - a. AT EACH SEPARATE SEX TOILET AND BATHING ROOM INDICATING THE LOCATION OF THE NEAREST FAMILY ASSISTED USE TOILET OR BATHING ROOM
    - b. ALL EXITS AND EXIT STAIRWAYS SERVING A REQUIRED ACCESSIBLE SPACE
    - c. DIRECTIONAL SIGNAGE AT ELEVATOR LANDINGS TO SHOW EXIT LOCATIONS
  - OTHER CODE SIGNAGE INCLUDING:
    - a. ELEVATOR TWO-WAY COMMUNICATING SYSTEMS
    - b. INTERIOR EXIT STAIRWAYS AND RAMPS, FLOOR LEVEL SIGNAGE INCLUDING STAIR WITH ROOF ACCESS
    - c. ELECTRICAL ROOMS
    - d. COMMUNICATION DATA ROOMS
    - e. MAXIMUM CAPACITY AT ASSEMBLY AREAS

EGRESS (MAXIMUM TRAVEL...)	
TYPE	DISTANCE
Egress Path A	134' - 0"
Egress Path B	127' - 1"
Egress Path C	174' - 5"
Egress Path D	208' - 8"

CODE INFORMATION:  
PROJECT: LEE'S SUMMIT JOINT OPERATIONS FACILITY  
LOCATION: LEE'S SUMMIT, MO

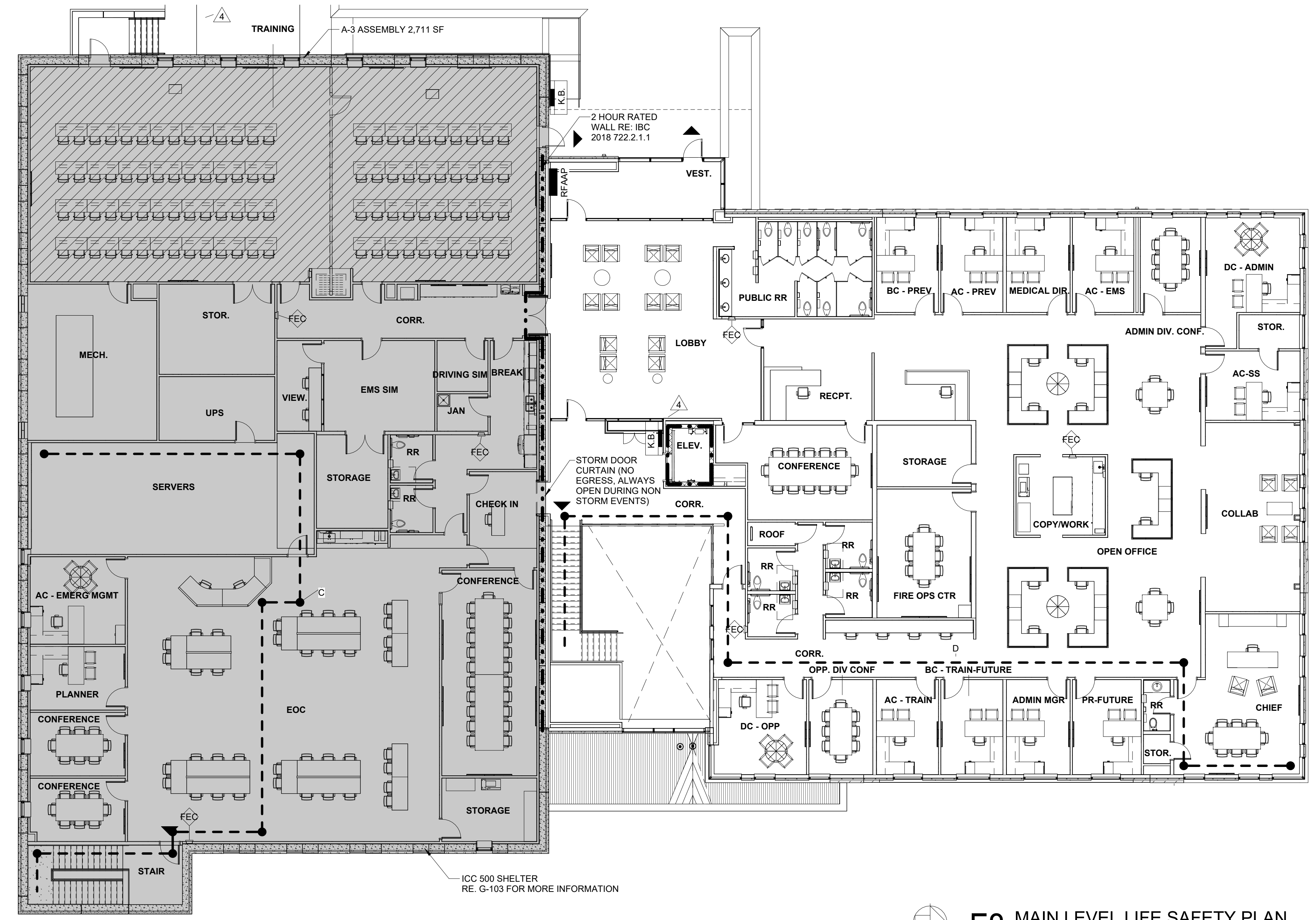
ARCHITECT:  
HOEFER WELKER  
4622 PENNSYLVANIA AVE. SUITE 1400  
KANSAS CITY, MO 64112

APPLICABLE CODES:  
APPLICABLE BUILDING CODE: 2018 INTERNATIONAL BUILDING CODE  
APPLICABLE MECHANICAL CODE: 2018 INTERNATIONAL MECHANICAL CODE  
APPLICABLE PLUMBING CODE: 2018 INTERNATIONAL PLUMBING CODE  
APPLICABLE ELECTRICAL CODE: 2017 NATIONAL ELECTRICAL CODE  
APPLICABLE FIRE CODE: 2018 INTERNATIONAL FIRE CODE  
APPLICABLE ACCESSIBILITY CODE: 2009 ICC/ANSI A117.1  
APPLICABLE STORM SHELTER CODE: 2014 ICC 500

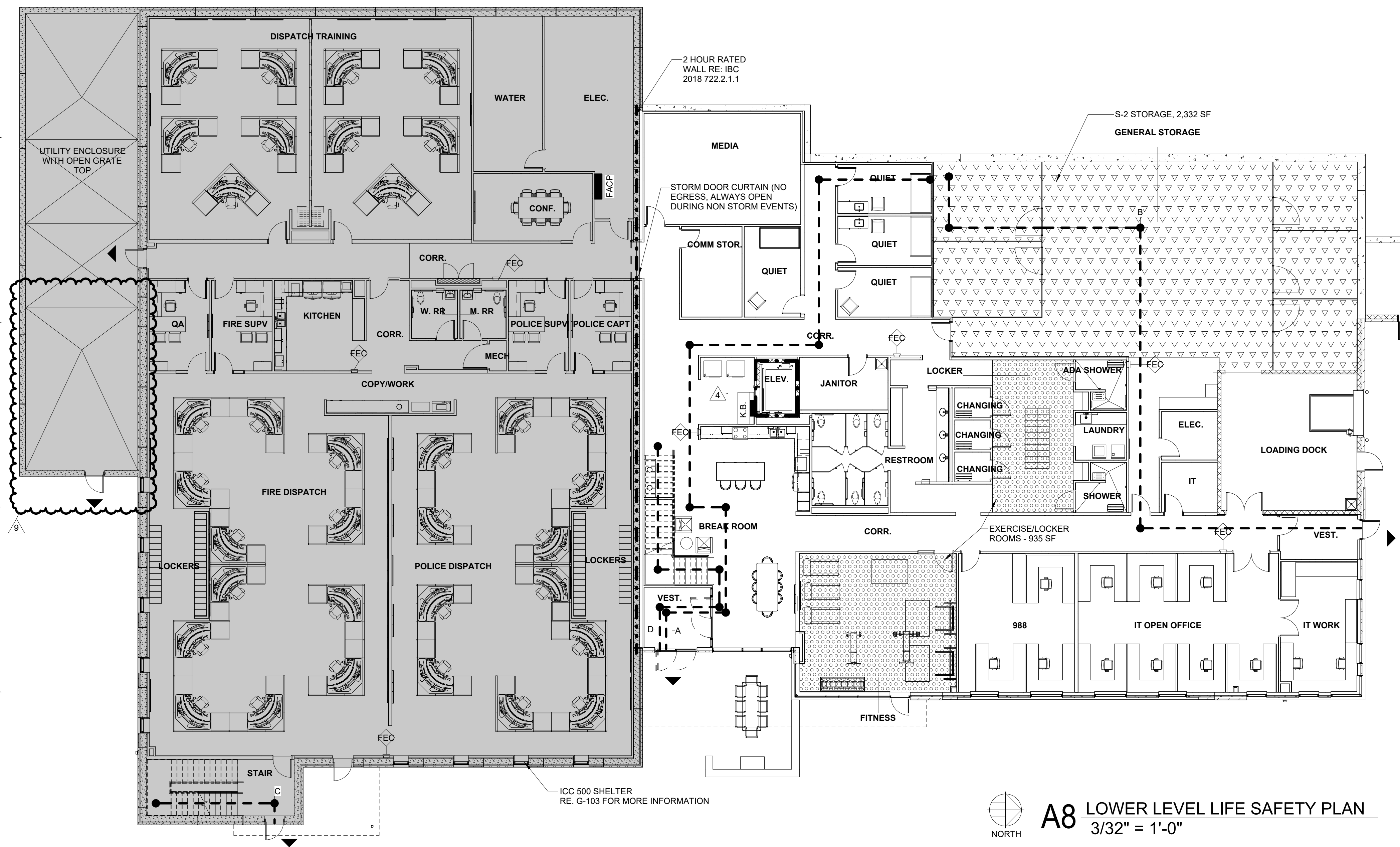
ISSUE (TABLE / SECTION / REFERENCE):	REQUIREMENT:	TABLE/SECTION/REFERENCE:
BUILDING/PROJECT USE: BUSINESS	BUSINESS	SECTION 304
CONSTRUCTION TYPE: TYPE IIB (FULLY SPRINKLED)	TYPE IIB (FULLY SPRINKLED)	TABLE 601
OCCUPANCY CLASSIFICATION: A-3 - ASSEMBLY	A-3 - ASSEMBLY	SECTION 303.4
USE CLASSIFICATION: B - BUSINESS	B - BUSINESS	SECTION 304
<b>BUILDING AREA:</b>		
BASE ALLOWABLE AREA - NON SEPARATED MIXED USE	28,500 SF PER FLOOR	TABLE 506.2
A OCCUPANCY ALLOWABLE:		
ACTUAL GROSS FLOOR AREA	21,817 SF	
LOWER LEVEL	21,822 SF	
MAIN LEVEL	43,639 SF	
TOTAL		
<b>BUILDING HEIGHT:</b>		
ALLOWABLE STORIES ABOVE GRADE	3 STORIES	TABLE 504.4
ALLOWABLE HEIGHT	75'	TABLE 504.3
ACTUAL NUMBER OF STORIES ABOVE GRADE	2 STORIES	
ACTUAL HEIGHT IN FEET ABOVE GRADE	40'-0"	
<b>OCCUPANT LOAD - GSF:</b>		
LOWER LEVEL		
B OCCUPANCY	18,550 SF / 150 = 124 OCCUPANTS	TABLE 1004.5
B OCCUPANCY - EXERCISE/LOCKER ROOMS	935 SF / 50 = 19 OCCUPANTS	TABLE 1004.5
S-2 OCCUPANCY	2,332 SF / 300 = 8 OCCUPANTS	TABLE 1004.5
LOWER LEVEL TOTAL OCCUPANTS	151 TOTAL LOWER LEVEL OCCUPANTS	
MAIN LEVEL		
B OCCUPANCY	19,111 SF / 150 = 128 OCCUPANTS	TABLE 1004.5
A-3 OCCUPANCY	2,711 SF / 15 = 181 OCCUPANTS	TABLE 1004.5
MAIN LEVEL TOTAL OCCUPANTS	309 TOTAL MAIN LEVEL OCCUPANTS	
TOTAL BUILDING OCCUPANTS	460 TOTAL BUILDING OCCUPANTS	
<b>EXIT TRAVEL DISTANCE - FULLY SPRINKLED:</b>		
A OCCUPANCY	250'	TABLE 1017.2
COMMON PATH OF TRAVEL	75'	SECTION 1006.2.1
DEAD END CORRIDOR	20'	SECTION 1020.4
B OCCUPANCY	300'	TABLE 1017.2
COMMON PATH OF TRAVEL	100'	SECTION 1006.2.1
DEAD END CORRIDOR	50'	SECTION 1020.4
<b>EXIT WIDTH:</b>		
LOWER LEVEL EXIT DOOR WIDTH REQUIRED	15' TOTAL OCCUPANTS X .15 = 23"	SECTION 1005.3.2
EXIT DOOR WIDTH PROVIDED	4 DOORS X 33" = 132"	
MAIN LEVEL EXIT DOOR WIDTH REQUIRED	309 TOTAL OCCUPANTS X .15 = 47"	SECTION 1005.3.2
EXIT DOOR WIDTH PROVIDED	2 DOORS X 33" = 66"	
<b>EXIT STAIR WIDTH REQUIRED</b>		
EXIT STAIR WIDTH PROVIDED	309/4 OCCUPANTS X .20 = 16" @ EACH STAIR 2 STAIRS 47" x 55" = 102"	SECTION 1005.3.1

FIRE RESISTIVE REQUIREMENTS (TABLE / SECTION / REFERENCE):	REQUIREMENTS	CONSTRUCTION TYPE IIB:	TABLE/SECTION/REFERENCE
EXTERIOR BEARING WALLS	0 HRS	NO LIMIT	TABLE 601
EXTERIOR OPENINGS	0 HRS		TABLE 716.1
EXTERIOR NON-BEARING WALLS	0 HRS		TABLE 601
INTERIOR BEARING WALLS	0 HRS		TABLE 601
INTERIOR NON-BEARING WALLS	0 HRS		TABLE 601
STRUCTURAL FRAME	0 HRS		TABLE 601
FLOOR CONSTRUCTION	0 HRS		TABLE 601
ROOF	0 HRS		TABLE 601
CORRIDORS	0 HRS		TABLE 1018.1
SHAFT WALLS	1 HRS		TABLE 713.4
EXIT ACCESS STAIRWAYS	0 HRS		TABLE 1019.3
STORM SHELTER	2 HRS		2014 ICC 500 601.1

PLUMBING FIXTURES REQUIRED CHART (IBC 2018 TABLE 2902.1):			
OCCUPANT LOADS:			
B - TOTAL OCCUPANT LOAD = 305 OCCUPANTS	MALE	FEMALE	UNISEX
A - TOTAL OCCUPANT LOAD = 181 OCCUPANTS	153	153	-
	91	91	-
WATER CLOSETS (IBC 2018 TABLE 2902.1):			
B - OCCUPANT WATER CLOSETS REQUIRED			
(1 PER 25 FOR THE FIRST 50 & 1 PER 50 FOR THE REMAINDER EXCEEDING 50)			
A - OCCUPANT WATER CLOSETS REQUIRED (1 PER 125 MALE, 1 PER 65 FEMALE)	5	5	-
TOTAL WATER CLOSETS REQUIRED	1	2	-
TOTAL WATER CLOSETS PROVIDED	6	7	-
	1	1	20
LAVATORIES (IBC 2018 TABLE 2902.1):			
B - OCCUPANT LAVATORIES REQUIRED			
(1 PER 40 FOR THE FIRST 80 & 1 PER 80 FOR THE REMAINDER EXCEEDING 80)			
A - OCCUPANT LAVATORIES REQUIRED (1 PER 200)	3	3	-
TOTAL LAVATORIES REQUIRED	1	1	-
LAVATORIES PROVIDED	4	4	-
	1	1	12
DRINKING FOUNTAINS (IBC 2018 TABLE 2902.1):			
B - OCCUPANTS - (1 PER 100 TOTAL OCCUPANTS)			
A - OCCUPANTS - (1 PER 500 TOTAL OCCUPANTS)		4	
TOTAL DRINKING FOUNTAINS REQUIRED		1	
TOTAL DRINKING FOUNTAINS PROVIDED		5	
TOTAL DRINKING FOUNTAINS (DF), AND FILTERED WATER (FW) PROVIDED		5 (2 DF + 3 FW)	
SERVICE SINK (1 PER FLOOR)		2	



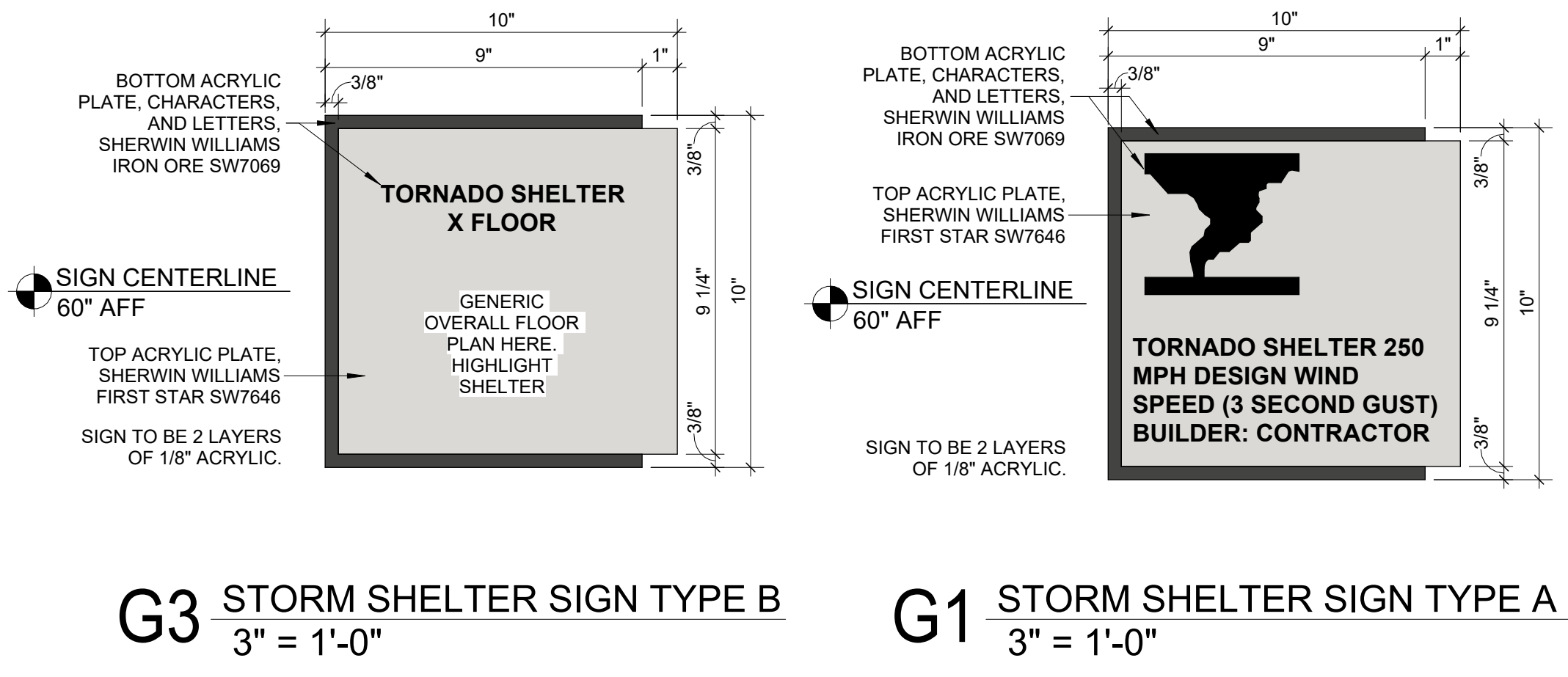
F8 MAIN LEVEL LIFE SAFETY PLAN  
3/32" = 1'-0"



A8 LOWER LEVEL LIFE SAFETY PLAN  
3/32" = 1'-0"

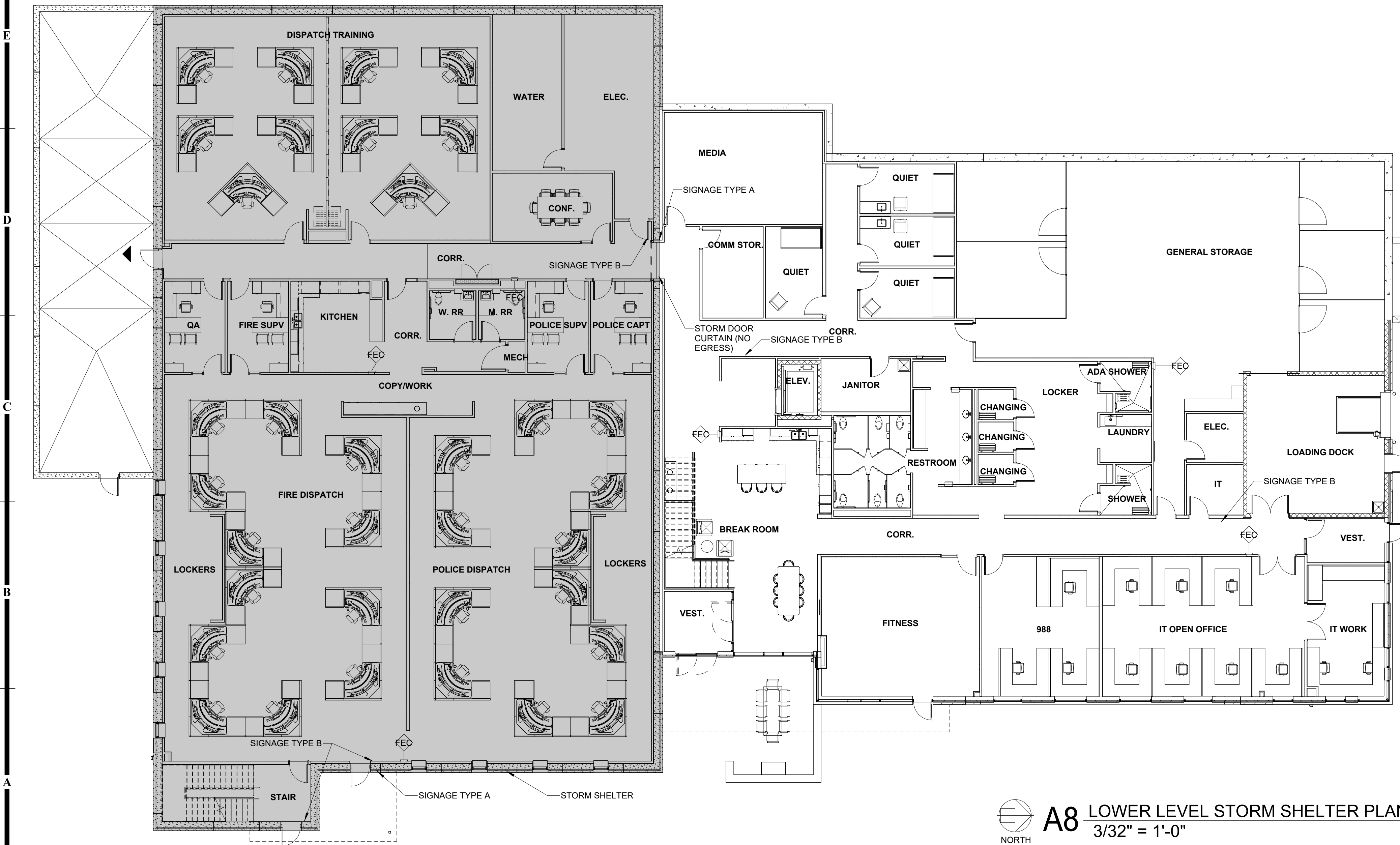
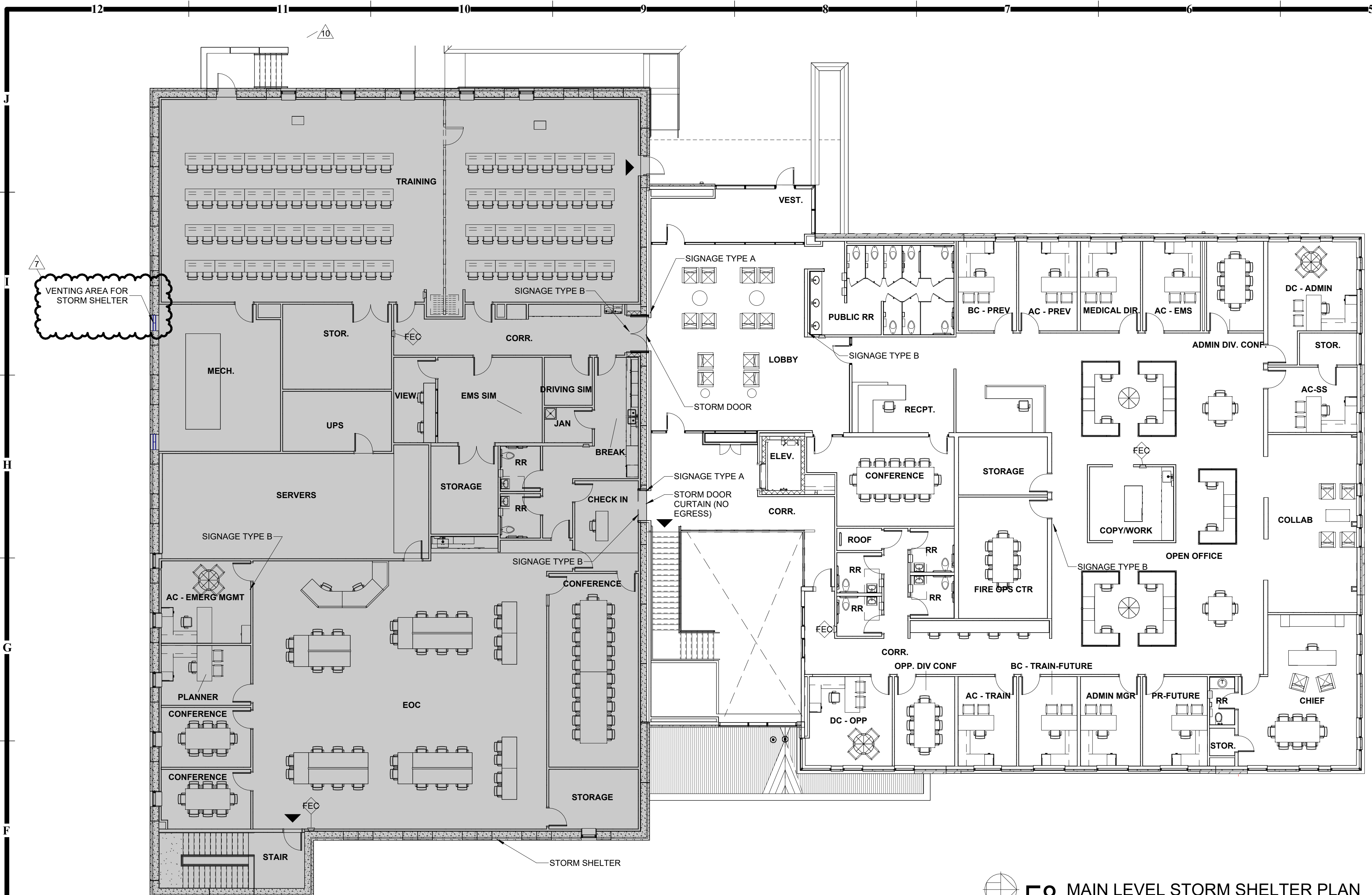


SHELTER OCCUPANCY	REQUIRED DESIGN INFORMATION
<b>OCCUPANCY OF SHELTER:</b> THE OCCUPANCY OF THE SHELTER IS BASED ON THE TOTAL STAFF OCCUPANCY OF ALL BUILDINGS ON THE SITE. TOTAL SHELTER OCCUPANCY = 100 OCCUPANTS  SHELTER AREA REQUIRED: 99 STANDING/SEATED x 5 OLF = 495 SF 1 WHEELCHAIRS x 10 OLF = 505 SF TOTAL = 1,1767 SF  STORM SHELTER AREA PROVIDED = 11,767 SF	1. SHELTER TYPE: COMMUNITY 2. WIND DESIGN CONFORMS TO THE PROVISIONS OF ICC 500-2014, ICC/ISSA STANDARD FOR THE DESIGN AND CONSTRUCTION OF STORM SHELTERS. 3. SHELTER DESIGN WIND SPEED: 250 MPH 4. WIND EXPOSURE CATEGORY: RE S-000 5. INTERNAL PRESSURE COEFFICIENT: RE S-000 6. TOPOGRAPHIC FACTOR: RE S-000 7. DIRECTIONAL FACTOR: RE S-000 8. THE SHELTER IS NOT WITHIN AN AREA SUSCEPTIBLE TO FLOODING IN ACCORDANCE WITH ICC-500 2014 CHAPTER 4. 9. CLOSEST 500 YR (1%) FLOOD ELEVATION: 836 SHELTER ELEVATION: 1010 10. SHELTER ENVELOPE MEETS THE PRESSURE AND MISSILE IMPACT TEST REQUIREMENTS IDENTIFIED IN 2014 ICC 500, CHAPTERS 3 AND 9. REFERENCE STRUCTURAL DOCUMENTS FOR WALL AND FLOOR SLAB CONSTRUCTION. REFERENCE MECHANICAL DOCUMENTS FOR LOUVERS. REFERENCE ARCHITECTURAL DOCUMENTATION FOR DOORS AND OVERHEAD COILING DOOR INFORMATION. 11. REFERENCE THIS SHEET FOR STORM SHELTER PLANS. 12. REFERENCE A-301 FOR STORM SHELTER ELEVATIONS 13. LOWEST SHELTER FLOOR ELEVATION: 1010' 14. REQUIRED OCCUPANT LOAD OF SHELTER: 100 15. USABLE STORM SHELTER FLOOR AREA: 11,767 SF 16. VENTING AREA PROVIDED AND LOCATIONS WITHIN SHELTER: VENTING AREA IS 2,072 IN <sup>2</sup> . STORM SHELTER IS MECHANICALLY VENTED TO IMC 2018 STANDARDS. LOCATION SHOWN ON FIG-103. 17. CALCULATIONS FOR NUMBER OF SANITATION FACILITIES IN COMMUNITY SHELTER (PER 2014 ICC 500, TABLE 702.2) REFERENCE REQUIRED SHELTER PLUMBING FIXTURES' CALCULATION ABOVE. 4 TOILETS AND 2 LAVATORIES ARE REQUIRED. 18. MINIMUM FOUNDATION CAPACITY AND ANCHOR LOCATIONS 19. SHELTER INSTALLATION REQUIREMENTS, INCLUDING ANCHOR LOCATIONS AND MINIMUM REQUIRED CAPACITY AT EACH ANCHOR: REF STRUCTURAL DOCUMENT



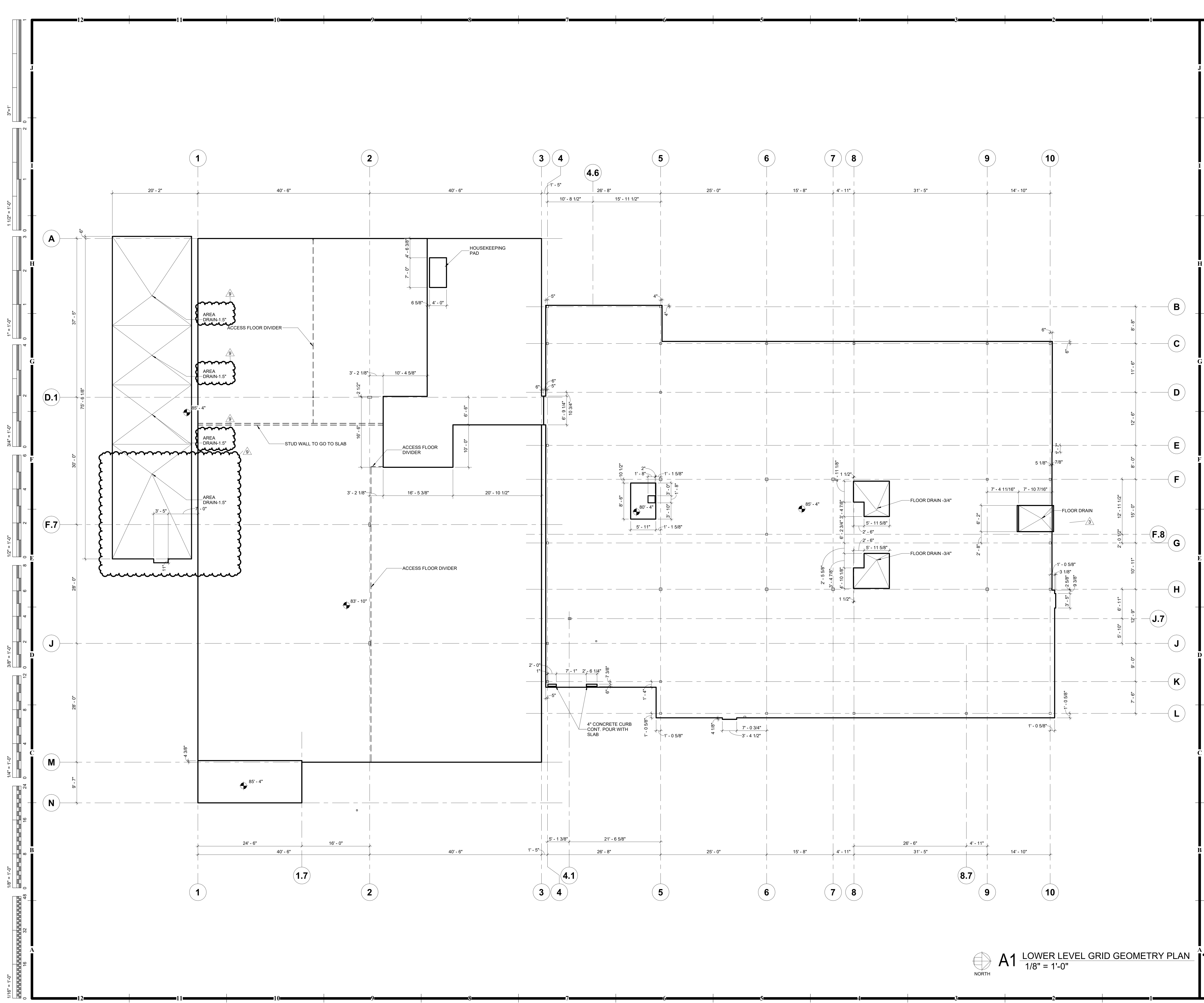
**F8** MAIN LEVEL STORM SHELTER PLAN  
3/32" = 1'-0"

**A8** LOWER LEVEL STORM SHELTER PLAN  
3/32" = 1'-0"



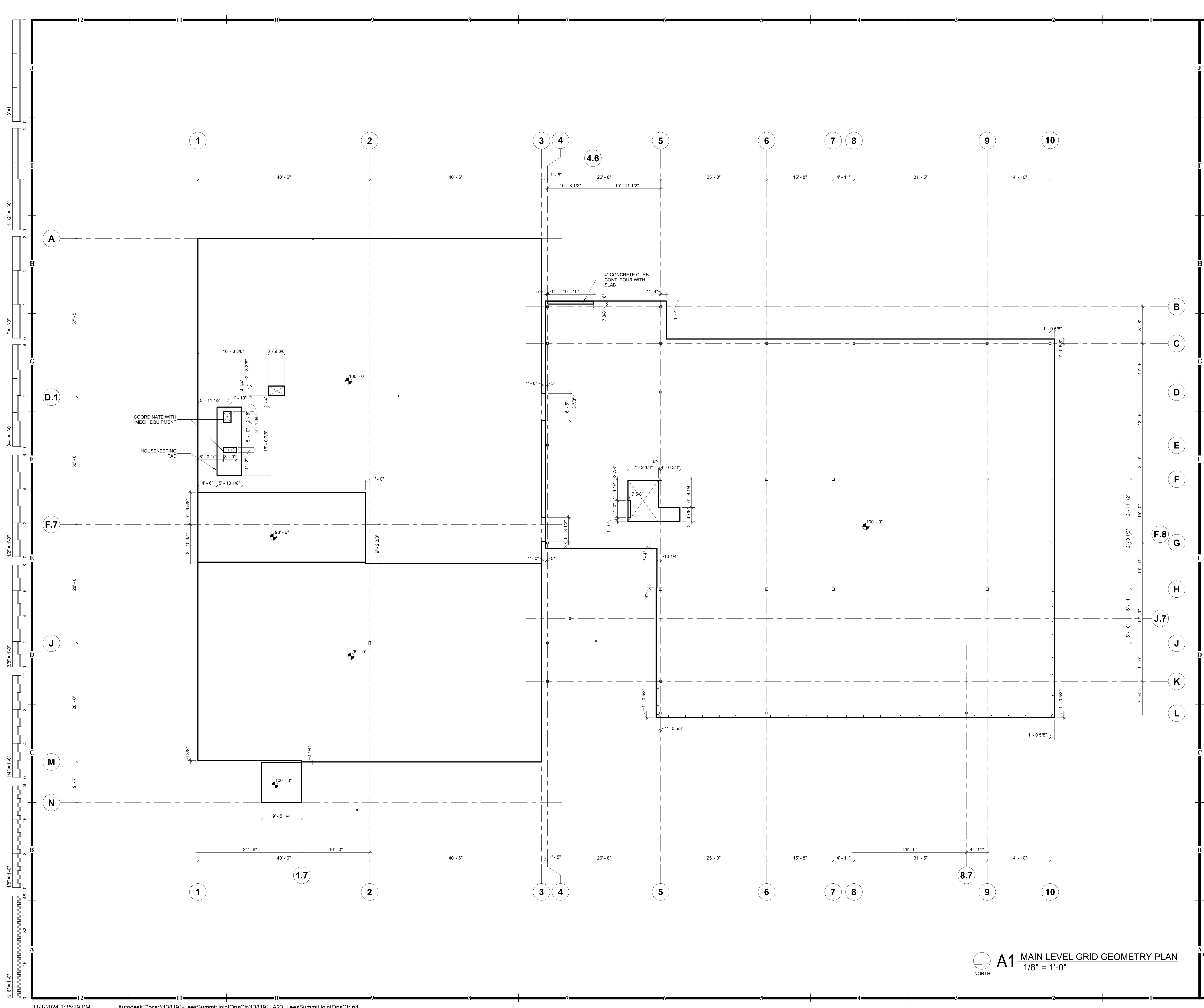


- GENERAL NOTES - GRID GEOMETRY PLANS:
1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
  2. DIMENSIONS FOR EDGE OF SLAB, SLAB OPENINGS, SLAB DEPRESSIONS, AND/OR THICKENED SLABS ARE SHOWN ON THE STRUCTURAL DRAWINGS.
  3. WP = WORK POINTS.
  4. CONTRACTOR IS TO START THE BUILDING LAYOUT FROM THE FIRST WORK POINT, THEN THE NEXT, ETC. - TO ESTABLISH THE GRID GEOMETRY FOR THE BUILDING.
  5. WORK POINTS ARE TO BE COORDINATED FROM THE (G-11111 SHEETS) ARCHITECTURAL GRID GEOMETRY PLAN(S) - FOR THE CIVIL AND STRUCTURAL DRAWINGS.
  6. WORK POINTS ON CIVIL DRAWINGS SHOW THEIR ASSOCIATED LONGITUDE AND LATITUDE - FOR CORRECT PLACEMENT OF THE BUILDING ON THE SITE.
  7. ANY DISCREPANCIES BETWEEN THE ARCHITECTURAL DRAWINGS AND THE CIVIL OR STRUCTURAL DRAWINGS SHALL BE REPORTED TO THE ARCHITECT IN WRITING FOR RESOLUTION, PRIOR TO PROCEEDING WITH THE WORK.



A1 LOWER LEVEL GRID GEOMETRY PLAN  
1/8" = 1'-0"





- GENERAL NOTES - GRID GEOMETRY PLANS:**
1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
  2. DIMENSIONS FOR EDGE OF SLAB, SLAB OPENINGS, SLAB DEPRESSIONS, AND/OR THICKENED SLABS ARE SHOWN ON THE STRUCTURAL DRAWINGS.
  3. WP = WORK POINTS.
  4. CONTRACTOR IS TO START THE BUILDING LAYOUT FROM THE FIRST WORK POINT, THEN THE NEXT, ETC., TO ESTABLISH THE GRID GEOMETRY FOR THE BUILDING.
  5. WORK POINTS ARE TO BE COORDINATED FROM THE (G-1111) SHEETS ARCHITECTURAL GRID GEOMETRY PLAN(S) - FOR THE CIVIL AND STRUCTURAL DRAWINGS.
  6. WORK POINTS ON CIVIL DRAWINGS SHOW THEIR ASSOCIATED LONGITUDE AND LATITUDE - FOR CORRECT PLACEMENT OF THE BUILDING ON THE SITE.
  7. ANY DISCREPANCIES BETWEEN THE ARCHITECTURAL DRAWINGS AND THE CIVIL OR STRUCTURAL DRAWINGS SHALL BE REPORTED TO THE ARCHITECT IN WRITING FOR RESOLUTION, PRIOR TO PROCEEDING WITH THE WORK.

RELEASED FOR CONSTRUCTION  
As Noted on Plans Review  
Development Services Department  
Lee's Summit, Missouri  
02/14/2025

**HOEFER WELKER**  
4622 PENNSYLVANIA AVENUE  
SUITE 1400  
KANSAS CITY, MO 64112  
P: 913.307.3700  
www.hoeferwelker.com  
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LEE'S SUMMIT JOINT OPERATIONS FACILITY  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:  


STATE OF MISSOURI  
CHRISTOPHER RUTIMBLE  
REGISTERED PROFESSIONAL ARCHITECT  
A-201061211  
JUL/24

PROFESSIONAL SEAL

**G-112**  
ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

PACKAGE 2: CONSTRUCTION SET

GRID GEOMETRY PLAN

11/1/2024 1:35:29 PM Autodesk Docs://138191-LeesSummitJointOpsCtr/138191\_A23\_LeesSummitJointOpsCtr.rvt







# LEE'S SUMMIT JOINT OPERATIONS FACILITY

2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:

