

# *OLDHAM VILLAGE TREE CLEARING PLANS*

Section 7, Township 47 North, Range 31 West

*LEE'S SUMMIT, JACKSON COUNTY, MISSOURI*

Tract Description

[illegible]

GENERAL NOTES:

- 1 ~ ALL CONSTRUCTION SHALL CONFORM TO THE CITY OF LEE'S SUMMIT DESIGN AND CONSTRUCTION MANUAL AS ADOPTED BY ORDINANCE 5813.
- 2 ~ ALL REQUIRED EASEMENTS WITHIN THE BOUNDARY OF THIS PROJECT SHALL BE PROVIDED FOR ON THE FINAL PLAN.
- 3 ~ ANY REQUIRED EASEMENT LOCATED OUTSIDE OF THE BOUNDARY OF THIS PROJECT SHALL BE PROVIDED FOR BY SEPARATE INSTRUMENT PRIOR TO ISSUANCE OF CONSTRUCTION PERMITS.
- 4 ~ THE CONTRACTOR SHALL CONTACT THE CITY DEVELOPMENT SERVICES ENGINEERING INSPECTION TO SCHEDULE A PRE-CONSTRUCTION MEETING WITH AN INSPECTOR PRIOR TO ANY LAND DISTURBANCE WORK AT (816) 969-1200.
- 5 ~ THE CONTRACTOR SHALL NOTIFY ENGINEERING SOLUTIONS AT 816.623.9888 OF ANY CONFLICT WITH THE IMPROVEMENTS PROPOSED BY THESE PLANS AND SITE CONDITIONS.
- 6 ~ THE CONTRACTOR SHALL NOTIFY THE CITY ENGINEER AND OBTAIN THE APPROPRIATE BLASTING PERMITS FOR A REQUIRED BLASTING. IF BLASTING IS ALLOWED, ALL BLASTING SHALL CONFORM TO STATE REGULATIONS AND LOCAL ORDINANCES.

### UTILITY COMPANIES:

THE FOLLOWING LIST OF UTILITY COMPANIES IS PROVIDED FOR INFORMATION ONLY. WE DO NOT OFFER ANY GUARANTEE OR WARRANTY THAT THIS LIST IS COMPLETE OR ACCURATE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL UTILITY COMPANIES THAT MAY BE AFFECTED BY THE PROPOSED CONSTRUCTION AND VERIFYING THE ACTUAL LOCATION OF EACH UTILITY LINE. THE CONTRACTOR SHALL NOTIFY ENGINEERING SOLUTIONS AT 816.623.9888 OF ANY CONFLICT WITH PROPOSED IMPROVEMENTS.