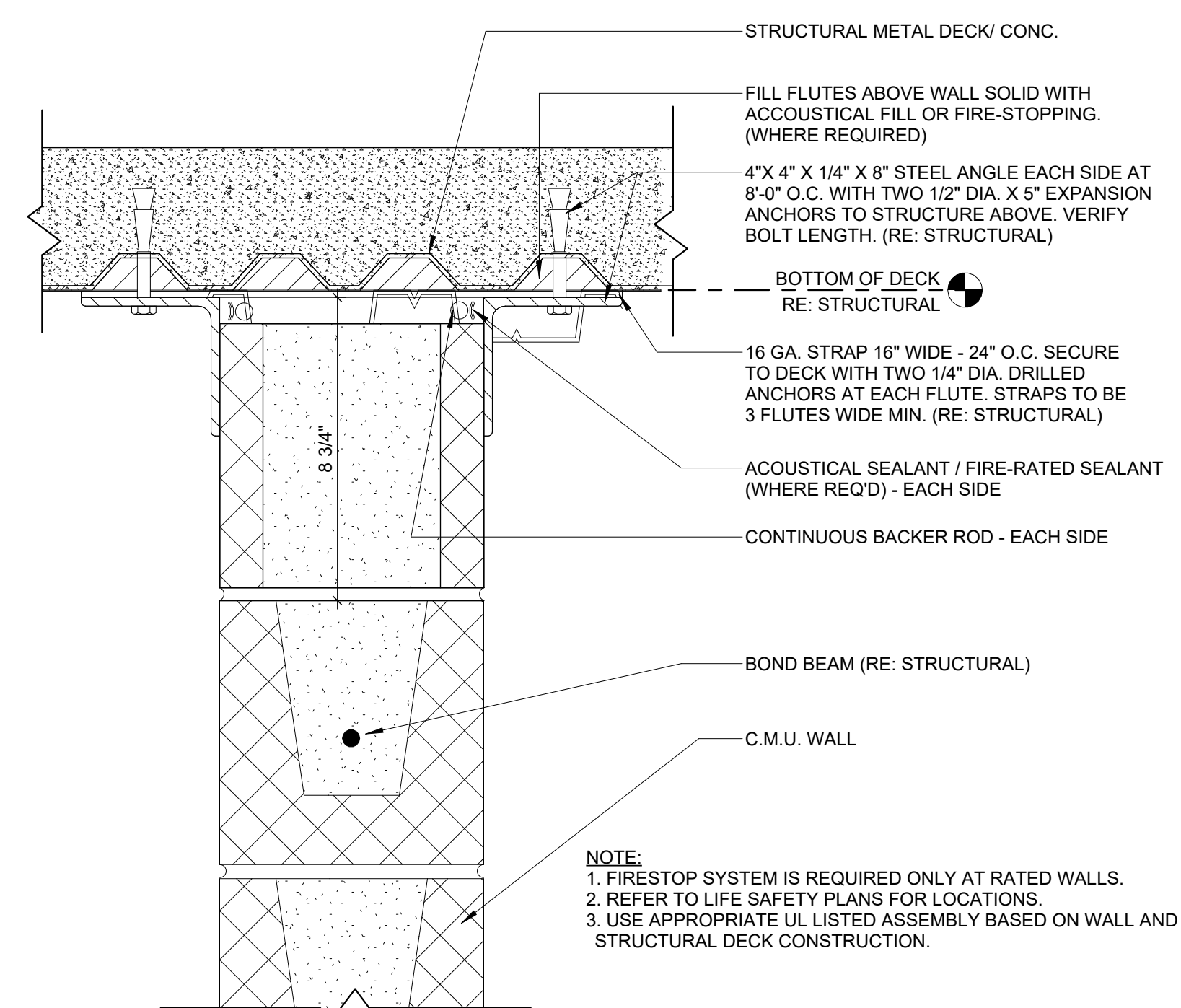


PROFESSIONAL SEAL

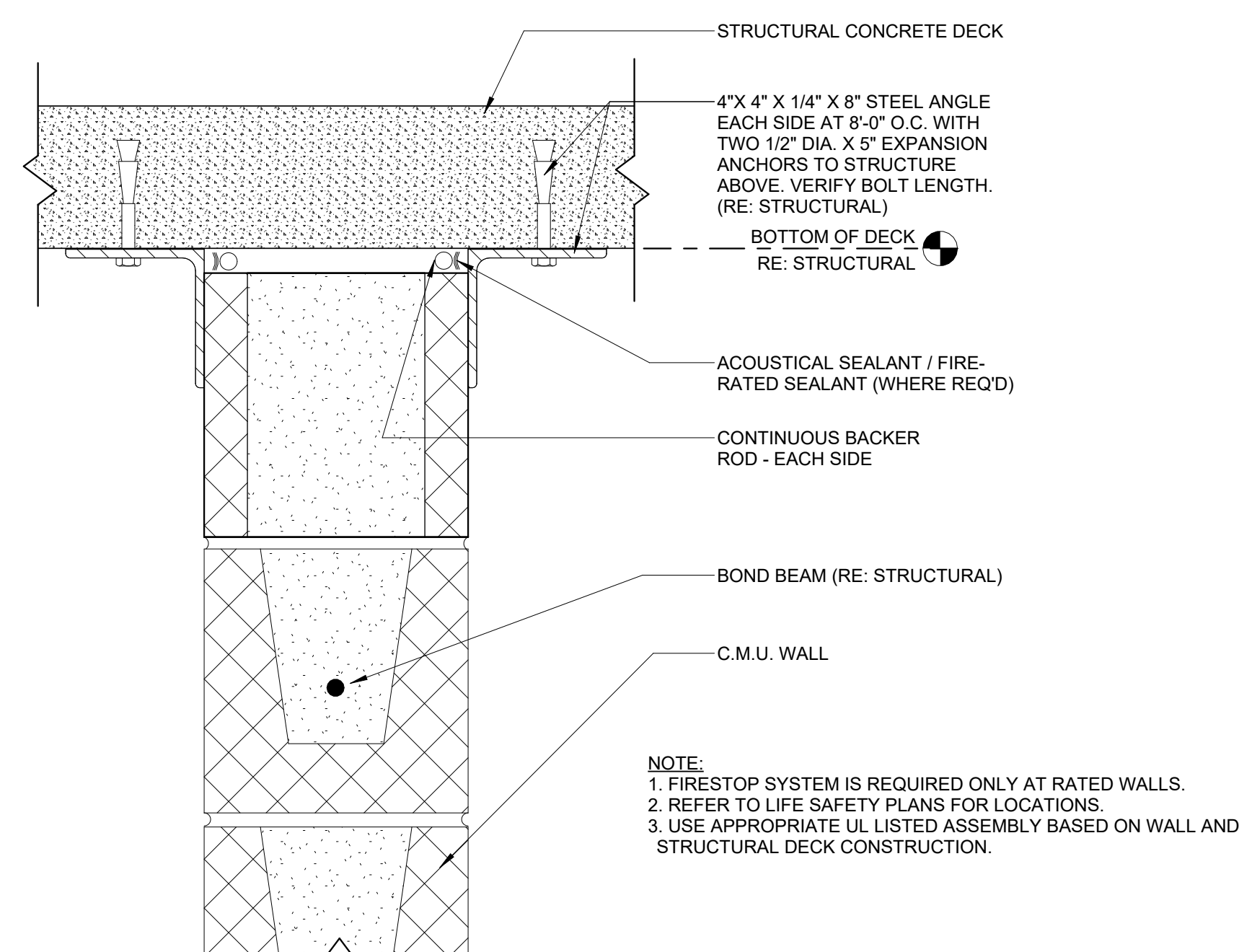
G-310

ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

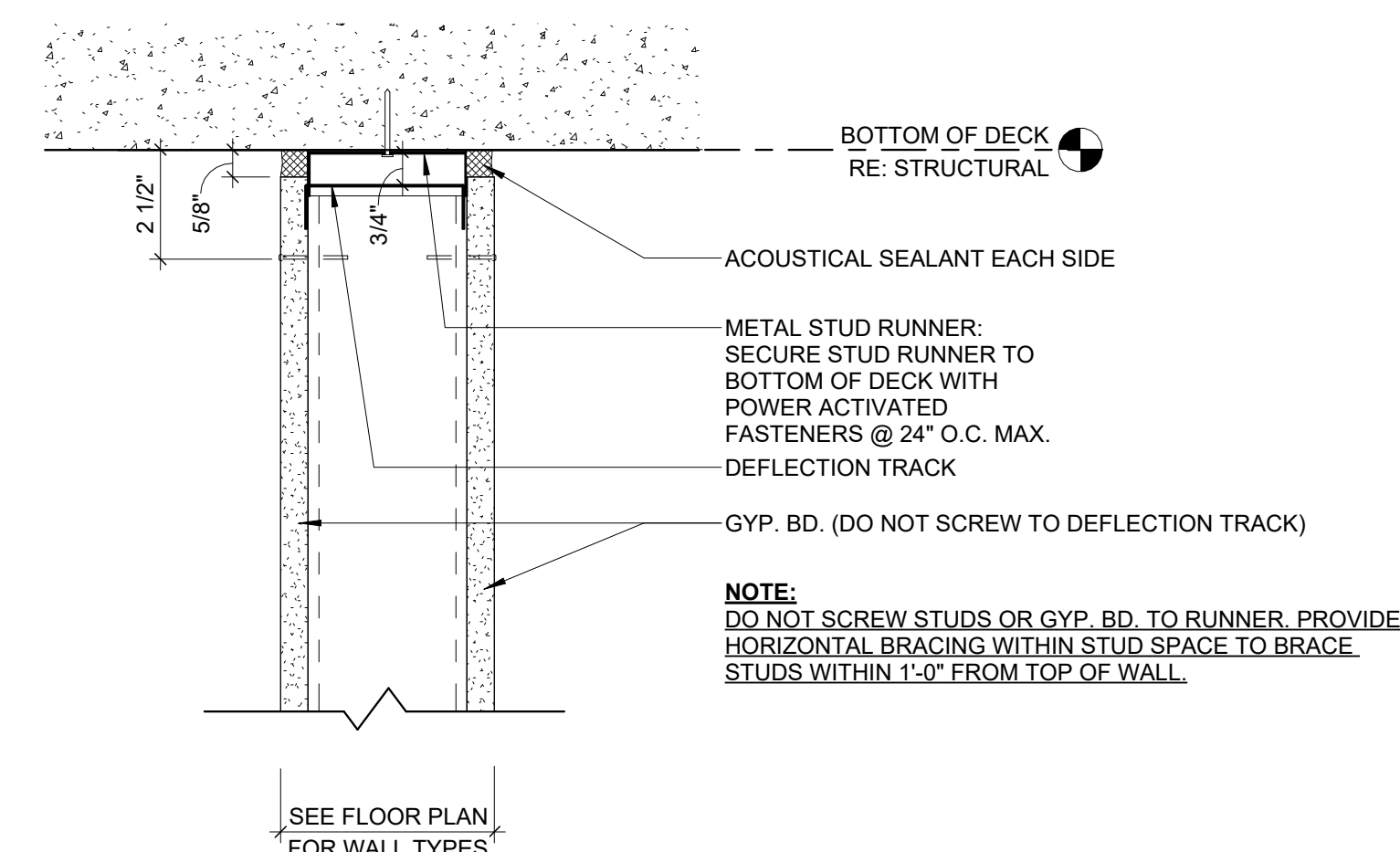
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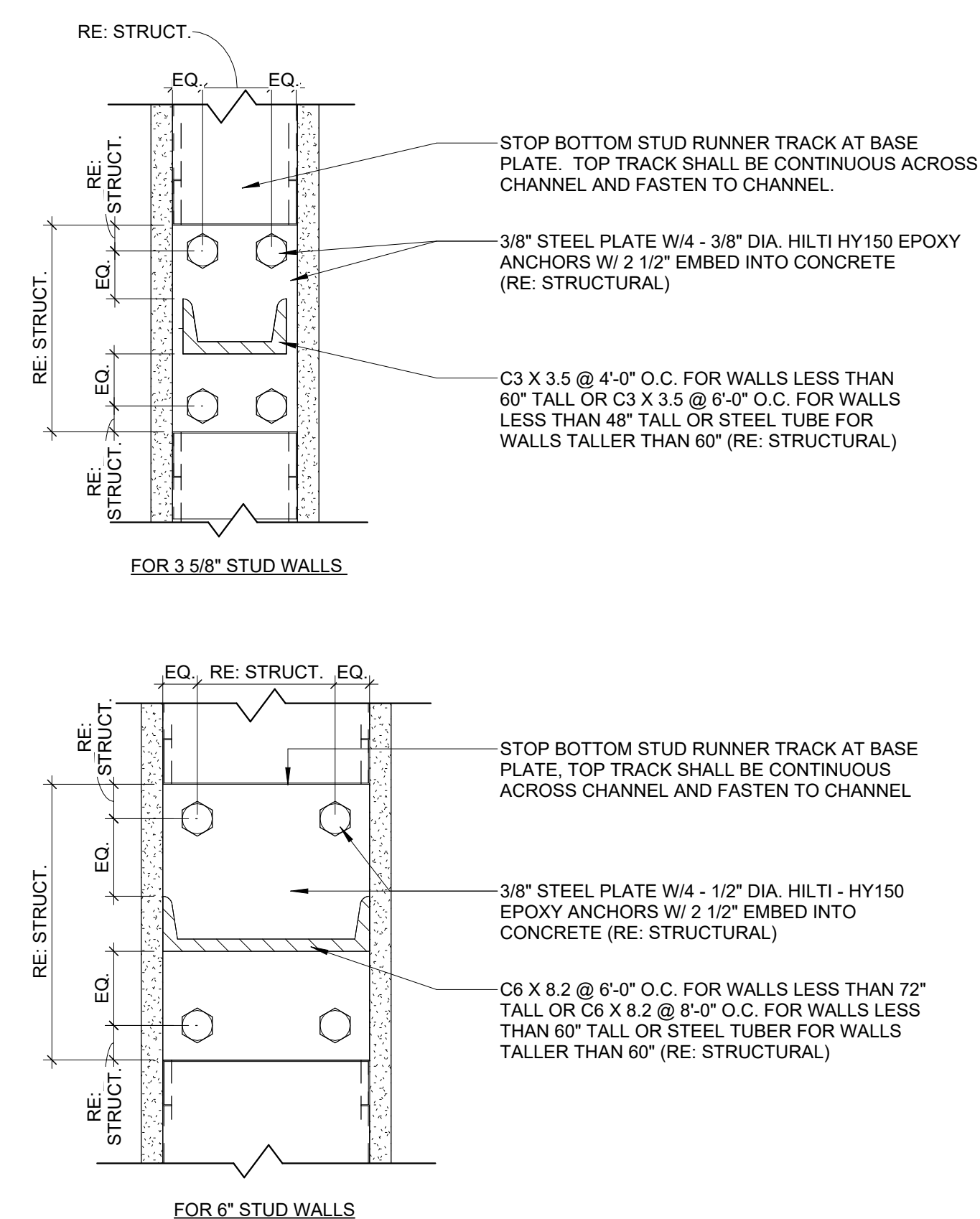
E8 TOP OF MASONRY WALL AT METAL DECK.  
3" = 1'-0"



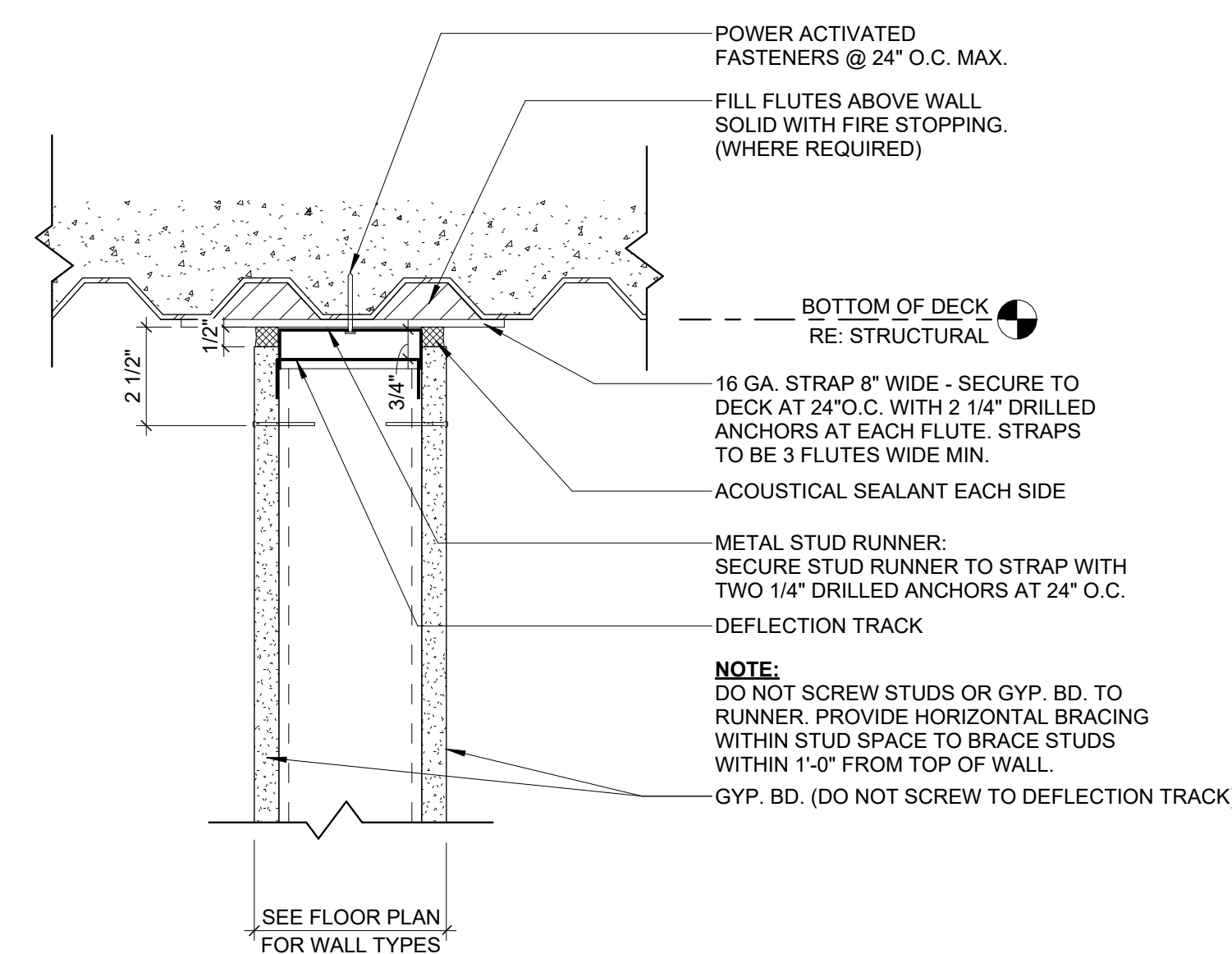
E5 TOP OF MASONRY WALL AT CONCRETE DECK  
3" = 1'-0"



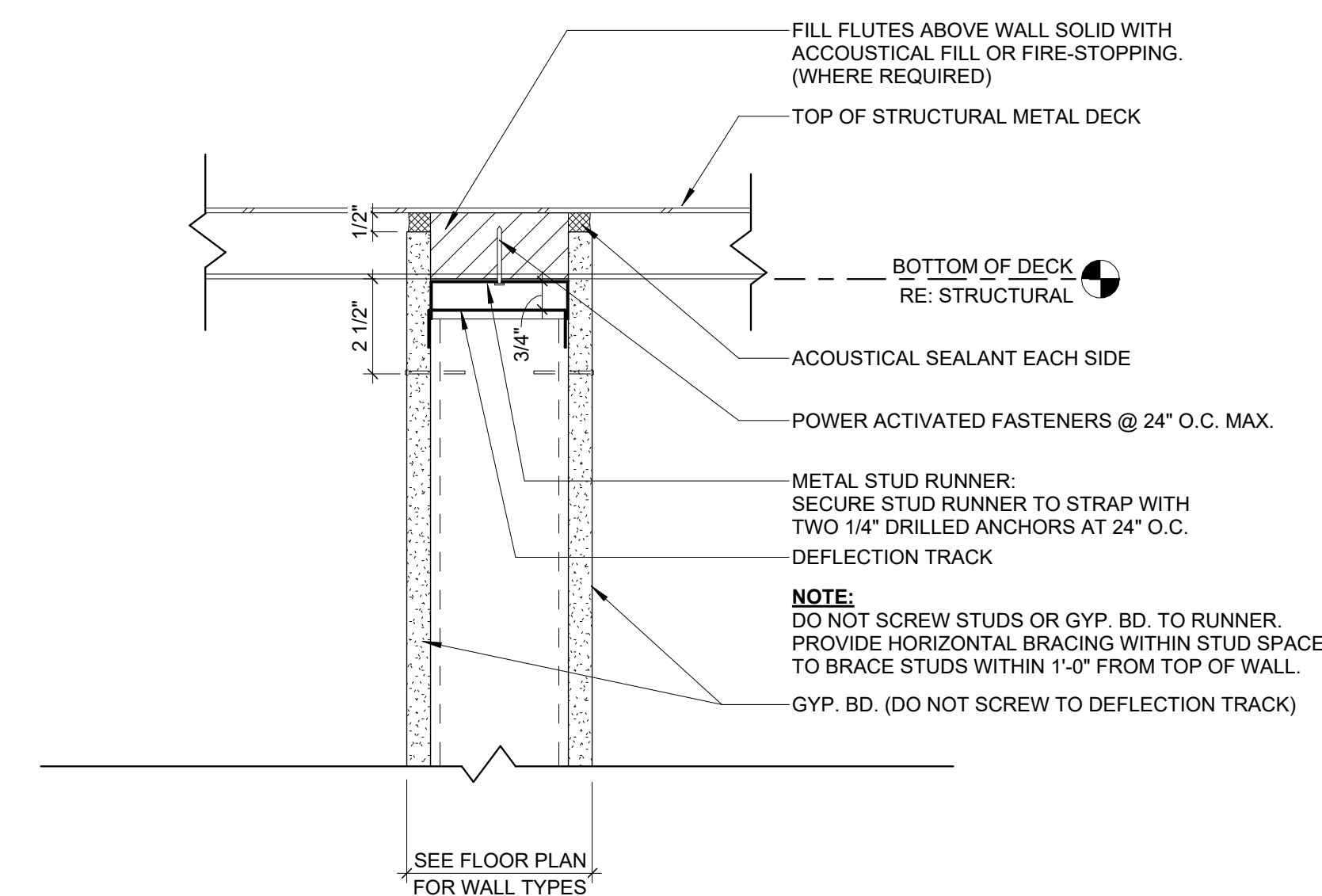
E1 HEAD OF STUD WALL AT CONC. DECK  
3" = 1'-0"



**A8** BASE PLATE & ANCHORAGE PLAN DTLS. @ WALL TYPE "F"  
3" = 1'-0"

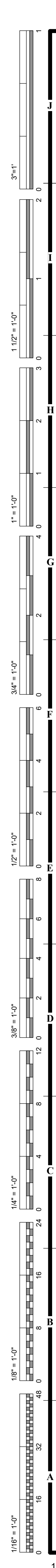


**A5** TOP OF WALL - PARALLEL TO METAL DECK  
3" = 1'-0"



A1  $\frac{\text{TOP OF WALL - PERP. TO METAL DECK}}{3'' = 1'-0''}$





Design No. U905

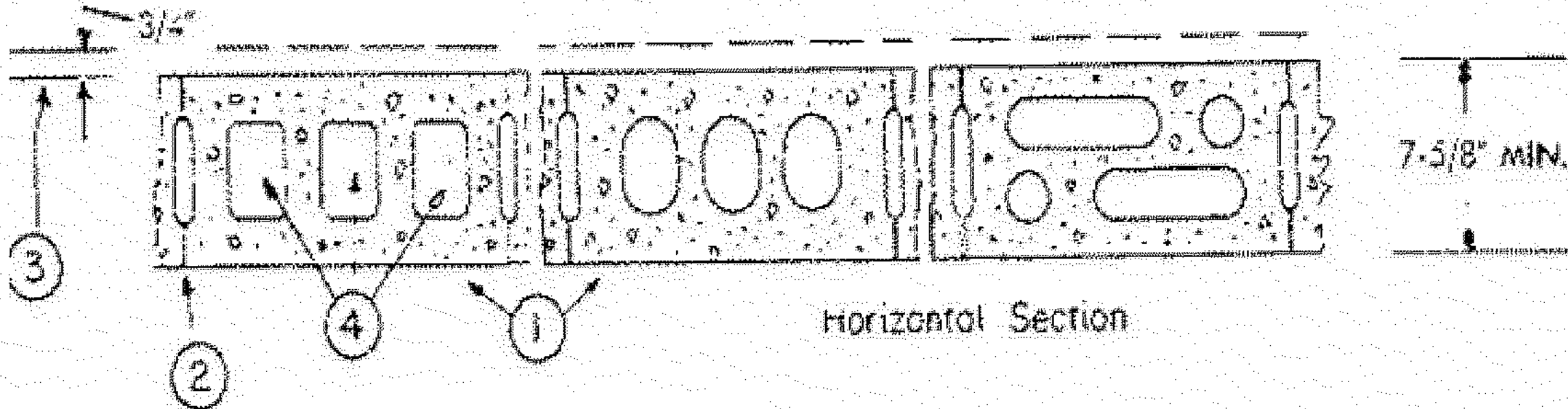
November 09, 2020

Bearing Wall Rating — 2 HR.

Nonbearing Wall Rating — 2 HR

This design was evaluated using a load design method other than the Limit States Design Method (e.g., Working Stress Design Method). For jurisdictions employing the Limit States Design Method, such as Canada, a load restriction factor shall be used — See Guide **BXUV** or **BXUV7**

\* Indicates such products shall bear the UL or cUL Certification Mark for jurisdictions employing the UL or cUL Certification (such as Canada), respectively.



1. **Concrete Blocks\*** — Various designs. Classification D-2 (2 hr). See **Concrete Blocks** category for list of eligible manufacturers.
2. **Mortar** — Blocks laid in full bed of mortar, nom. 3/8 in. thick, of not less than 2-1/4 and not more than 3-1/2 parts of clean sharp sand to 1 part Portland cement (proportioned by volume) and not more than 50 percent hydrated lime (by cement volume). Vertical joints staggered.
3. **Portland Cement Stucco or Gypsum Plaster** — Add 1/2 hr to classification if used. Where combustible members are framed in wall, plaster or stucco must be applied on the face opposite framing to achieve a max. Classification of 1-1/2 hr. Attached to concrete blocks (Item 1).
4. **Loose Masonry Fill** — If all core spaces are filled with loose dry expanded slag, expanded clay or shale (Rotary Kiln Process), water repellant vermiculite masonry fill insulation, or silicone treated perlite loose fill insulation add 2 hr to classification.
5. **Foamed Plastic\*** — (Optional-Not Shown) — 1-1/2 in. thick max, 4 ft wide sheathing attached to concrete blocks (Item 1).  
**ATLAS ROOFING CORP** — "EnergyShield Pro Wall Insulation", "EnergyShield Pro 2 Wall Insulation", EnergyShield CGF Pro and EnergyShield Ply Pro  
  
**CARLISLE COATINGS & WATERPROOFING INC** — Type R2+ SHEATHE  
  
**DUPONT DE NEMOURS, INC.** — Types Thermax Sheathing, Thermax Light Duty Insulation, Thermax Heavy Duty Insulation, Thermax Metal Building Board, Thermax White Finish Insulation, Thermax ci Exterior Insulation, Thermax XARMOR ci Exterior Insulation, Thermax IH Insulation, Thermax Plus Liner Panel, Thermax Heavy Duty Plus (HDP), TUFF-R™ ci Insulation, Thermax Butler Stylwall Insulation Board and Thermax Morton Heavy Duty Insulation Board  
  
**FIRESTONE BUILDING PRODUCTS CO L L C** — "Enverge™ CI Foil Exterior Wall Insulation" and "Enverge™ CI Glass Exterior Wall Insulation"  
  
**HUNTER PANELS, A DIVISION OF CARLISLE CONSTRUCTION MATERIALS, LLC** — Types "Xci-Class A", "Xci Foil (Class A)", "Xci 286"  
  
**RMAX, A BUSINESS UNIT OF SIKA CORPORATION** — Types "TSX-8500", "ECOMAXci FR", "TSX-8510", "ECOMAX xi FR White", "ECOMAXci", "ECOMAXci FR Air Barrier", "Thermasheath-XP", "Thermasheath", "Durasheath", "Thermasheath-3", "Durasheath-3".  
  
**JOHNS MANVILLE** — Type "AP Foil-Faced Foam Sheathing"  
  
5A. **Building Units\*** — As an alternate to Items 5, min. 1-in thick polyisocyanurate composite foamed plastic insulation boards, nom. 48 by 48 or 96 in.  
**HUNTER PANELS, A DIVISION OF CARLISLE CONSTRUCTION MATERIALS, LLC** — "Xci N8", "Xci Ply"  
  
**RMAX, A BUSINESS UNIT OF SIKA CORPORATION** — "Thermasheath-SI", "ECOBASec", "ThermaBase-CI", "ECOMAXci FR Ply", "ECOMAXci Ply".

\* Indicates such products shall bear the UL or cUL Certification Mark for jurisdictions employing the UL or cUL Certification (such as Canada), respectively.

Last Updated on 2020-11-09

RELEASED FOR CONSTRUCTION  
As Noted on Plans Review  
Development Services Department  
Lee's Summit, Missouri  
02/14/2025

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2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:  


PROFESSIONAL SEAL

**G-311**

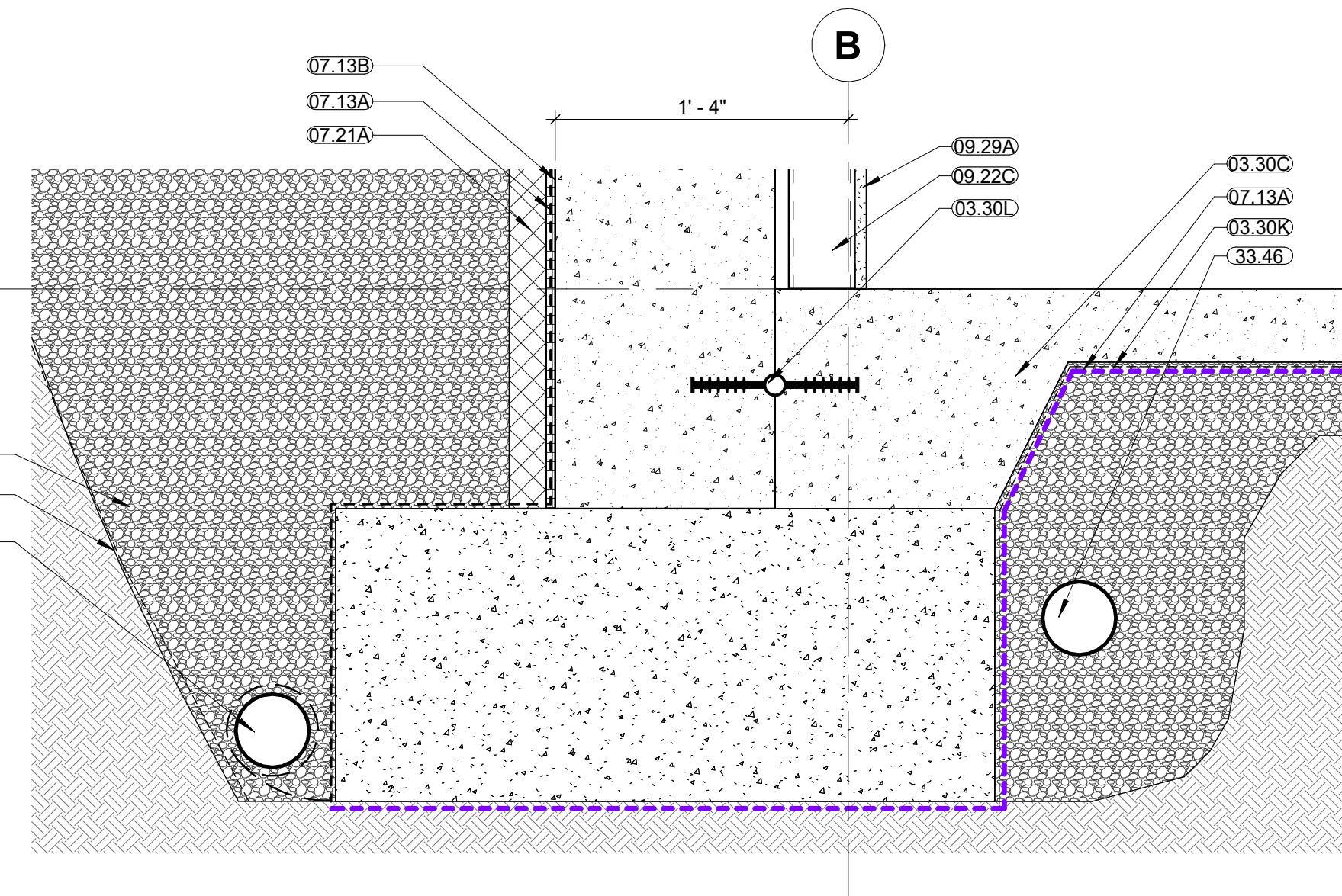
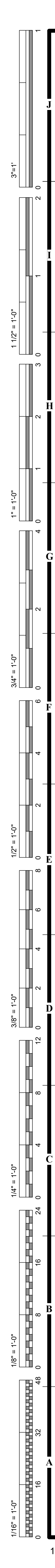
ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

UL LISTINGS

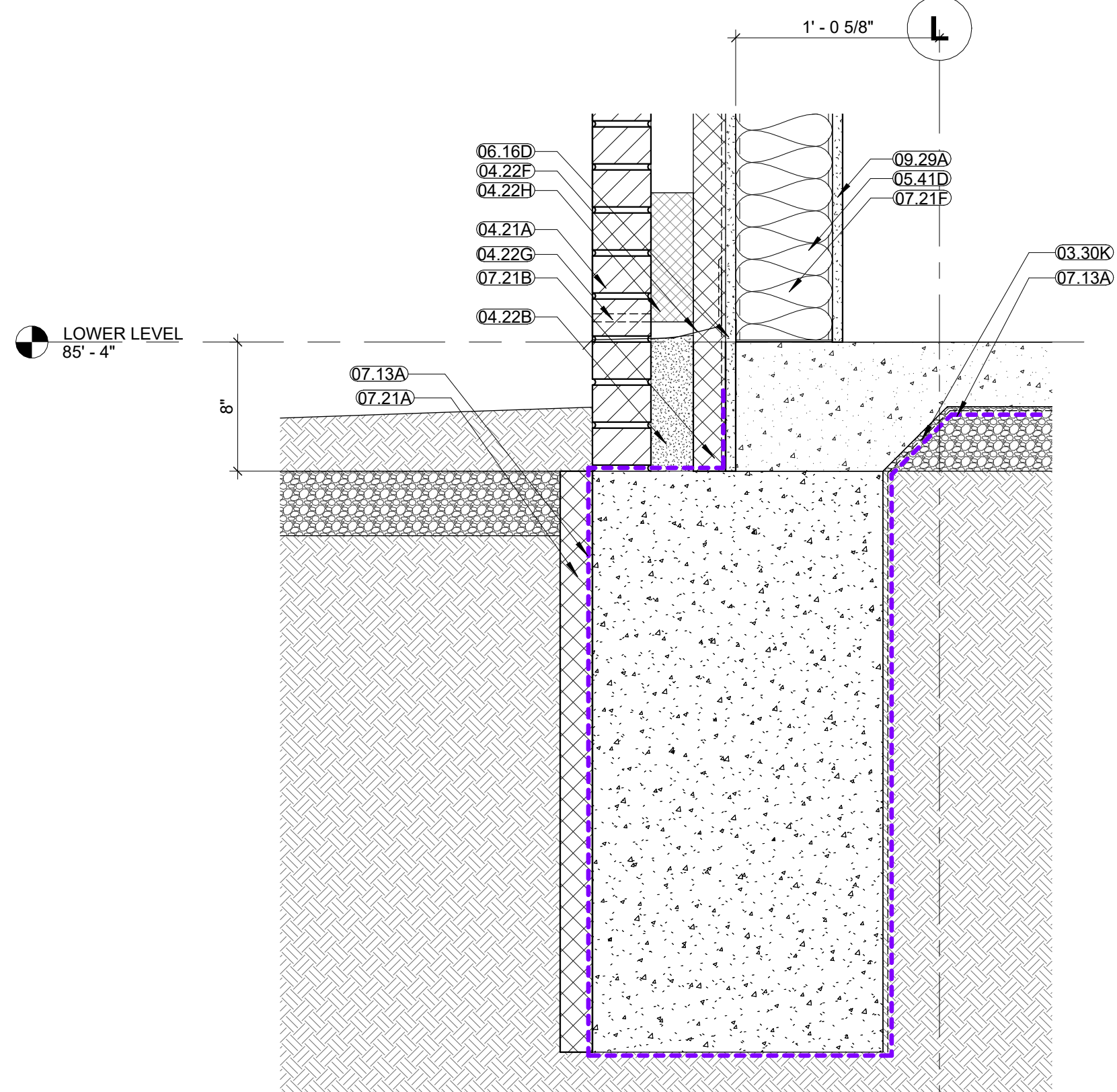






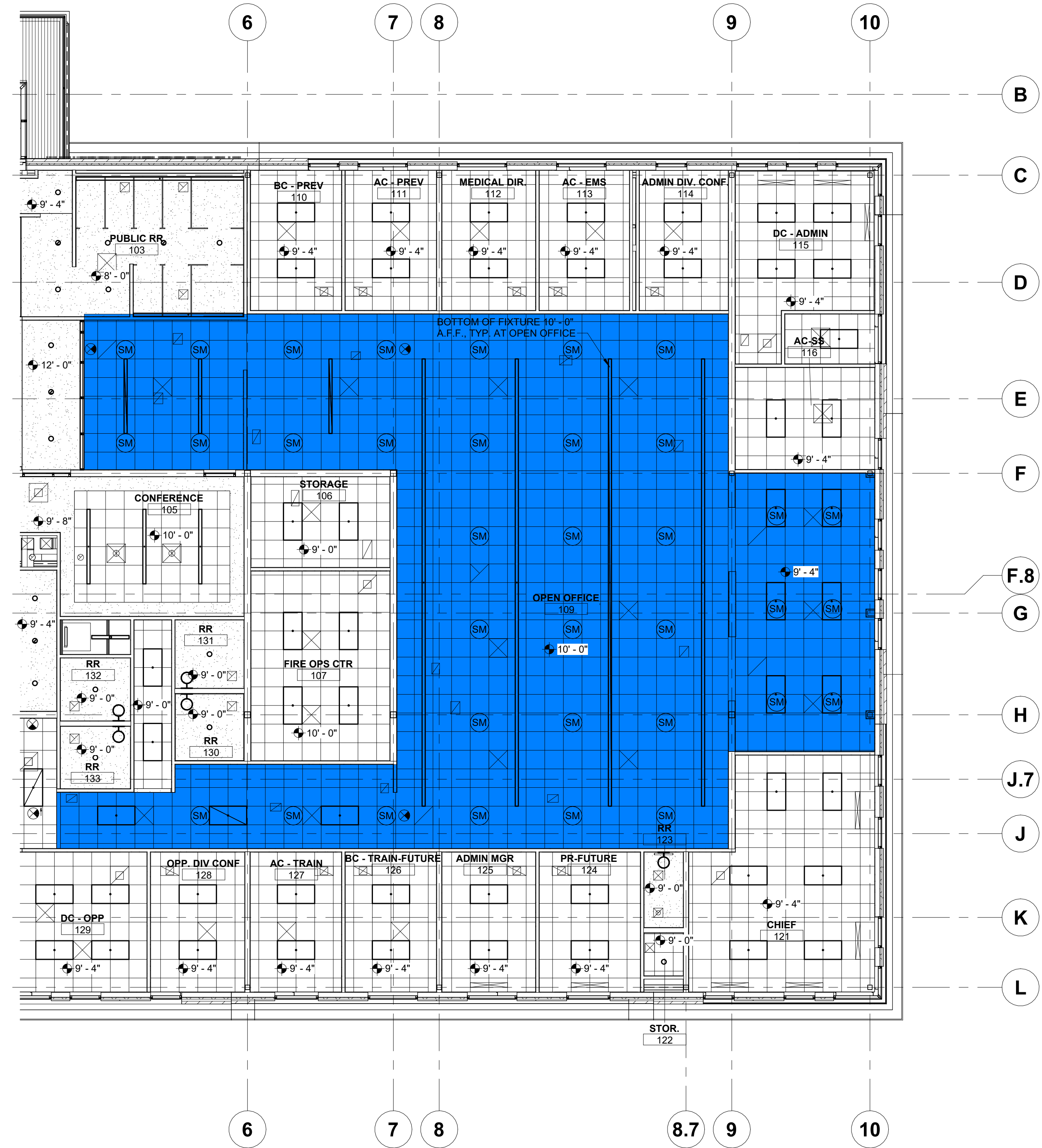


E7 FOUNDATION SECTION @ CONCRETE WALL - ALTERNATE #5  
1 1/2" = 1'-0"



A7 FOUNDATION SECTION @ METAL STUD - ALTERNATE #5  
1 1/2" = 1'-0"

ALTERNATE #1 DOOR SCHEDULE												
DOOR #	ROOM: NAME	WIDTH	HEIGHT	DOOR MATERIAL	DOOR TYPE	FRAME MATERIAL	FRAME TYPE	FIRE RATING	AAOS Project HW Set	HEAD	JAMB	REMARKS
020	WATER	3'-0"	7'-0"	HM	F	HM	F1		20.0	J12 / A-601	J10 / A-601	
021	ELEC	3'-0"	7'-0"	HM	F	HM	F1		24.0	J12 / A-601	J10 / A-601	
022	MEDIA	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
023	COMM STOR.	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
039B	GENERAL STORAGE	3'-0"	7'-0"	HM	F	HM	F1		18.0	J12 / A-601	J10 / A-601	
039C	GENERAL STORAGE	3'-0"	7'-0"	HM	F	HM	F1		18.0	J12 / A-601	J10 / A-601	
040	ELEC	3'-0"	7'-0"	HM	F	HM	F1		22.0	J12 / A-601	J10 / A-601	
042A	LOADING DOCK	3'-0"	8'-0"	HM	DF	HM	F2		25.0	J9 / A-601	J7 / A-601	
048	988	3'-0"	7'-0"	WD	F	HM	F1		27.0	J12 / A-601	J10 / A-601	
106	STORAGE	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
110	BC - PREV	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
111	AC - PREV	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
112	MEDICAL DIR.	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
113	AC - EMS	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
114	ADMIN DIV. CONF.	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
115	DC - ADMIN	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
116	OPEN OFFICE	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
121	CHIEF	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
124	PR-FUTURE	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
125	ADMIN MGR	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
126	BC - TRAIN-FUTURE	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
127	AC - TRAIN	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
128	OPP. DIV. CONF	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
129	DC - OPP	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
134	ROOF	3'-0"	7'-0"	WD	F	HM	F1		19.0	J12 / A-601	J10 / A-601	
141	STORAGE	3'-0"	7'-0"	WD	F	HM	F1		17.0	J12 / A-601	J10 / A-601	
142	CONFERENCE	3'-0"	7'-0"	V	HM	F1	F1		17.0	J12 / A-601	J10 / A-601	
143	CONFERENCE	3'-0"	7'-0"	WD	V	HM	F1		17.0	J12 / A-601	J10 / A-601	
144	PLANNER	3'-0"	7'-0"	WD	V	HM	F1		17.0	J12 / A-601	J10 / A-601	
145	AC - EMERG MGMT	3'-0"	7'-0"	WD	V	HM	F1		17.0	J12 / A-601	J10 / A-601	
149	JAN	3'-0"	7'-0"	WD	F	HM	F1		22.0	J12 / A-601	J10 / A-601	
153	STORAGE	3'-0"	7'-0"	WD	F	HM	F1		20.0	J12 / A-601	J10 / A-601	
156	STOR.	3'-0"	7'-0"	WD	DF	HM	F1		26.0	J12 / A-601	J10 / A-601	
157	MECH.	3'-0"	7'-0"	HM	F	HM	F1		22.0	J12 / A-601	J10 / A-601	



A1 ALTERNATE #3 RCP  
1/8" = 1'-0"

ALTERNATES LEGEND	
ALT #	DESCRIPTION
1	REFERENCE NOTES FOR ADDED CARD READER IN HARDWARE SETS 17.0, 18.0, 19.0, 20.0, 22.0, 24.0, 25.0, 26.0, 27.0 FOR DOORS SHOWN IN ALTERNATE #1 DOOR SCHEDULE
2	PROVIDE VEHICLE BUILDING RE-SHEETS A-104 AND A-105
3	PROVIDE SOUND MASKING IN OPEN OFFICE 109. RE A1/G-411 FOR LOCATIONS.
4	ADD PRINT #51777, COLOR V908 ON SURFACE #2 TO ALL GLASS IN WINDOW TYPES A1, A2, B1, B2, C1, C2, C3, C4, C5, C6, C7, AND C8
5	ADD UNDER SLAB WATERPROOFING TO LOWER LEVEL FOUNDATIONS AND SLAB ON GRADE. RE A7/G-411 AND E7/G-411.

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LEE'S SUMMIT JOINT OPERATIONS FACILITY  
2 NE TUDOR RD  
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PROFESSIONAL SEAL  
G-411  
ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER # 138191  
ALTERNATES

STATE OF MISSOURI  
CHRISTOPHER BRUMBLE  
REGISTERED ARCHITECT  
NUMBER A-201601211  
JULI/24  
ARCHITECT



ABBREVIATIONS:	
ASD	ALLOWABLE STRESS DESIGN
ARCH	ARCHITECT
BPL	BASEPLATE
BTW	BETWEEN
BOTT	BOTTOM
BOTT OF	BOTTOM OF
BOL	BOTTOM OF LINTEL
BOMB	BOTTOM OF METAL DECK
BOP	BOTTOM OF PIER
CIP	CAST IN PLACE
CL	CENTERLINE
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
COMP	COMPRESSION
CONC	CONCRETE
CONT	CONTINUOUS
CJ	CONTROL JOINT
DM	DIMENSION
EA	EACH
EF	EACH FACE
ELEV	ELEVATION
EMBED	EMBEDMENT
EOS	EDGE OF SLAB
EQ	EQUAL
EW	EACH WAY
EXP	EXPANSION
FIN	FINISH FLOOR
FND	FOUNDATION
FTG	FOOTING
GA	GALVANIZED
GB	GRADE BEAM
HS	HEADED STUD
HSS	HOLLOW STRUCTURAL SECTION
HORIZ	HORIZONTAL
IJ	ISOLATION JOINT
INFORM	INFORMATION
INSUL	INSULATION
JB	JOIST BEARING
K	KIP = 1,000 POUNDS
KL	LONGITUDINAL
LONG	LOAD AND RESISTANCE FACTORED DESIGN
LLH	LONG LEG HORIZONTAL
LV	LONG LEG VERTICAL
M	MASONRY
MATL	MATERIAL
MAX	MAXIMUM
MBM	METAL BUILDING MANUFACTURER
MIN	MINIMUM
ON CENTER	ON CENTER
PL	PLATE
LB	POUND
PSF	POUNDS PER SQUARE FOOT
REF	REFERENCE
REINF	REINFORCEMENT
REQD	REQUIRED
SCHED	SCHEDULE
SPA	SPACE
SQ	SQUARE
STD	STANDARD
STL	STEEL
T&B	TOP AND BOTTOM
T&G	TONGUE-AND-GROOVE
TO	TOP OF
TOBM	TOP OF BEAM
TOP	TOP OF FOOTING
TOGB	TOP OF GRADE BEAM
TOL	TOP OF LINTEL
TOM	TOP OF MASONRY
TOP	TOP OF PIER
TOS	TOP OF STEEL
TOTB	TOP OF THE BEAM
TOW	TOP OF WALL
TRANS	TRANSVERSE
TYP	TYPICAL
UNO	UNLESS NOTED OTHERWISE
VERT	VERTICAL
WWR	WELDED WIRE REINFORCEMENT

SYMBOLS KEY:	
GRADE BEAM TAG	GRADE BEAM TYPE
PLAN NOTE TAG	# REFERENCES A PLAN NOTE ON A GIVEN PLAN SHEET
BEAM SPLICE	
MASONRY LINTEL	ML-X

ICC-500 COMMUNITY SHELTER NOTES:

DEAD LOADS: 87 PSF (ICC SHELTER)

LIVE LOADS: 100 PSF

RAIL LOADS:  
15 MINUTE: 8.41 in/hour  
60 MINUTE: 4.46 in/hour

WIND LOAD:  
BASIC WIND SPEED = 250 MPH  
Iw=1.0  
EXPOSURE "C"  
Gcpi = +/- 0.55

SEISMIC LOAD:  
SEISMIC DESIGN IN ACCORD WITH 2018 INTERNATIONAL BUILDING CODE.  
IE=1.5  
SEISMIC USE GROUP IV  
SITE CLASS = B  
MAPPED SPECTRAL RESPONSE COEFFICIENTS: Sa = 0.16 S1 = 0.082  
SPECTRAL RESPONSE COEFFICIENTS: SDS = 0.082 SDI = 0.057  
SEISMIC DESIGN CATEGORY A  
INTERMEDIATE REINFORCED PRECAST WALLS & BRACED FRAMES.  
Cs = 0.01

QUALITY ASSURANCE PLAN:

1. ROOF FRAMING CONNECTIONS SHALL BE COMPLETED BY WELDED CONNECTIONS.
2. WALL CONNECTIONS SHALL BE REINFORCING DOWNING CONCRETE FILLED METAL DECK TO PRECAST AND CONCRETE WALLS.
3. BOUNDARY ELEMENTS ARE PROVIDED BY CONTINUOUS BOND BEAM AT PERIMETER OF EMERGENCY OPERATIONS CENTER (ACI 318 & TMS 602)
4. MAIN WINDFORCE-RESISTING SYSTEM SHALL BE SUPPORTED BY PRECAST CONCRETE.
5. PRECAST CONCRETE SHEARWALLS ARE CONNECTED TO FOUNDATIONS BY REINFORCING STEEL EMBEDDED IN BOTH PRECAST WALL AND FOUNDATION COMPONENTS. (ACI 318 & TMS 602)
6. ALL WALL AND ROOF ASSEMBLIES MUST MEET IMPACT OR STATIC OR CYCLIC PRESSURE TEST REQUIREMENTS. (CHAPTER 3, ICC-500)
7. WALL CONSTRUCTION HAS BEEN DESIGNED FOR 250 MILES PER HOUR WIND LOADS. CLADDING IS EXEMPT FOR WIND REQUIREMENTS FOR EMERGENCY OPERATIONS
8. FOUNDATIONS SHALL BE PROVIDED TO RESIST GRAVITY AND WIND LOADS. (ASCE 7-16, ICC 500) AS NOTED ON FOUNDATIONS SECTION 5000

GENERAL NOTES:

1. CONSTRUCTION OBSERVATION IS REQUIRED AT SHELTER. SEE STATEMENT OF SPECIAL INSPECTION FOR MORE INFORMATION ON SHEET S001.
2. ALL DOORS MUST COMPLY WITH SECTION 306.3.1. ALL WINDOWS MUST COMPLY WITH SECTION 306.3.2 AND OTHER IMPACT-PROTECTIVE SYSTEMS COMPLYING WITH SECTION 306.4 OR BARRIED TO PREVENT WIND-BORNE DEBRIS FROM ENTERING THE SHELTER PROTECTED OCCUPANT AREA IN ACCORDANCE WITH TEH SECTION 306.5.
3. ALL PENETRATIONS THROUGH SHELTER MUST COMPLY WITH SECTION 309

POST-INSTALLED ANCHORS:

1. EXPANSION BOLTS INSTALLED IN CONCRETE OR MASONRY SHALL BE HILTI KWIK BOLT TZ ANCHORS OR APPROVED EQUAL, WITH EMBEDMENT NOTED ON THE DRAWINGS OR EMBEDMENT AS RECOMMENDED BY MANUFACTURER WHERE NO EMBEDMENT IS SHOWN. INSTALL IN ACCORD WITH MANUFACTURER'S RECOMMENDATIONS AND ICC-ES REPORTS ESR-426.
2. SCREW ANCHORS SHALL BE KWIK HUS-EZ-SS316 CONCRETE ANCHORS BY HILTI, INC. OR APPROVED EQUAL. INSTALL IN ACCORD WITH MANUFACTURER'S RECOMMENDATIONS AND ICC-ES REPORT ESR-3027
3. ADHESIVE ANCHORS SHALL BE HILTI:  
-HIT-HY 200 SAFE SET SYSTEM WITH THE HILTI HIT-Z ROD OR HAS THREADED ROD, PER ICC ESR 3187  
-HIT-HY SAFE SET SYSTEM WITH HILTI HOLLOW DRILL BIT (ITE-GD OR TE-YD) WITH HAS-E THREADED ROD PER ICC-3187  
-HIT-RE 500 V3 EPOXY ADHESIVE ANCHORING SYSTEM WITH THREADED ROD PER ESR-3814
4. ANCHORS ARE NOT TO BE INSTALLED UNTIL CONCRETE OR GROUT HAS REACHED ITS DESIGN STRENGTH.

FIRE RATINGS:

1. FOR FIRE-RATING REQUIREMENTS AND METHODS, SEE ARCHITECTURAL DRAWINGS.

SPECIAL STRUCTURAL INSPECTIONS:

1. IN ACCORD WITH THE 2018 INTERNATIONAL BUILDING CODE, SECTION 1704, AS NOTED BELOW. TESTING AND INSPECTION SHALL BE BY AN INDEPENDENT TESTING/INSPECTION FIRM, UNDER THE SUPERVISION OF A LICENSED ENGINEER EMPLOYED BY THAT FIRM. THE BASIS FOR WELDING INSPECTOR QUALIFICATION SHALL BE AWS D1.1.
2. SPECIAL INSPECTION IS TO BE PROVIDED IN ADDITION TO THE INSPECTIONS CONDUCTED BY THE LOCAL DEPARTMENT OF BUILDING SAFETY AND SHALL NOT BE CONSTRUED TO RELIEVE THE OWNER OR HIS AUTHORIZED AGENT FROM REQUESTING THE PERIODIC AND CALLED INSPECTIONS REQUIRED BY THE 2018 INTERNATIONAL BUILDING CODE.
3. THE INSPECTOR SHALL OBSERVE THE WORK ASSIGNED TO BE CERTAIN IT CONFORMS WITH THE APPROVED DESIGN DRAWINGS AND SPECIFICATIONS.
4. THE INSPECTOR SHALL FURNISH DAILY INSPECTION REPORTS ON THE WORK TO THE BUILDING OFFICIAL AND TO THE ENGINEER OF RECORD FOR CONFORMANCE TO THE CONTRACT DOCUMENTS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, AND, IF UNCORRECTED, TO THE ENGINEER OF RECORD AND THE BUILDING OFFICIAL.
5. THE TESTING/INSPECTION FIRM'S ENGINEER SHALL COMPLETE, SIGN AND SEAL A FINAL REPORT CERTIFYING THAT TO THE BEST OF HIS KNOWLEDGE, THE WORK IS IN CONFORMANCE WITH THE CONTRACT DOCUMENTS.

STATEMENT OF SPECIAL INSPECTION		
IBC CODE REFERENCE	CONSTRUCTION TYPE	FREQUENCY CONT. PER
1705.2	STEEL CONSTRUCTION	
1. INSPECTION OF WELDING		X
2. INSPECTION OF HIGH STRENGTH BOLTING		X
1705.3	REINFORCED CONCRETE	
1. INSPECTION OF REINFORCING STEEL, INCLUDING PRESTRESSING TENDONS AND PLACEMENT.		X
3. INSPECTION OF ANCHORS CAST IN CONCRETE		X
4. INSPECTION OF ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS.		X
5. VERIFYING USE OF REQUIRED MIX DESIGN		X
6. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS AND DETERMINE THE TEMPERATURE OF THE CONCRETE.		X
7. INSPECTION OF CONCRETE AND SHOTCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES.		X
8. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES.		X
1705.4	MASONRY CONSTRUCTION	
1. VERIFY PROPORTIONS OF SITE-PREPARED MORTAR, CONSTRUCTION OF MORTAR JOINTS, LOCATION OF REINFORCEMENT, CONNECTORS AND ANCHORAGES AS CONSTRUCTION BEGINS.		X
2. VERIFY GROUT SPACING, GRADE AND SIZE OF REINFORCEMENT AND ANCHORS, PLACEMENT OF REINFORCING AND CONNECTIONS, PROPORTIONS OF SITE PREPARED GROUT PRIOR TO GROUTING.		X
3. VERIFY THE PLACEMENT OF GROUT.		X
1705.5	SOILS	
1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE ADEQUATE BEARING CAPACITY.		X
2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.		X
3. PERFORM CLASSIFICATION AND TESTING OF THE COMPACTED FILL MATERIALS.		X
4. VERIFY USE OF PROPER MATERIALS, DENSITIES AND LIFT THICKNESS DURING PLACEMENT AND COMPACTION OF COMPACTED FILL.		X
5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.		X

DEFERRED SUBMITTALS:

1. THE FOLLOWING ITEMS ARE DEFERRED SUBMITTAL ITEMS:
  - PRECAST CONCRETE DOUBLE TEE SYSTEM AND PRECAST CONCRETE WALLS
  - STEEL JOISTS
2. DEFERRED SUBMITTAL ITEMS SHALL BE PREPARED AND SEALED BY A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF THE PROJECT WITH CALCULATIONS, DRAWINGS, DETAILS, AND OUT SHEETS SUBMITTED TO THE ENGINEER OF RECORD FOR REVIEW. ONCE REVIEWED, CONTRACTOR SHALL FORWARD TO THE BUILDING DEPARTMENT FOR APPROVAL. FABRICATION AND/OR INSTALLATION OF DEFERRED SUBMITTAL ITEMS SHALL NOT OCCUR UNTIL APPROVAL OF THE BUILDING DEPARTMENT IS RECEIVED.

SHOP DRAWING REVIEW:

1. JAS STRUCTURAL ENGINEERS, PA WILL REVIEW SHOP DRAWINGS AND RELATED SUBMITTALS FOR GENERAL CONFORMANCE WITH THE DESIGN CONCEPT AND THE INFORMATION GIVEN IN THE CONSTRUCTION DOCUMENTS. REVIEW OF A SPECIFIC ITEM SHALL NOT INCLUDE REVIEW OF AN ASSEMBLY OF WHICH THE ITEM IS A COMPONENT.
2. THE FOLLOWING IS A LIST OF REQUIRED SHOP DRAWINGS AND RELATED SUBMITTALS. THE CONTRACTOR SHALL REFER TO THE SPECIFICATIONS FOR MORE INFORMATION AND A COMPLETE LIST OF REQUIRED SUBMITTALS:
  - ANCHOR BOLT LAYOUT DRAWINGS
  - COLD-FORMED FRAMING SHOP DRAWINGS INCLUDING STANDARD DETAILS, BRACING AND BRIDGING REQUIREMENTS AND MATERIAL CERTIFICATIONS.
  - CONCRETE BLOCK COMPRESSION TESTS AND MATERIAL CERTIFICATIONS
  - CONCRETE MIX DESIGNS, TESTS AND MATERIAL CERTIFICATIONS
  - CONCRETE REINFORCING SHOP DRAWINGS AND REINFORCING MATERIAL CERTIFICATIONS
  - MASONRY GROUT AND AND MORTAR MIX DESIGNS
  - MASONRY REINFORCING SHOP DRAWINGS
  - STRUCTURAL STEEL SHOP DRAWINGS, MATERIAL CERTIFICATIONS AND WELDER CERTIFICATIONS

CONCRETE SPLICE LENGTH TABLE

BAR SIZE	FOOTING OR GRADE BEAM	PIER	WALL (VERTICAL)	WALL (HORIZONTAL)	SLAB	COLUMN	BEAM (BOTTOM)	BEAM (TOP)
#3	-	-	1'-8"	1'-8"	1'-8"	-	-	-
#4	2'-3"	-	2'-3"	2'-3"	2'-3"	-	-	-
#5	2'-9"	2'-7"	2'-9"	2'-9"	2'-9"	2'-7"	3'-5"	-
#6	3'-4"	3'-1"	3'-4"	3'-4"	3'-4"	2'-5"	3'-1"	4'-1"
#7	4'-10"	4'-6"	4'-10"	4'-10"	4'-10"	3'-6"	4'-6"	5'-11"
#8	5'-6"	5'-2"	5'-6"	-	-	4'-0"	5'-2"	6'-9"
#9	-	5'-10"	-	-	-	4'-6"	5'-10"	7'-7"
#10	-	6'-7"	-	-	-	5'-1"	6'-7"	8'-6"
#11	-	7'-3"	-	-	-	5'-7"	7'-3"	9'-8"

- NOTES:
1. WHEN BARS OF DIFFERENT SIZE ARE LAP SPICED, THE LARGER SPLICE LENGTH SHALL BE USED.
  2. TOP BAR IS DEFINED AS ANY HORIZONTAL BAR THAT HAS MORE THAN 12" OF FRESH CONCRETE BELOW THE BAR.
  3. TABLE SHALL ONLY BE USED WHEN:
    - CONCRETE IS NORMAL WEIGHT
    - REINFORCEMENT STEEL IS UNCOATED
    - REINFORCEMENT STEEL MEETS ASTM A615, GRADE 60

EPOXY EMBEDMENT TABLE

BAR SIZE	REINFORCING STEEL			THREADED ROD ANCHORS	
	MINIMUM EMBEDMENT DEPTH			ANCHOR DIAMETER	MINIMUM EMBEDMENT DEPTH
	f'c=3,000 psi	f'c=3,500 psi	f'c=4,000 psi		
#3	3 1/2"	3"	2 3/4"	3/8"	5 1/4"
#4	5"	4 3/4"	4 1/4"	1/2"	6 3/8"
#5	6 1/4"	5 3/4"	5 1/4"	5/8"	7 1/2"
#6	7 1/2"	7"	6 1/2"	3/4"	10"
#7	9"	8 1/2"	7 3/4"	7/8"	11 1/4"
#8	10 1/2"	9 3/4"	9"	1"	12 1/2"
#9	11 1/2"	10 3/4"	10"	1 1/4"	15"
#10	13 1/2"	13"	12"	1 1/4"	18"

- NOTES:
1. CONTRACTOR HAS THE OPTION TO EPOXY DOWELS AS AN ALTERNATE TO HOOKED OR GROUTING OR USE MECHANICAL TENSION SPLICES WITH LOW LIFT GROUTING
  2. SEE GENERAL STRUCTURAL NOTES FOR APPROVED EPOXY.

STRUCTURAL NOTES

2018 INTERNATIONAL BUILDING CODE

GENERAL NOTES:

1. DESIGN AND CONSTRUCTION SHALL CONFORM TO THE 2018 INTERNATIONAL BUILDING CODE.
2. THE DRAWINGS REPRESENT THE FINISHED STRUCTURE, NOT THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE NEW AND EXISTING STRUCTURE DURING CONSTRUCTION INCLUDING, BUT NOT LIMITED TO, BRACING, SHORING FOR CONSTRUCTION LOADS AND EQUIPMENT, ETC. THE ARCHITECT-ENGINEER IS NOT RESPONSIBLE FOR THE CONTRACTOR'S MEANS AND METHODS, SEQUENCES OF CONSTRUCTION, OR THE SAFETY PROGRAM. OBSERVATION VISITS TO THE SITE BY THE ARCHITECT-ENGINEER WILL NOT INVOLVE REVIEW OF THESE ITEMS.
3. CONTRACTOR IS TO ESTABLISH AND VERIFY OPENINGS AND INSERTS FOR ITEMS TO BE INSTALLED BY OTHER TRADES PRIOR TO SUBMITTAL OF SHOP DRAWINGS AND CONSTRUCTION.
4. CONSTRUCTION MATERIAL AND EQUIPMENT PLACED ON FRAMED CONSTRUCTIONS SHALL BE SUCH THAT THE LOAD DOES NOT EXCEED THE DESIGN LIVE LOAD OF THE CONSTRUCTION. PROVIDE SHORING OF CONSTRUCTIONS WHERE NECESSARY FOR LOADS.
5. DETAILS THAT ARE NOTED AS "TYP." ON DETAIL TITLES ARE TO BE APPLIED TO THE PROJECT CONSTRUCTION AS GENERAL CONSTRUCTION METHODS UNLESS NOTED OTHERWISE. THESE DETAILS ARE NOT CUT AT ALL LOCATIONS THEY OCCUR AND MAY NOT BE CUT AT ALL.
6. CONTRACTOR NOTE: PROVIDE 2 TONS OF MISCELLANEOUS STRUCTURAL STEEL SHAPES (LABOR FOR BOTH LABOR FOR DETAILING AND ERECTION INCLUDED FOR FIELD USE AS DIRECTED BY THE ARCHITECT/ENGINEER.

DESIGN:

ALL CONSTRUCTION SHALL COMPLY WITH THE FOLLOWING CODES AND STANDARDS, EXCEPT WHERE NOTED TO THE CONTRARY ON DRAWINGS OR WHERE MORE STRINGENT REQUIREMENTS ARE SHOWN.

ACI 301	SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS.
ACI 318	BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE
AISC 360-16	SPECIFICATIONS FOR STRUCTURAL STEEL FOR BUILDINGS
ASCE 310-16	NORTH AMERICAN SPECIFICATION FOR THE DESIGN OF COLD-FORMED STEEL

AWSD 1.1  
ICC-500-2018  
CONSensus STANDARD FOR THE DESIGN AND CONSTRUCTION OF STORM SHELTER

DEAD LOADS:

ROOF: 87 PSF (MAIN BUILDING)  
CANOPY: 15 PSF

LIVE LOADS:

ROOF: 100 PSF  
CANOPY: 20 PSF

SNOW LOADS:

SNOW LOADS IN ACCORD WITH THE 2018 INTERNATIONAL BUILDING CODE AND ASCE 7 INCLUDING DRIFTING SNOW LOADS CHAPTER 16.

Ce = 1.0  
Cs = 1.0  
Pg = 20 PSF  
Pf = 16.8 PSF  
P(min)=16 psf  
RAIN ON SNOW LOAD=5 PSF  
DESIGN BALANCE SNOW LOAD = 22 PSF

WIND LOAD:

WIND LOADS IN ACCORD WITH THE 2018 INTERNATIONAL BUILDING CODE.

ULTIMATE DESIGN WIND SPEED = 122 MPH  
EXPOSURE = B

SEISMIC LOAD:

SEISMIC DESIGN IN ACCORD WITH 2018 INTERNATIONAL BUILDING CODE.  
IE=1.5  
SEISMIC USE GROUP IV  
SITE CLASS = B  
MAPPED SPECTRAL RESPONSE COEFFICIENTS: Sa = 0.16 S1 = 0.082  
SPECTRAL RESPONSE COEFFICIENTS: SDS = 0.082 SDI = 0.057  
SEISMIC DESIGN CATEGORY A  
INTERMEDIATE REINFORCED MASONRY WALLS & BRACED FRAMES.  
Cs = 0.01

LATERAL LOAD RESISTANCE SYSTEM:

STEEL DECK ROOF DIAPHRAGMS TRANSFERRING LATERAL LOADS TO INTERMEDIATE REINFORCED MASONRY SHEAR WALLS & BRACED FRAME SUPPORTED BY SHALLOW CONCRETE FOUNDATIONS.

FOUNDATIONS:

1. A GEOTECHNICAL REPORT HAS BEEN COMPLETED BY GEOTECHNOLOGY, LLC DBA UES DATED MAY 21, 2024. UES PROJECT NO.: J045326.01. ALL RECOMMENDATIONS SHOULD BE FOLLOWED.
2. ALLOWABLE BEARING PRESSURE: 12000 PSF
3. FROST DEPTH = 12" ON SHALE & LIMESTONE
4. SEE GEOTECHNICAL REPORT FOR ANY ADDITIONAL OVEREXCAVATION AND SUBGRADE PREPARATION REQUIREMENTS. ALL RECOMMENDATION IN THE GEOTECHNICAL REPORT SHALL BE FOLLOWED UNO.

STRUCTURAL BACKFILL:

1. ALL BELOW-GRADE WALLS TO BE BACKFILLED WITH GRAVEL BACKFILL AS DESCRIBED IN GEOTECH REPORT.
2. PLACE BACKFILL AND COMPACT IN 8" LIFTS PER GEOTECH REPORT.
3. DESIGN EQUIVALENT FLUID PRESSURES (GRAVEL BACKFILL)  
ACTIVE: 36 psf/ft  
AT-REST: 56 psf/ft

CONCRETE:

1. CONCRETE MIX DESIGNS:
  - FOOTINGS:
    - MIN 28 DAY COMPRESSIVE STRENGTH = 4,000 PSI
    - W/C RATIO = 0.50
    - MAX AGGREGATE SIZE = 3/4"
    - SLUMP = 4" ±1"
    - AIR CONTENT = 6% ±1.5% (ASTM C 260)
  - WALLS:
    - MIN 28 DAY COMPRESSIVE STRENGTH = 4,000 PSI
    - W/C RATIO = 0.50
    - MAX AGGREGATE SIZE = 3/4"
    - SLUMP = 4" ±1"
    - AIR CONTENT = 6% ±1.5% (ASTM C 260)
  - SLAB ON GRADE:
    - MIN 28 DAY COMPRESSIVE STRENGTH = 4,000 PSI
    - W/C RATIO = 0.45
    - MAX AGGREGATE SIZE = 3/4"
    - MAX SLUMP = 4"
    - AIR CONTENT = 1.5% (ASTM C 260)
  - EXTERIOR CONCRETE:
    - MIN 28 DAY COMPRESSIVE STRENGTH = 4,500 PSI
    - W/C RATIO = 0.40
    - MAX AGGREGATE SIZE = 3/4"
    - SLUMP = 4" ±1"
    - AIR CONTENT = 6% ± 1.5% (ASTM C 260)
2. IF CONTRACTOR DESIRES TO INCREASE SLUMP ABOVE ALLOWABLE LIMITS TO FACILITATE PLACEMENT OR PUMPING THIS SHALL BE DONE UTILIZING AN APPROPRIATE APPROVED ADMIXTURE - NO WATER SHALL BE ADDED AT THE PROJECT SITE WITHOUT THE ENGINEER'S PERMISSION. ALL ADMIXTURES SHALL BE APPROVED IN WRITING BY THE ENGINEER.
3. THE CONTRACTOR SHALL REJECT ANY CONCRETE THAT EXCEEDS THE SLUMP LIMITS NOTED ABOVE OR EXCEEDS THE TOTAL ALLOWABLE MIXING TIME.
4. FLY ASH MAY BE INCLUDED IN FOUNDATION CONCRETE.
5. NO ALUMINUM SHALL BE PLACED IN CONCRETE.
6. DURING HOT WEATHER (80 DEGREES F AND ABOVE, THE CONTRACTOR SHALL COMPLY WITH THE RECOMMENDATIONS ACI 305"HOT WEATHER CONCRETE". DURING COLD WEATHER (40 DEGREES F AND BELOW), THE CONTRACTOR SHALL COMPLY WITH THE RECOMMENDATIONS OF ACI-308 "COLD WEATHER CONCRETING."
7. THE CONCRETE MIX DESIGNS ARE TO BE SUBMITTED AS A FORMAL SUBMITTAL TO THE ENGINEER OF RECORD FOR REVIEW AND ACCEPTANCE. AFTER ACCEPTANCE OF THE MIX DESIGN BY THE ENGINEER OF RECORD, THE ACCEPTED DESIGNS MUST BE FORWARDED TO THE CITY INSPECTION DEPT. & THE SPECIAL INSPECTOR PRIOR TO CONCRETE BEING DELIVERED TO THE SITE.

CONCRETE REINFORCEMENT:

1. REINFORCING STEEL SHALL BE ASTM A615, GRADE 60.
2. CONCRETE COVER REQUIREMENTS FOR CAST-IN-PLACE, UNLESS OTHERWISE NOTED ON DETAILS:  
CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH: 3"  
OTHER: #6 BARS AND LARGER: 2"  
#5 BARS AND SMALLER: 1-1/2"
3. REINFORCING BAR SPLICES SHALL BE IN ACCORD WITH THE REQUIREMENTS OF ACI 318-14 AND THE REINFORCING SPLICE LENGTH TABLE SHOWN ON THE DRAWINGS.













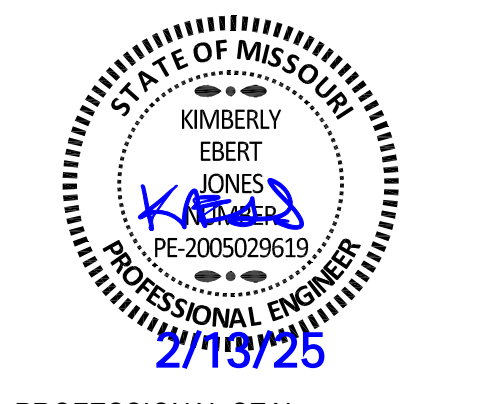




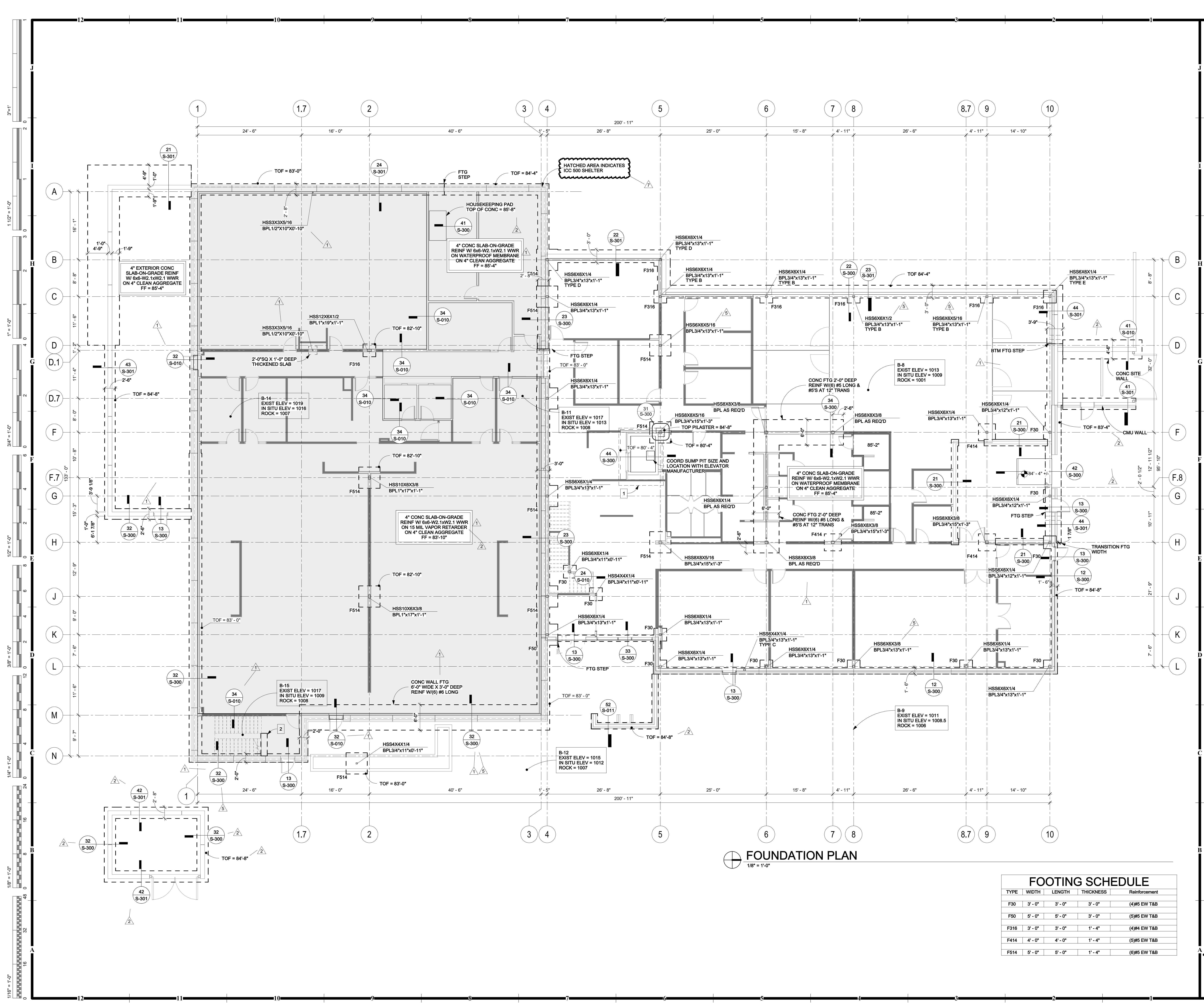


REVISION DATES:

1	ADDENDUM #1	9/19/24
2	ADDENDUM #2	10/30/24
5	ASI #1	12/11/24
7	ASI #4	2/12/2025
9	CCD #001	1/29/24
11	ASI #6	2/14/25



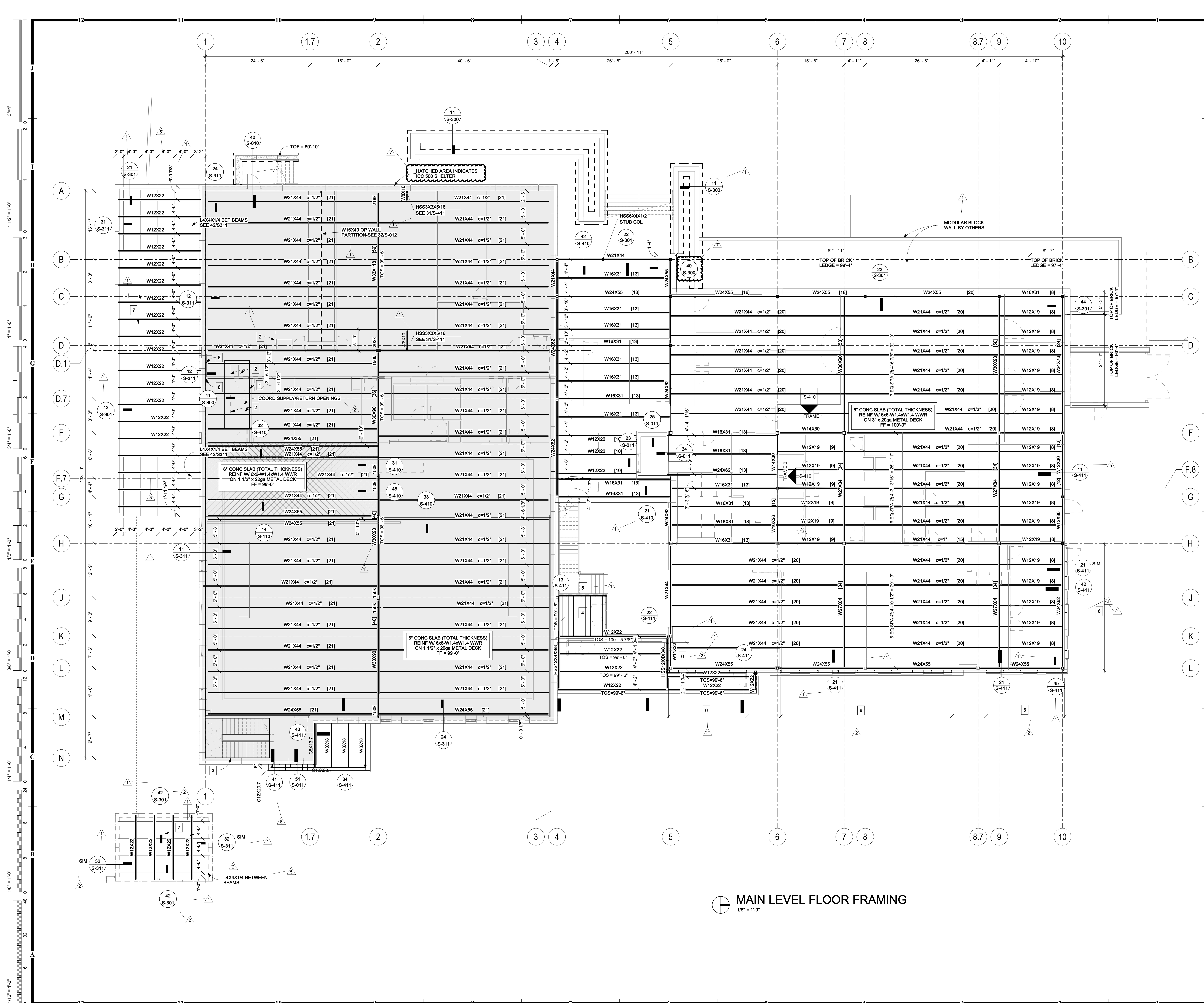
- FOUNDATION NOTES:
- ALL ELEVATIONS ARE BASED ON A RELATIVE ELEVATION OF 100'-0" EQUAL TO THE INDICATED DATUM ELEVATION. VERIFY DATUM ELEVATION WITH THE LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION.
  - COORDINATE TOP OF FOOTING ELEVATIONS WITH LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION TO MAINTAIN 3'-0" MINIMUM FROST DEPTH. TOP OF FOOTING ELEVATION = 99'-4" UNLESS OTHERWISE SHOWN THUS.
  - SEE ARCHITECTURAL DRAWINGS FOR BUILDING DIMENSIONS AND WALL OPENINGS AND LOCATION OF THICKENED, SLOPED, RAISED, OR DEPRESSED SLABS.
  - PROVIDE ISOLATION JOINTS AND SAW CUT CONTROL JOINTS IN SLAB ON GRADE AS SHOWN IN DETAIL 13 ON SHEET S0.10 AND 15'-0" OC MAX.
  - ABBV: BPL - BASE PLATE
  - ALL BASE PLATES ARE TYPE A UNLESS NOTED OTHERWISE. SEE 21/S-010.
- KEY NOTES:
- (2) #6 IN EA CELL AT ELEVATOR SHAFT
  - THICKENED SLAB W(2) #4



FOUNDATION PLAN  
1/8" = 1'-0"

FOOTING SCHEDULE				
TYPE	WIDTH	LENGTH	THICKNESS	Reinforcement
F30	3'-0"	3'-0"	3'-0"	(4) #5 EW T&B
F50	5'-0"	5'-0"	3'-0"	(5) #5 EW T&B
F316	3'-0"	3'-0"	1'-4"	(4) #4 EW T&B
F414	4'-0"	4'-0"	1'-4"	(5) #5 EW T&B
F514	5'-0"	5'-0"	1'-4"	(6) #5 EW T&B





**FRAMING NOTES:**

- ALL ELEVATIONS ARE BASED ON A RELATIVE ELEVATION OF 100'-0" EQUAL TO THE INDICATED DATUM ELEVATION. VERIFY DATUM ELEVATION WITH THE LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION.
- TRUSS GIRDER HEIGHT TO MATCH MONOTRUSSE HEIGHT AS REQ'D.

**KEY NOTES:**

- HOUSEKEEPING PAD - TOP OF CONCRETE = 100'-4"
- FRAME FLOOR OPENING W/ W8X10 EA SIDE AS REQ'D
- PRECAST STAIR SYSTEM
- 600S162-43 SPA AT 16" OC
- BOXED BEAM - (2)600S162-54
- C6X8.2 VERT & BRICK SUPPORT PLATE SEE 45/S-300
- METAL GRATING - GW-19-W-2 W/ 1" X 3/16" BARS
- PROVIDE 16" WIDE EMBED PLATE TO ALLOW FOR BEAM LOCATION ADJUSTMENT

**FRAMING NOTES:**

1. ALL ELEVATIONS ARE BASED ON A RELATIVE ELEVATION OF 100'-0" EQUAL TO THE INDICATED DATUM ELEVATION. VERIFY DATUM ELEVATION WITH THE LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION.

2. TRUSS GIRDER HEIGHT TO MATCH MONOTRUSSE HEIGHT AS REQ'D.

TOS = 98'-6"

TOS = 99'-0"

**KEY NOTES:**

1. HOUSEKEEPING PAD - TOP OF CONCRETE = 100'-4"

2. FRAME FLOOR OPENING W/ W8X10 EA SIDE AS REQ'D

3. PRECAST STAIR SYSTEM

4. 600S162-43 SPA AT 16" OC

5. BOXED BEAM - (2)600S162-54

6. C6X8.2 VERT & BRICK SUPPORT PLATE SEE 45/S-300

7. METAL GRATING - GW-19-W-2 W/ 1" X 3/16" BARS

8. PROVIDE 16" WIDE EMBED PLATE TO ALLOW FOR BEAM LOCATION ADJUSTMENT

**REVISION DATES:**

1	ADDENDUM #1	9/19/24
2	ADDENDUM #2	10/30/24
3	ADDENDUM #3	11/16/24
4	ADDENDUM #4	12/11/24
5	ADDENDUM #5	1/23/24
6	ADDENDUM #6	2/12/2025
7	ADDENDUM #7	1/29/24
8	ADDENDUM #8	1/29/24
9	ADDENDUM #9	1/23/24

**STATE OF MISSOURI**

**KIMBERLY EBERT**

**PE 2005029619**

**2/13/25**

**PROFESSIONAL SEAL**

**S-200**

ISSUE DATE: AUGUST 29, 2024

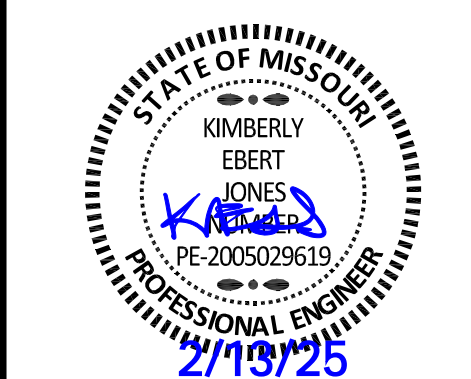
HOEFER WELKER #: 138161

**MAIN FLOOR FRAMING PLAN**



**LEE'S SUMMIT**  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:		
1	ADDENDUM #1	9/19/24
2	ADDENDUM #2	10/30/24
7	ASI #4	2/12/2025



PROFESSIONAL SEAL  
**S-201**  
ISSUE DATE: AUGUST 29, 2024  
HOEFER WELKER #: 138161

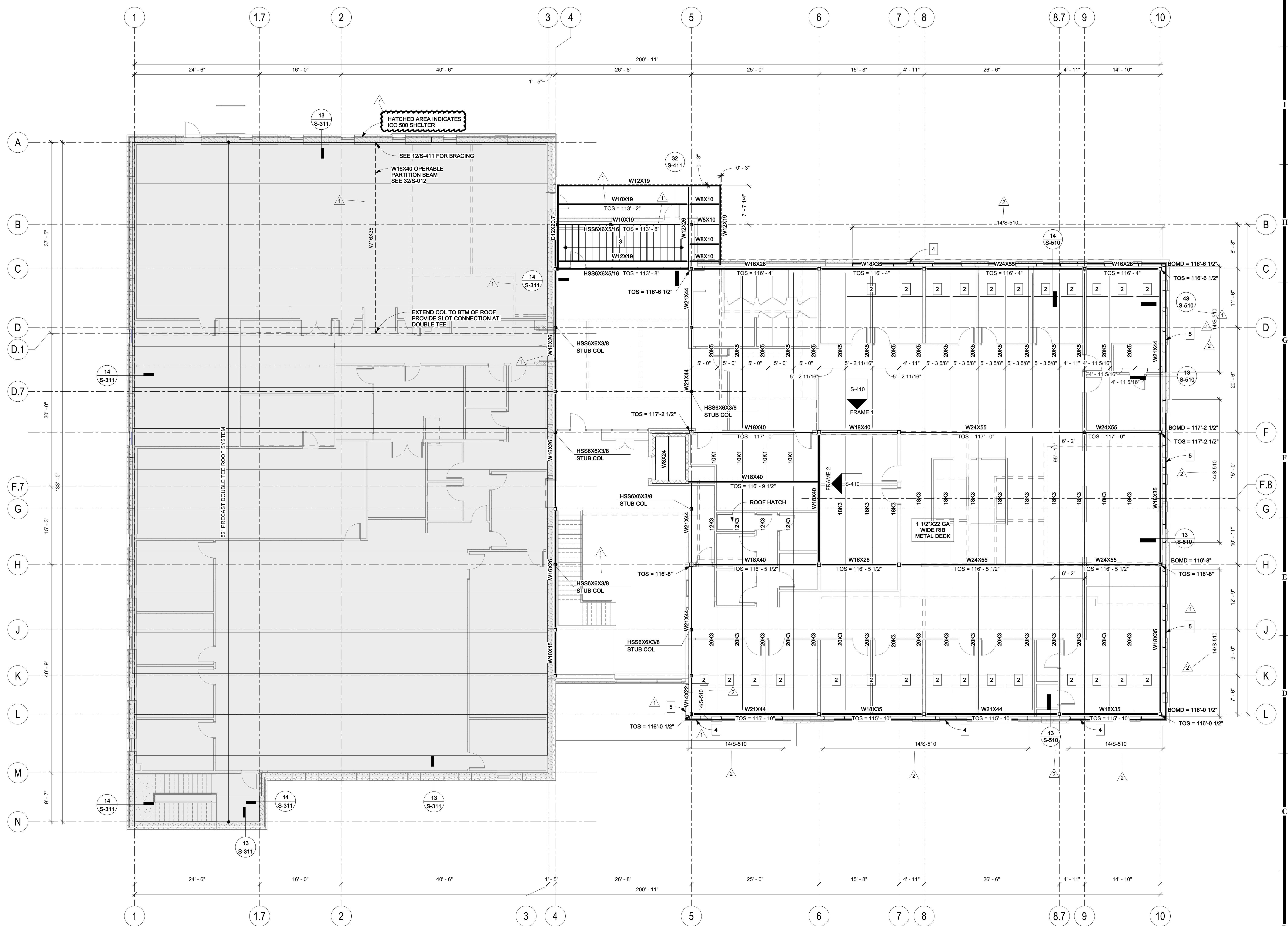
## ROOF FRAMING PLAN

## FRAMING NOTES

1. ALL ELEVATIONS ARE BASED ON A RELATIVE ELEVATION OF 100'-0" EQUAL TO THE INDICATED DATUM ELEVATION. VERIFY DATUM ELEVATION WITH THE LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION.
2. TRUSS GIRDER HEIGHT TO MATCH MONOTRUSS HEIGHT AS REQ'D.

## KEY NOTES

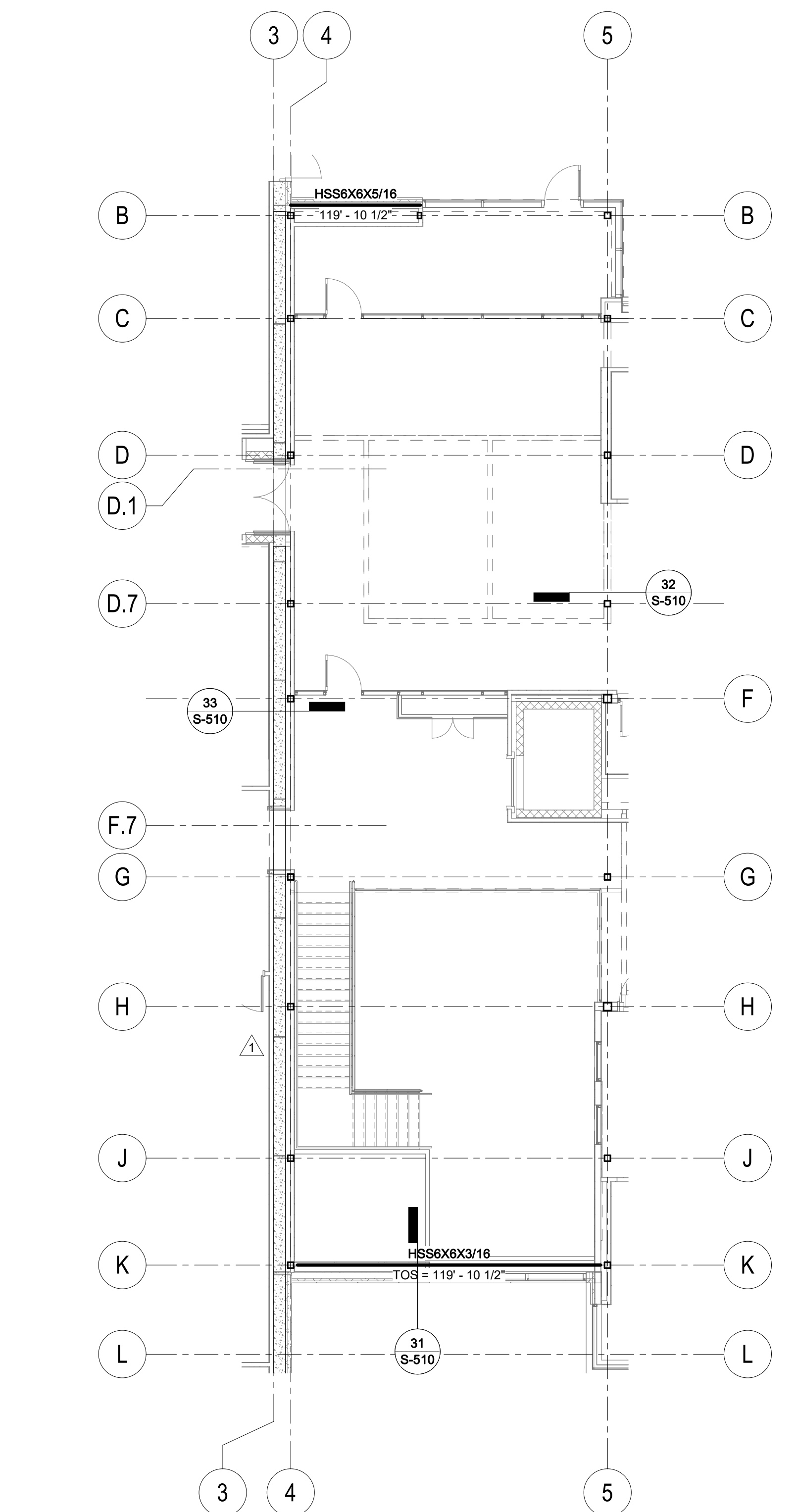
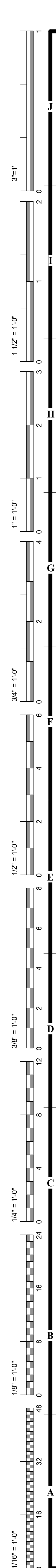
- 1 600S162-43 SPA AT
- 2 L4X4X3/8" BET JOISTS
- 3 600S162-43 SPA AT 16" OC
- 4 BRICK SUPPORT PLATE & C6X8.2  
VERT SPA AT 4'-0" OC - SEE 14/S-510
- 5 BRICK SUPPORT PLATE & C6X8.2  
VERT SPA AT 4'-0" OC - SEE 43/S-510



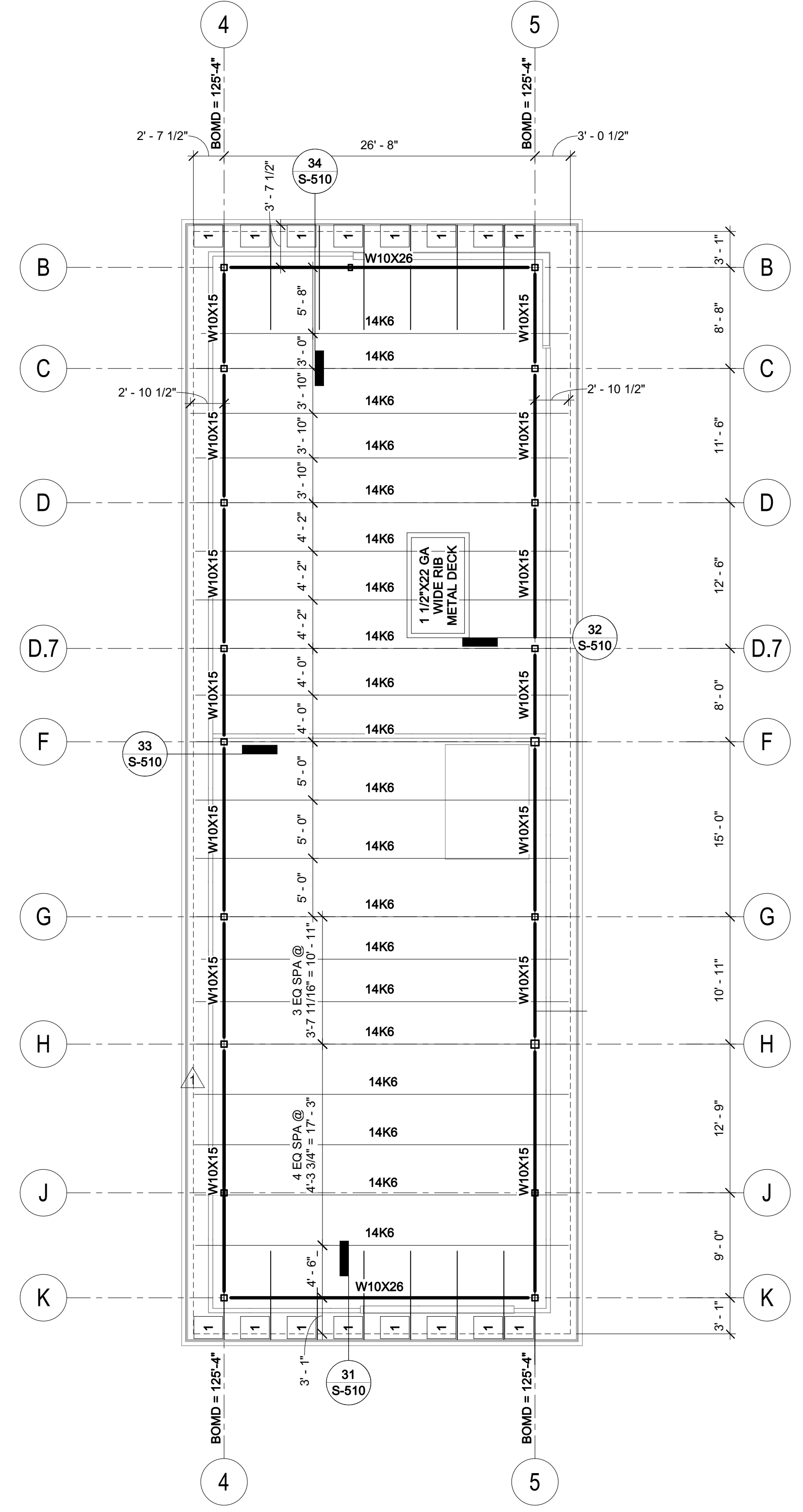
# ROOF FRAMING PLAN

1/8" = 1'-0"





WIND BEAM PLAN  
1/8" = 1'-0"



HIGH ROOF FRAMING PLAN  
1/8" = 1'-0"

- FRAMING NOTES:
- ALL ELEVATIONS ARE BASED ON A RELATIVE ELEVATION OF 100'-0" EQUAL TO THE INDICATED DATUM ELEVATION. VERIFY DATUM ELEVATION WITH THE LATEST CIVIL DRAWINGS PRIOR TO CONSTRUCTION.
  - TOS = 125'-0" UNLESS NOTED OTHERWISE.
- KEY NOTES
- L4X4X1/4" OUTRIGGER SPA AT 4'-0" OC

RELEASED FOR CONSTRUCTION  
As Noted on Plans Review

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**J&S STRUCTURAL ENGINEERS**  
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Overland Park, KS 66223  
www.jsstructuralengineers.com  
MO COA: 2009006344

**LEE'S SUMMIT JOINT OPERATIONS**  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

PACKAGE 1: SITE AND STRUCTURE

REVISION DATES:

1	ADDENDUM #1	9/19/24

PROFESSIONAL SEAL

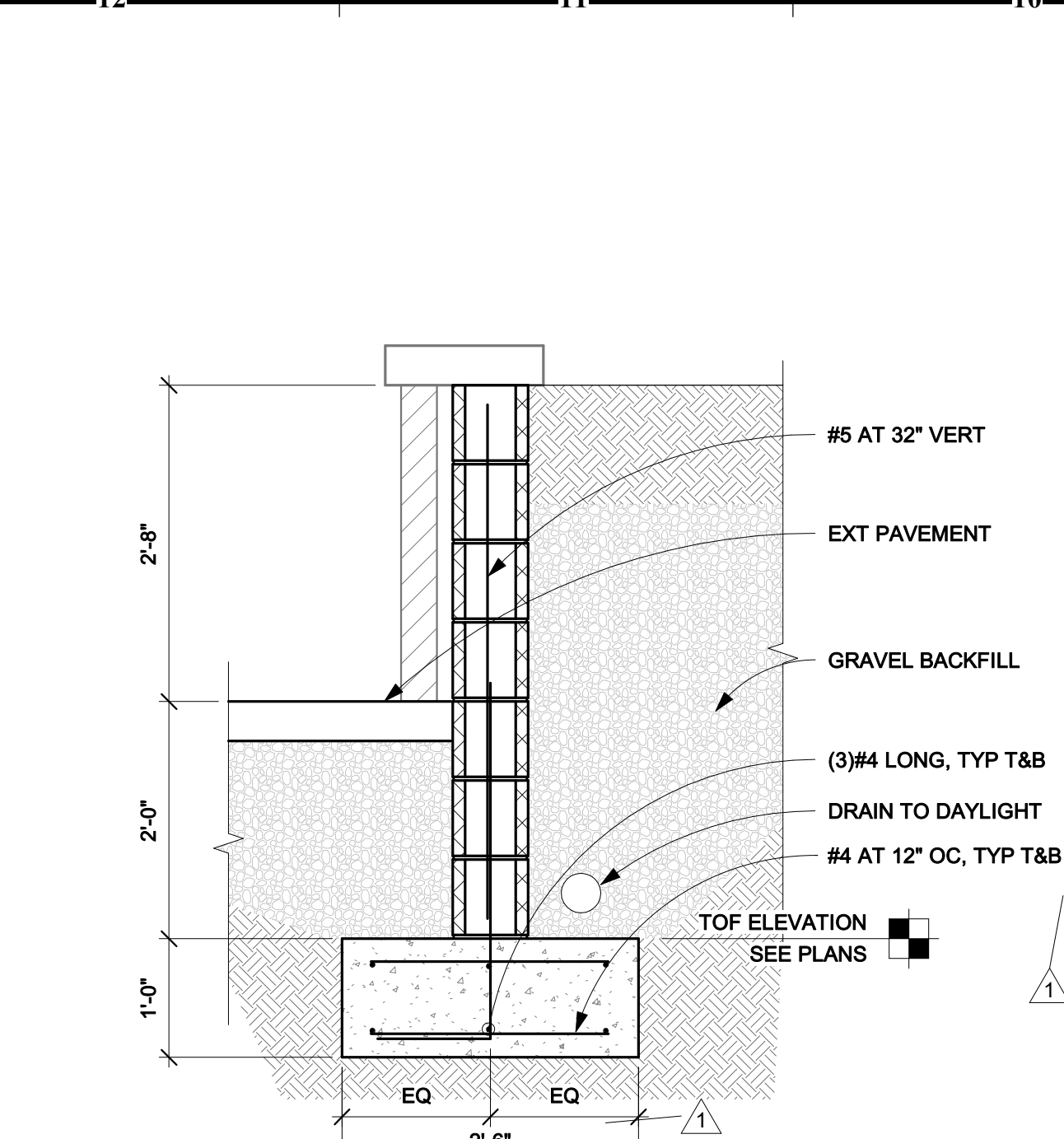
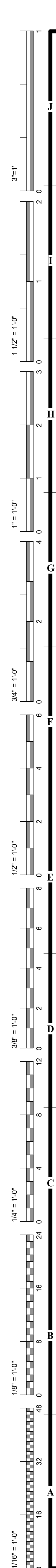
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ISSUE DATE: AUGUST 29, 2024  
HOEFER WELKER #: 138161

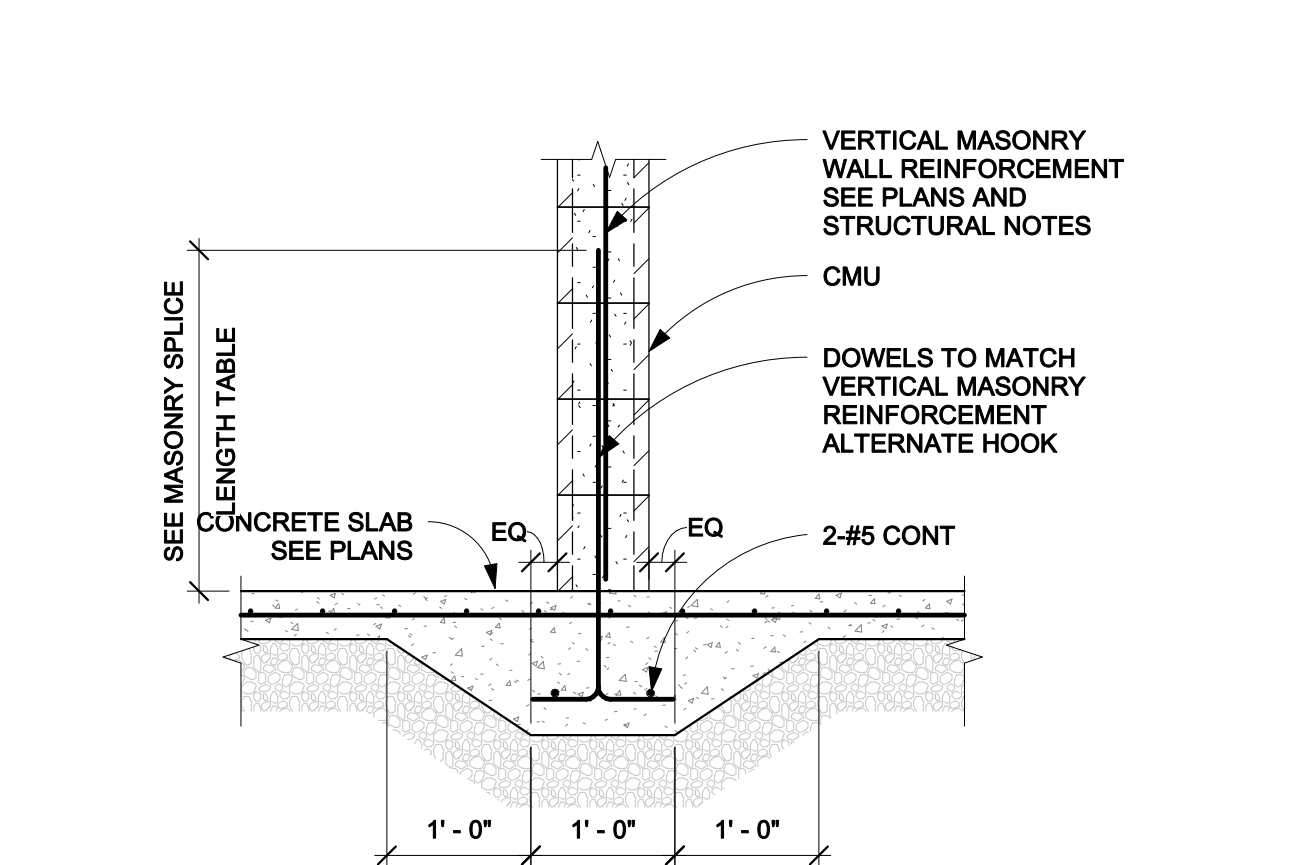
STATE OF MISSOURI  
KIMBERLY ESBERT JONES  
Professional Engineer  
PE-2005026015  
10/30/24