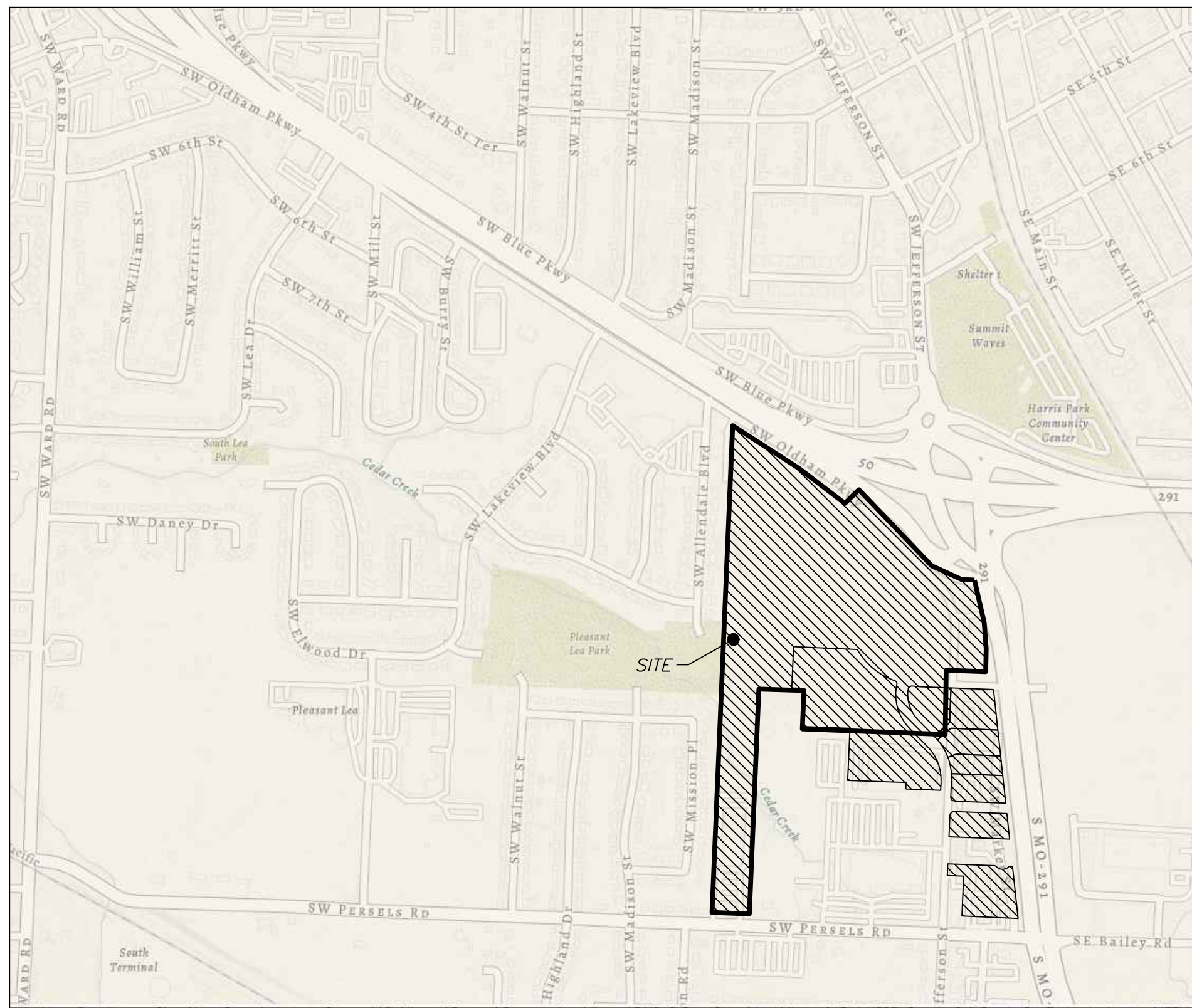
EVERGY ~ 298-1196  
MISSOURI GAS ENERGY ~ 756-5261  
SOUTHWESTERN BELL TELEPHONE ~ 761-5011  
COMCAST CABLE ~ 725-1100  
WILLIAMS PIPELINE ~ 422-6300  
CITY OF LEE'S SUMMIT PUBLIC WORKS ~ 969-1800  
CITY OF LEE'S SUMMIT DEVELOPMENT ENGINEERING INSPECTION AT 816.969.1200  
CITY OF LEE'S SUMMIT WATER UTILITIES ~ 969-1900  
MISSOURI ONE CALL (DIG RITE) ~ 1-800-344-7483

## OIL - GAS WELLS

ACCORDING TO EDWARD ALTON MAY JR'S ENVIRONMENTAL IMPACT STUDY OF ABANDONED OIL AND GAS WELLS IN LEE'S SUMMIT, MISSOURI IN 1995, THERE ARE NOT OIL AND GAS WELLS WITHIN 185 FEET OF THE PROPERTY AS SURVEYED HEREON.

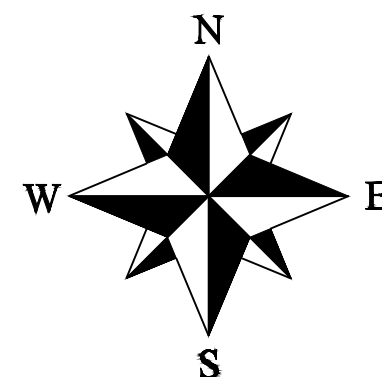
**FLOOD INFORMATION:**

The property is located in Zone "X" areas outside the 100 year flood plain per FEMA Map 29095C0419G, dated January 20, 2017



Vicinity Map

# SITE LOCATION MAP



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

**Development Services Department  
Lee's Summit, Missouri**

03/06/2025

## INDEX OF SHEETS:

- C.001 ~ COVER SHEET  
C.040 ~ WEST TREE CLEARING PLAN  
C.041 ~ WEST POST - TREE CLEARING PLAN  
C.042 ~ EROSION CONTROL DETAILS

DEVELOPER.