HIGH ROOF FRAMING PLAN

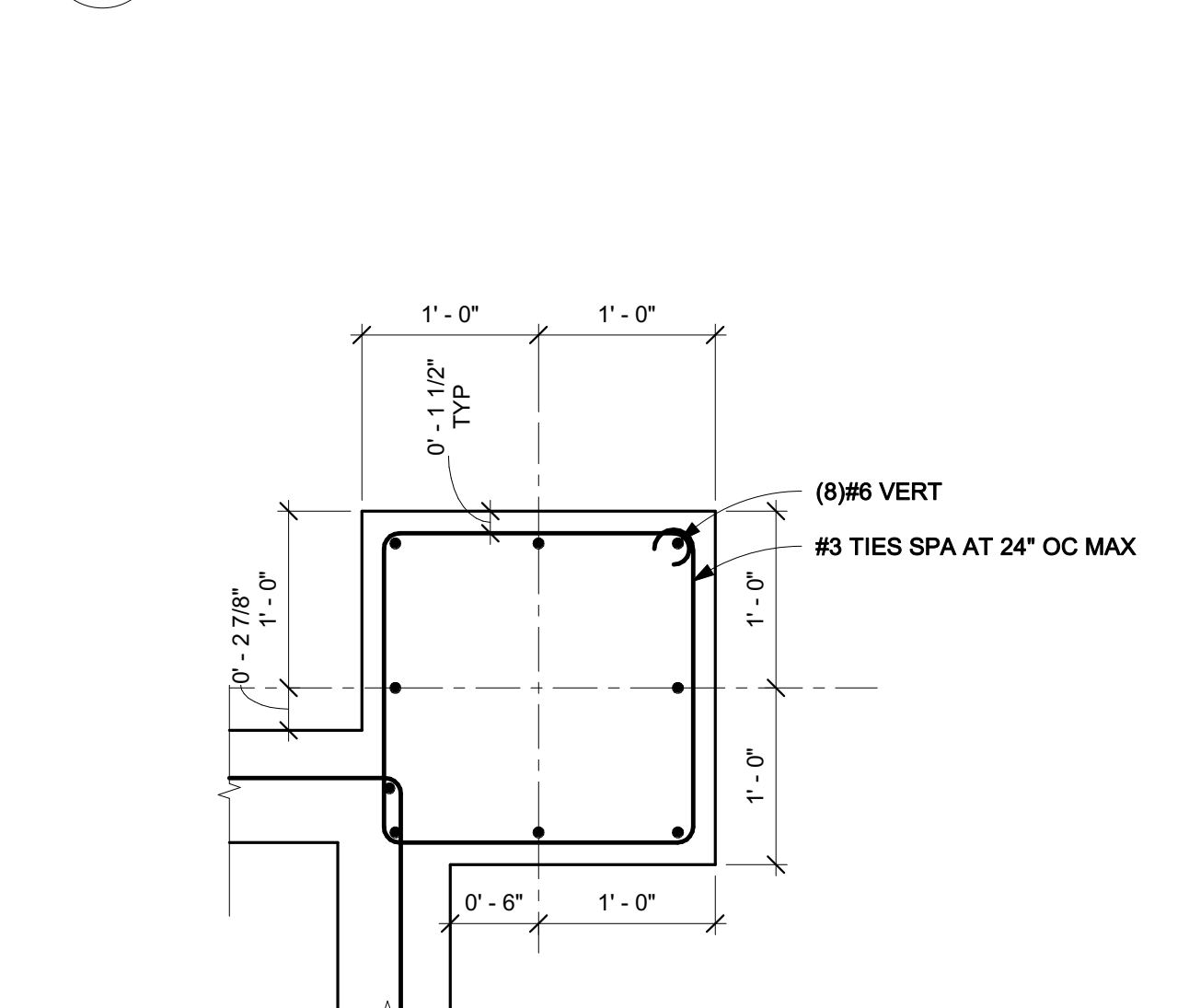




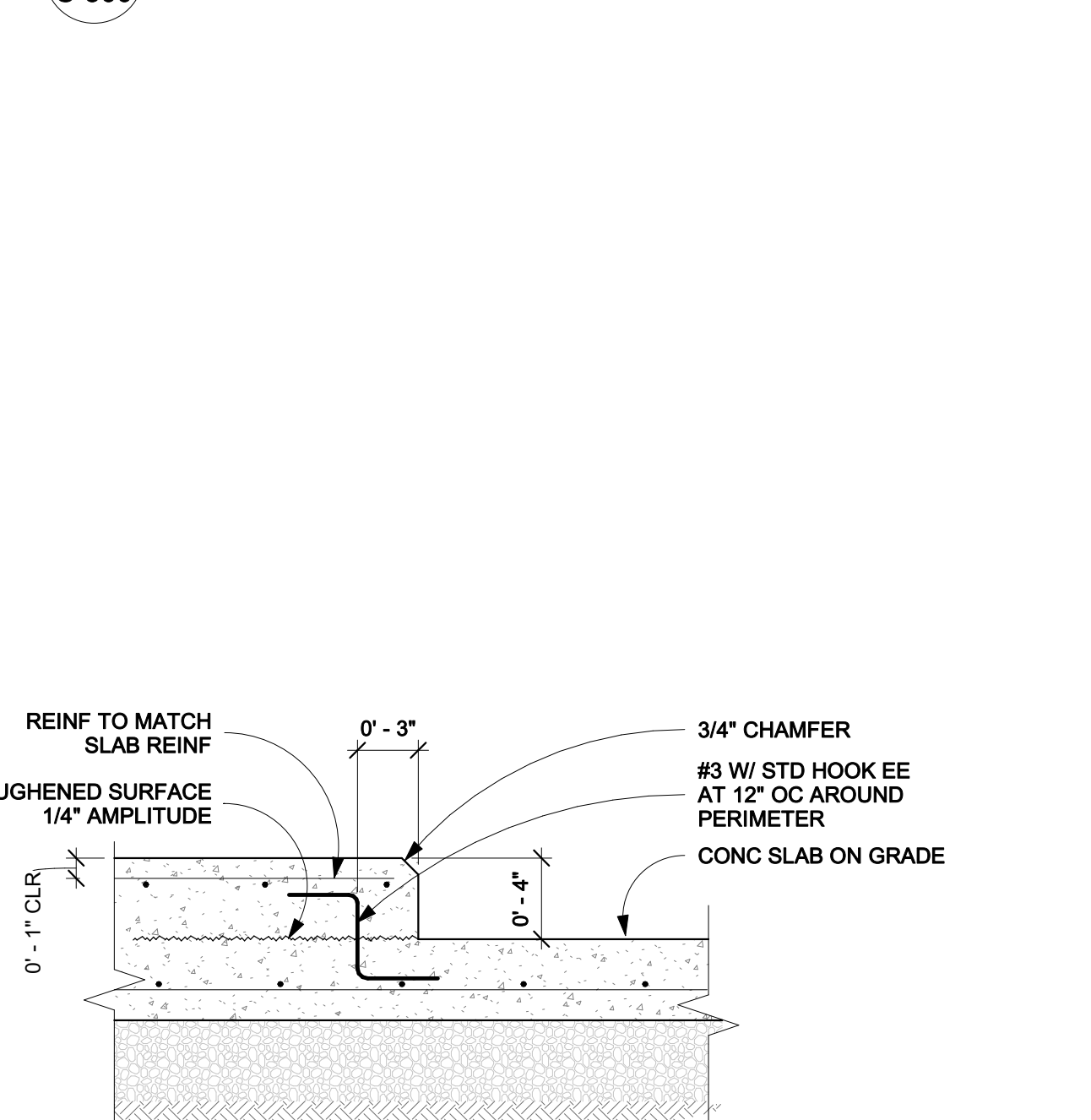
11 TYP MASONRY PLANTER WALL  
S-300 3/4" = 1'-0"



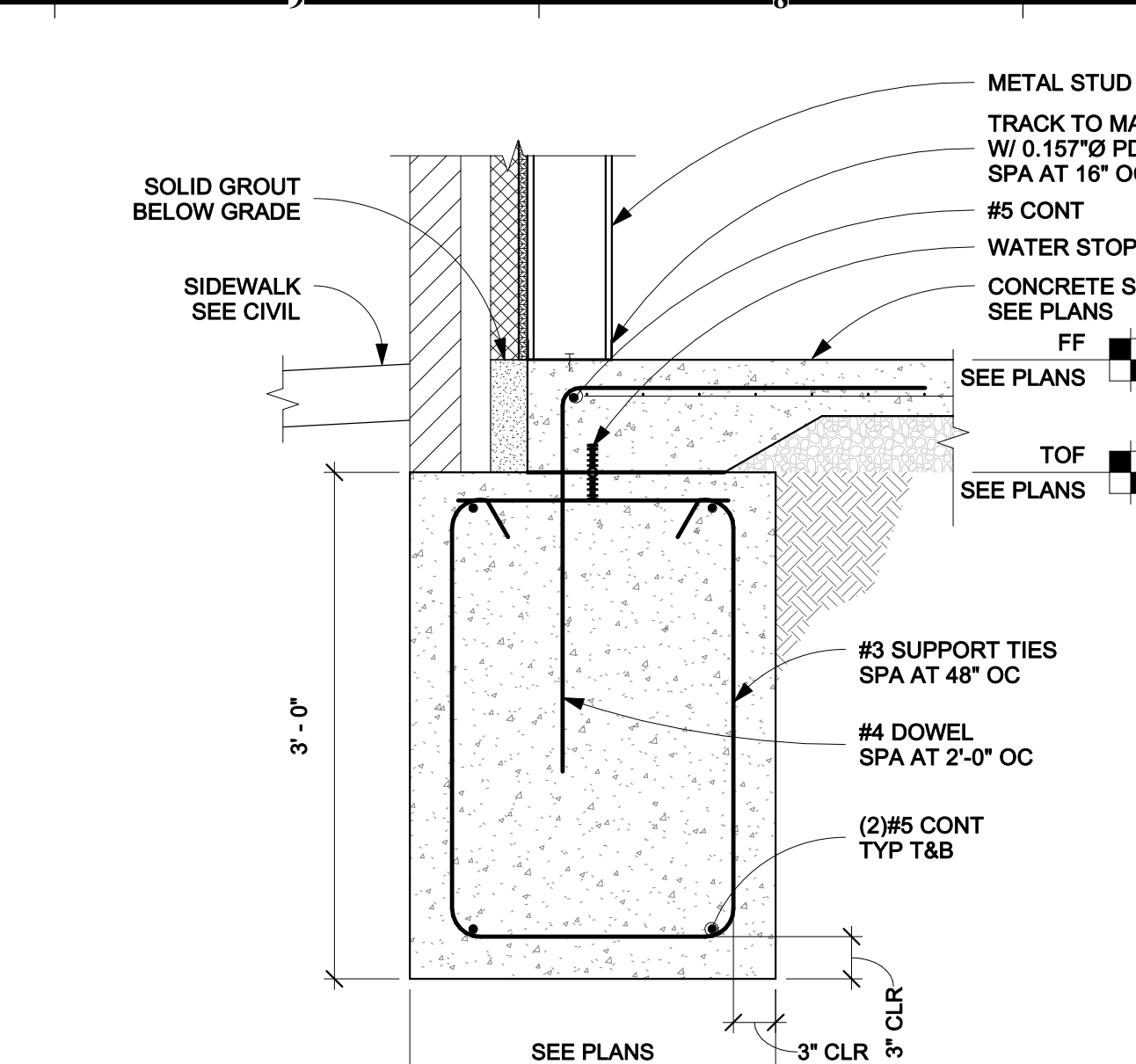
21 TYP THICKENED SLAB AT CMU  
S-300 3/4" = 1'-0"



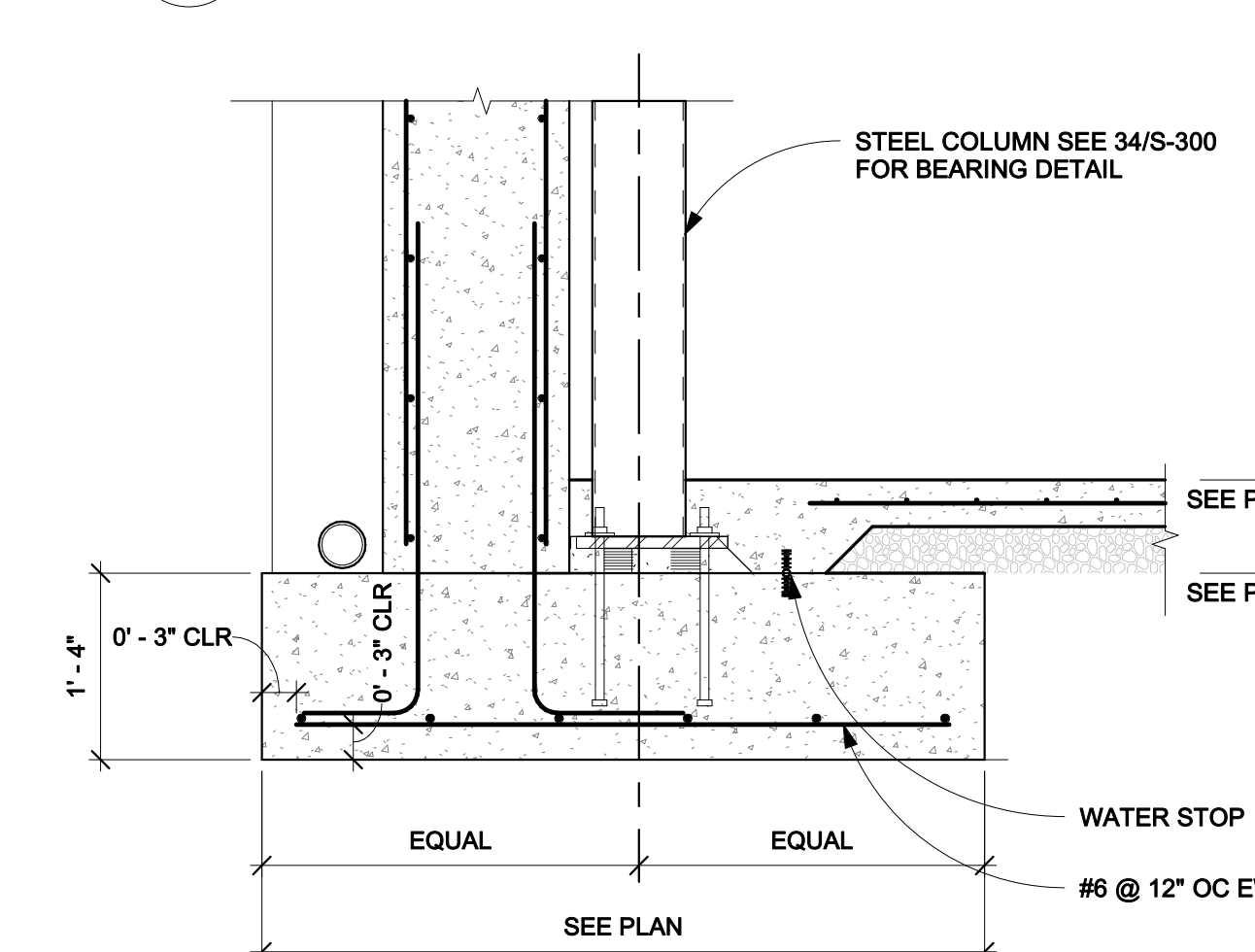
31 PILASTER DETAIL  
S-300 1" = 1'-0"



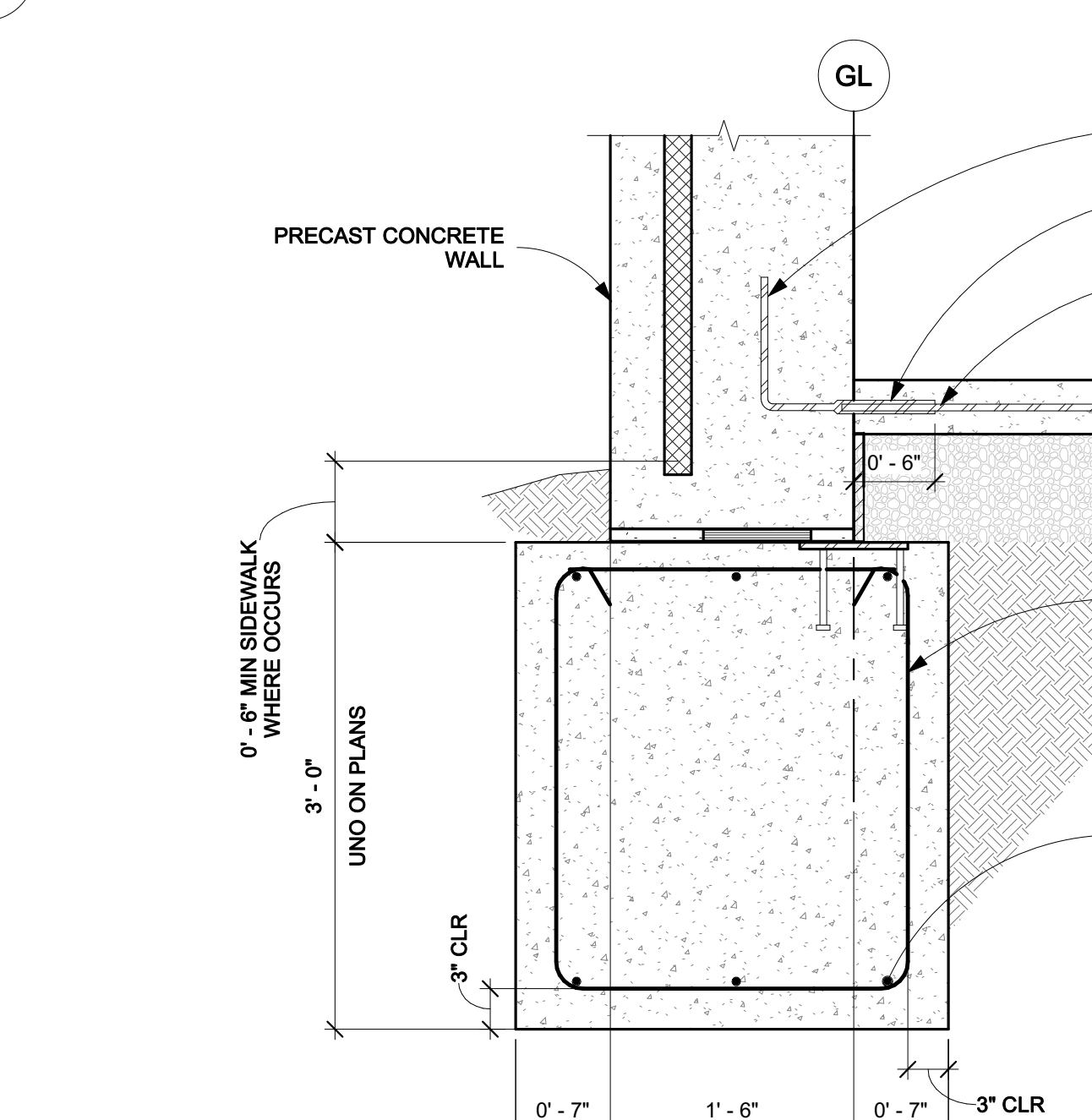
41 HOUSEKEEPING PAD DETAIL  
S-300 1 1/2" = 1'-0"



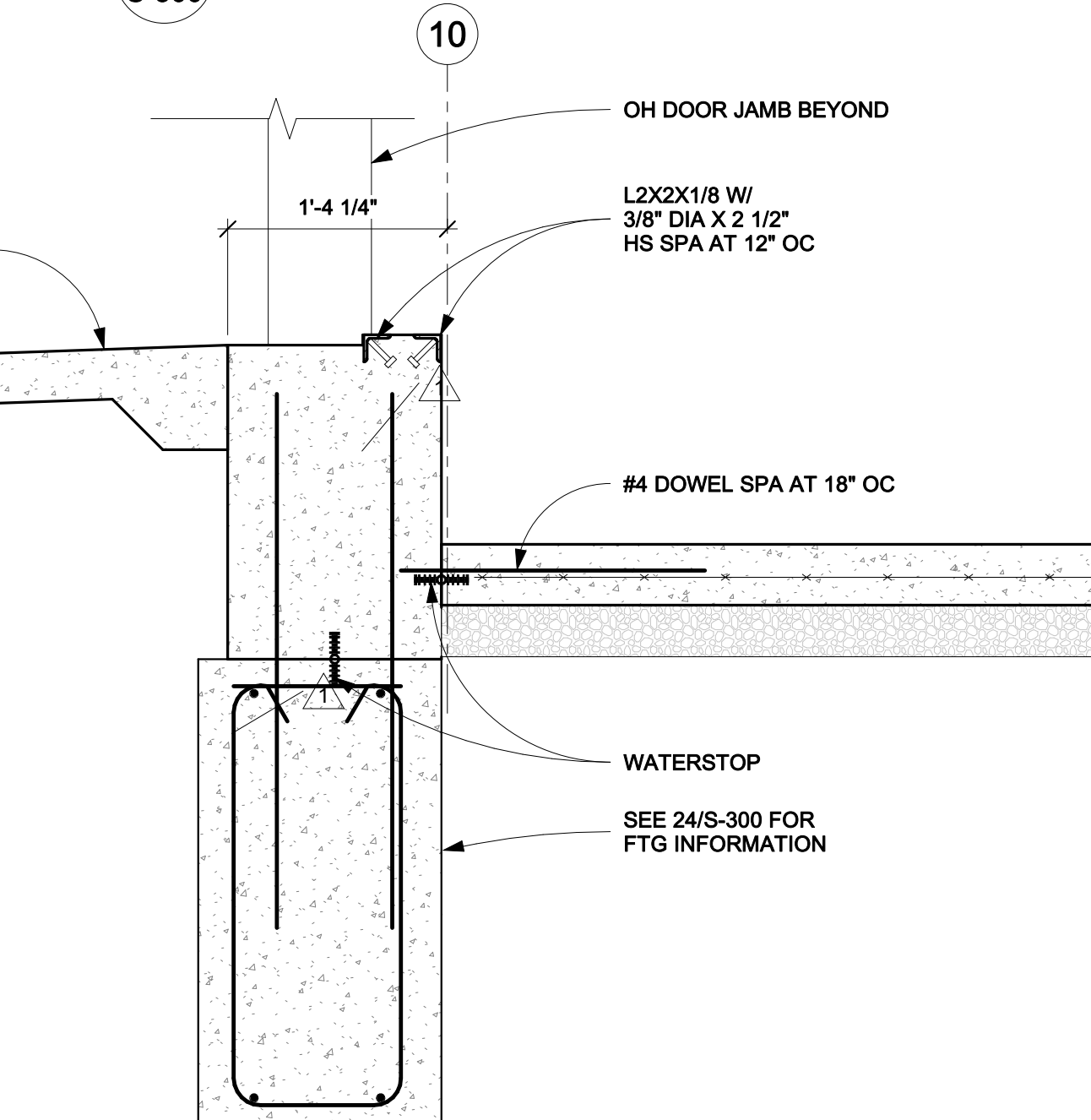
12 TYP GRADE BEAM AT STUD WALL  
S-300 1" = 1'-0"



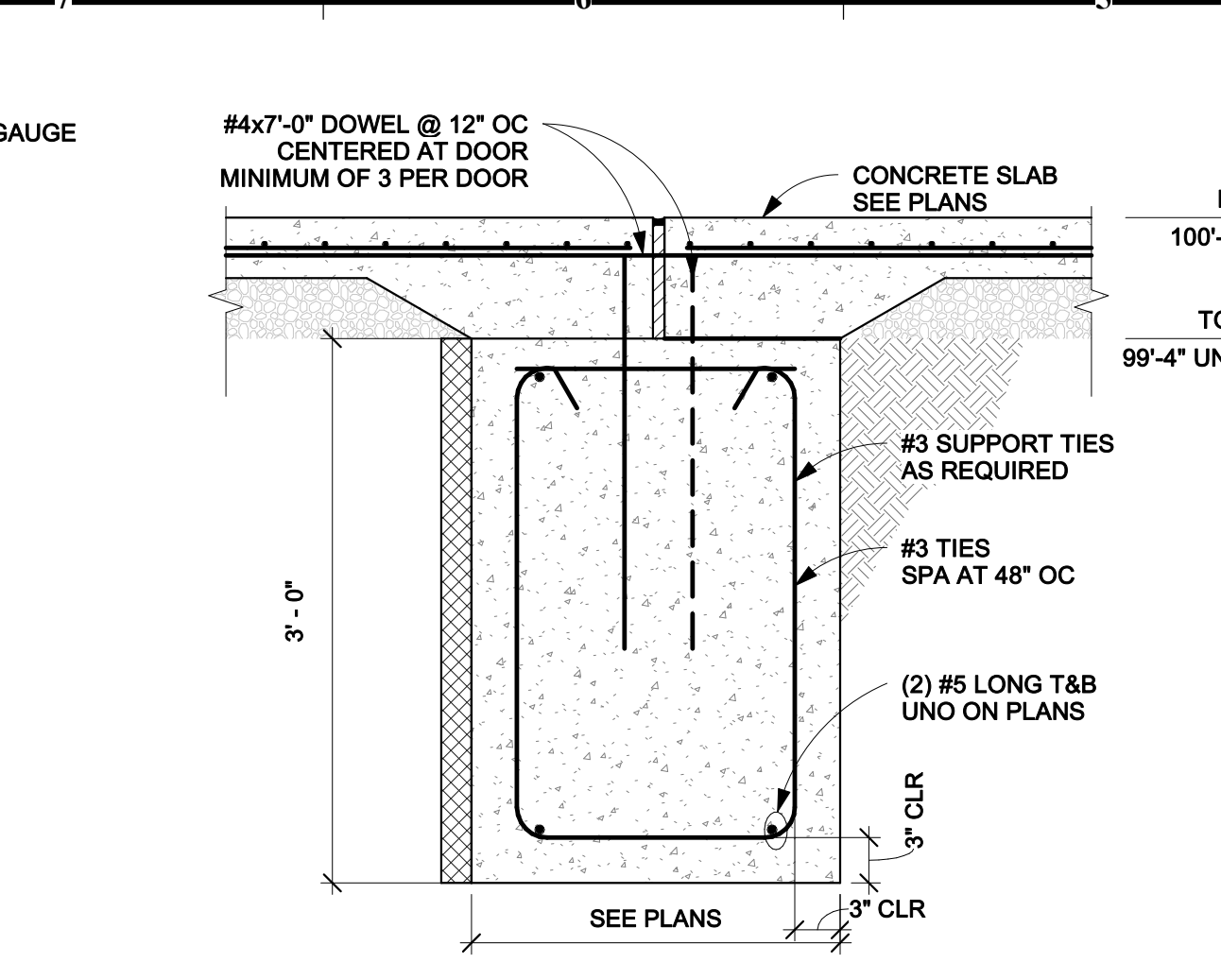
22 TYP BASEMENT TYP FOOTING AT COLUMN  
S-300 3/4" = 1'-0"



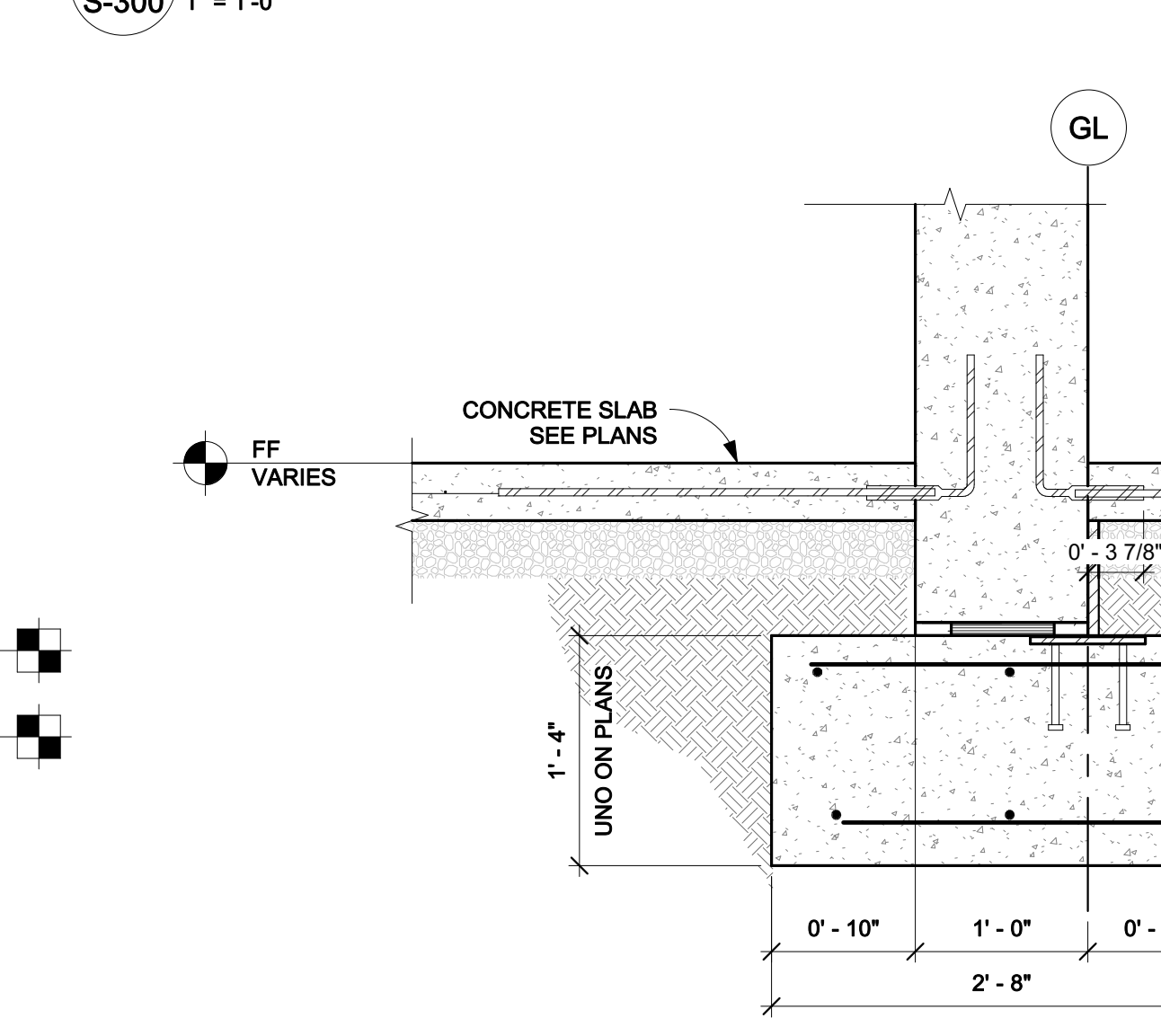
32 TYPICAL TRENCH FTG AT PRECAST  
S-300 1" = 1'-0"



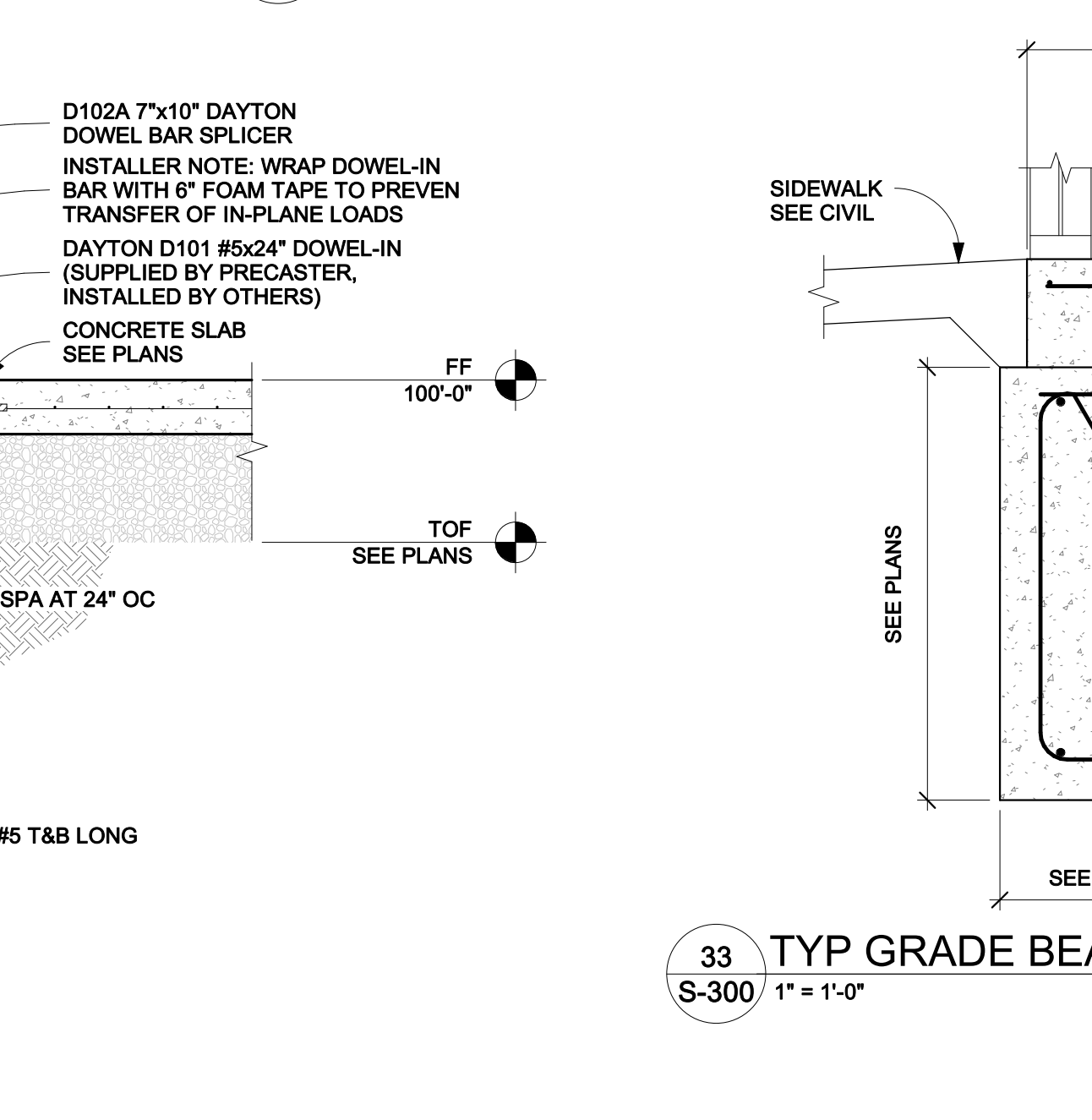
42 LEVELER AT OH DOOR  
S-300 1" = 1'-0"



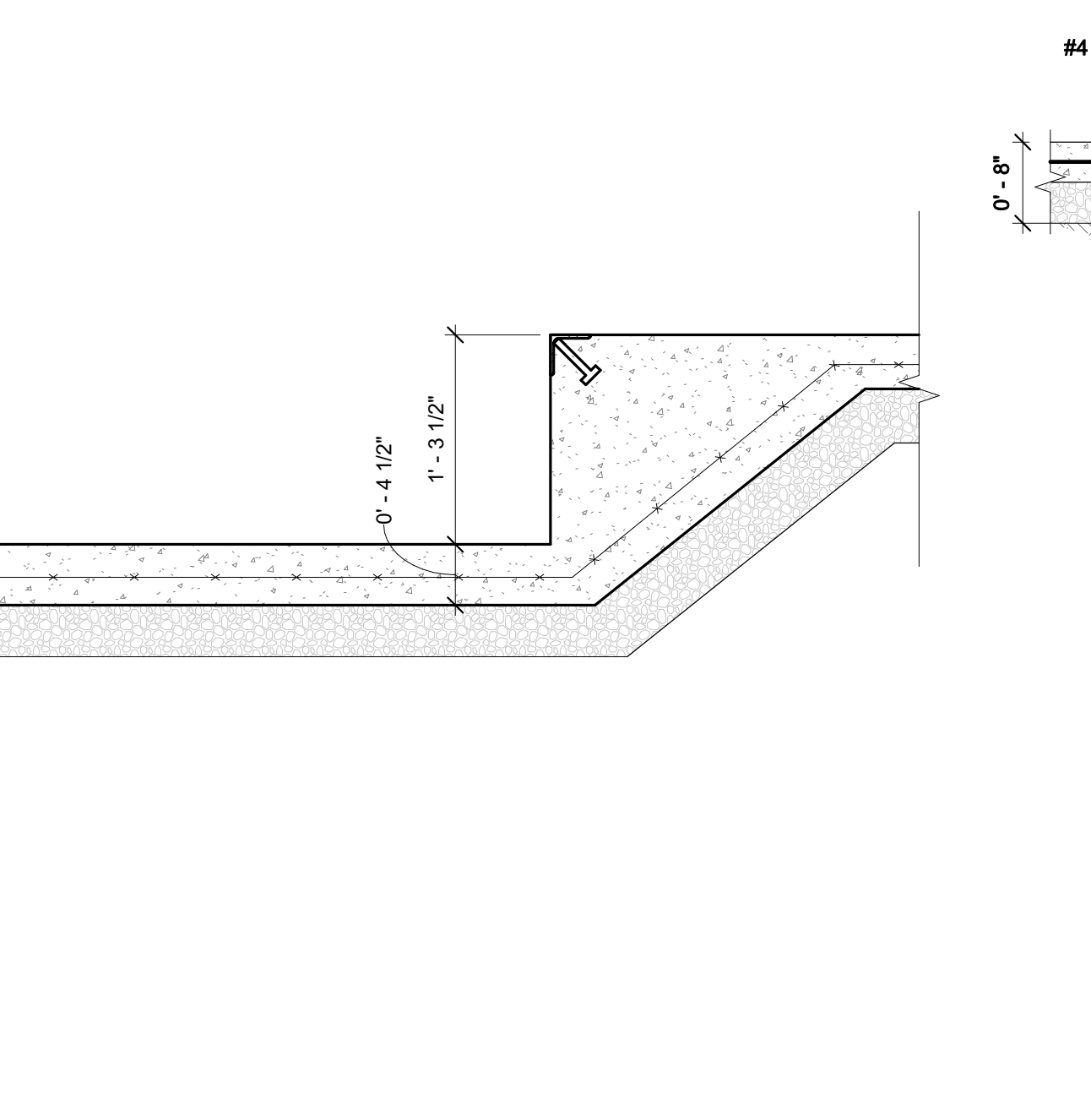
13 TYPICAL GRADE BEAM AT MAN DOOR  
S-300 1" = 1'-0"



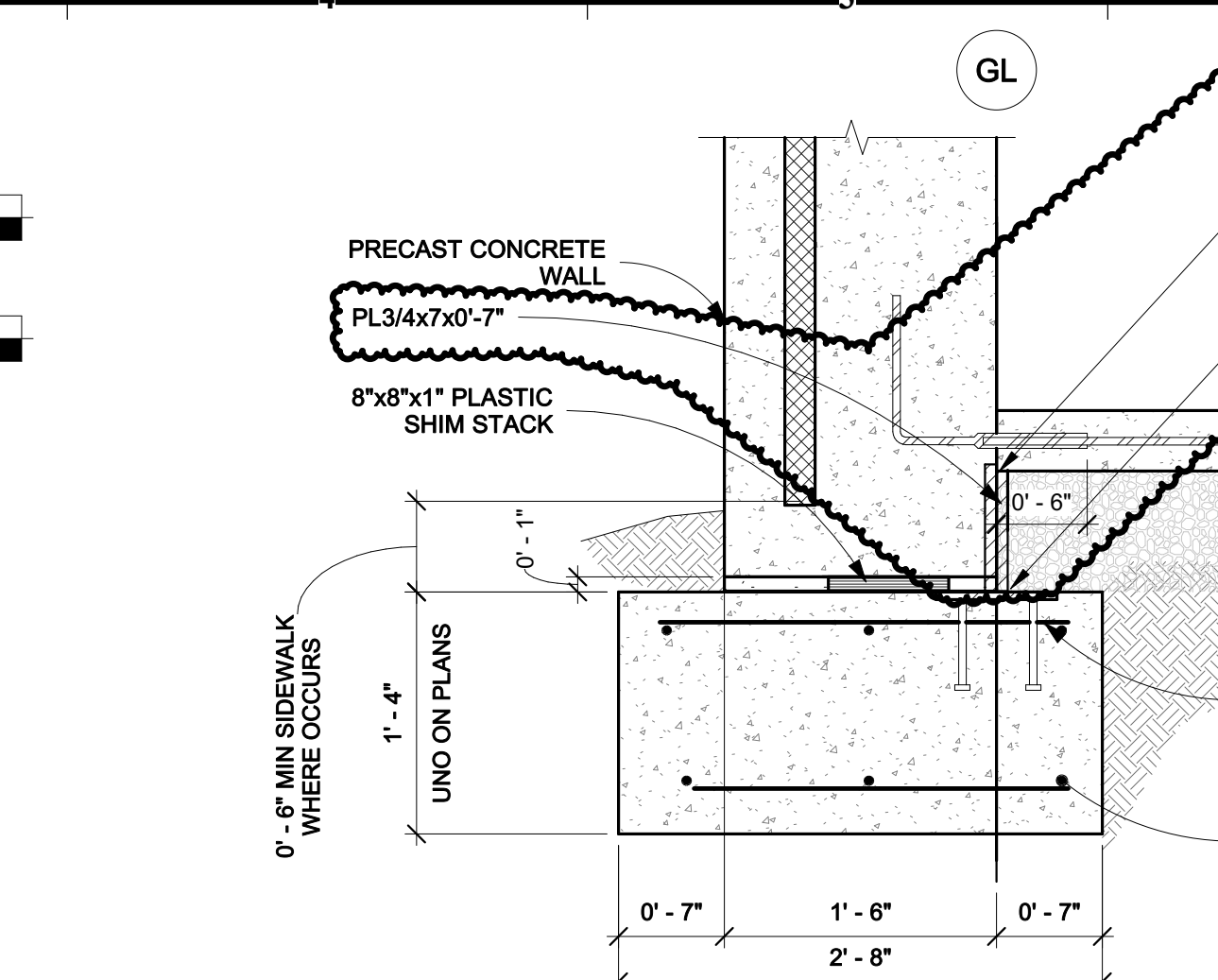
23 TYPICAL INTERIOR FOOTING DETAIL  
S-300 1" = 1'-0"



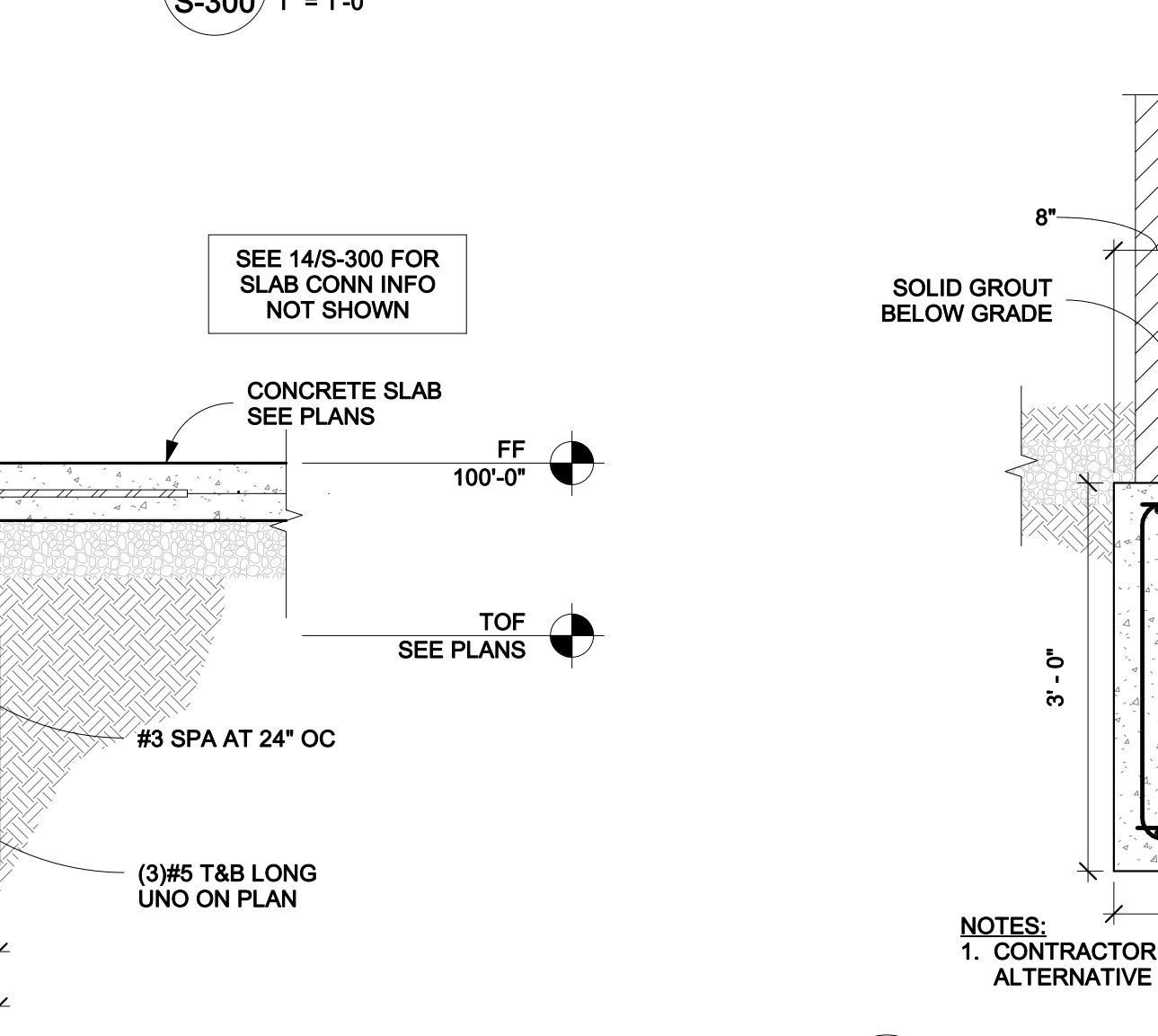
33 TYP GRADE BEAM AT STOREFRONT / GLAZING  
S-300 1" = 1'-0"