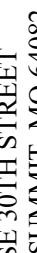
Oldham Investors, LLC  
David Olson  
1700 132nd St, Suite 150  
Phone: 314-413-3598

LEGEND:

- B/L - BUILDING SET-BACK  
C/A - COMMON AREA  
D/E - DRAINAGE EASEMENT  
FND. - FOUND  
L/E - LANDSCAPE EASEMENT  
L.N.A. - LIMITS OF NO ACCESS  
R/W - RIGHT OF WAY  
SAN - SANITARY SEWER LINE  
S/W - SIDEWALK  
U/E - UTILITY EASEMENT  
W - WATER LINE  
ST - STORM SEWER LINE

**ENGINEER'S CERTIFICATION:**

I HEREBY CERTIFY THAT THIS PROJECT HAS BEEN DESIGNED AND THESE PLANS PREPARED IN ACCORDANCE WITH THE CURRENT DESIGN CRITERIA OF THE CITY OF LEE'S SUMMIT, MISSOURI AND THE STATE OF MISSOURI. I FURTHER CERTIFY THAT THESE PLANS WERE DESIGNED IN ACCORDANCE TO AASHTO STANDARDS.



**ENGINEERING**  
—ENGINEERING & SURVEYING—  
**SOLUTIONS**

50 SE 30TH STREET  
LEE'S SUMMIT, MO 64082

**Professional Registration**  
Missouri  
*Engineering 2005002186-D*  
*Surveying 2005008319-D*  
Kansas  
*Engineering E-1695*  
*Surveying LS-218*  
Oklahoma  
*Engineering 6254*  
Nebraska  
*Engineering CA2821*

Oldham Village  
Lee's Summit, Jackson County, Missouri

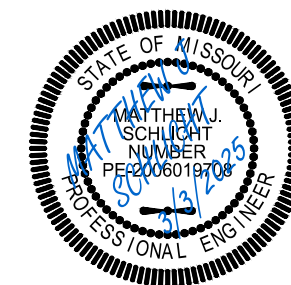
Project:  
OLDHAM  
MARKETPLACE,  
LSMO

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Issue Date:  
February 28, 2025

COVER SHEET

Tree Clearing Plans for:  
Oldham Village  
Lee's Summit, Jackson County, Missouri



Matthew J. Schlicht  
MO PE 2006019708  
KS PE 19071  
OK PE 25226  
NE PE E-14335

## REVISIONS

C.001

NOTES:  
GRADING IS NOT PERMITTED WITH THIS PLAN SET.  
TREE CLEARING ONLY.

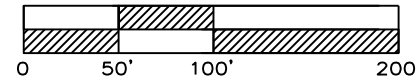
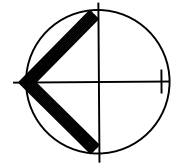
SILT FENCE PROTECTION  
TO BE MAINTAINED BY CONTRACTOR