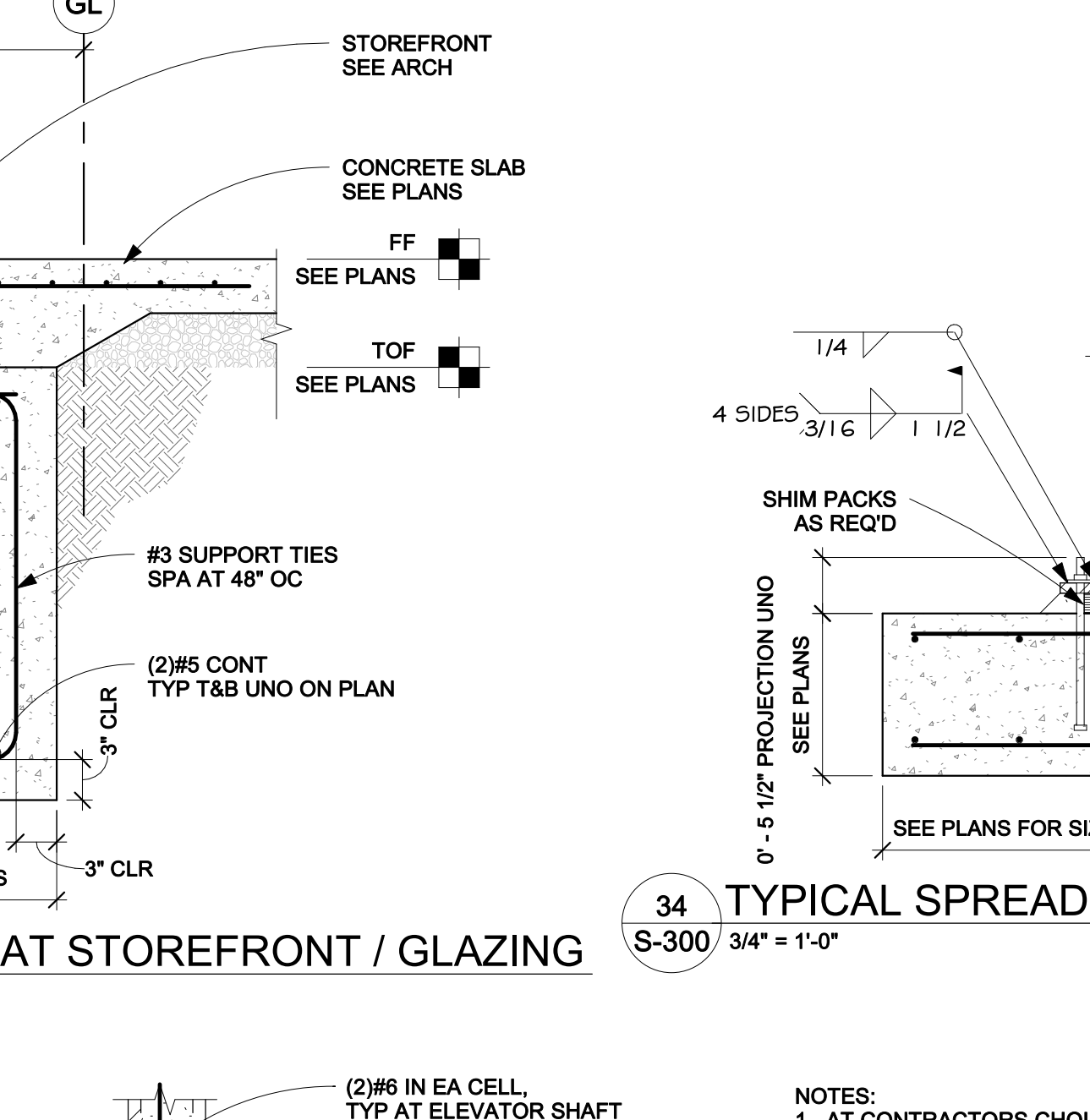
44 TYPICAL ELEVATOR PIT DETAIL  
S-300 3/4" = 1'-0"



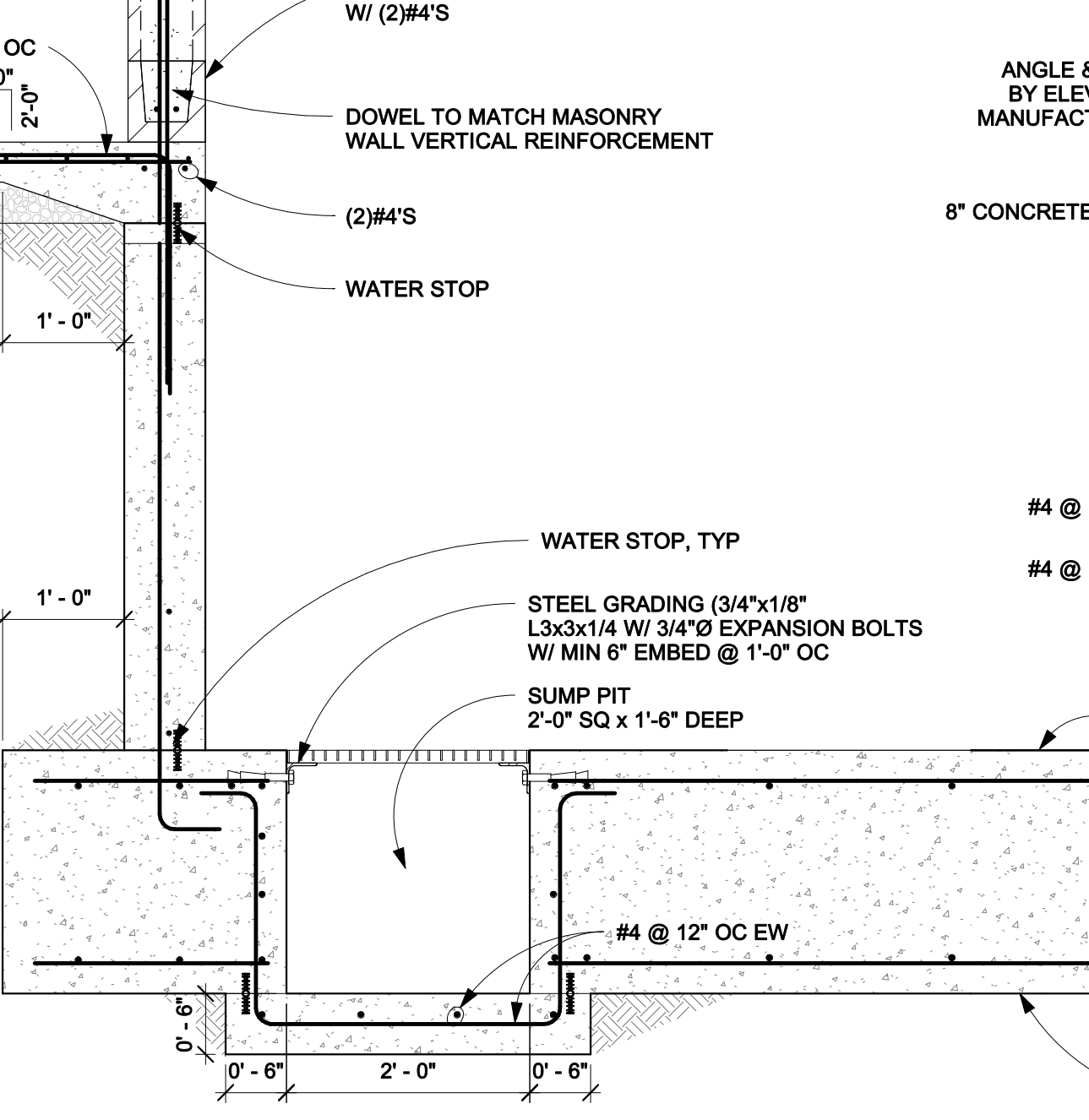
14 TYPICAL EXTERIOR FOOTING AT PRECAST  
S-300 1" = 1'-0"



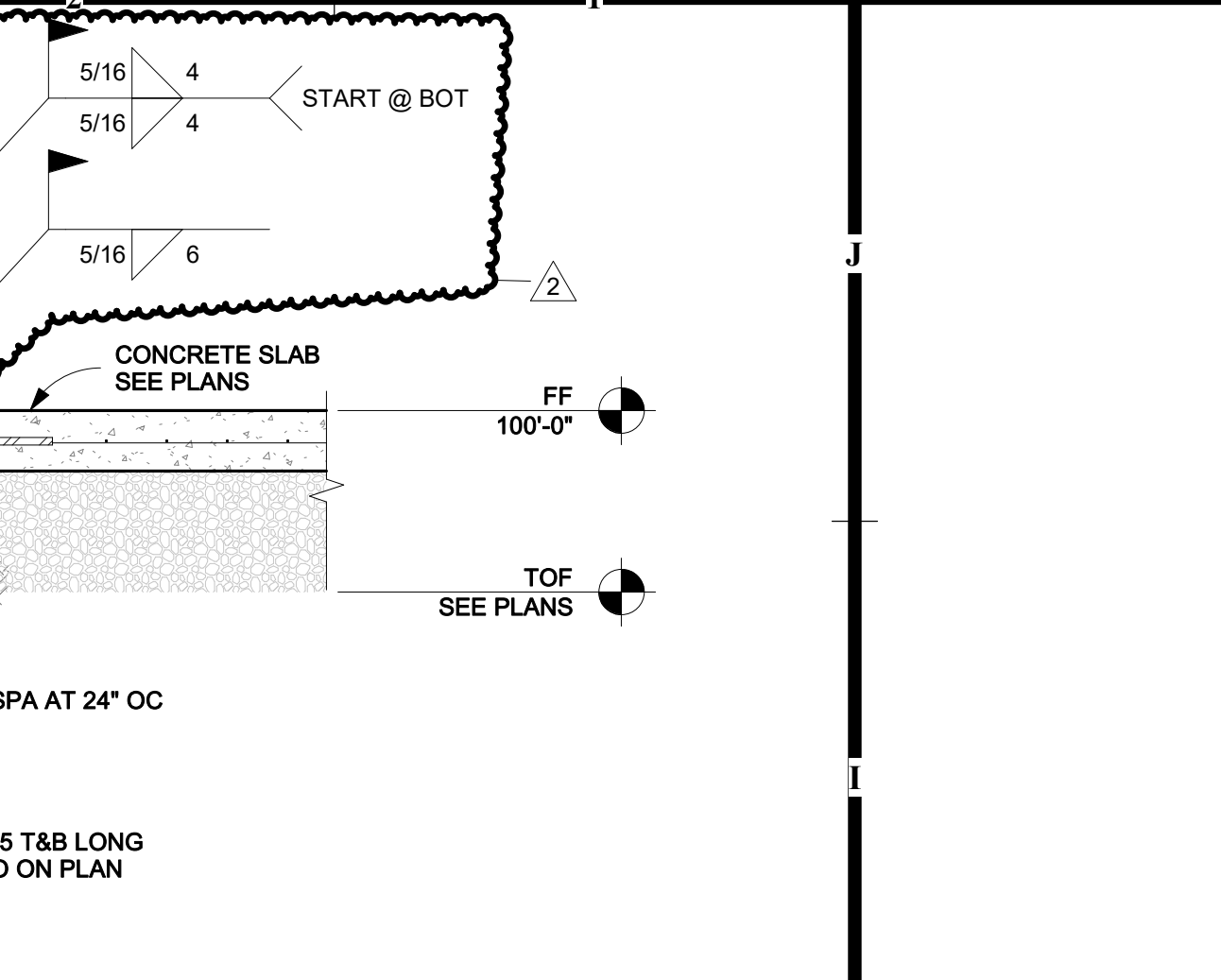
24 TYPICAL MASONRY WALL FOOTING  
S-300 3/4" = 1'-0"



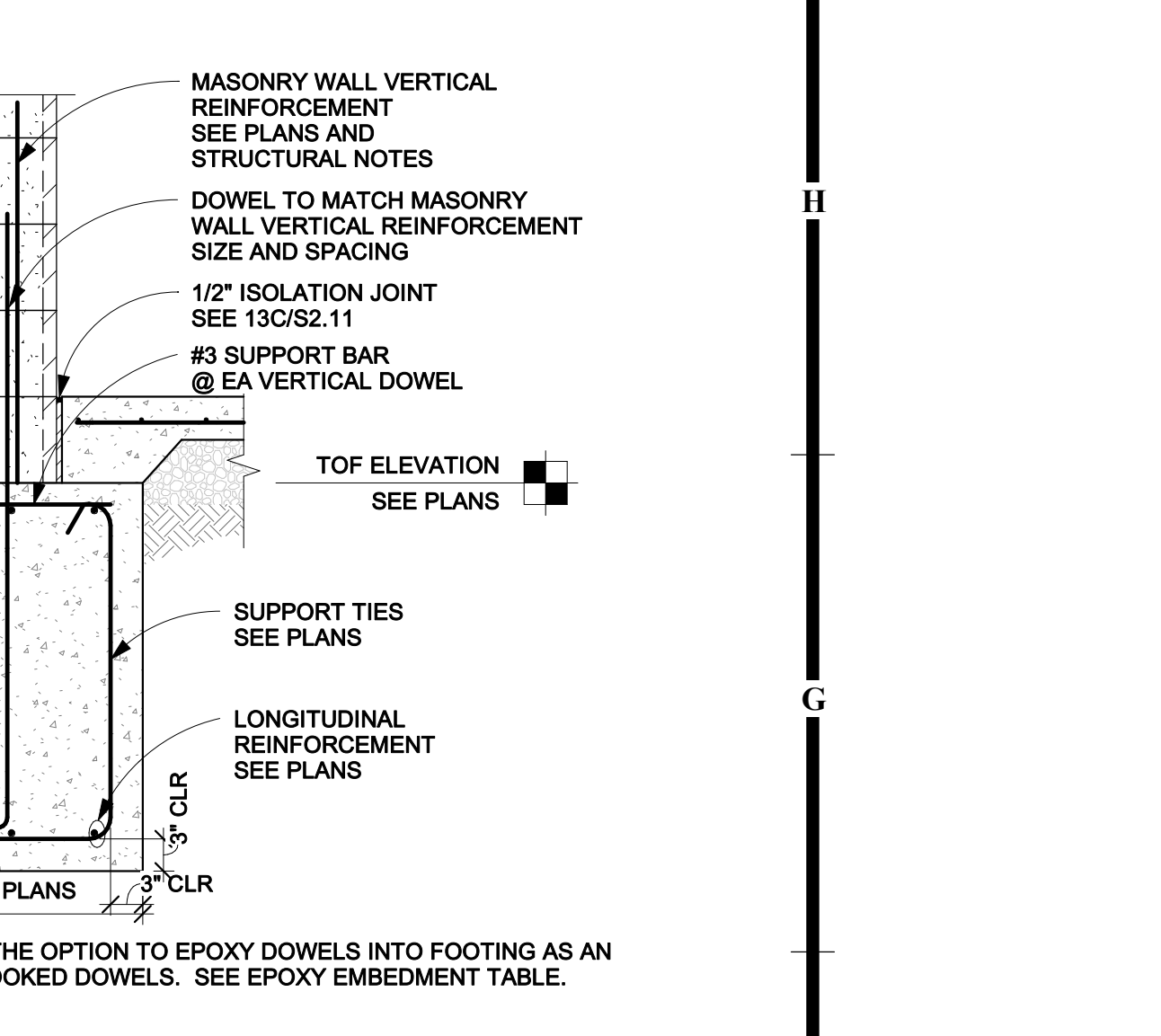
34 TYPICAL SPREAD FOOTING DETAIL  
S-300 3/4" = 1'-0"



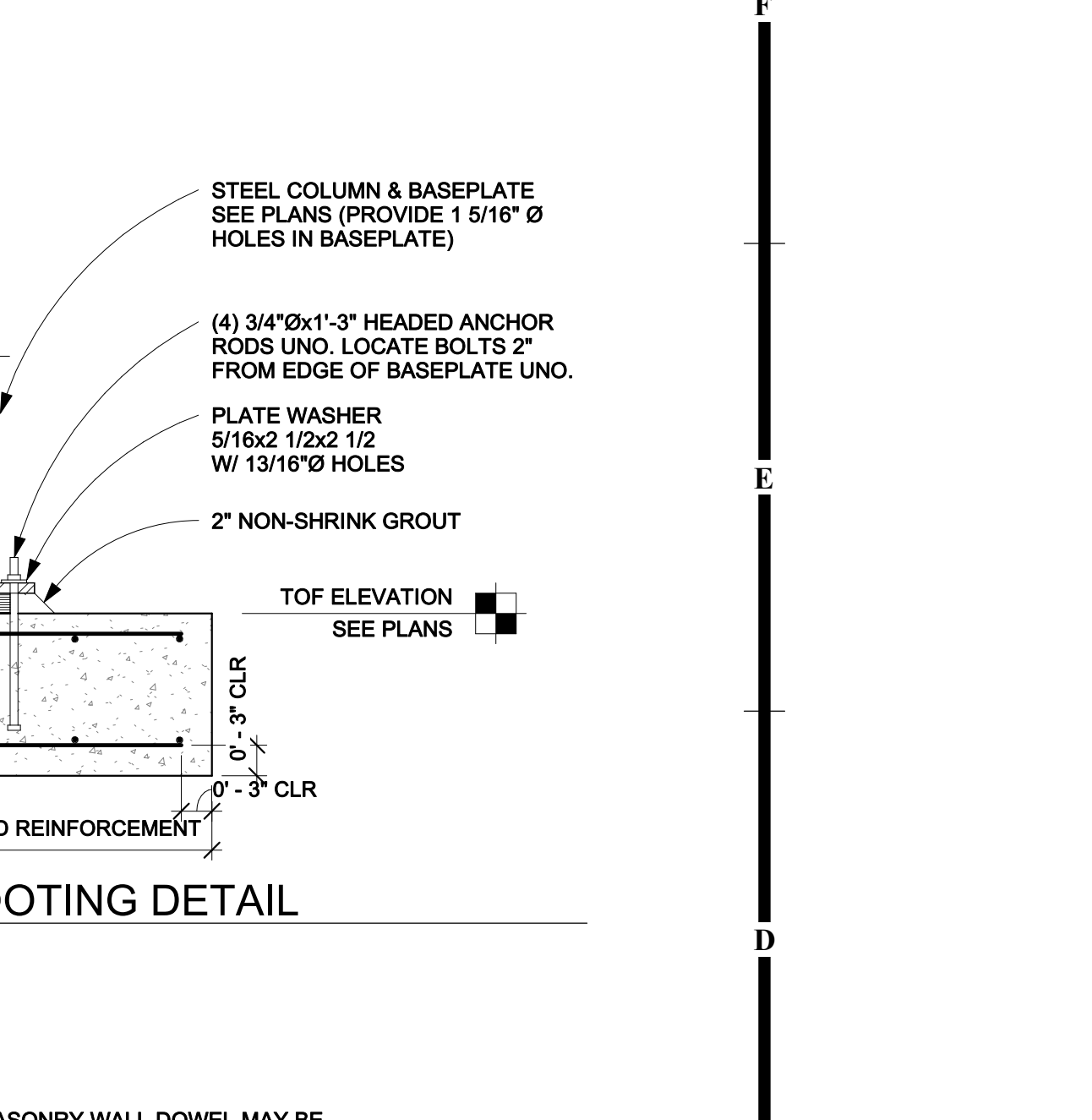
44 TYPICAL ELEVATOR PIT DETAIL  
S-300 3/4" = 1'-0"



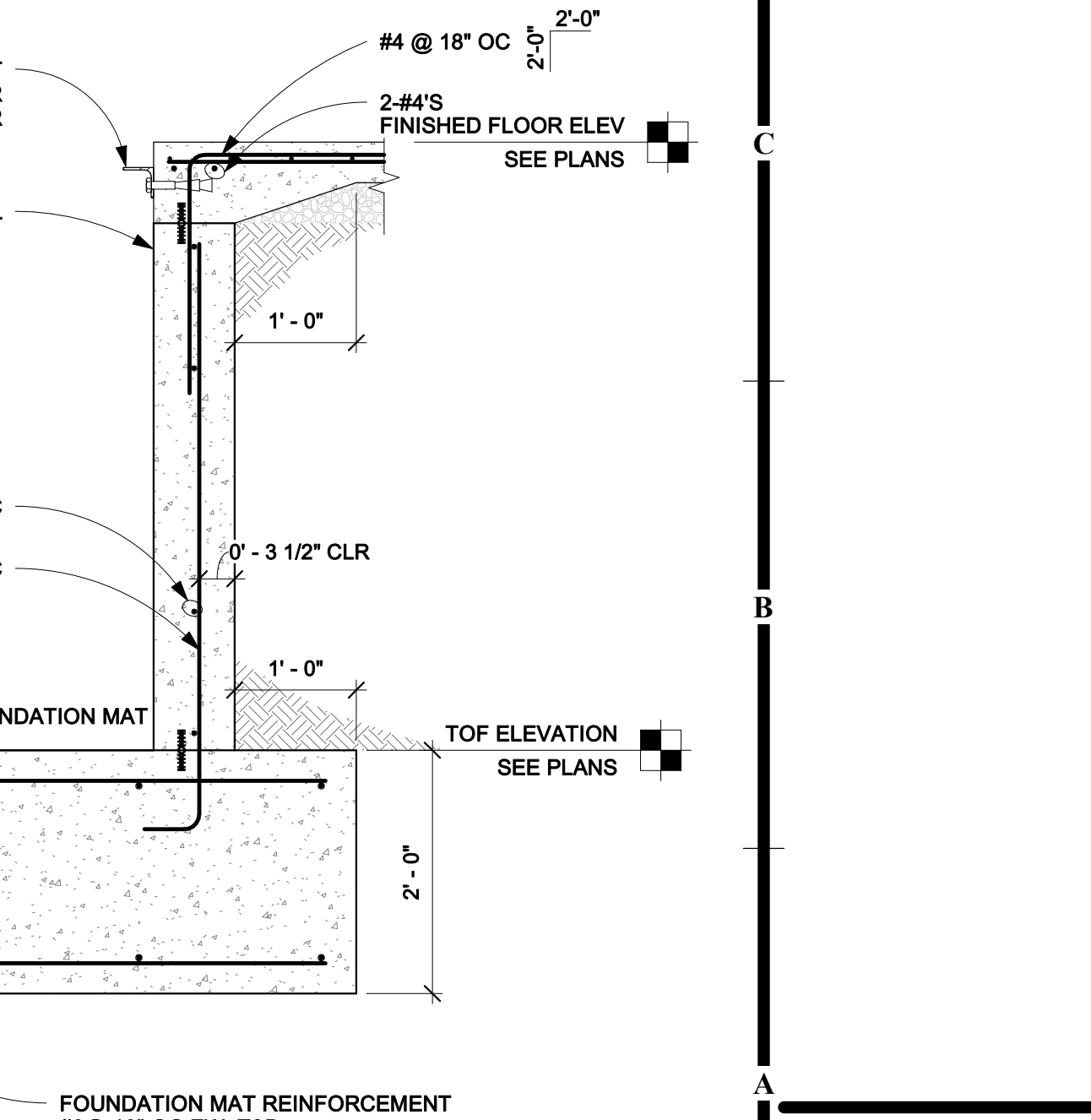
14 TYPICAL EXTERIOR FOOTING AT PRECAST  
S-300 1" = 1'-0"



24 TYPICAL MASONRY WALL FOOTING  
S-300 3/4" = 1'-0"



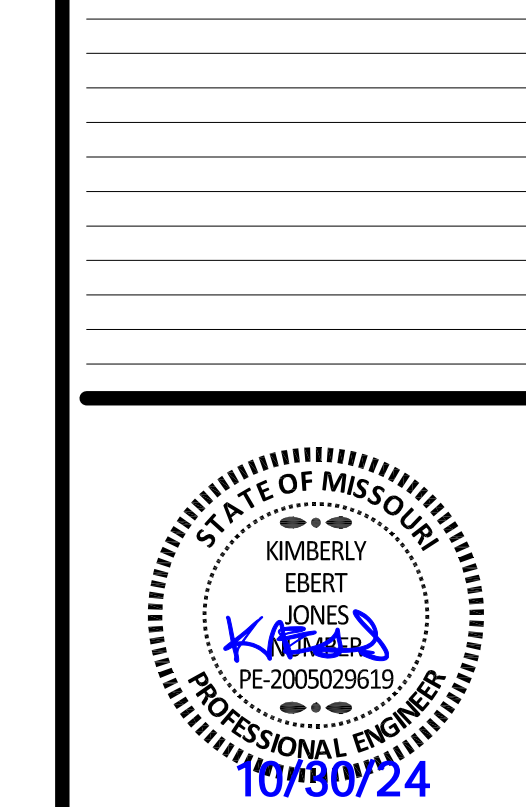
34 TYPICAL SPREAD FOOTING DETAIL  
S-300 3/4" = 1'-0"



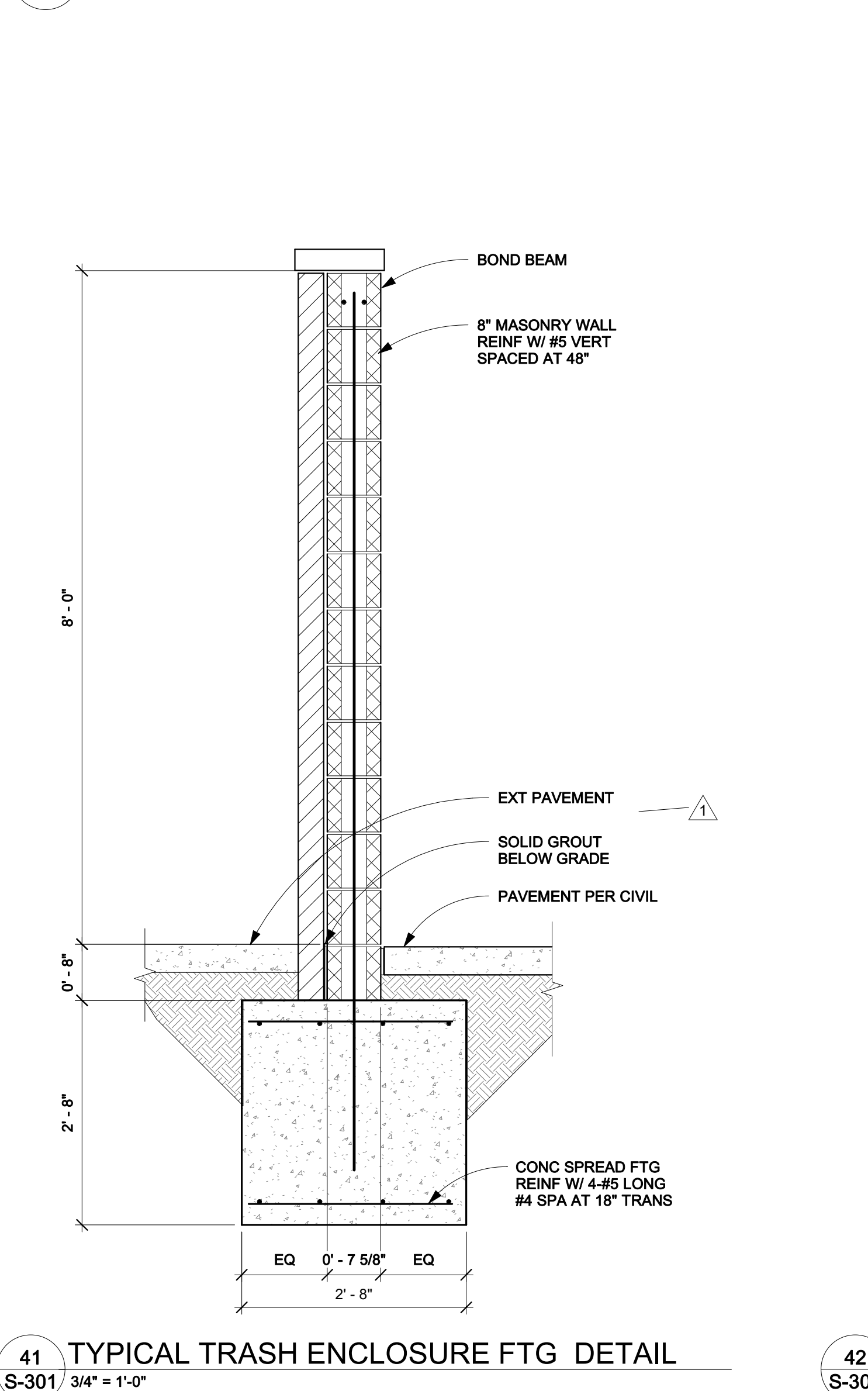
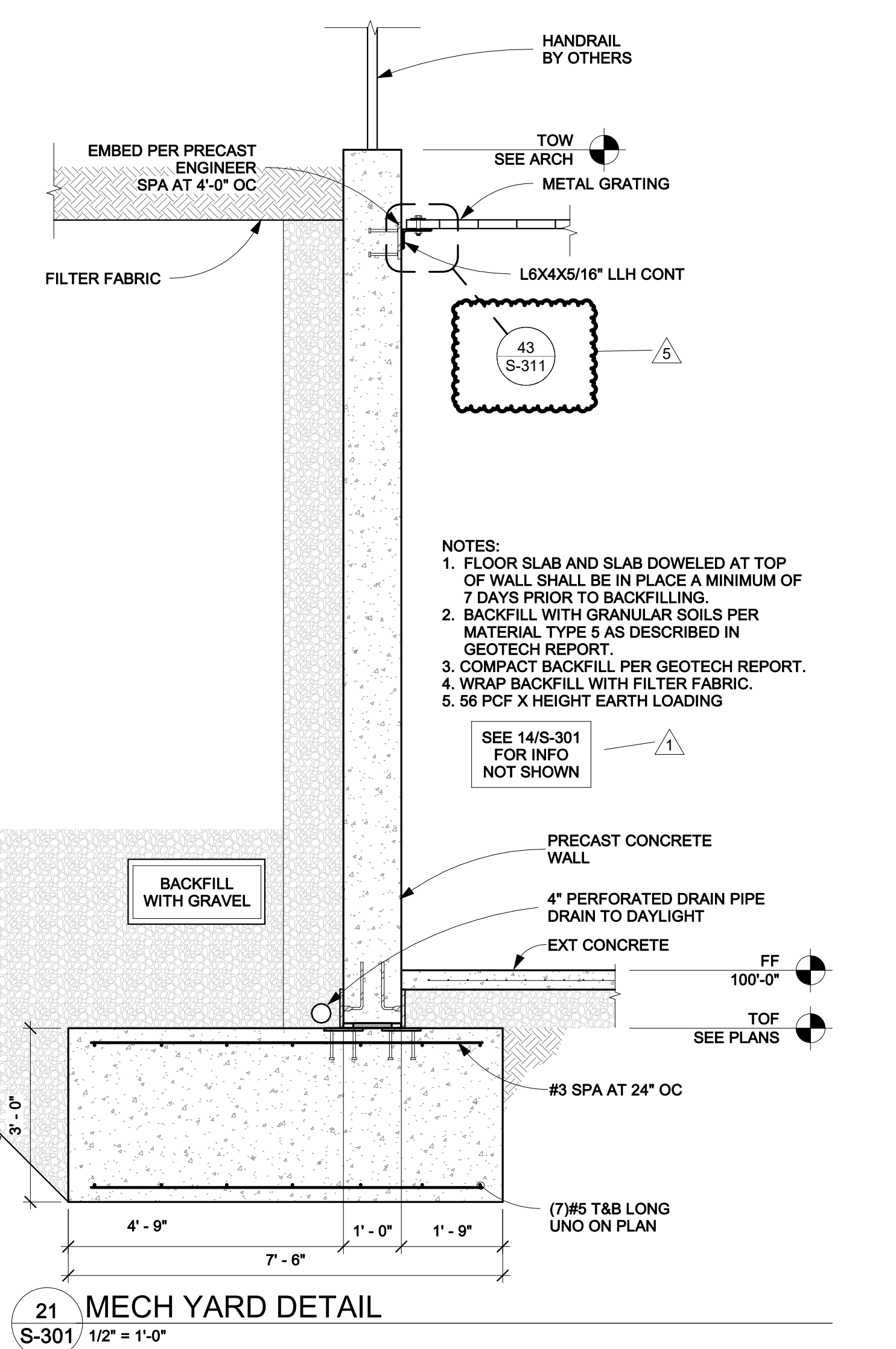
44 TYPICAL ELEVATOR PIT DETAIL  
S-300 3/4" = 1'-0"

REVISION DATES:

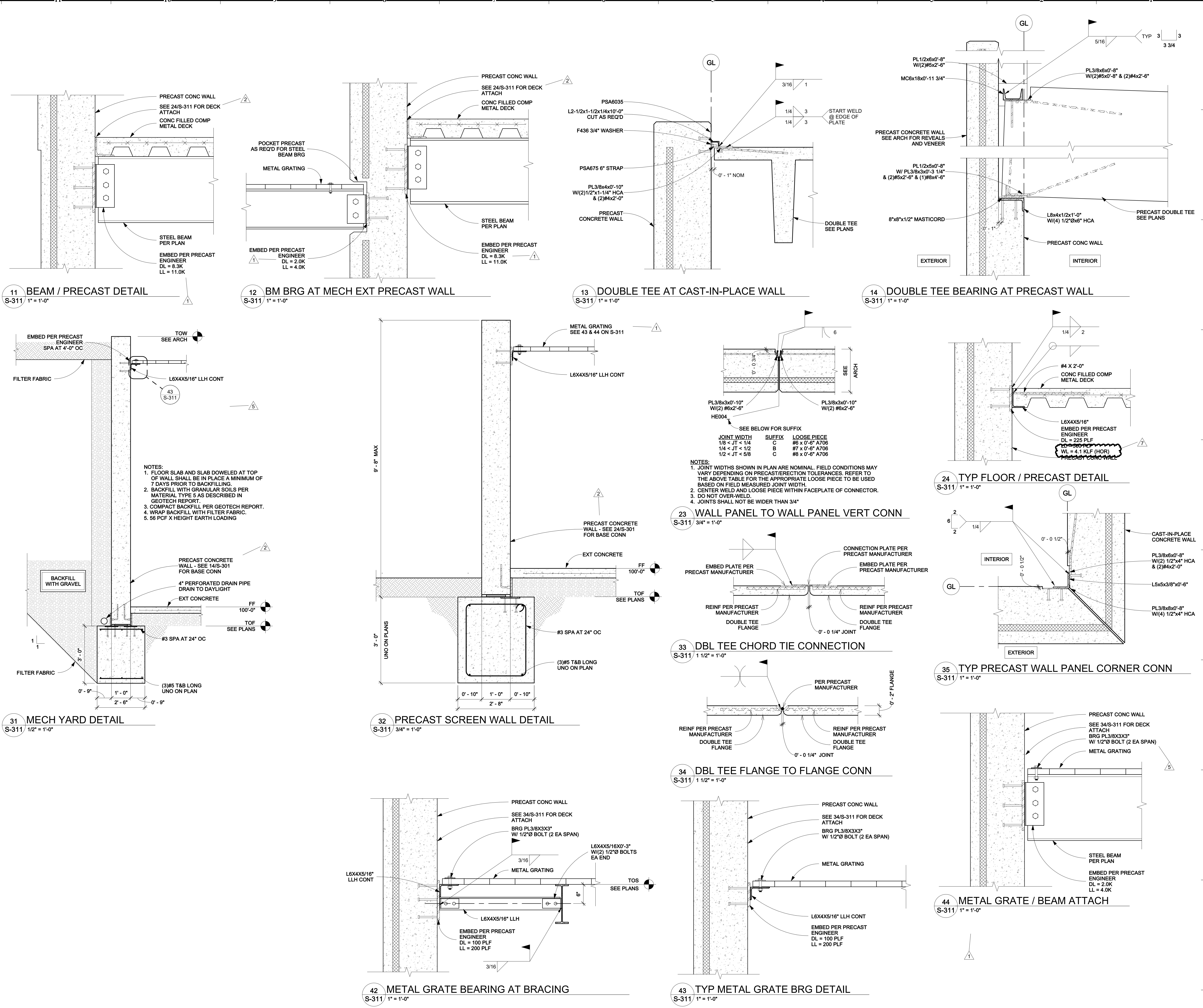
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2	ADDENDUM #2	10/30/24







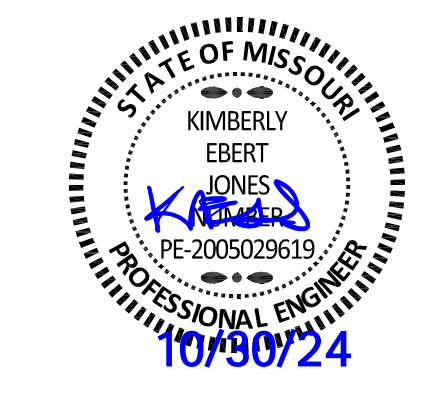






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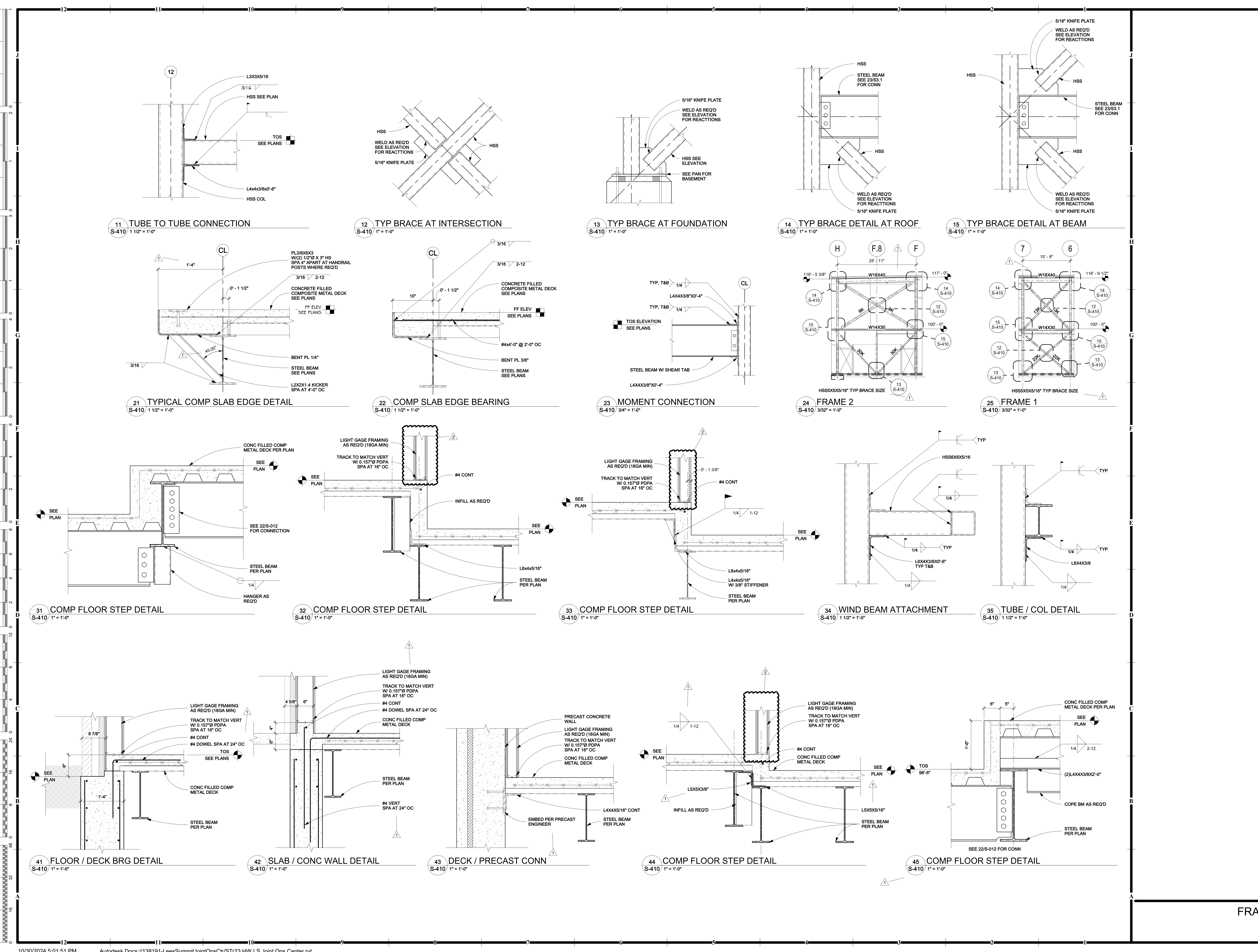
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2	ADDENDUM #2	10/30/24



PROFESSIONAL SEAL

**S-410**  
ISSUE DATE: AUGUST 29, 2024  
HOEFER WELKER #: 138161

FRAMING DETAILS





REVISION DATES:

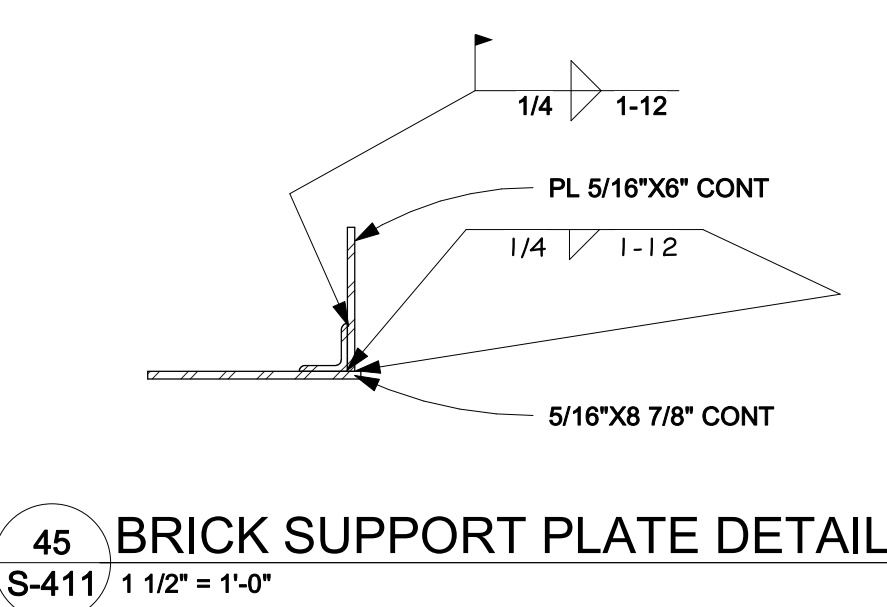
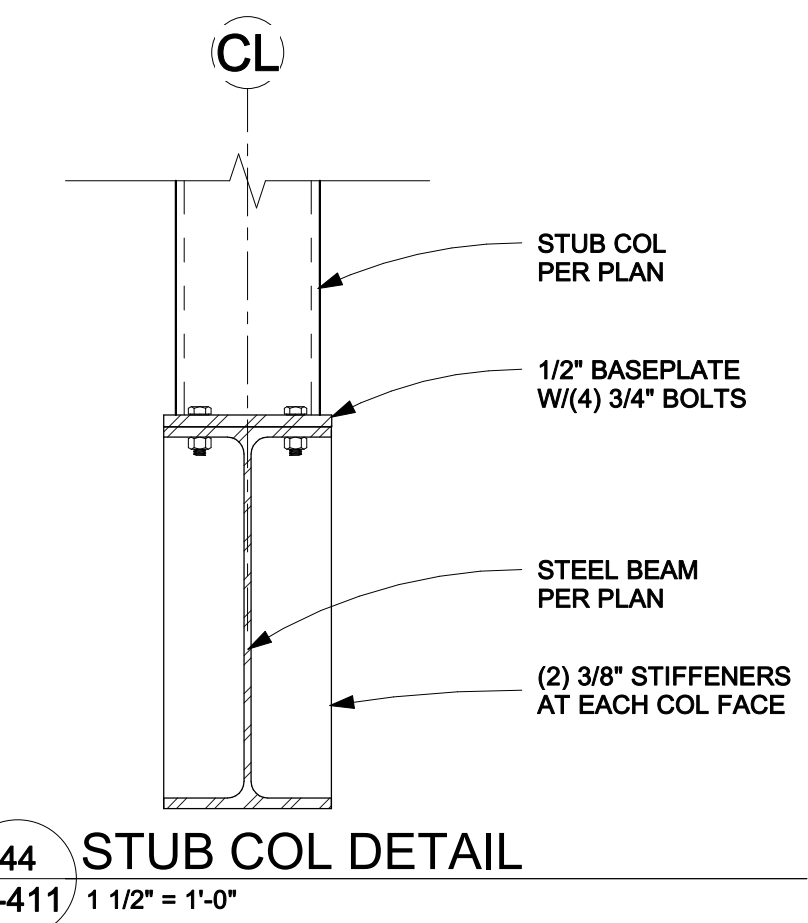
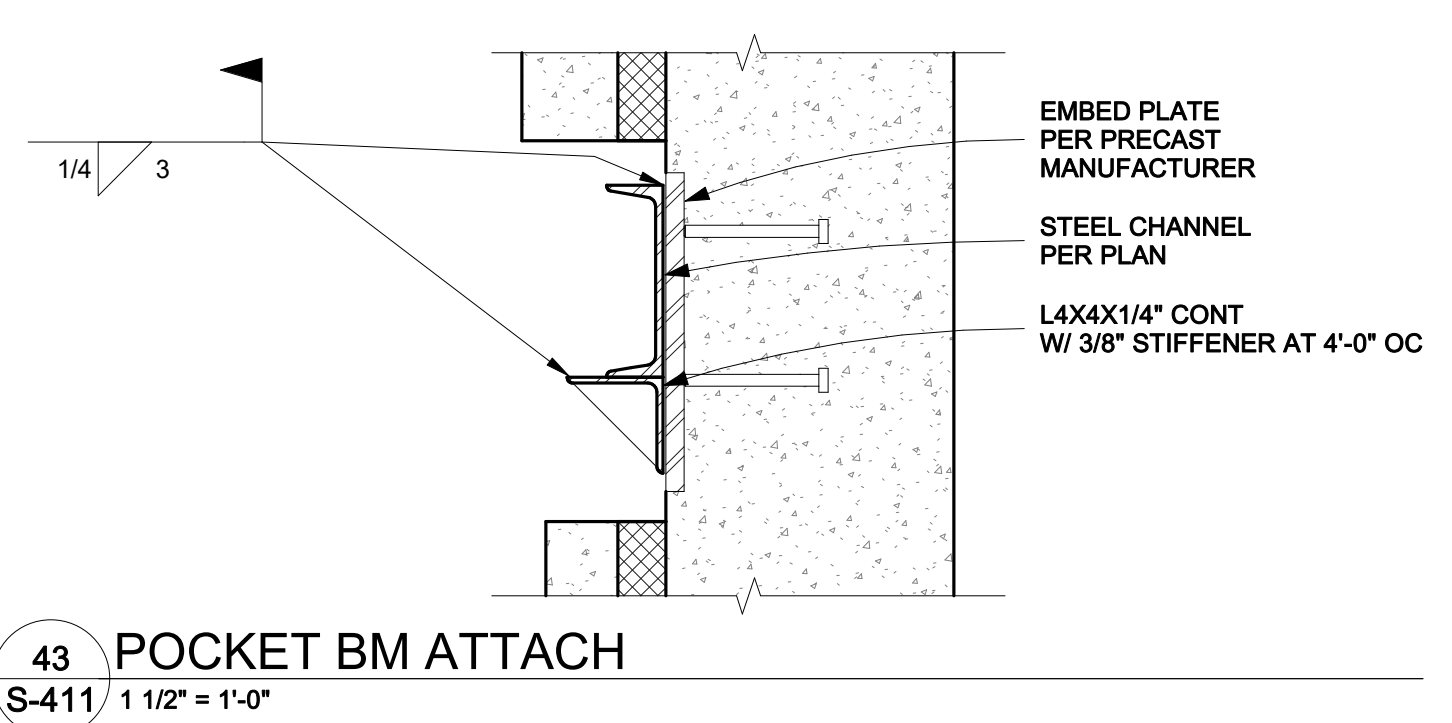
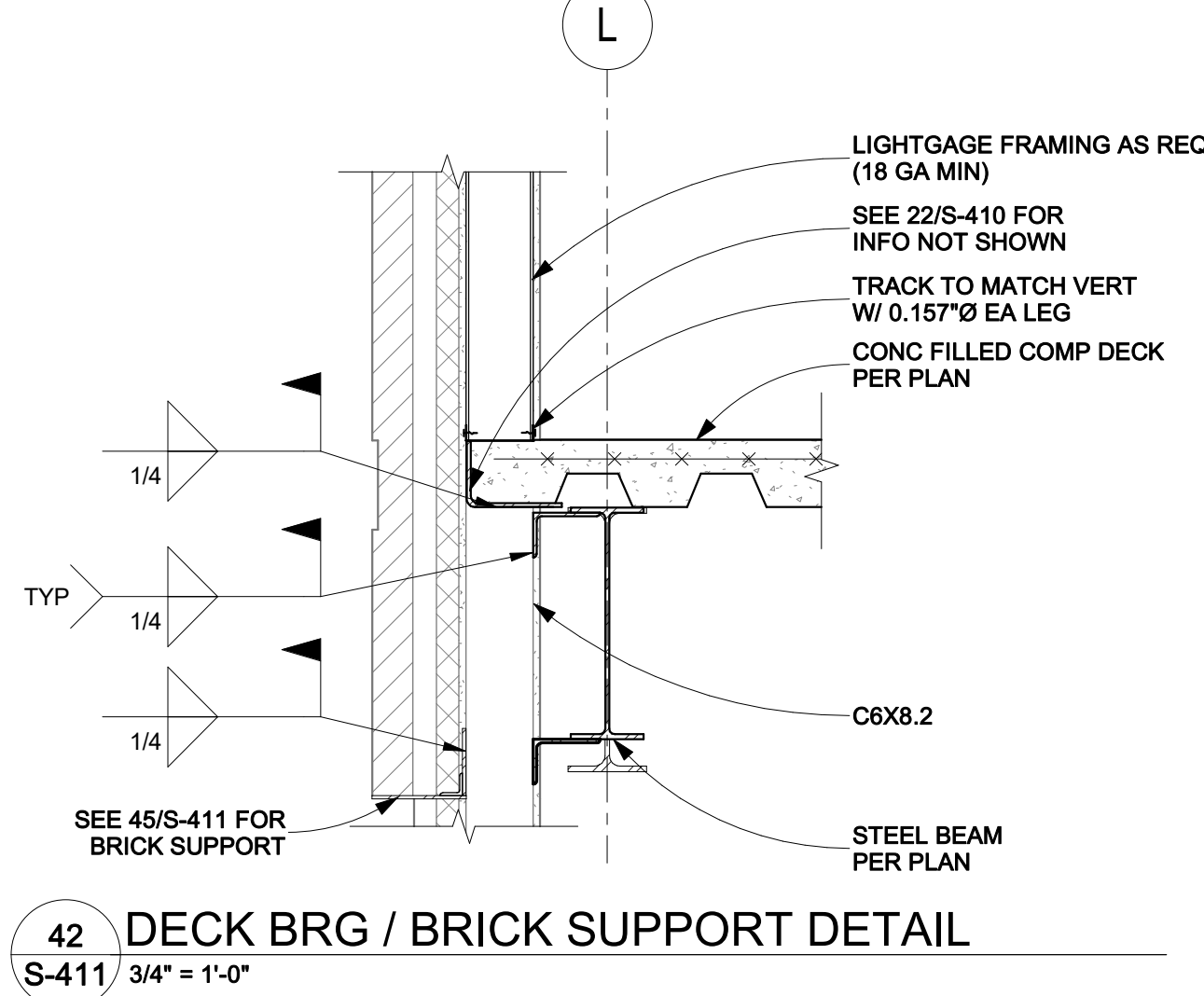
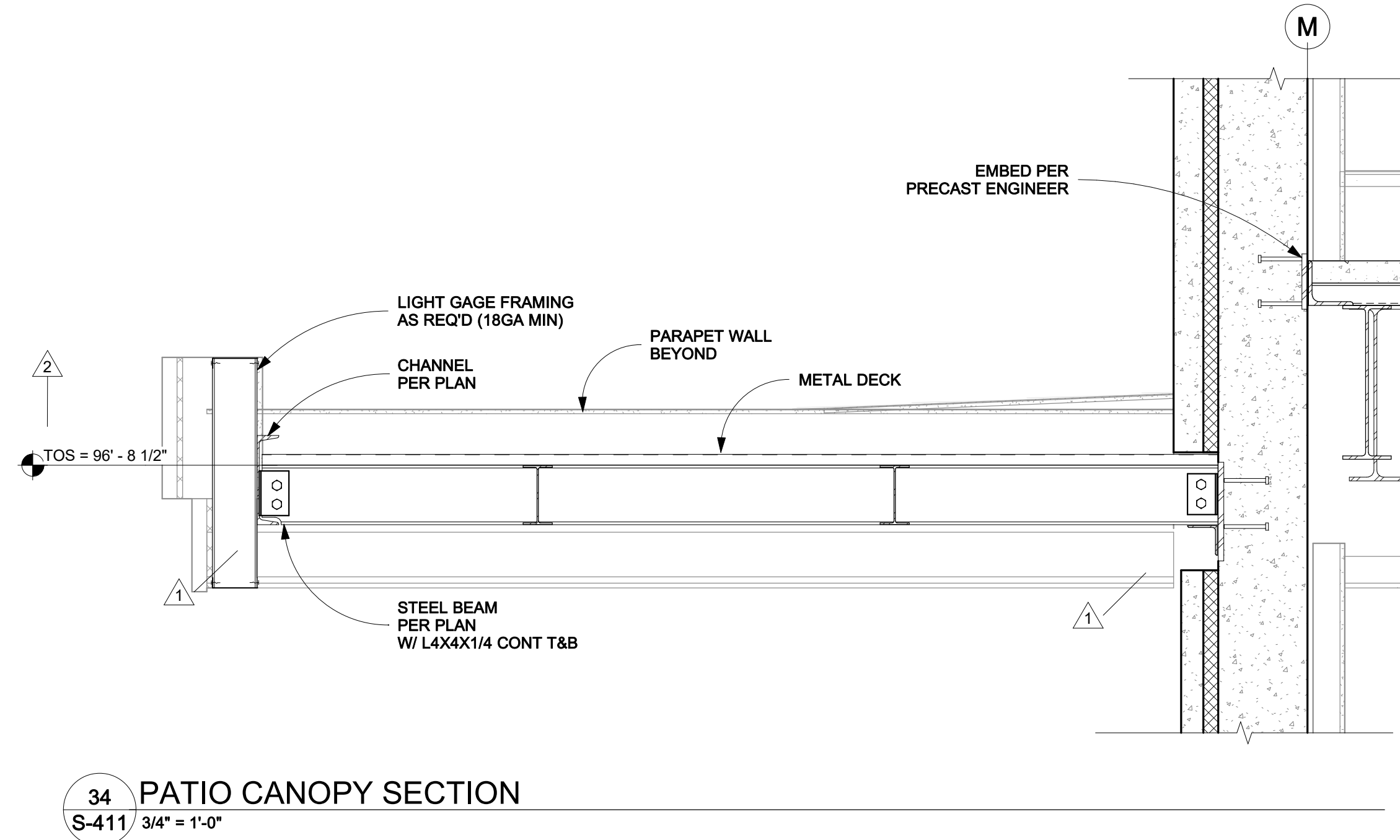
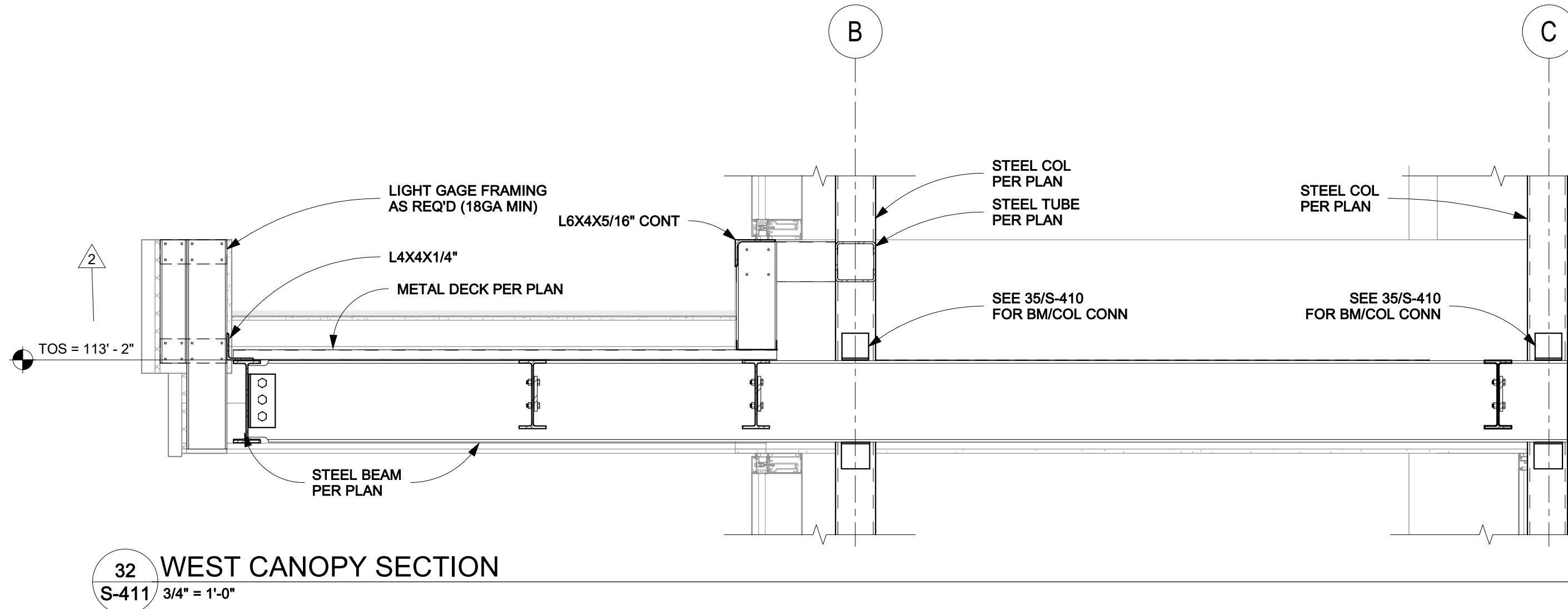
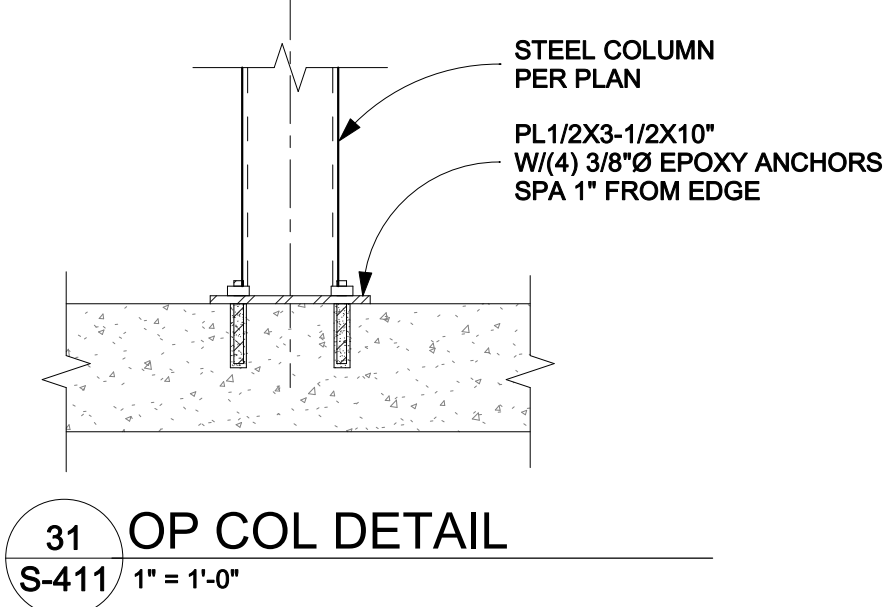
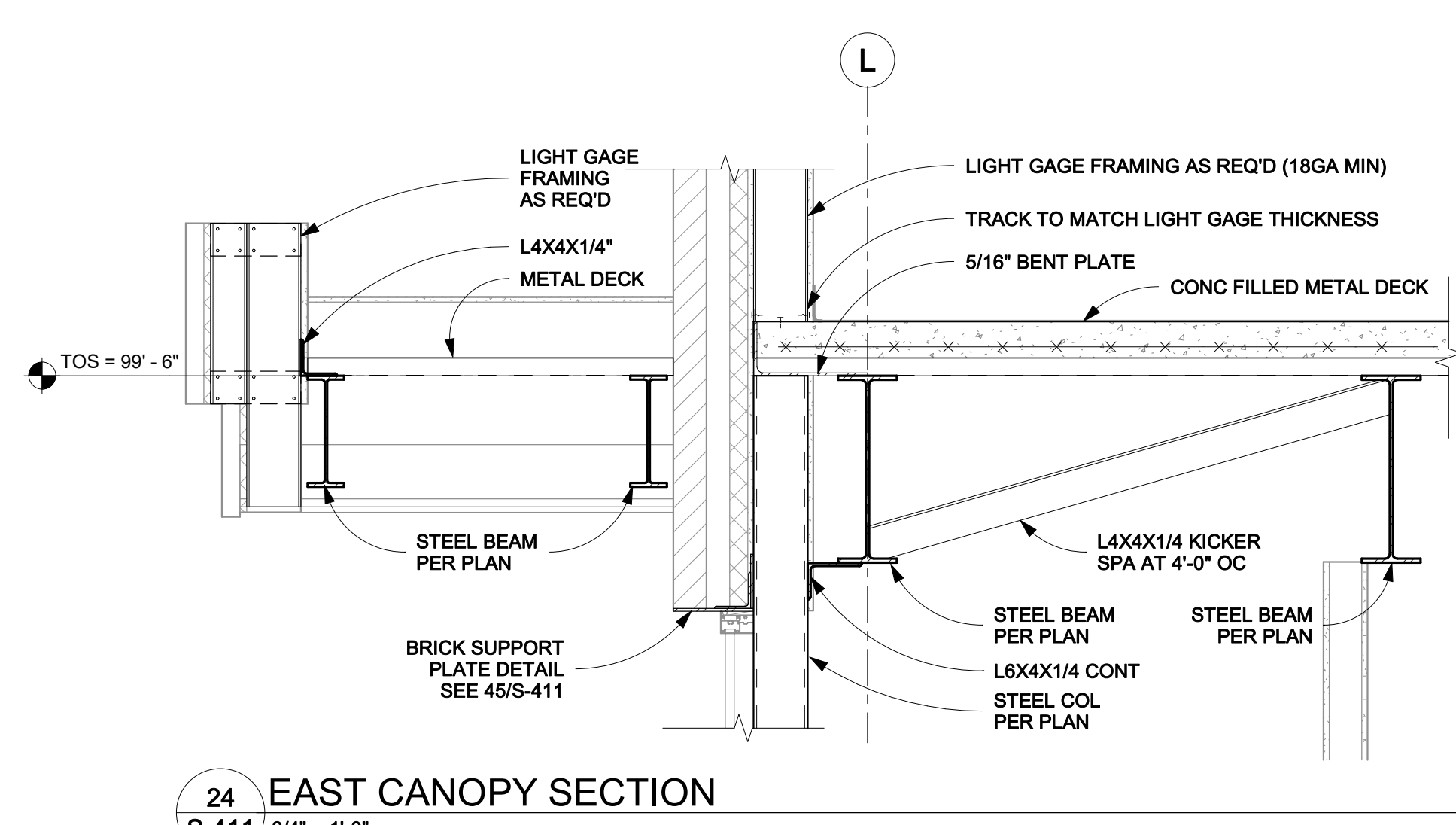
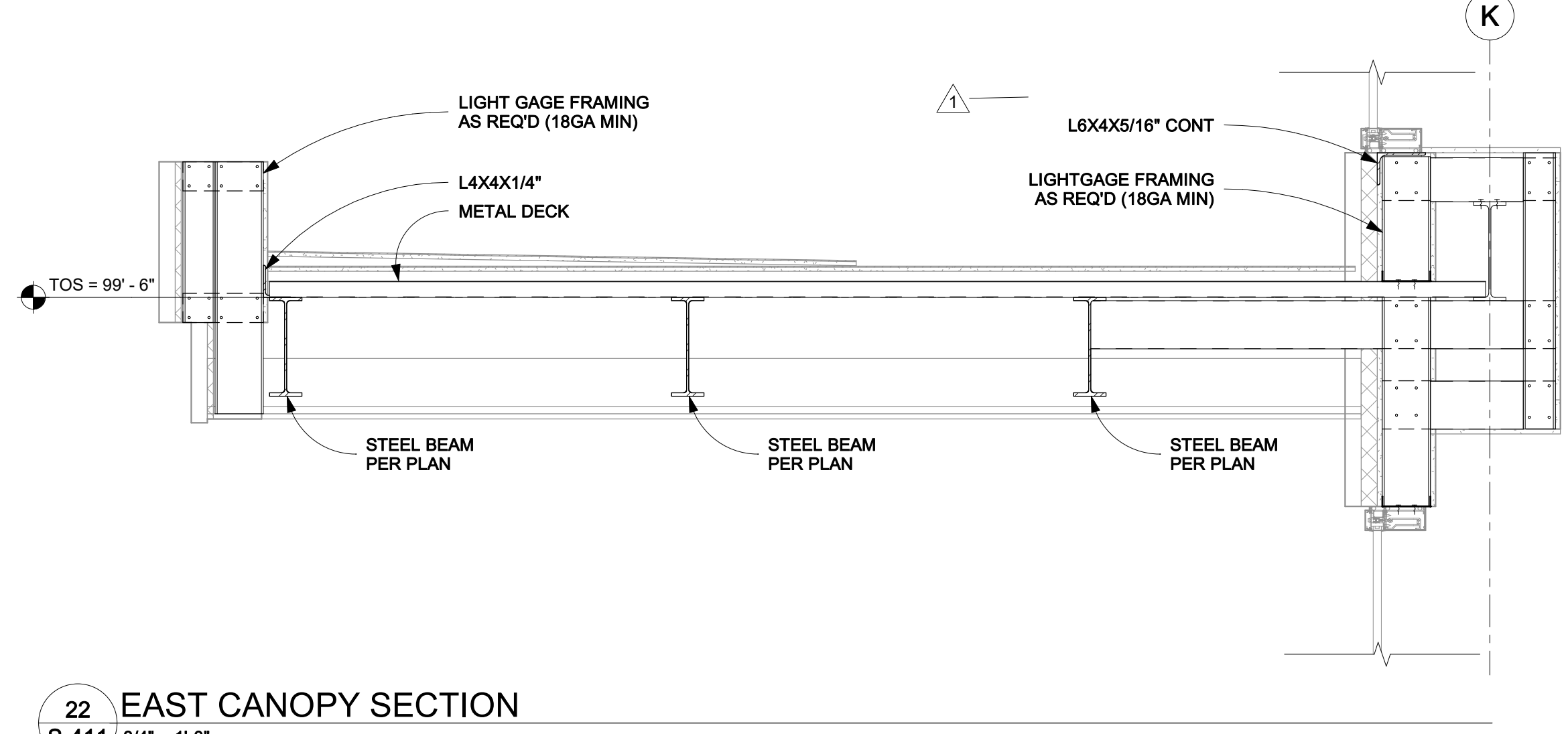
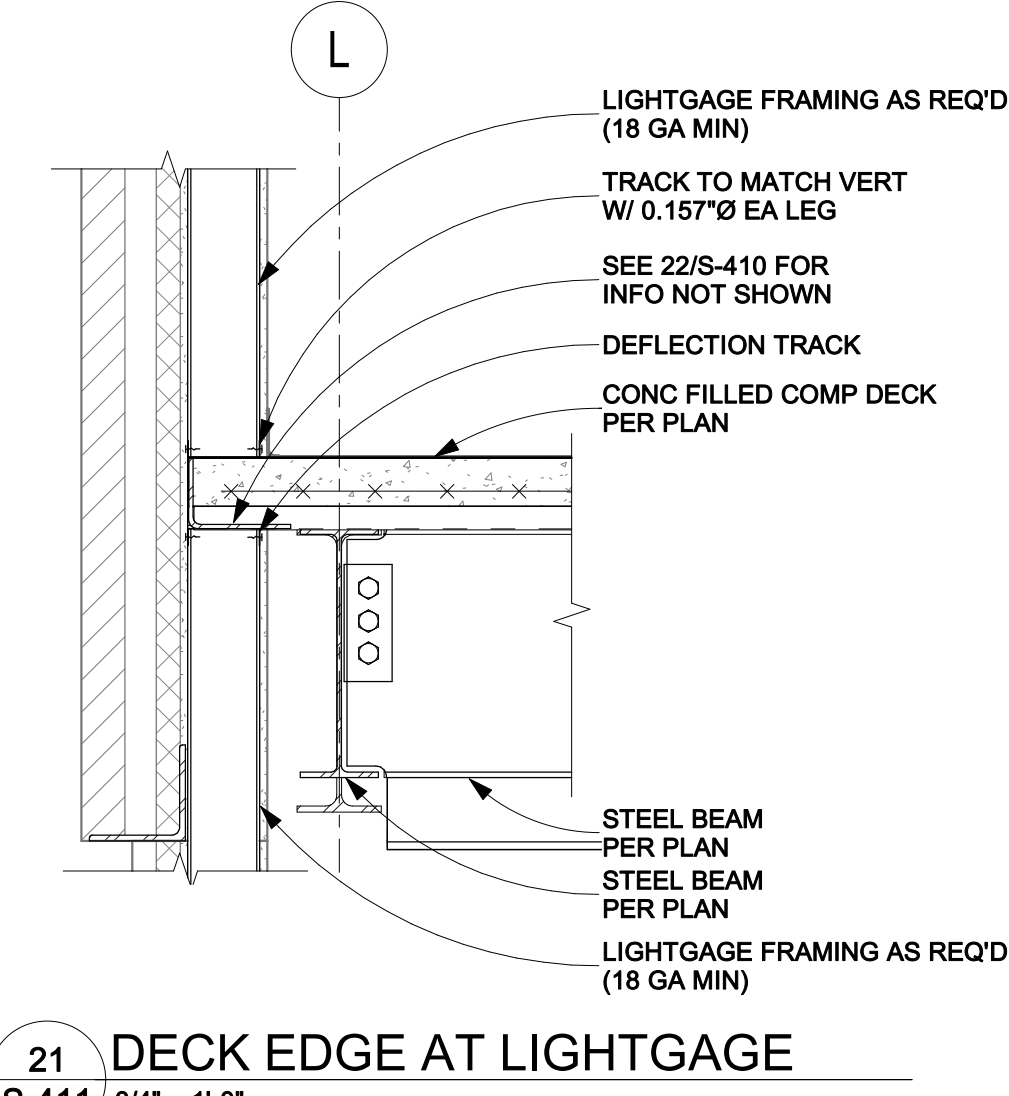
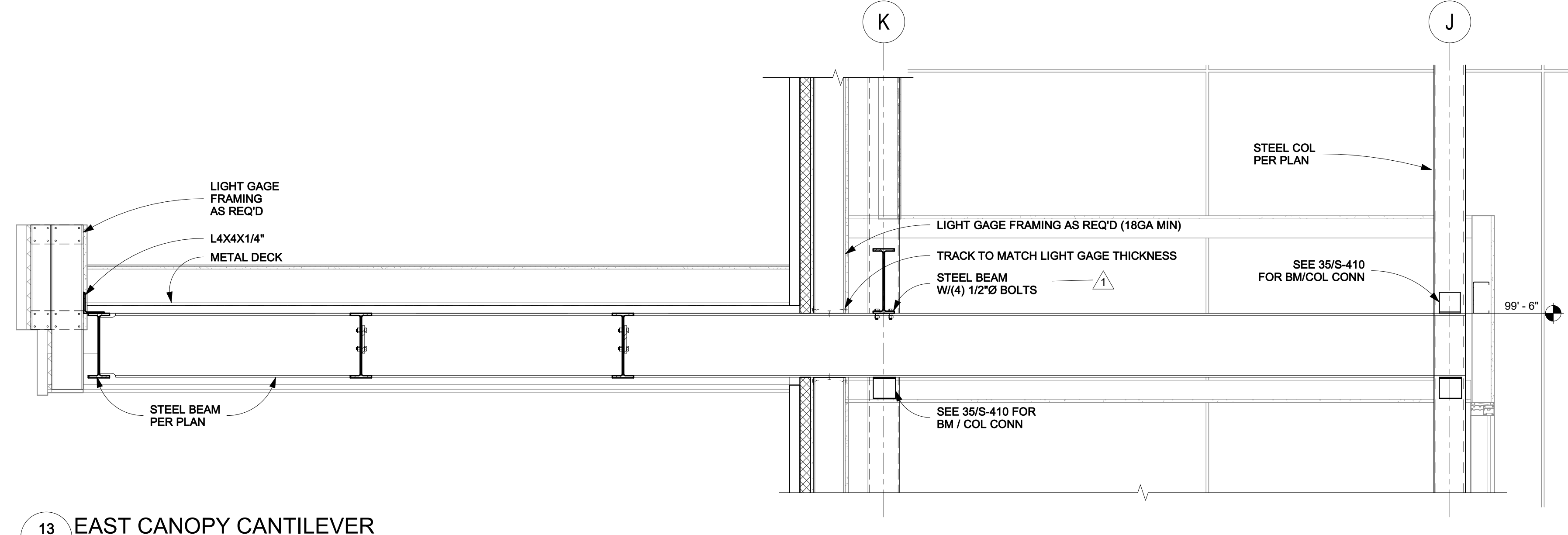
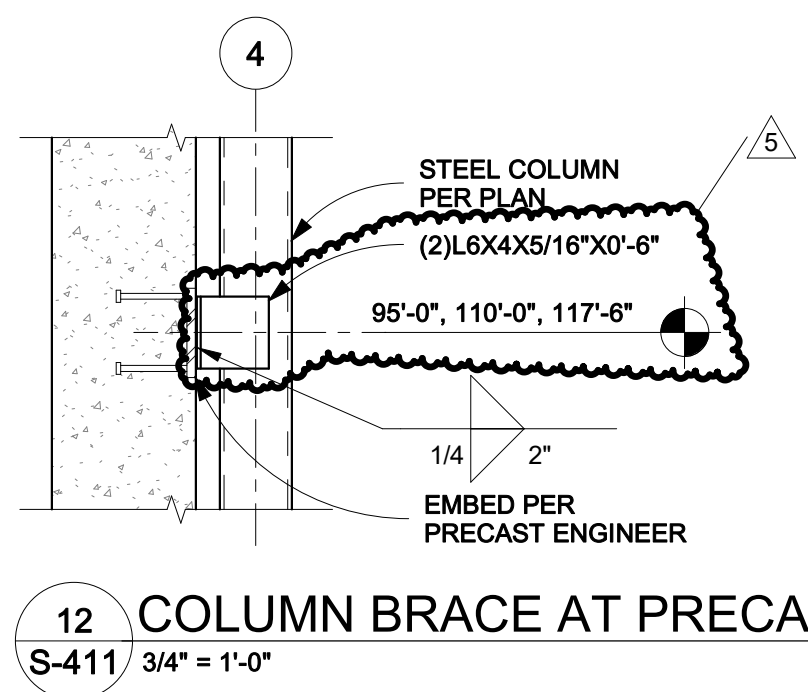
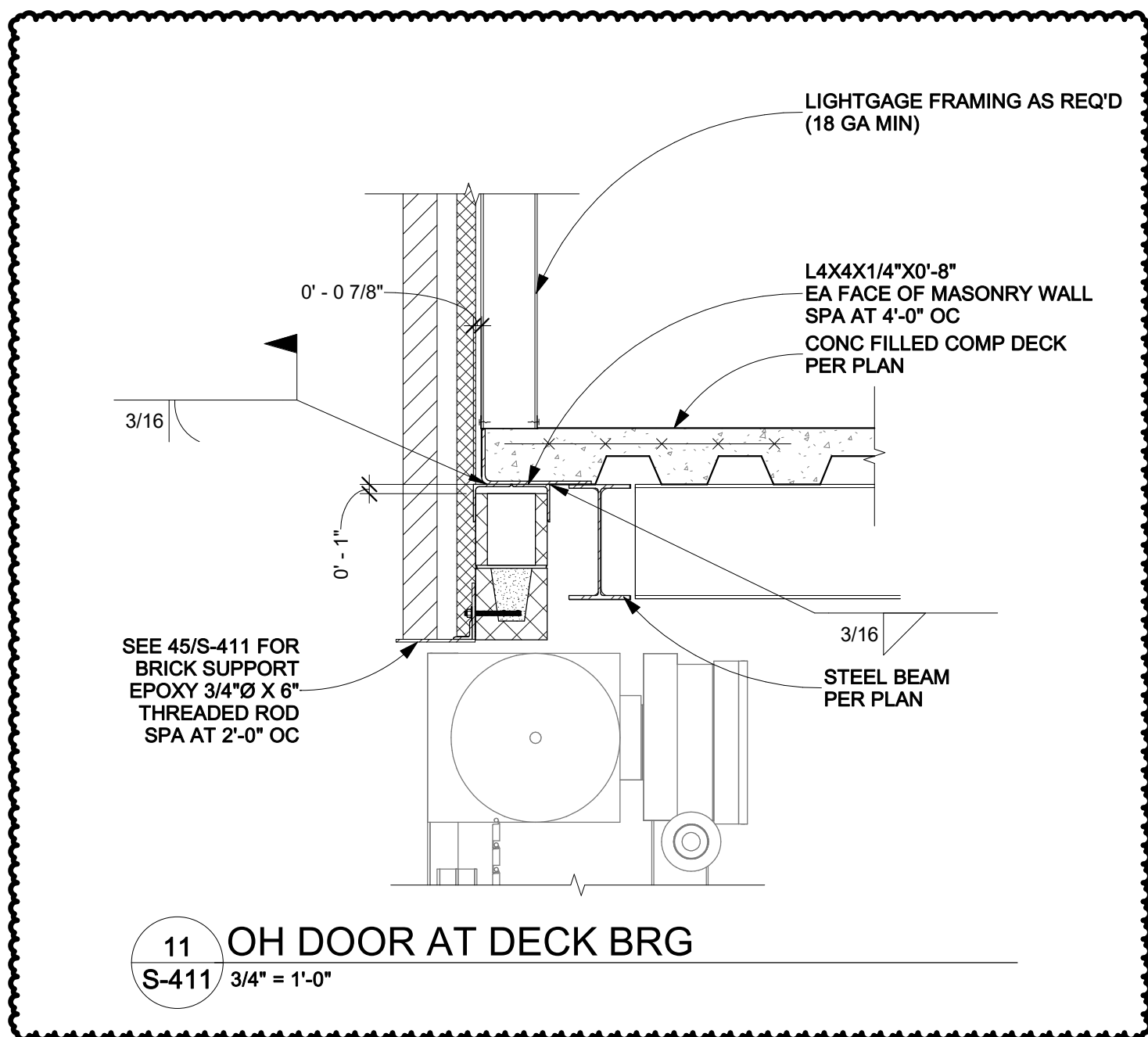
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2	ADDENDUM #2	10/30/24
5	ASI #1	12/11/24



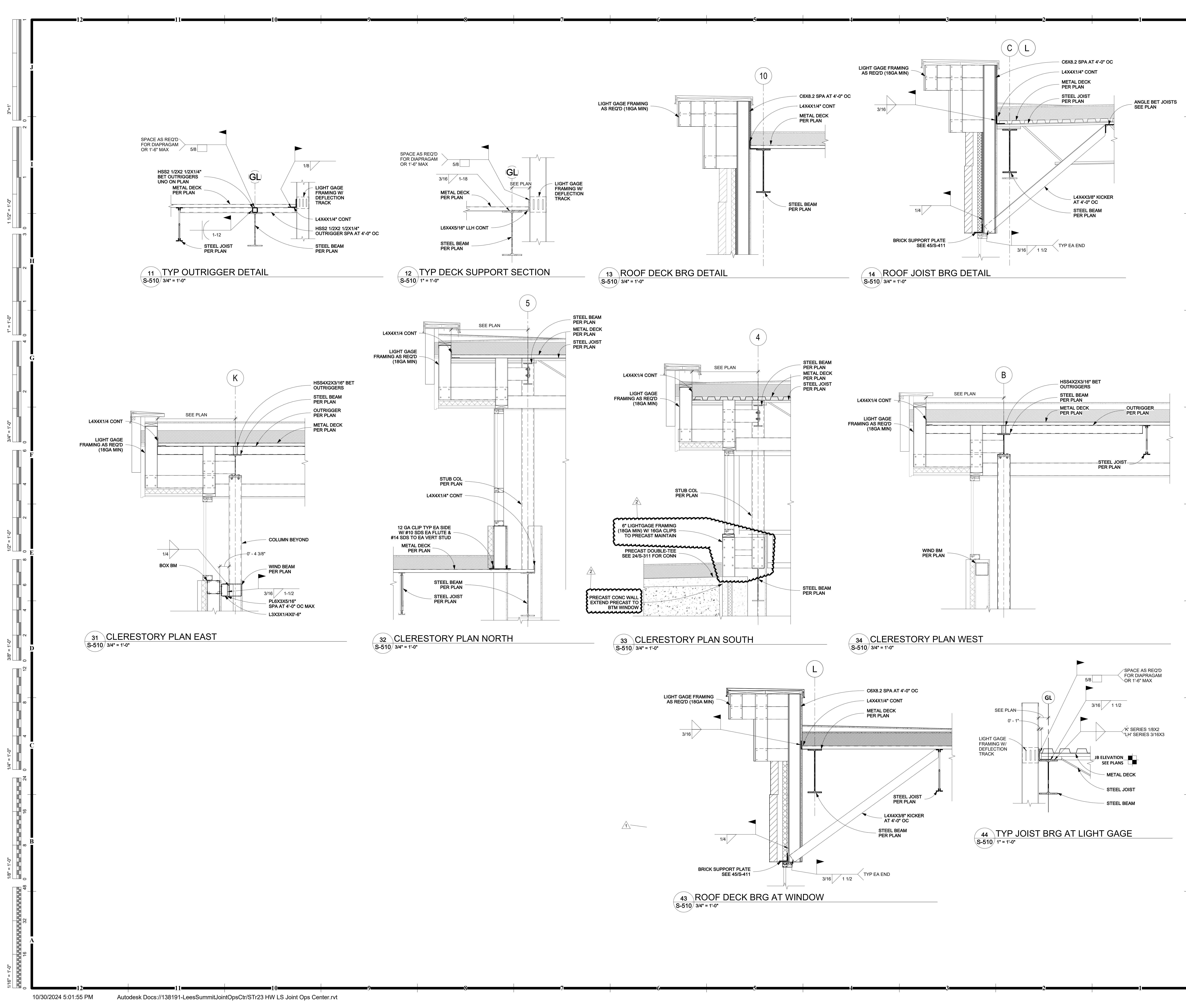
PROFESSIONAL SEAL

**S-411**  
ISSUE DATE: AUGUST 29, 2024  
HOEFER WELKER #: 138161

FLOOR FRAMING DETAILS









LEE'S SUMMIT JOINT OPERATIONS  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

PACKAGE 2:  
CONSTRUCTION SET

REVISION DATES:



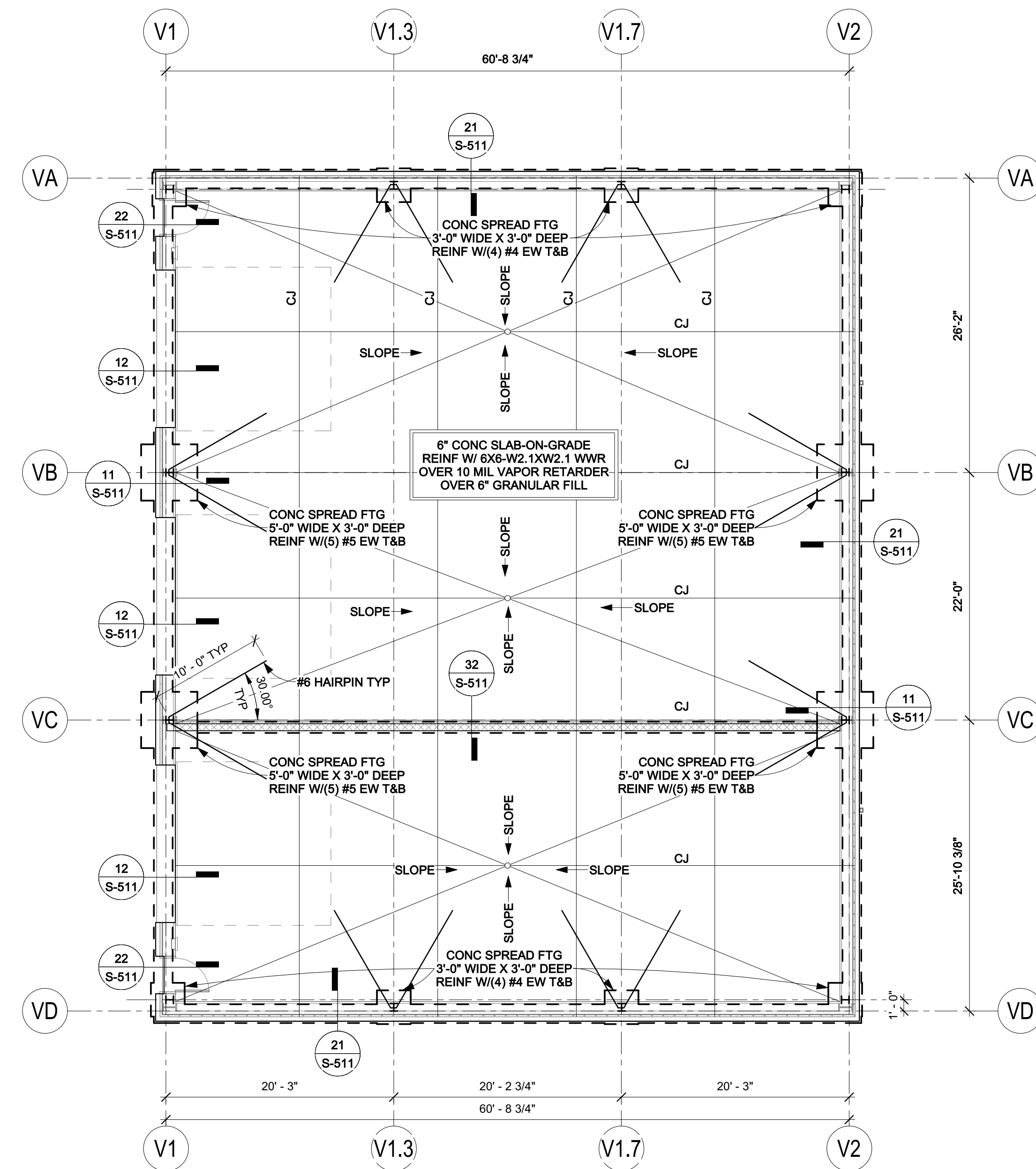
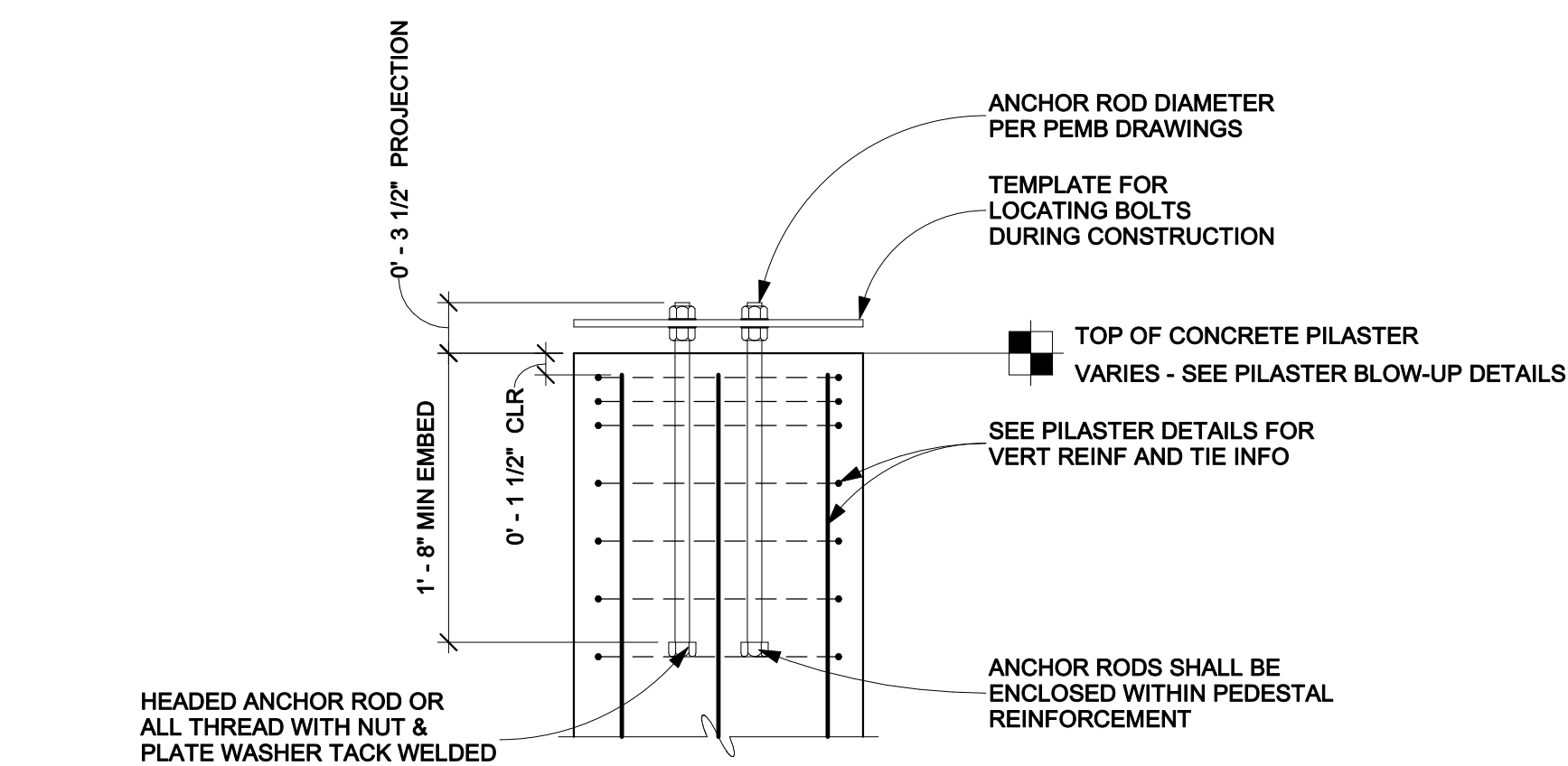
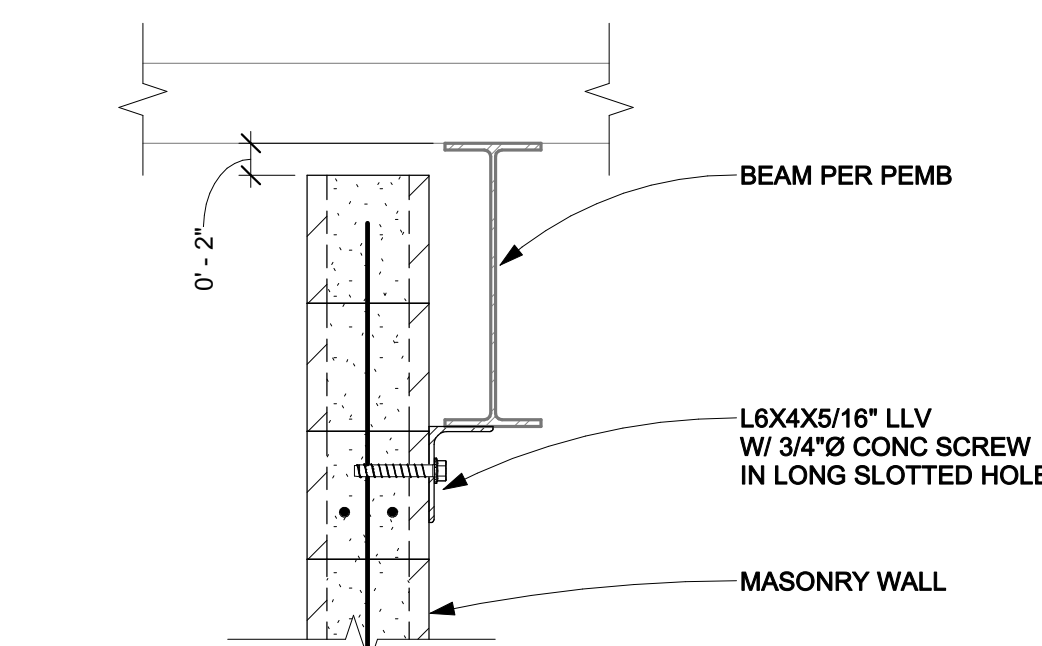
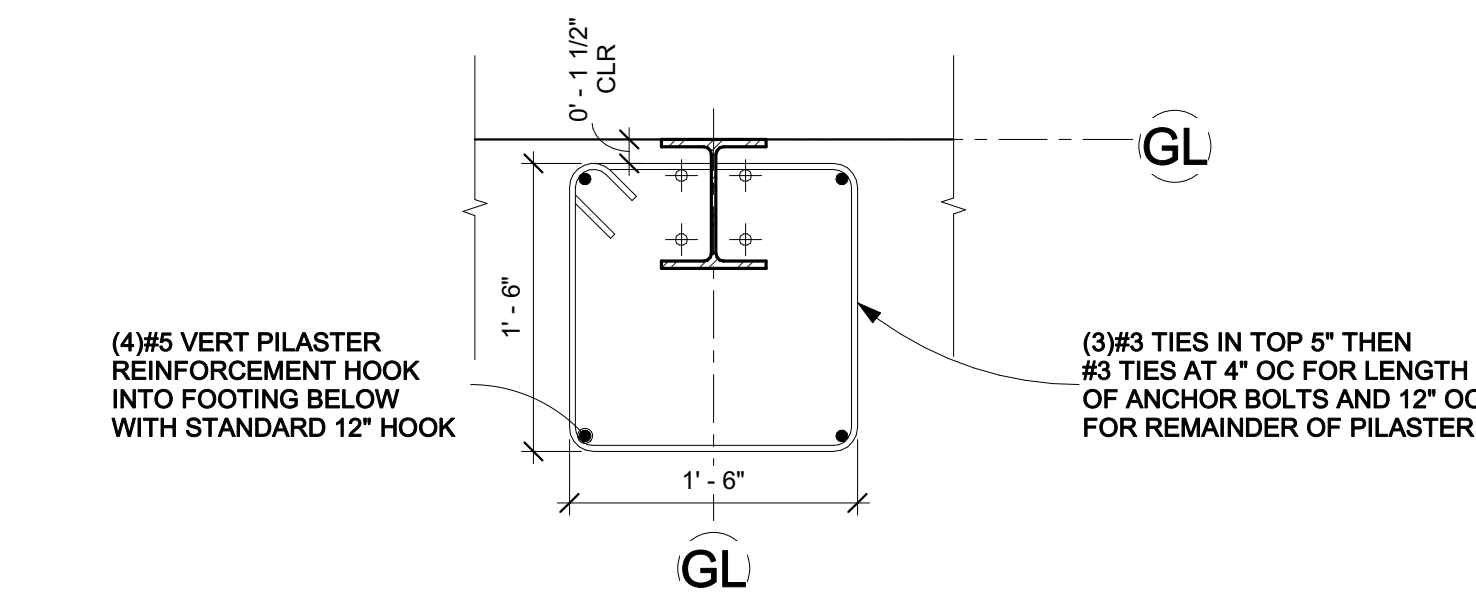
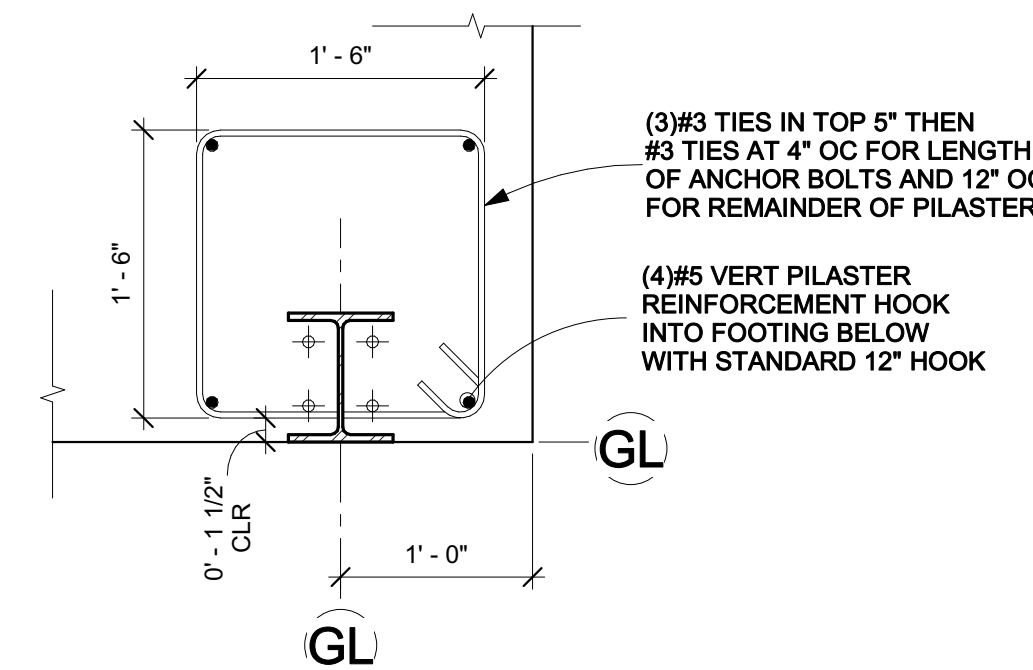
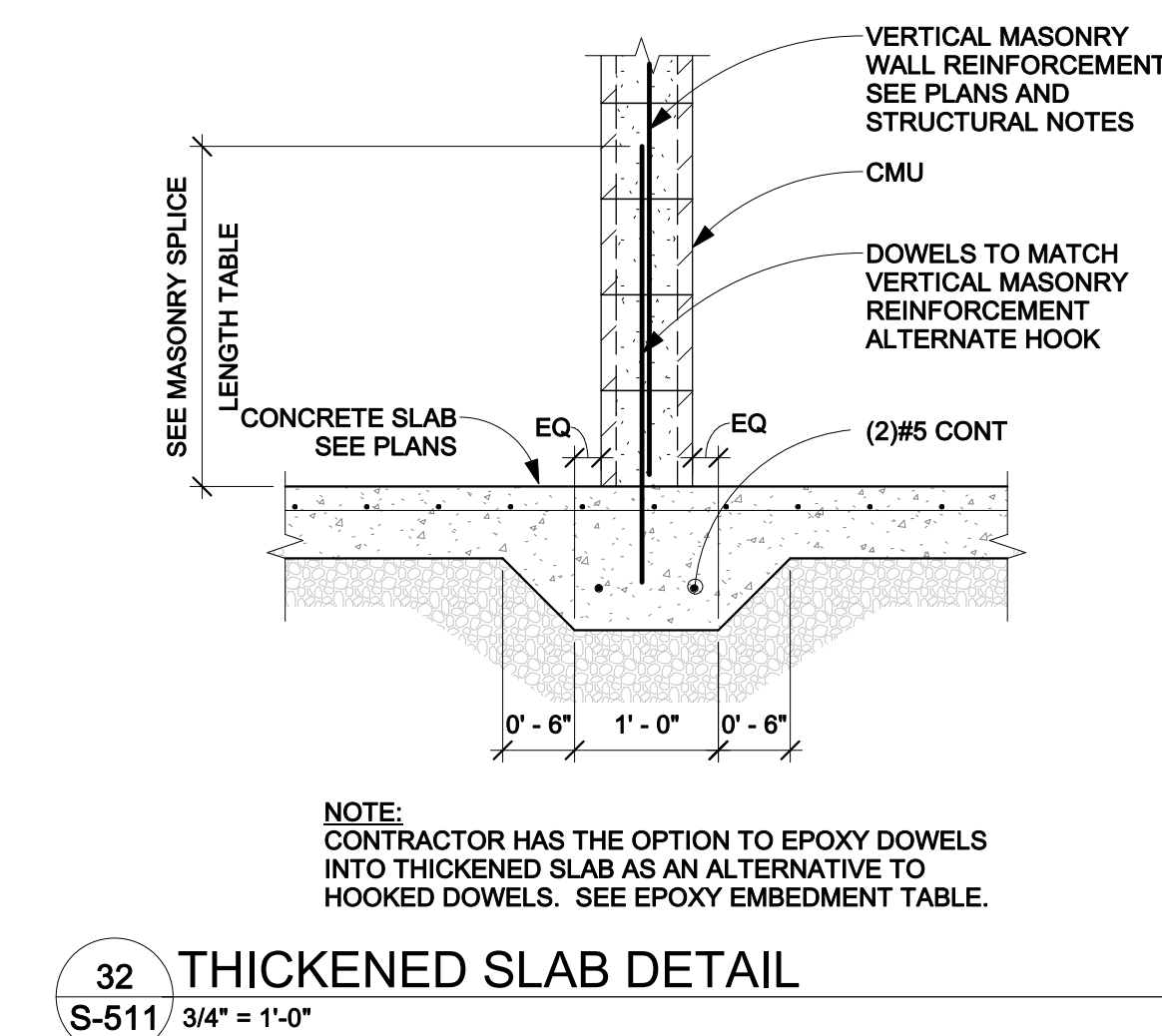
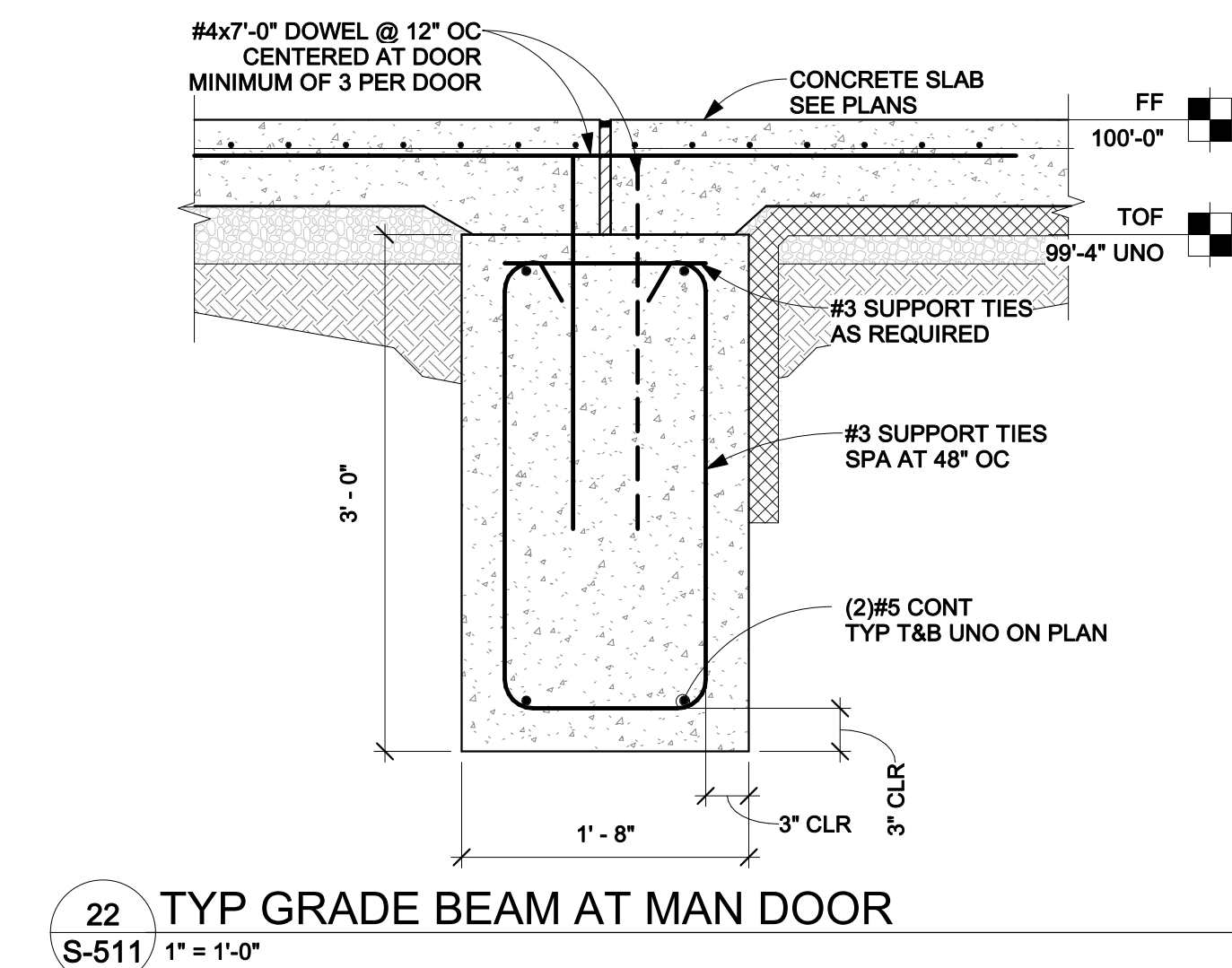
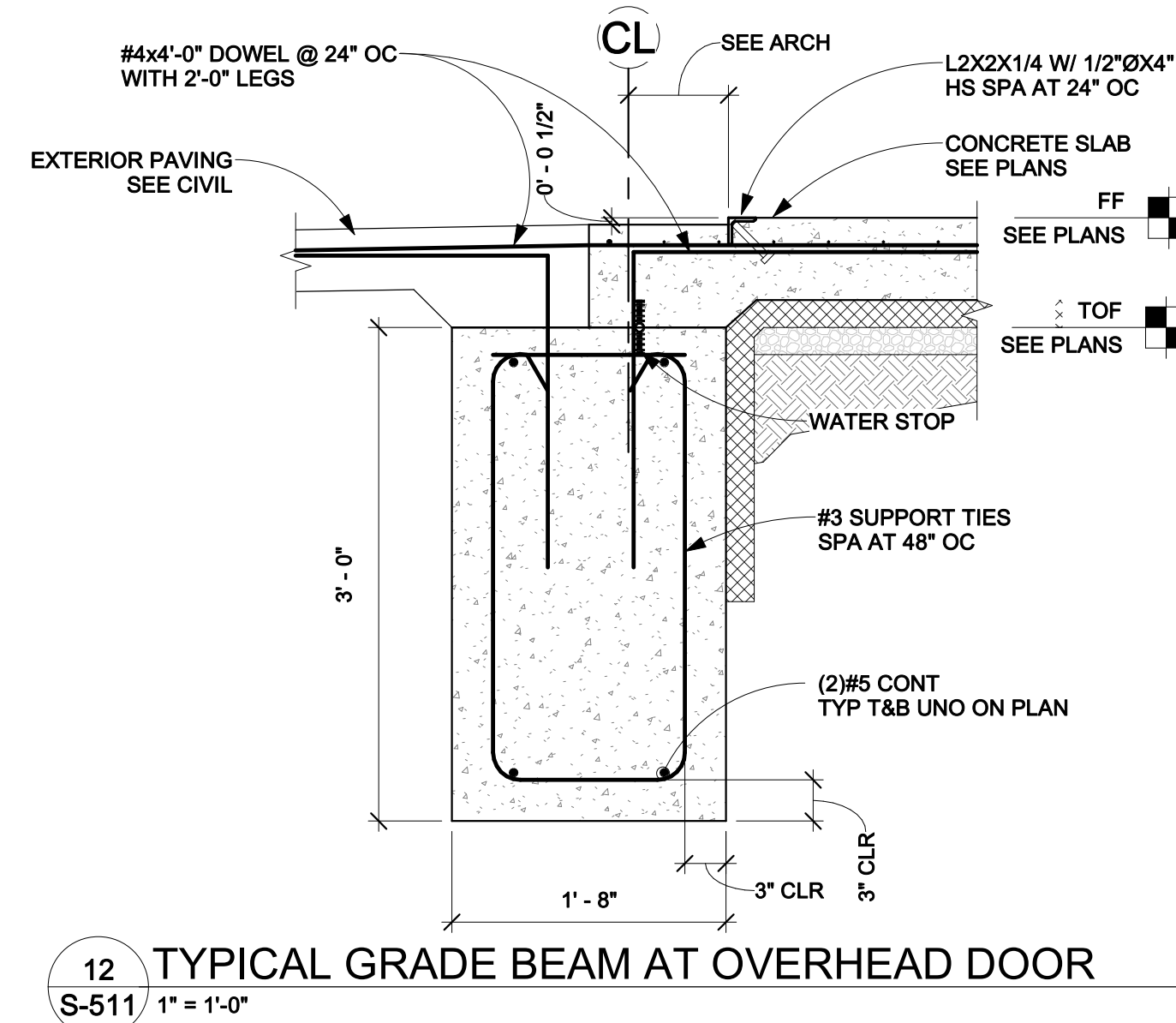
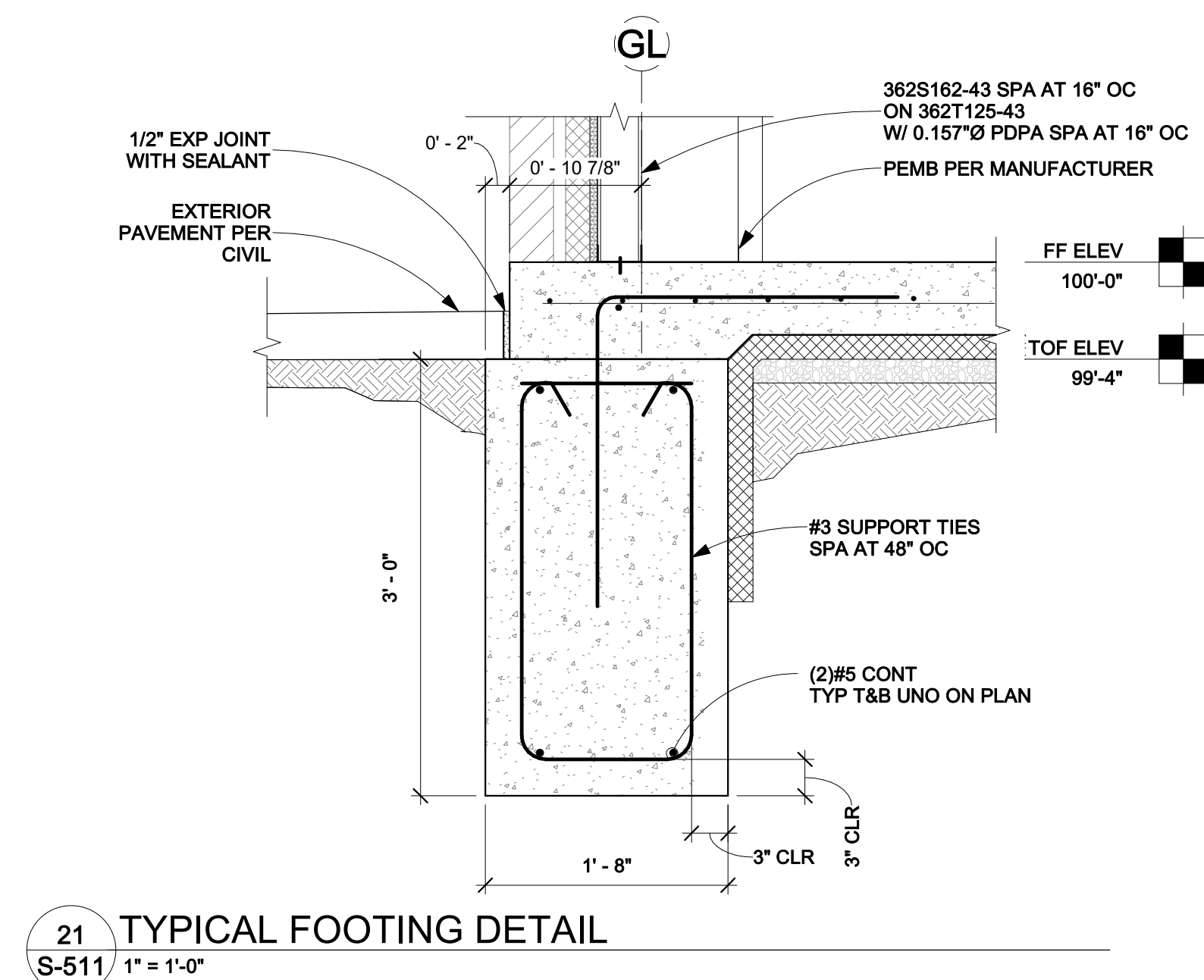
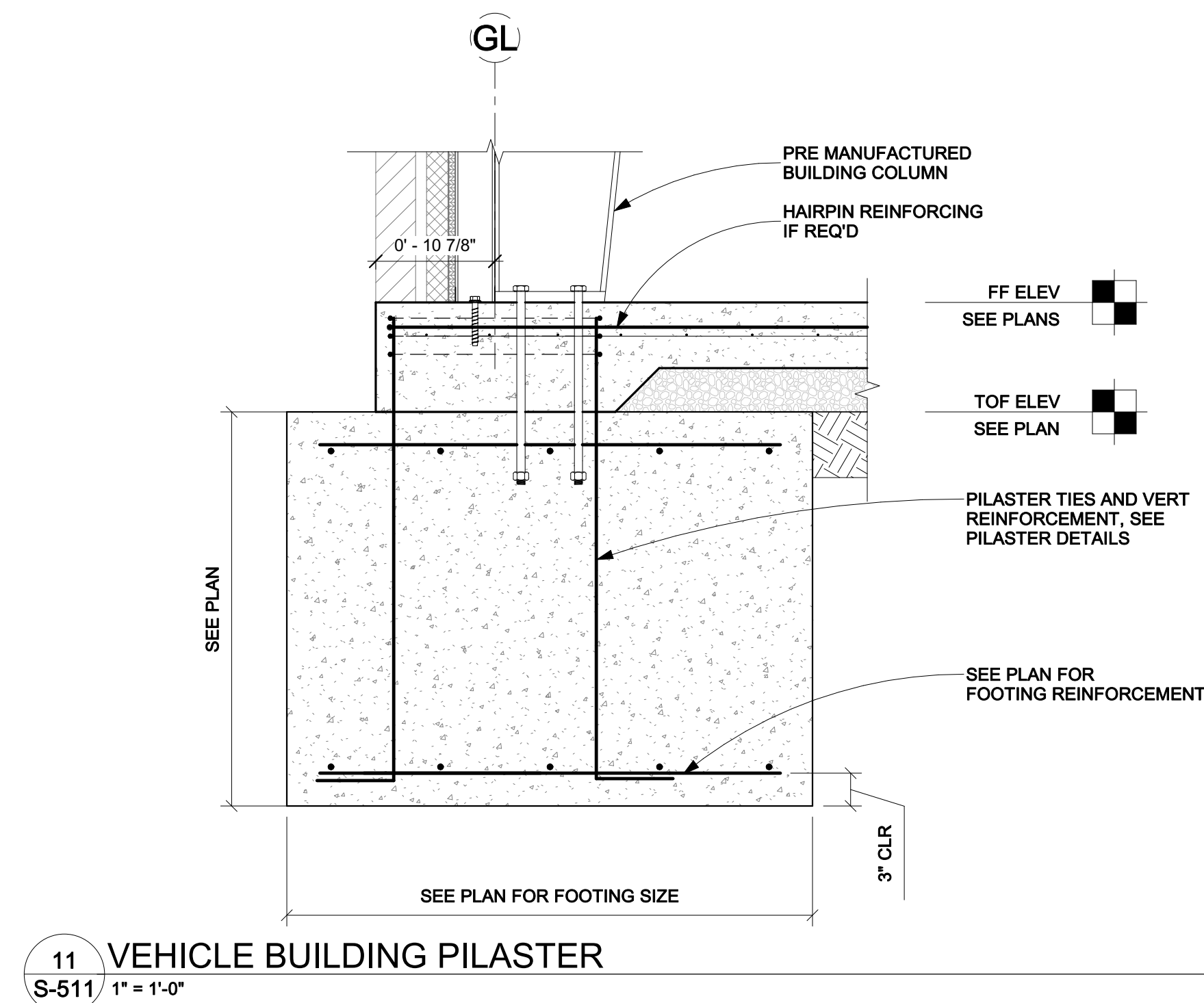
PROFESSIONAL SEAL

S-511

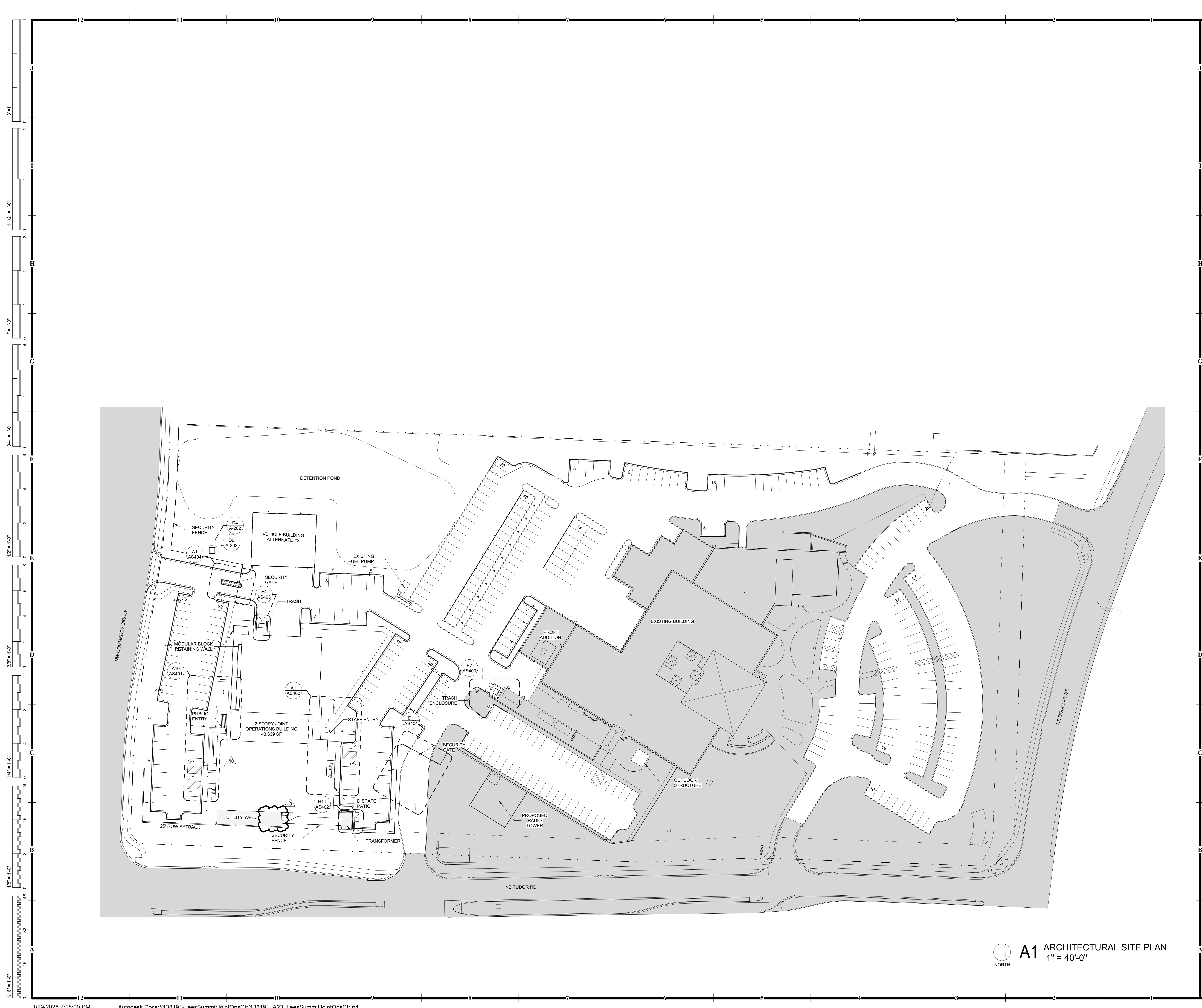
ISSUE DATE: AUGUST 29, 2024

HOEFER WELKER #: 138161

## VEHICLE BUILDING PLAN AND DETAILS







- GENERAL NOTES - ARCHITECTURAL SITE:
1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
  2. ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024.67'.
  3. ALL SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE.
  4. ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT.
  5. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER, AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

SITE LEGEND

AREA NOT IN SCOPE

PROPERTY LINE



A1 ARCHITECTURAL SITE PLAN  
1" = 40'-0"

RELEASED FOR  
CONSTRUCTION  
As Noted on Plans Review

HOEFER WELKER

4622 PENNSYLVANIA AVENUE  
SUITE 1400  
KANSAS CITY, MO 64112  
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LEE'S SUMMIT JOINT OPERATIONS FACILITY

2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

PACKAGE 2: CONSTRUCTION SET

REVISION DATES:

9	CCD 001	1/29/2025
10	CCD 002	1/24/2025



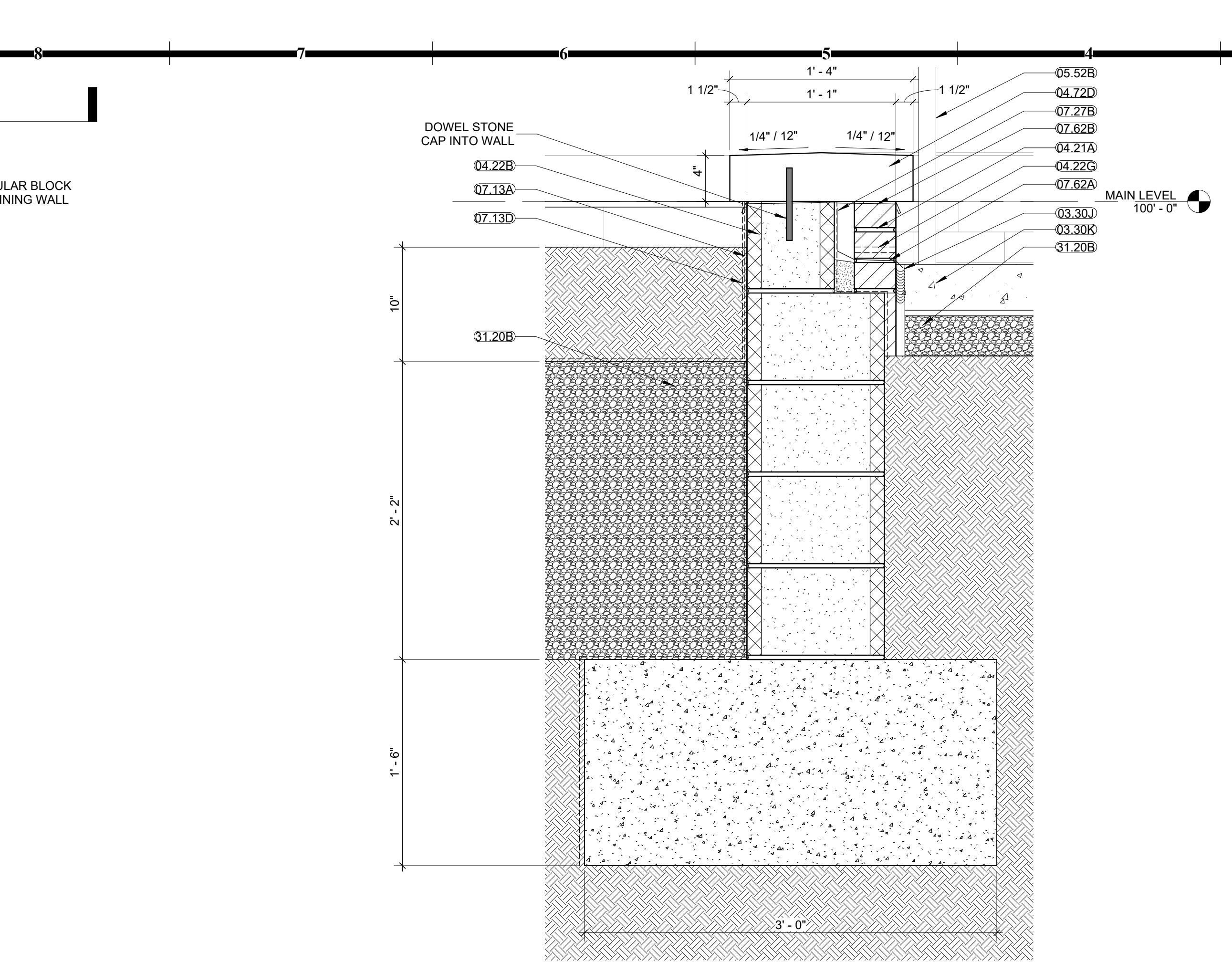
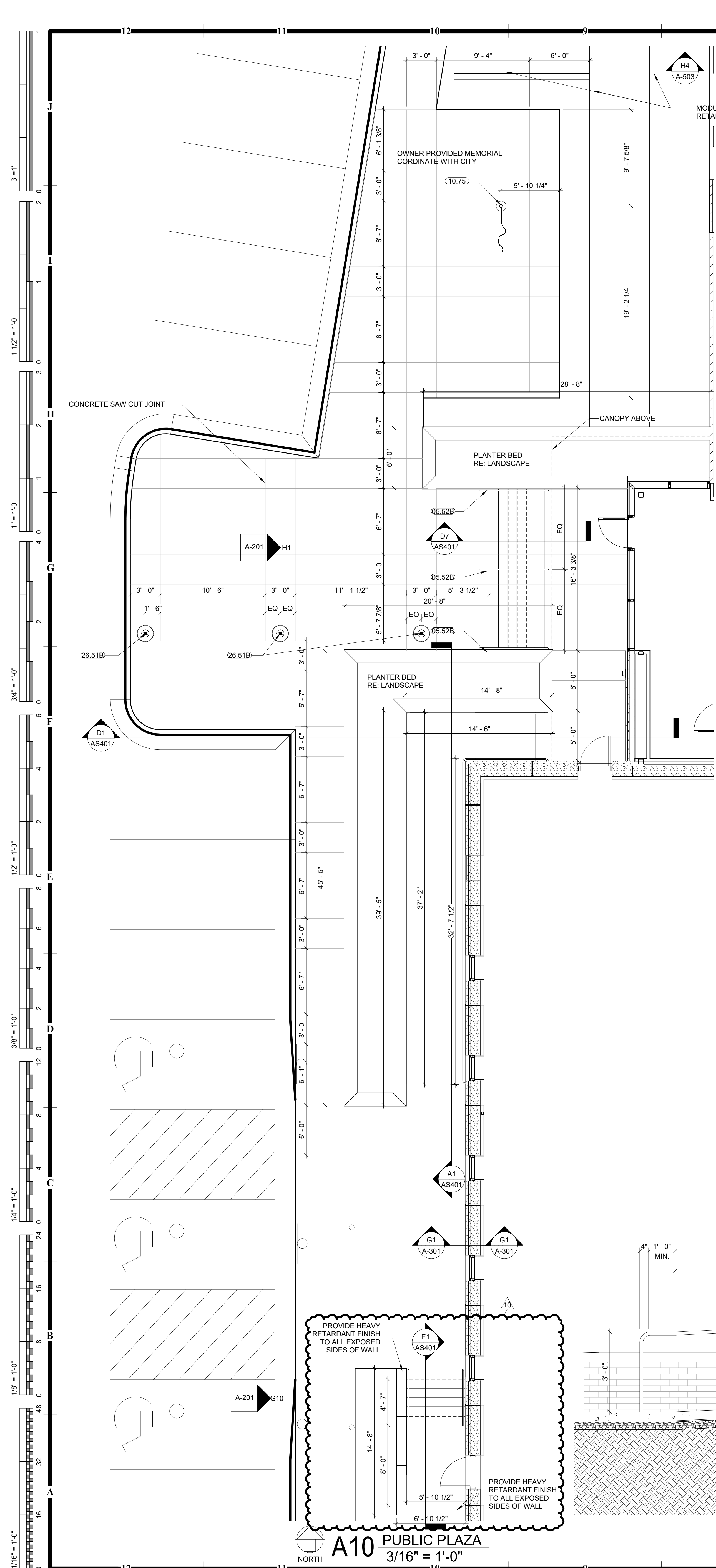
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AS101

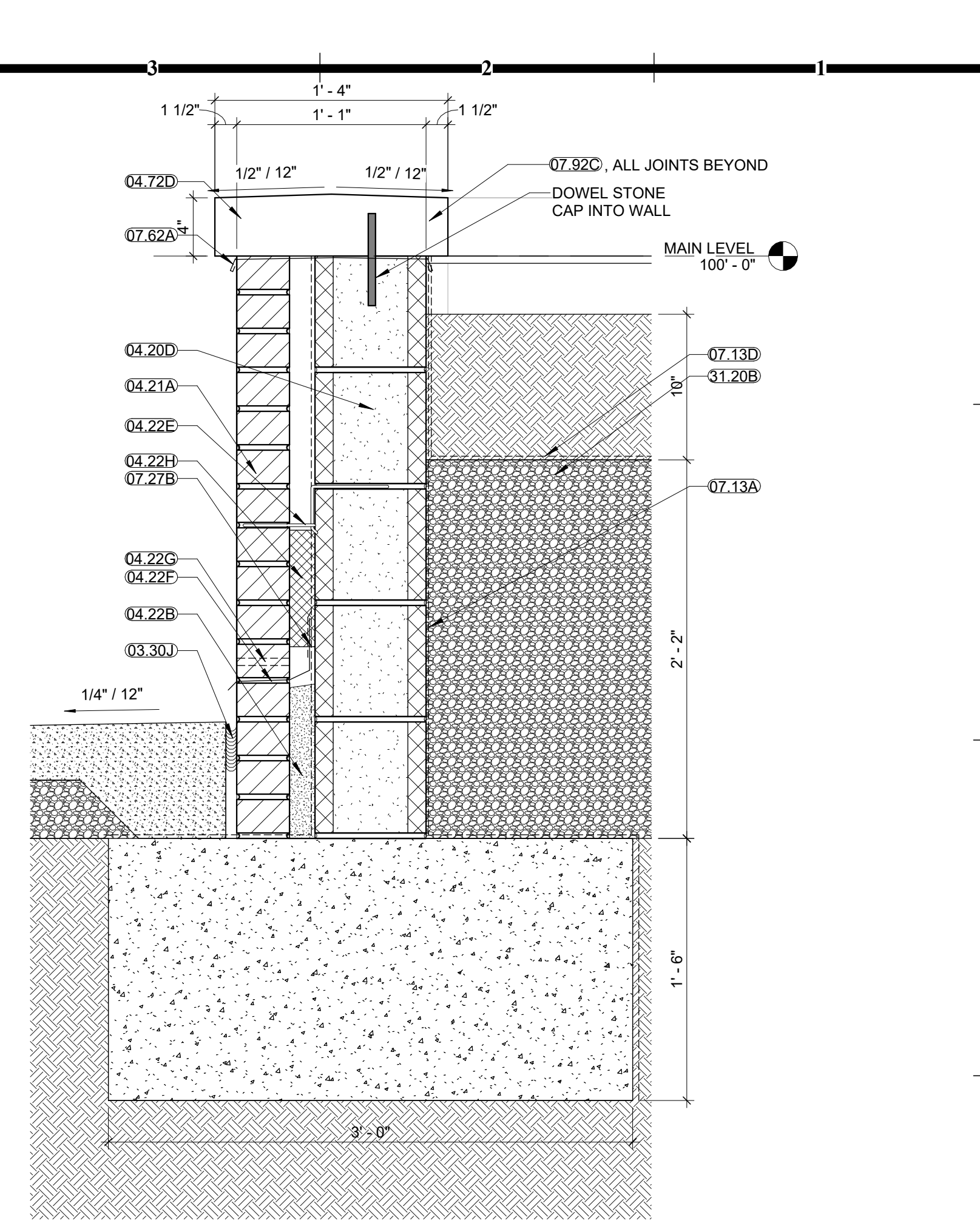
ISSUE DATE: DECEMBER 20, 2024  
HOEFER WELKER #: 138191

SITE PLAN

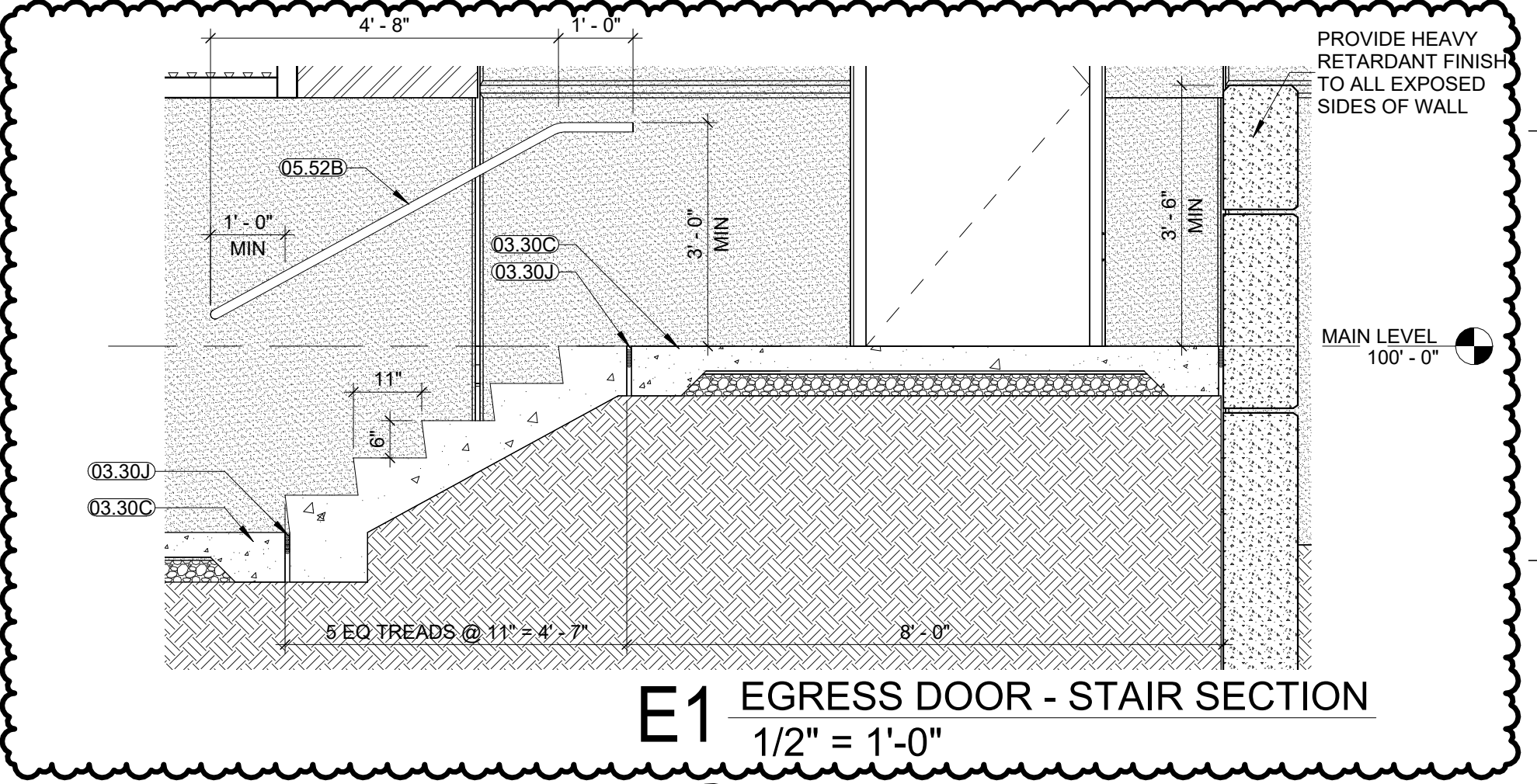




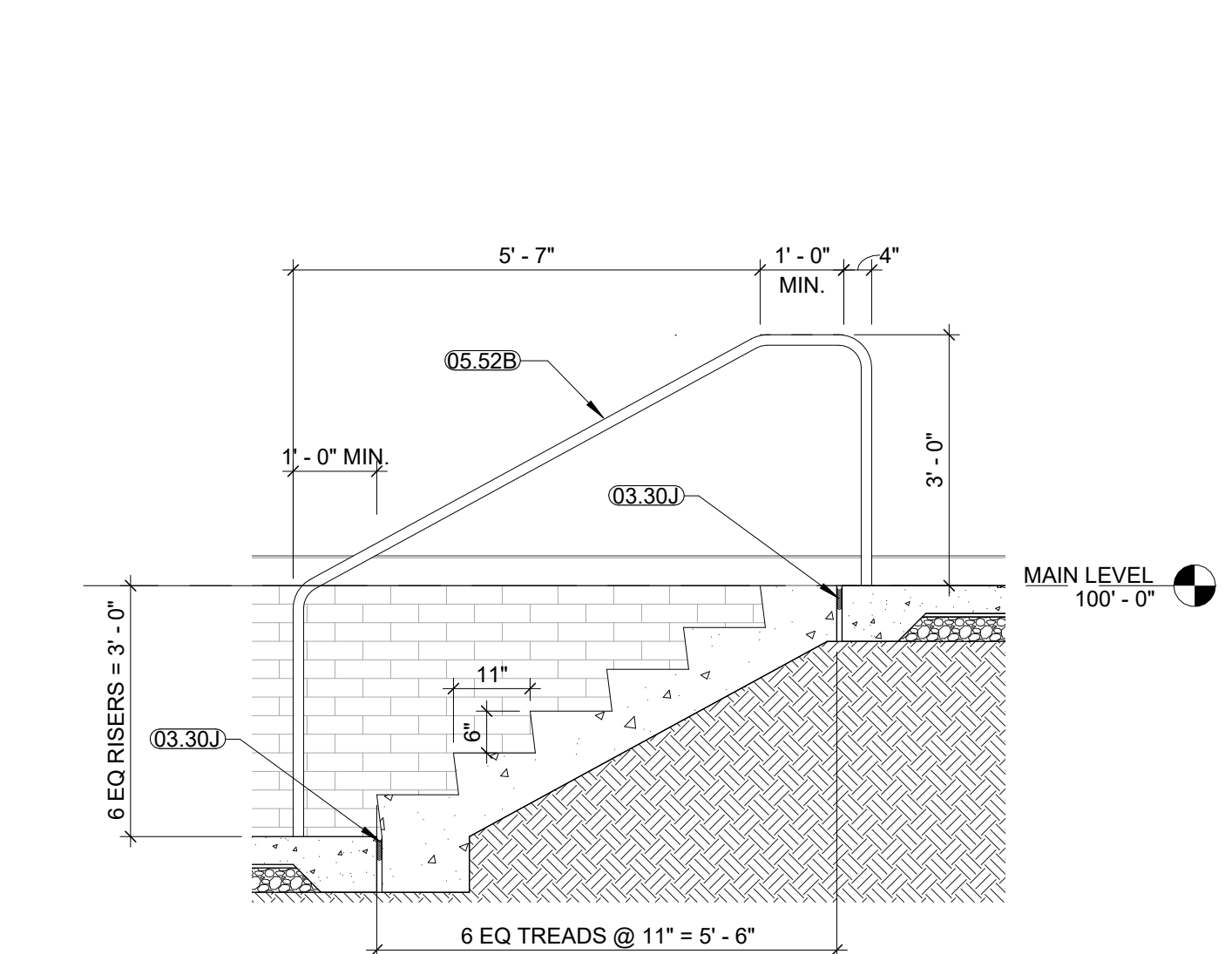
G5 PLANTER SECTION @ RAMP  
1 1/2" = 1'-0"



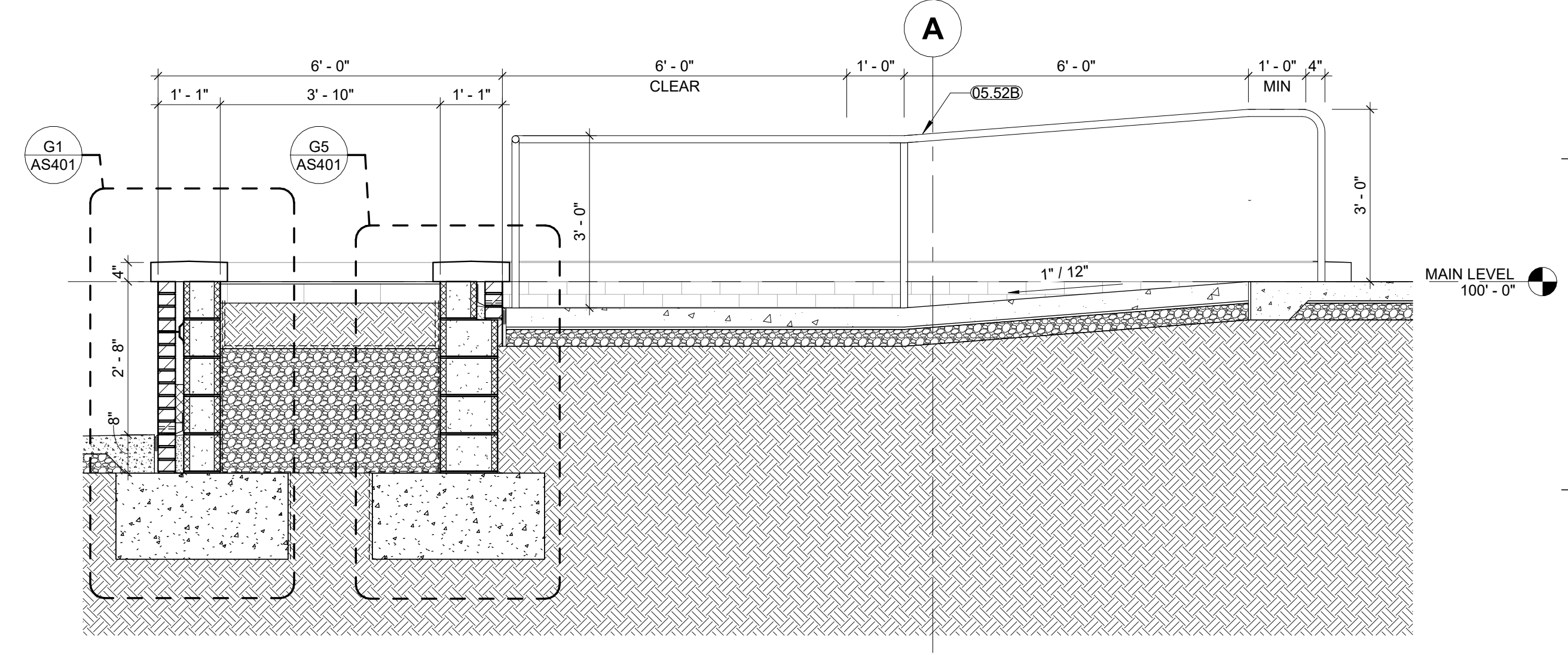
G1 PLANTER SECTION  
1 1/2" = 1'-0"



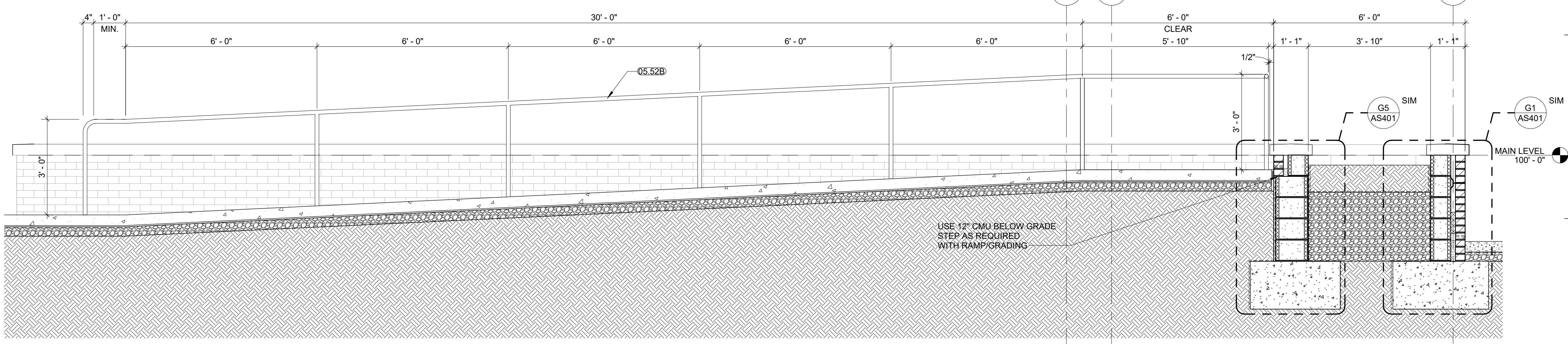
E1 EGRESS DOOR - STAIR SECTION  
1/2" = 1'-0"



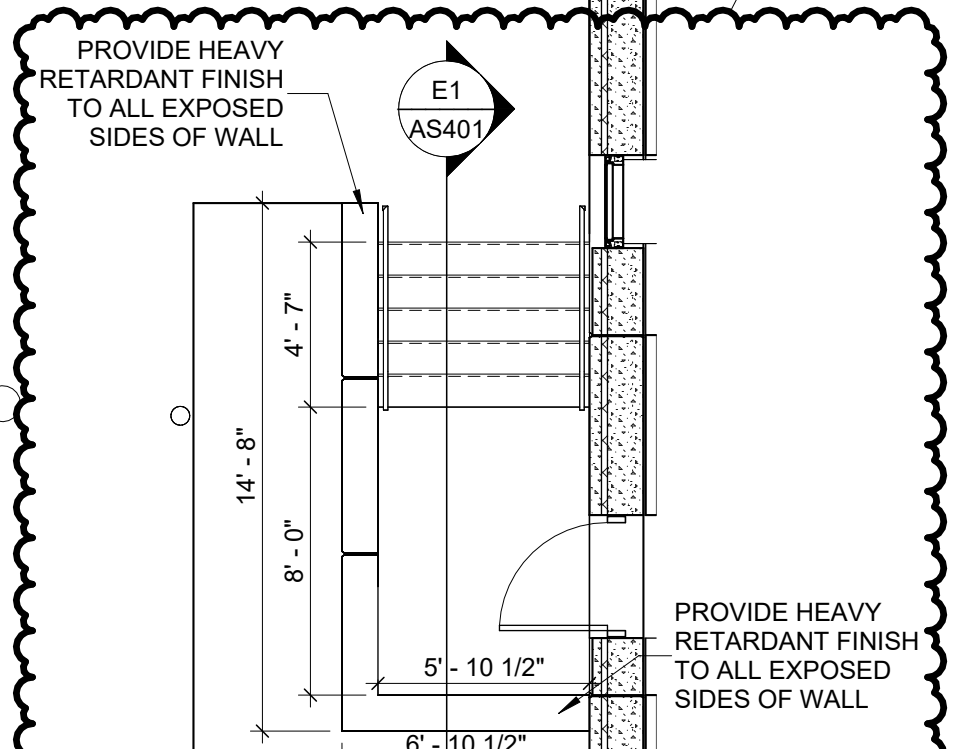
D7 PUBLIC PLAZA - STAIR SECTION  
1/2" = 1'-0"



D1 PUBLIC PLAZA - RAMP SECTION  
1/2" = 1'-0"



A1 PUBLIC PLAZA - RAMP SECTION  
1/2" = 1'-0"



A10 PUBLIC PLAZA  
3/16" = 1'-0"

**GENERAL NOTES - ARCHITECTURAL SITE:**

- RE. SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
- ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024.67'
- ALL SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE.
- ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER, AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

**MATERIAL KEYNOTES**

03.30C	CONCRETE SLAB-ON-GRADE
03.30J	1/2-INCH COMPRESSIBLE JOINT FILLER (HOLD DOWN TOP 1/2-INCH + FILL W/ SEALANT.)
03.30K	UNDER-SLAB VAPOR RETARDER
04.20D	CONCRETE MASONRY UNIT (CMU) - 7 5/8 INCH
04.21A	FACE BRICK
04.22B	GROUT SOLID - MASONRY CELLS
04.22E	TIES AND ANCHORS
04.22F	THROUGH-WALL MEMBRANE FLASHING WITH METAL DRIP EDGE
04.22G	WEEP VENTS @ 24-INCH O.C.
04.22H	CAVITY DRAINAGE MATERIAL (MORTAR NET)
04.72D	CAST STONE WALL CAP
05.52B	STAINLESS STEEL PIPE/ TUBE RAILING
07.13A	SELF-ADHEARING SHEET WATERPROOFING MEMBRANE
07.13D	FILTER FABRIC
07.27B	FLUID-APPLIED MEMBRANE AIR BARRIER
07.62A	PREFINISHED SHEET METAL FLASHING
07.62B	PREFINISHED METAL SILL FLASHING
07.92C	BACKER ROD AND SEALANT
10.75	FLAGPOLE
26.51B	EXTERIOR LIGHT FIXTURE RE: ELECTRICAL
31.20B	GRANULAR FILL

RELEASED FOR CONSTRUCTION  
As Noted on Plans Review  
Development Services Department  
Lee's Summit, Missouri  
02/14/2025

**HOEFER WELKER**  
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LEE'S SUMMIT, MISSOURI 64086

REVISION DATES:  
10 CCD 002 1/24/2025

PROFESSIONAL SEAL  
**AS401**  
ISSUE DATE: DECEMBER 20, 2024  
HOEFER WELKER # 138191

SITE DETAILS

PACKAGE 2: CONSTRUCTION SET

STATE OF MISSOURI  
CHRISTOPHER KRUMREI  
A-201601123  
17413  
ARCHITECT

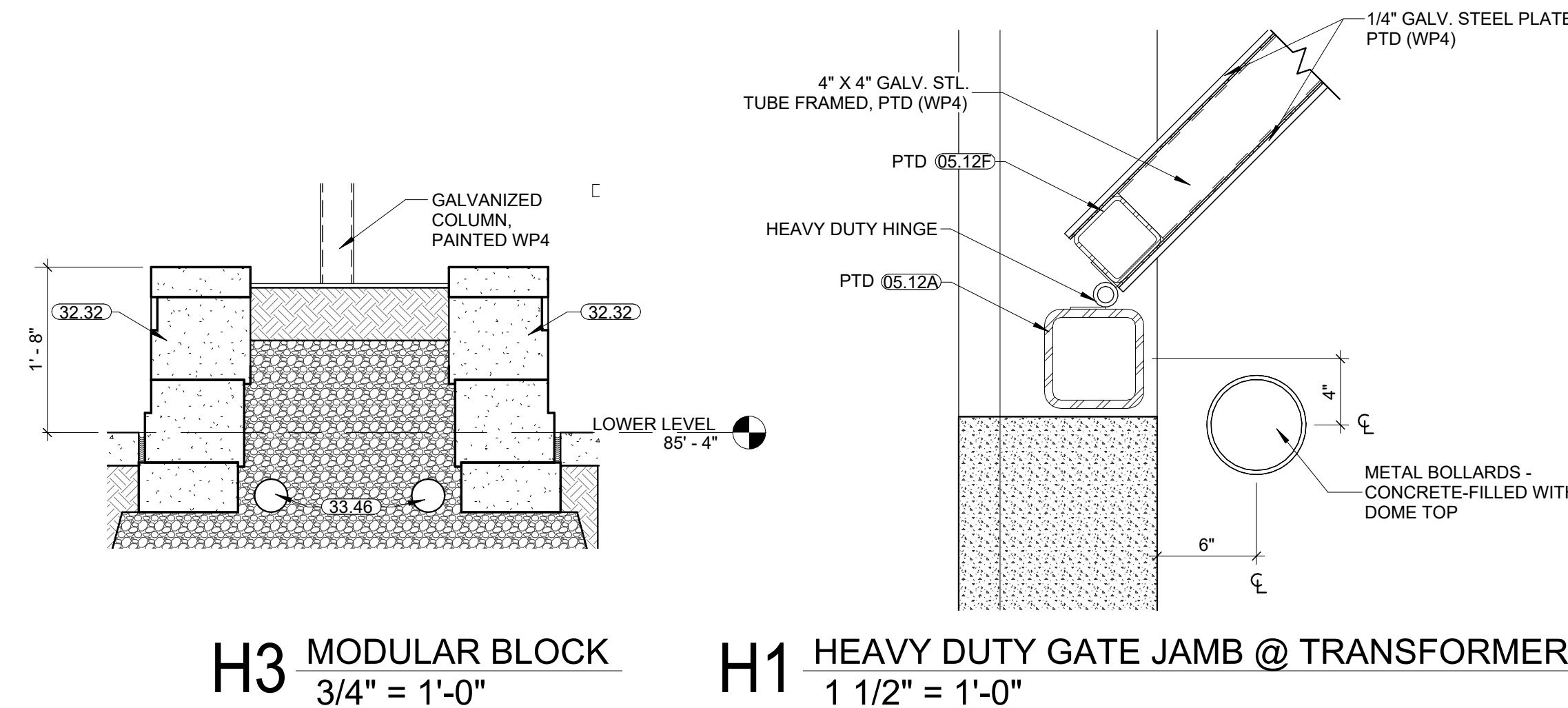


1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024.67
3. ALL SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE.
4. ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT
5. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER; AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. RE: SHEET G-011 ON THE EXTERIOR ELEVATIONS ARE TO THE FACE OF EXTERIOR WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC), AND COLUMN GRID LINES, UNLESS OTHERWISE NOTED OR INDICATED.
3. RE: THE WINDOW TYPES SHEET FOR ALL EXTERIOR WINDOW TYPES AND GLASS TYPES.
4. RE: EXPOSED STEEL INCLUDING COLUMNS AND LINTELS TO BE PAINTED WP4.
5. ALL SEALANT JOINTS TO MATCH ADJACENT FINISH, TYP.
6. ALL EXTERIOR DOORS TO BE PAINTED WP4.
7. METAL COPINGS TO MATCH METAL PANEL.