LEGEND

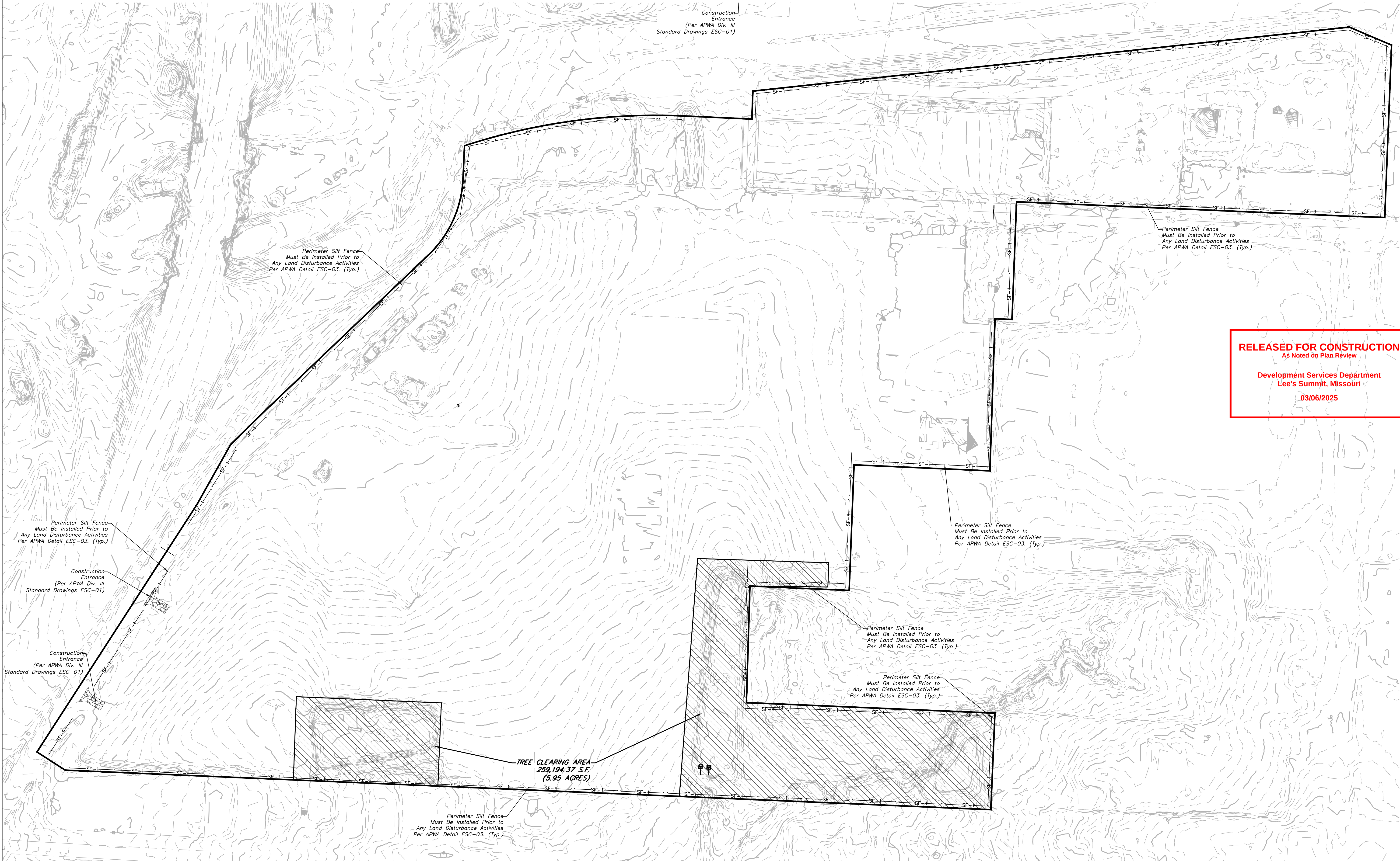
PHASE 1 SILT FENCE — SF-1 — SF-1 —  
PHASE 2 SILT FENCE — SF-2 — SF-2 —  
INLET PROTECTION

NOTES: The Land Disturbance Plans indicates the Final placement of erosion control devices. The contractor(s) may proceed with construction prior to the final placement of these devices by providing additional devices to control erosion on their items of work. These devices shall be maintained until the final devices are in place.

DURING ALL PHASES OF CONSTRUCTION, INACTIVE AREA STABILIZATION METHODS AS DESCRIBED IN APWA SECTION 5111.3 SHALL BE USED TO CONTROL EROSION AND SILTATION.



WEST TREE CLEARING PLAN  
SCALE: 1" = 100'



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Lee's Summit, Missouri  
03/06/2025

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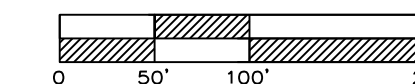
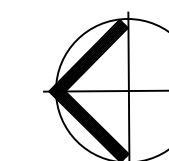
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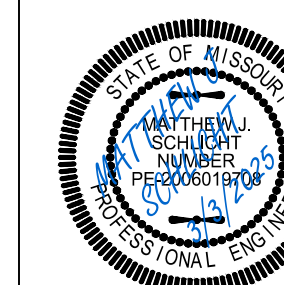
WEST POST – TREE CLEARING PLAN  
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OK PE 25226  
NE PE E-14335  
REVISIONS

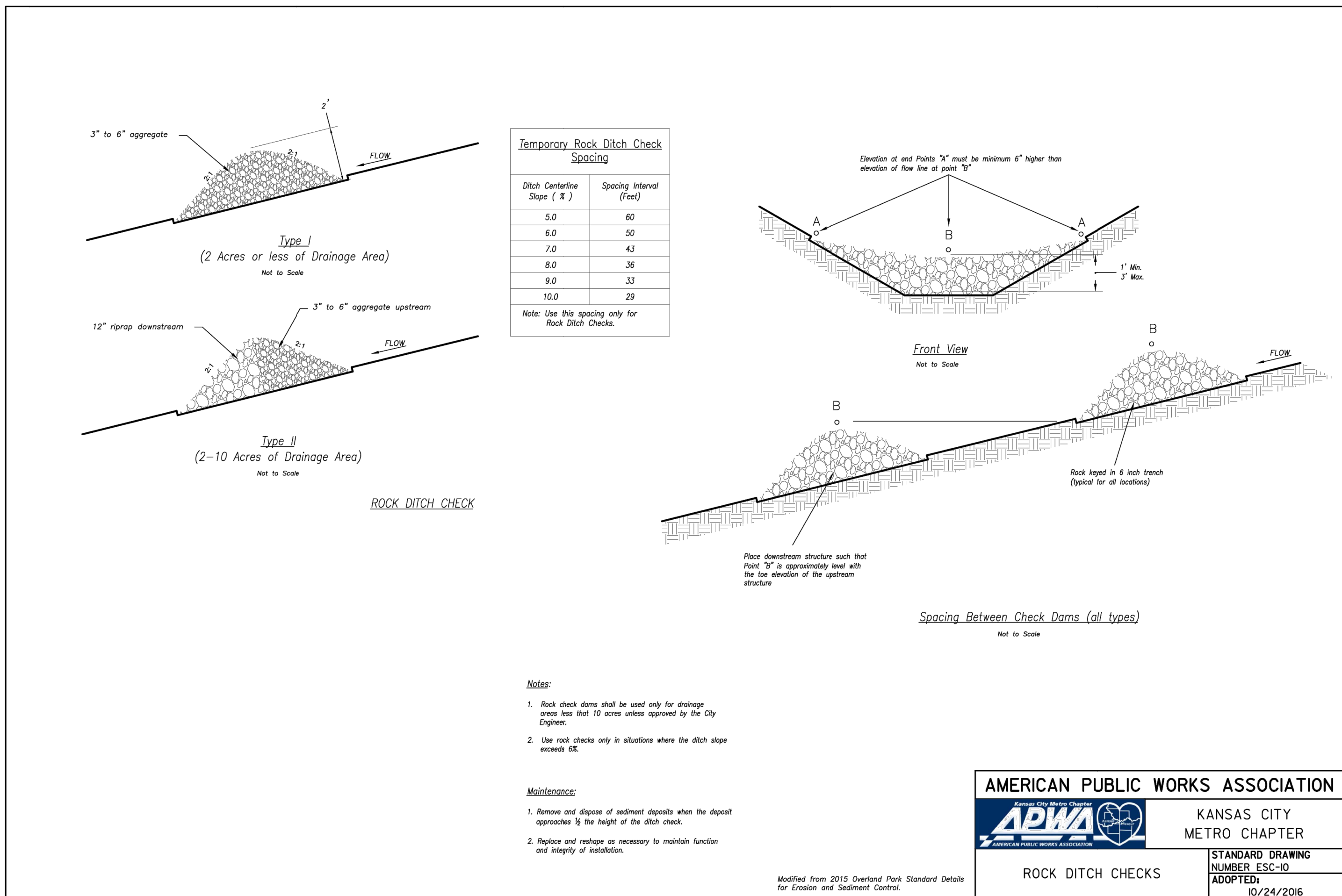
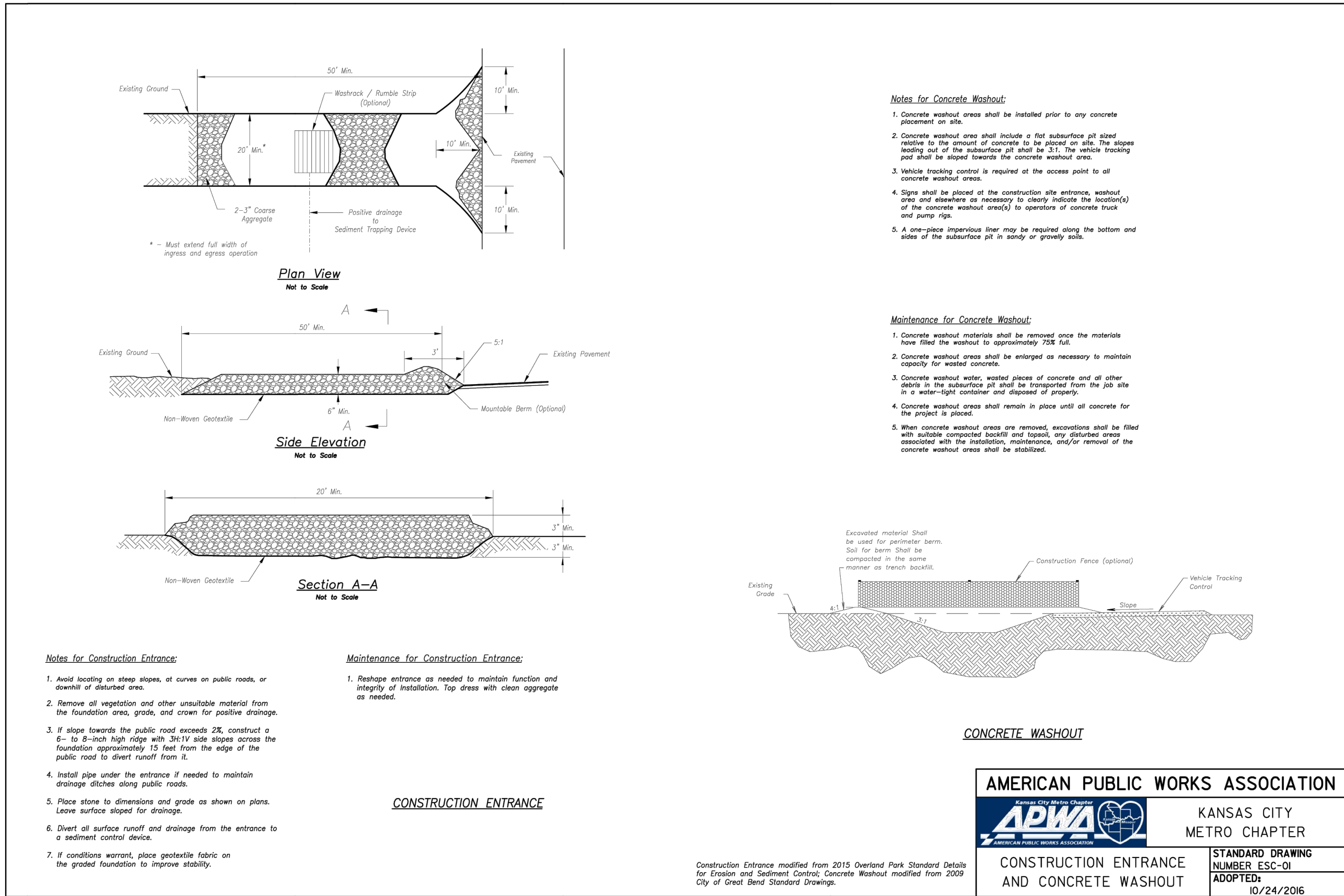