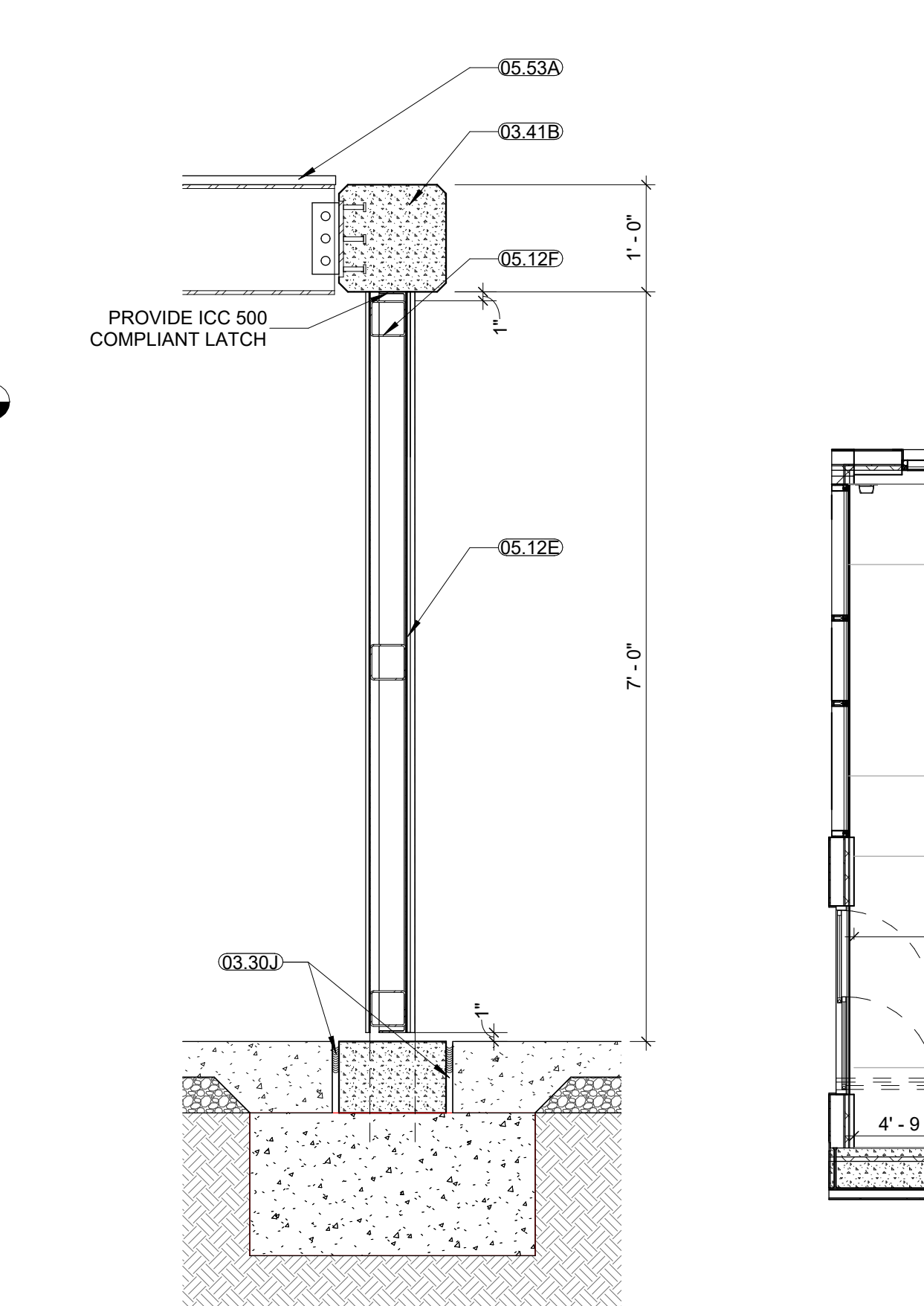
1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. FLOOR AND ROOF CUT LOCATIONS AND ELEVATIONS FOR SECTION CUT LOCATIONS
3. ALL WINDOW AND DOOR OPENING DIMENSIONS ARE ROUGH OPENING DIMENSIONS, UNLESS NOTED OTHERWISE.
4. DIMENSIONS SHOWN ON THE WALL SECTIONS ARE TO THE FACE OF EXTERIOR WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FC), AND COLUMN GRID LINES, UNLESS NOTED OR SHOWN OTHERWISE.
5. PAINT ALL EXPOSED STEEL, INCLUDING STEEL LINTELS, ETC. (TYP.)

EXTERIOR ELEVATION MATERIALS	
	BRICK - RUNNING BOND - ENDICOTT COLOR MEDIUM IRONSPOT #46 VELOUR
	BRICK - RUNNING BOND - INTERSTATE BRICK - COLOR ASH
	PRECAST PANEL, COLOR TAN, ACID ETCH FINISH (USE WHITE PORTLAND CEMENT)
	PRECAST PANEL, COLOR MEDIUM BROWN, HEAVY RETARDANT FINISH
	PRECAST PANEL WITH COLOR TREATMENT, LIGHT SANDBLAST FINISH, COLOR NW0004 CHARCOAL
	IGU - BOD: VIRACON VReze-38.
	COMPOSITE METAL PANEL, COLOR SUNSHINE GRAY
	MODULAR BLOCK RETAINING WALL

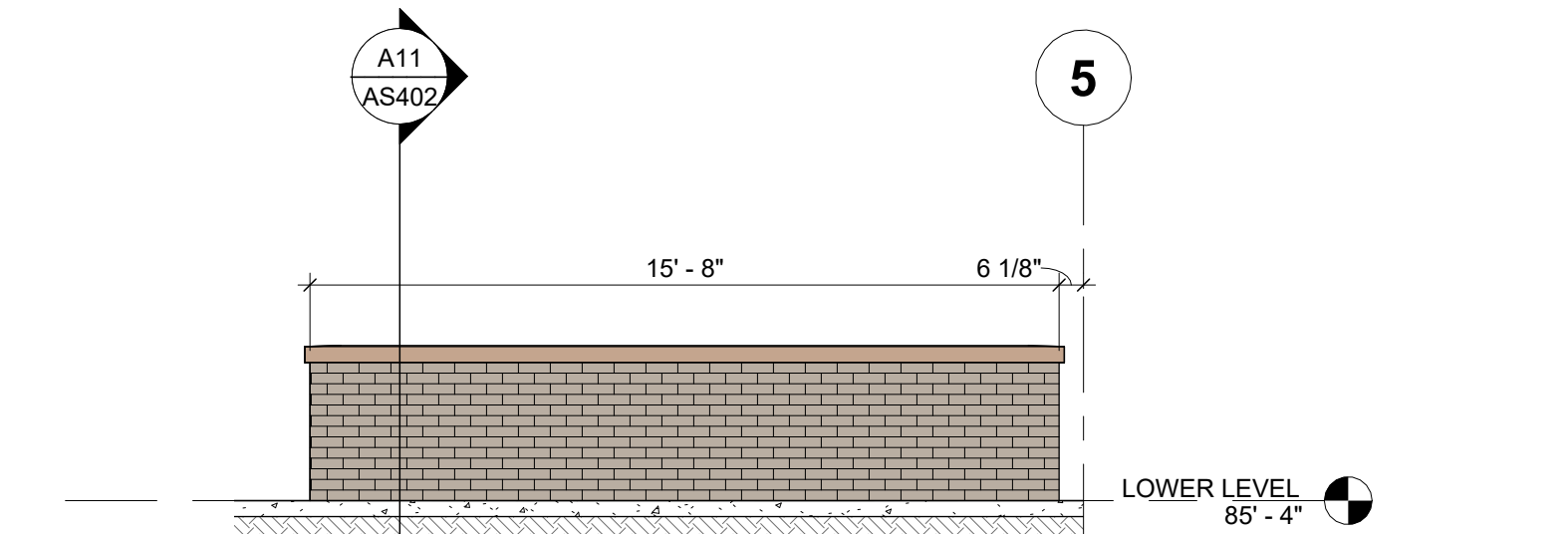


**H1** HEAVY DUTY GATE JAMB @ TRANSFORMER  
1 1/2" = 1'-0"

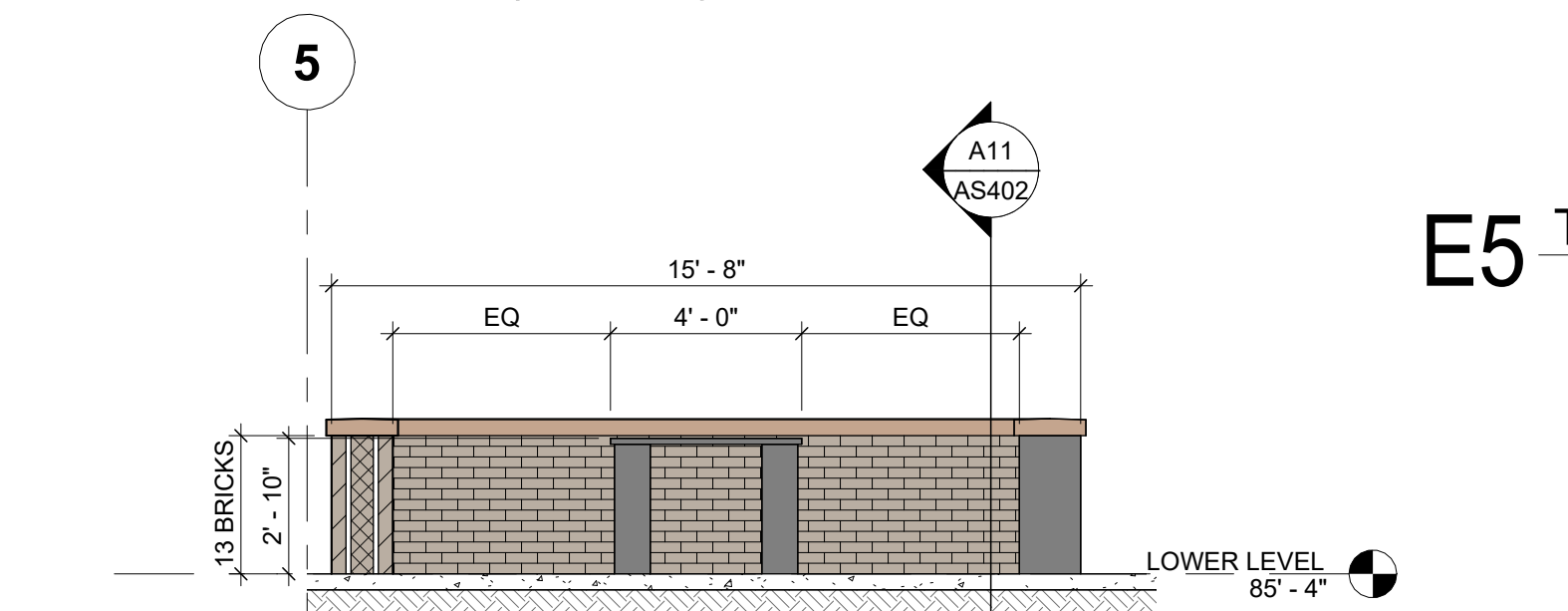
**H5** GATE CLOSURE DETAIL @ TRANSFORMER  
1 1/2" = 1'-0"



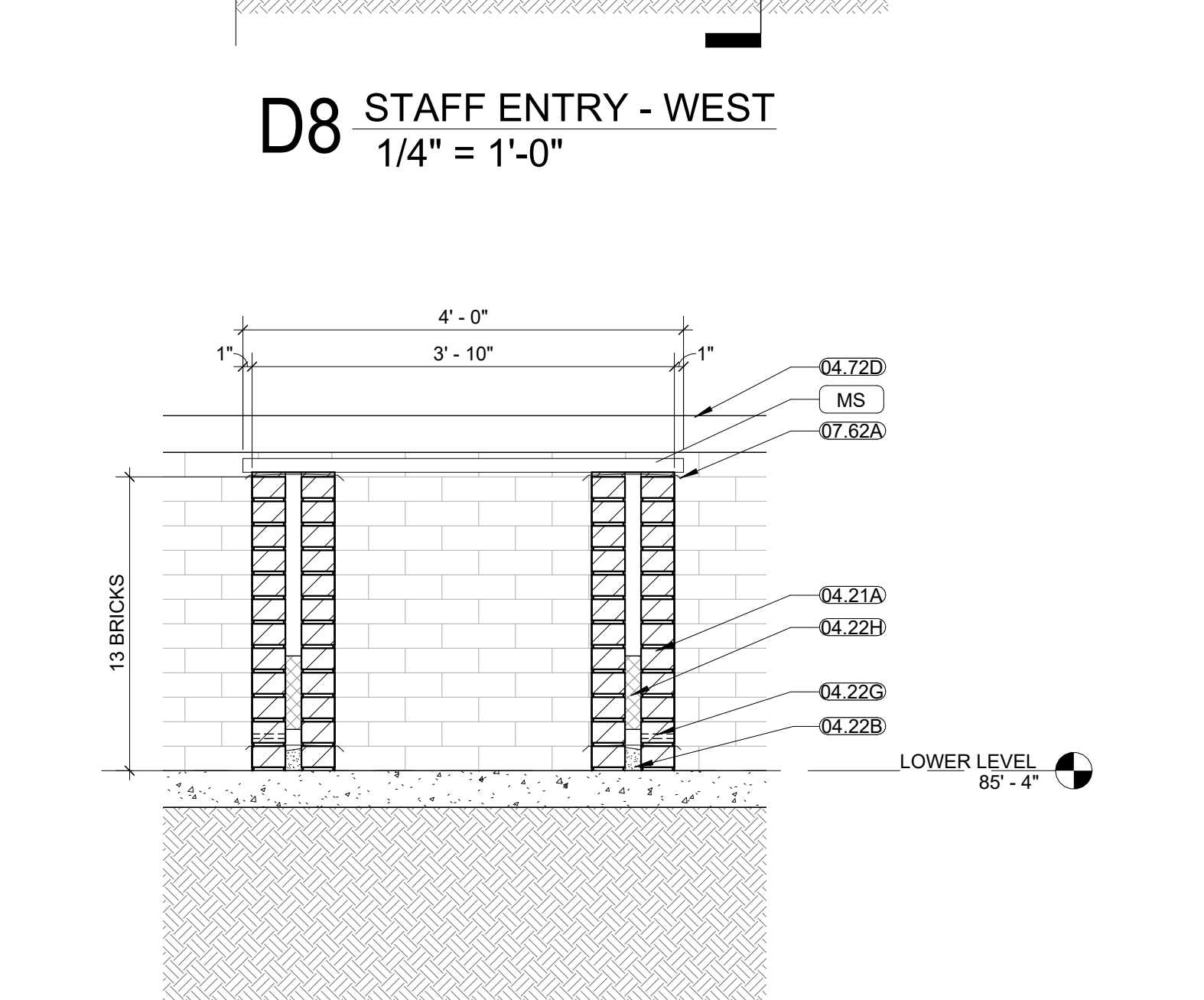
G8 TRANSFORMER ENCLOSURE - WEST  
1/4" = 1'-0"



E8 STAFF ENTRY - EAST  
1/4" = 1'-0"

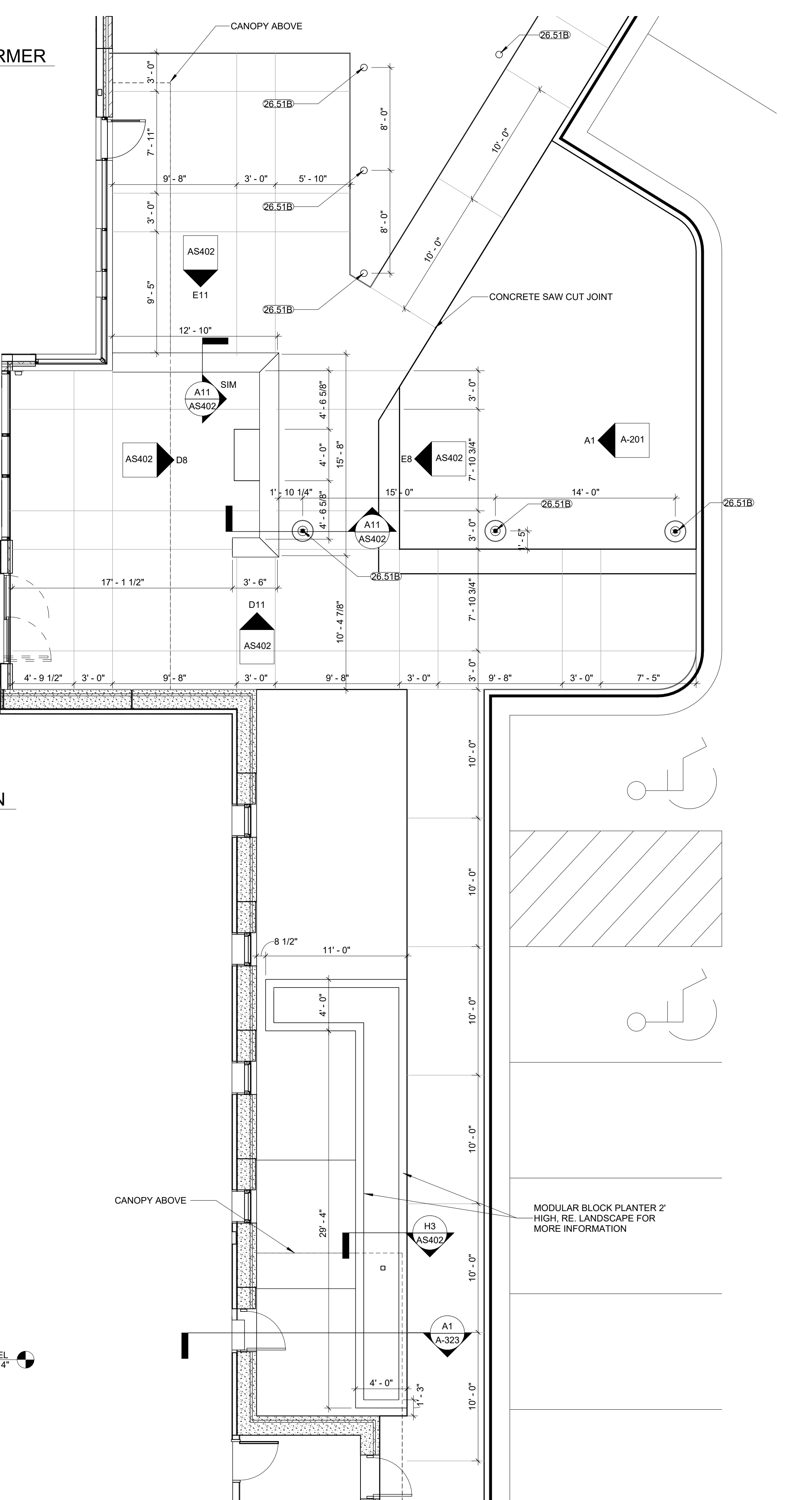
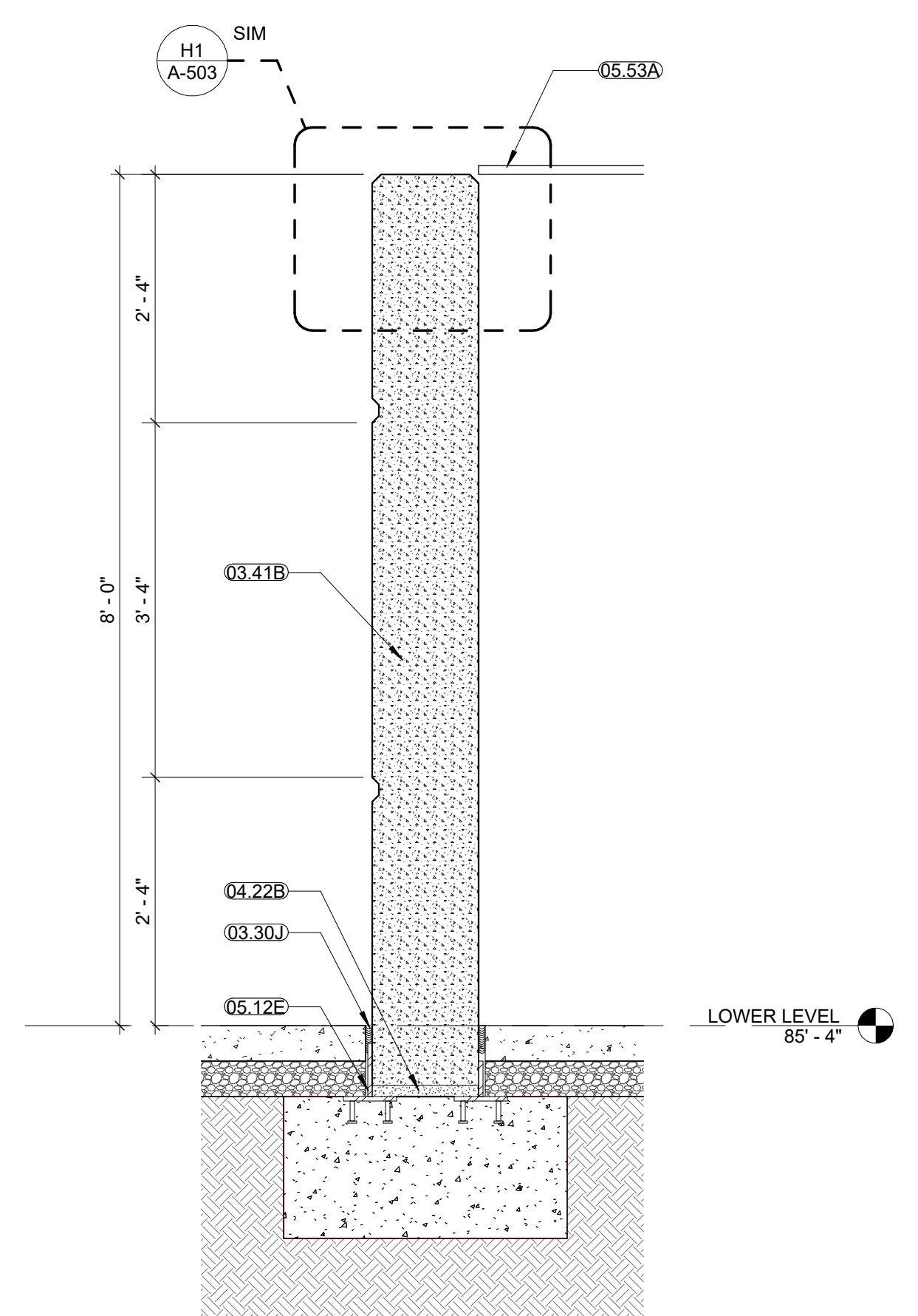



D8 STAFF ENTRY - WEST  
1/4" = 1'-0"



**A8** STAFF ENTRY - COUNTERTOP SECTION  
3/4" = 1'-0"

**A5** TRANSFORMER ENCLOSURE - SECTION  
3/4" = 1'-0"



 **A1** STAFF PLAZA  
 $\frac{3}{16}'' = 1'-0''$



LEE'S SUMMIT JO  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

[illegible]

ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

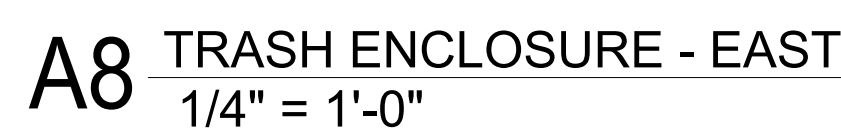
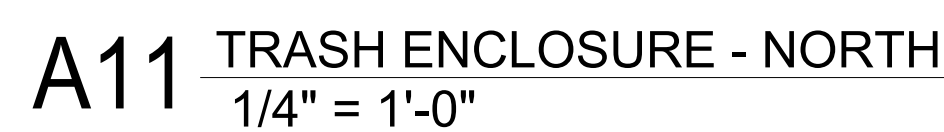
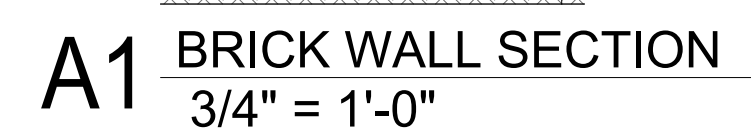
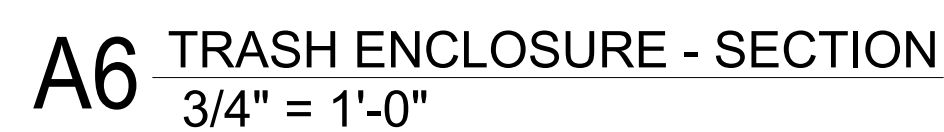
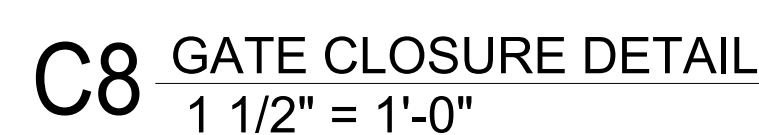
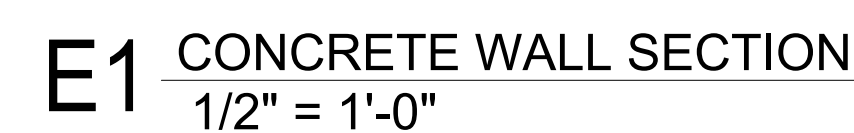
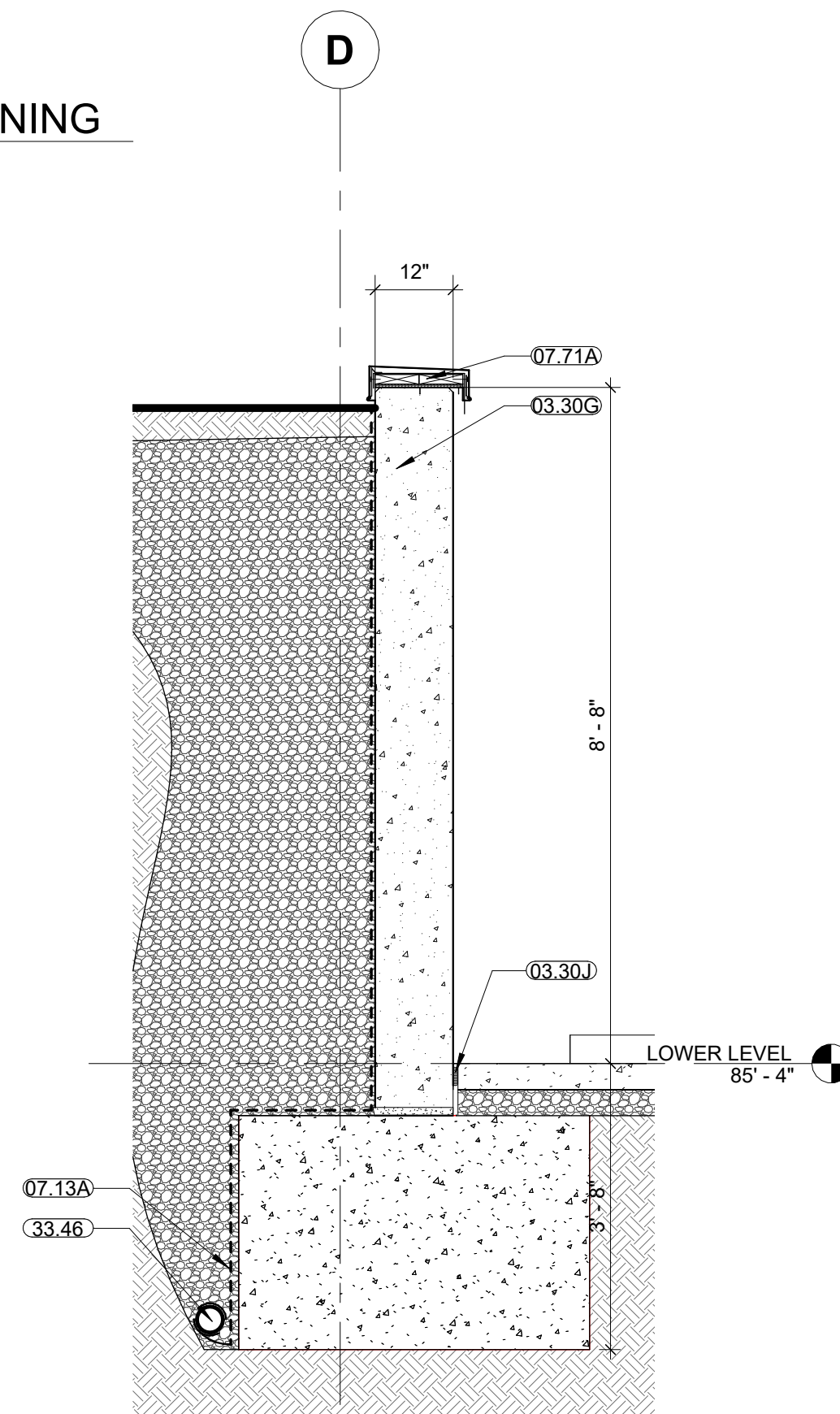
## SITE DETAILS

1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024.67'
3. ALL SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE.
4. ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT
5. LOCATIONS AND SIZES OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER, AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. DIMENSIONS SHOWN ON THE EXTERIOR ELEVATIONS ARE TO THE FACE OF EXTERIOR WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC), AND COLUMN GRID LINES, UNLESS OTHERWISE NOTED OR INDICATED.
3. RE: THE WINDOW TYPES SHEET FOR ALL EXTERIOR WINDOW TYPES AND GLASS TYPES.
4. ALL EXPOSED STEEL INCLUDING COLUMNS AND LINTELS TO BE PAINTED WP4
5. ALL SEALANT JOINTS TO MATCH ADJACENT FINISH, TYP.
6. ALL EXTERIOR DOORS TO BE PAINTED WP4.
7. METAL COPINGS TO MATCH METAL PANEL.

1. RE. SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. RE. FLOOR PLANS, ROOM PLAN AND ELEVATIONS FOR SECTION CUT LOCATIONS
3. ALL WINDOW AND DOOR OPENING DIMENSIONS ARE ROUGH OPENING DIMENSIONS, UNLESS NOTED OTHERWISE.
4. DIMENSIONS SHOWN ON THE WALL SECTIONS ARE TO THE FACE OF EXTERIOR WALL, FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FCW), AND COLUMN GRID LINES, UNLESS NOTED OR SHOWN OTHERWISE.
5. PAINT ALL EXPOSED STEEL, INCLUDING STEEL LINTELS, ETC. (TYP.)

EXTERIOR ELEVATION MATERIALS	
	BRICK - RUNNING BOND - ENDOCOTT, COLOR MEDIUM IRONSPOT 46 VELOUR
	BRICK - RUNNING BOND - INTERSTATE BRICK - COLOR ASH
	PRECAST PANEL, COLOR TAN, ACID ETCH FINISH (USE WHITE PORTLAND CEMENT)
	PRECAST PANEL, COLOR MEDIUM BROWN, HEAVY RETARDANT FINISH
	PRECAST PANEL WITH COLOR TREATMENT, LIGHT SANDBLAST FINISH, COLOR NWW004 CHARCOAL
	IGU - BOD: VIRACON VRE26-38.
	COMPOSITE METAL PANEL, COLOR SUNSHINE GRAY
	MODULAR BLOCK RETAINING WALL





2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086


[illegible]

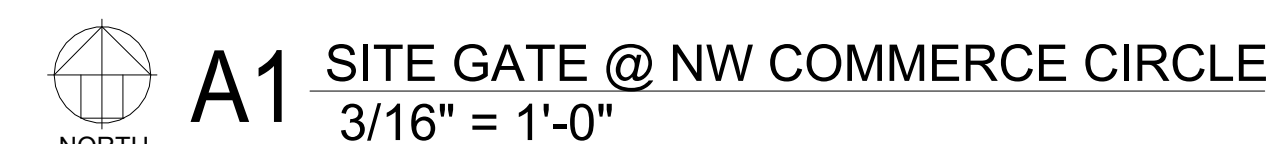
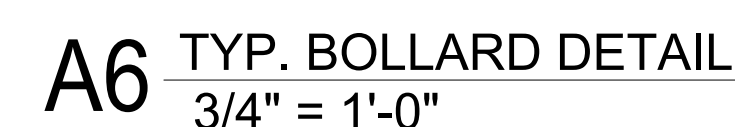
ISSUE DATE: NOVEMBER 1, 2024  
HOEFER WELKER #: 138191

## SITE DETAILS

**GENERAL NOTES - ARCHITECTURAL SITE:**

1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. ARCHITECTURAL ELEVATION 100'-0" = 1" CHL ELEVATION 1024.67'
3. SIDEWALKS SHALL SLOPE 1/4 INCH PER FOOT AWAY FROM THE BUILDING, UNLESS NOTED OTHERWISE.
4. ALL GRADES SHALL SLOPE AWAY FROM THE BUILDING AT 5 PERCENT FOR THE FIRST 10 FT.
5. SIDEWALKS AND PADS OF ALL CONCRETE MECHANICAL AND ELECTRICAL PADS SHALL BE COORDINATED BY THE MECHANICAL AND ELECTRICAL CONTRACTORS, WITH THE SELECTED EQUIPMENT MANUFACTURER / SUPPLIER, AND ARE TO BE APPROVED BY THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.

 **D1** SITE GATE @ TUDOR ROAD  
3/16" = 1'-0"



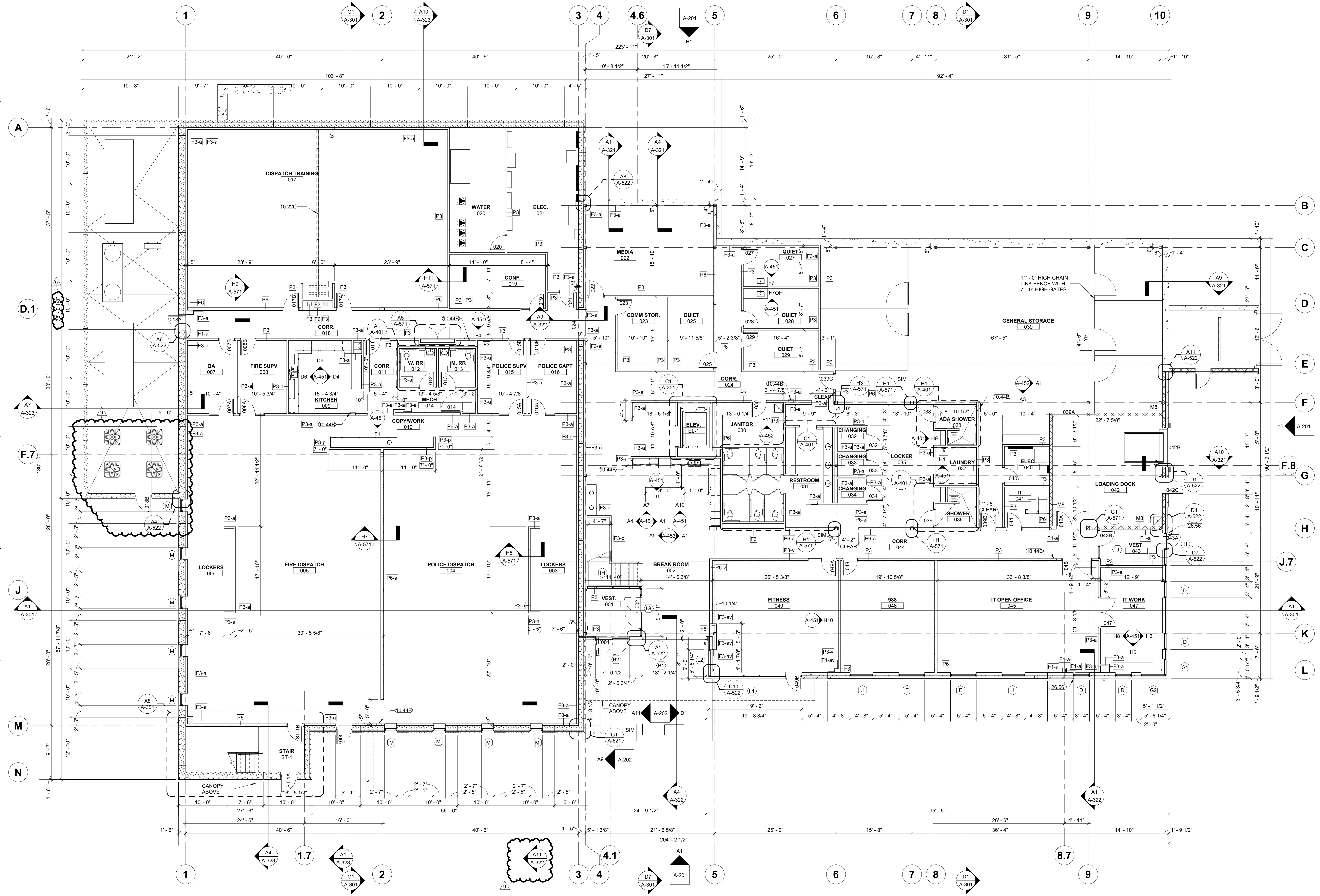


GENERAL NOTES - FLOOR PLANS:

- RE. SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE
- ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024'-6"
- DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO THE FACE OF MASONRY (FOM), FACE OF CONCRETE WALLS (FOC), AND COLUMN GRID LINES, UNLESS NOTED OR SHOWN OTHERWISE
- FOR METAL STUD CONSTRUCTION DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO THE FACE OF GYP. BOARD/ WALL (FOG), UNLESS NOTED OR SHOWN OTHERWISE
- NOTE: WALL THICKNESSES ARE ACTUAL DIMENSIONS
- DOOR OPENINGS NOT LOCATED BY DIMENSION SHALL BE CENTERED IN WALL SHOWN OR LOCATED 4 INCHES FROM FINISH WALL TO OUTSIDE FACE OF DOOR FRAME - HINGE SIDE, ALWAYS ALLOWING A MINIMUM OF 18" FROM THE PULL SIDE (STRIKE SIDE OF THE DOOR TO THE INTERSECTING WALL OR OTHER PROTRUDING OBJECTS)
- ALL CLOSETS AND ALCOVES WITHOUT A SPACE IDENTIFICATION NUMBER SHALL HAVE THE SAME FINISHES AS THE ADJOINING SPACES
- ALL PUBLIC SPACES: THE WALLS WILL BE FINISHED WITH 5/8" GYP. BD. TO A LEVEL 4 FINISH AND PAINTED, UNLESS NOTED OR SPECIFIED OTHERWISE
- RE. FINISH LEGEND, AND SPECIFICATIONS FOR DOOR AND DOOR FRAME FINISHES
- ALL EXPOSED STEEL INCLUDING COLUMNS TO BE PAINTED WP4

MATERIAL KEYNOTES

10.22C	OPERABLE PARTITION
10.44B	SEMI-RECESSED FIRE EXTINGUISHER CABINET
26.56	EXTERIOR LIGHT FIXTURE



A1 LOWER LEVEL FLOOR PLAN  
1/8" = 1'-0"

LOWER LEVEL - FLOOR PLAN



LEE'S SUMMIT JOINT OPERATIONS FACILITY  
2 NE TUDOR RD  
LEE'S SUMMIT, MISSOURI 64086

PACKAGE 2: CONSTRUCTION SET

REVISION DATES:		
4	ADDENDUM 4	11/26/2024
9	CCD 001	1/29/2025



PROFESSIONAL SEAL

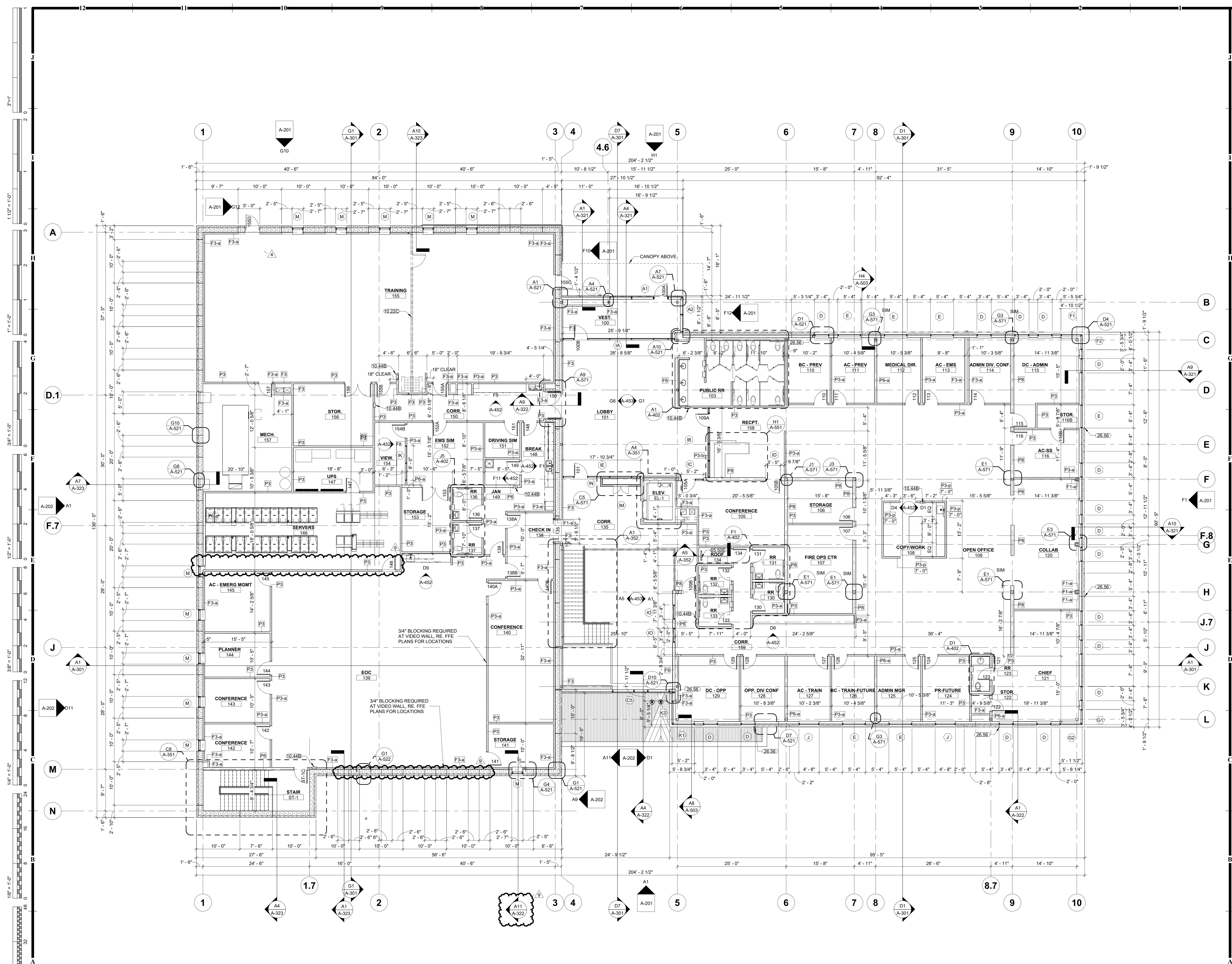
A-102


ISSUE DATE: DECEMBER 20, 2024  
HOEFER WELKER #: 138191

**GENERAL NOTES - FLOOR PLANS:**

1. RE: SHEET G-011 FOR ADDITIONAL GENERAL NOTES THAT ARE APPLICABLE.
2. ARCHITECTURAL ELEVATION 100'-0" = CIVIL ELEVATION 1024'-0"
3. DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO FACE OF CONCRETE WALLS, UNLESS NOTED OR OTHERWISE.
4. FOR METAL STUD CONSTRUCTION DIMENSIONS SHOWN ON THE FLOOR PLAN ARE TO FACE OF METAL STUD WALLS (FG), UNLESS NOTED OR SHOWN OTHERWISE.
5. NOTE WALL THICKNESSES ARE ACTUAL DIMENSIONS.
6. DOOR OPENINGS NOT LOCATED BY DIMENSION SHALL BE LOCATED 4 INCHES FROM THE INTERSECTING WALL OR FRAME - HINGE SIDE, ALWAYS ALLOWING A MINIMUM OF 18" FROM THE PULL SIDE (SIDE OF THE DOOR) TO THE INTERSECTING WALL OR OTHER PROTRUDING OBJECTS.
7. ALL WALLS AND DOORS WITHOUT A SPACE IDENTIFICATION NUMBER SHALL HAVE THE SAME FINISHES AS THE ADJOINING SPACES.
8. ALL PUBLIC SPACES: THE WALLS WILL BE FINISHED WITH 3/4" TYPE 1, LEVEL 4 FINISH AND PAINTED, UNLESS NOTED OR SPECIFIED OTHERWISE.
9. ALL INTERIOR LEADS TO SPECIFICATIONS FOR DOOR AND DOOR FRAME FINISHES.
10. EXPOSED STEEL INCLUDING COLUMNS TO BE PAINTED.

MATERIAL KEYNOTES	
05.50E	METAL LADDERS
10.22C	OPERABLE PARTITION
10.44B	SEMI-RECESSED FIRE EXTINGUISHER CABINET
26.56	EXTERIOR LIGHT FIXTURE



 **A1** MAIN LEVEL FLOOR PLAN  
1/8" = 1'-0"

### MAIN LEVEL - FLOOR PLAN