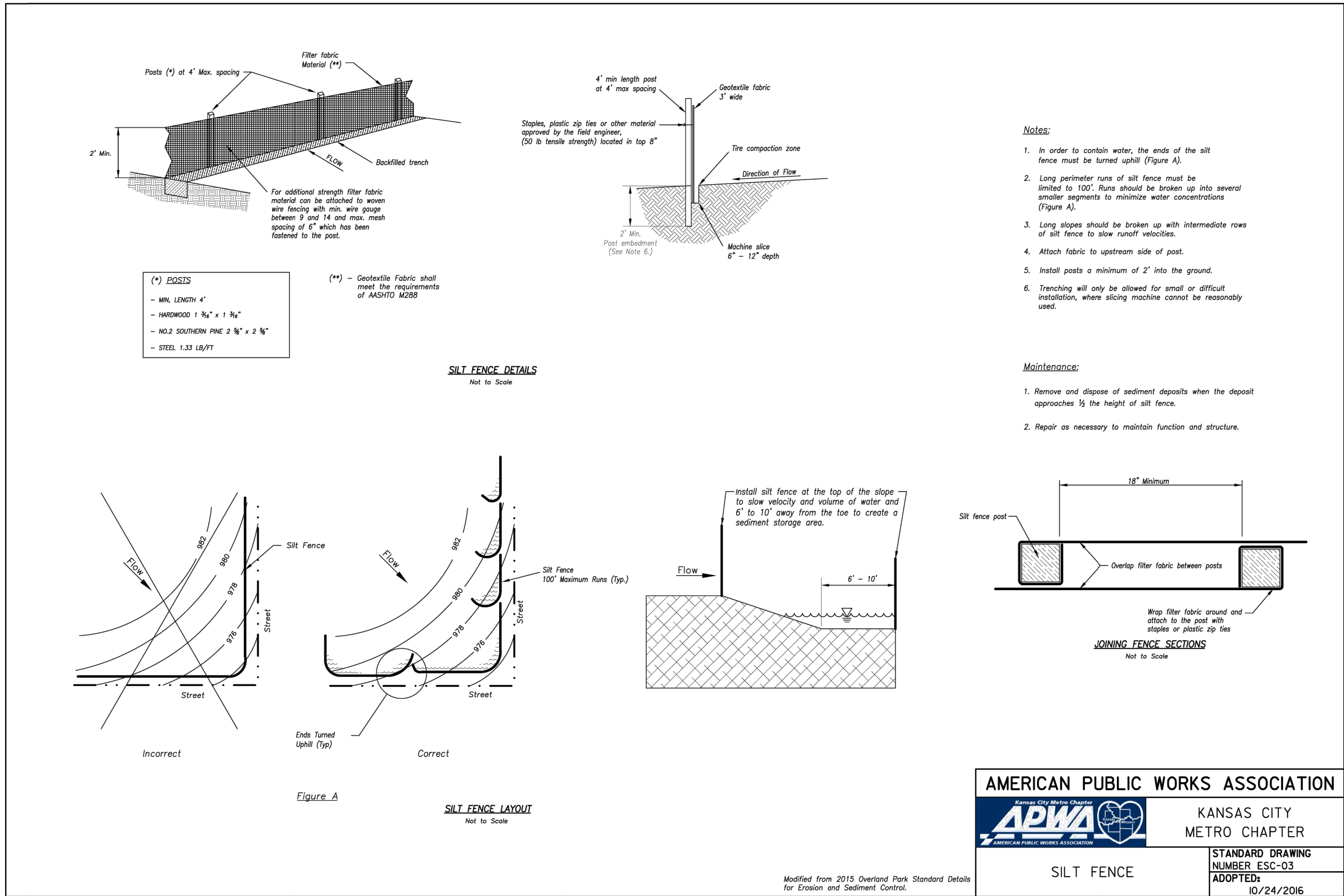
REVISION

C.041

**ENGINEERING SOLUTIONS** — ENGINEERING & SURVEYING  
50 SE. 30TH STREET  
LEE'S SUMMIT, MO 64082  
P: (816) 673-9888 F: (816) 673-9849

**Professional Registration**  
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