

DEVELOPMENT SERVICES

Date: Wednesday, March 26, 2025

To: Tara Limbach
5725 Foxridge Drive
Mission, KS 66202-2401

From: Gene Williams, P.E.
Senior Staff Engineer

Application Number: PRSUBD20250770

Application Type: Public Infrastructure

Application Name: Public water and sanitary for Quik Trip, 1001 SW Blue Pkwy

The Development Services Department received record drawing documents for this project and we have completed our review and offer the following comments listed below.

- See comments below to determine the required revisions and resubmit to the Development Services Department public portal located at devservices.cityofls.net. Digital documents shall follow the electronic plan submittal guides as stated below.
- Revised plans will be reviewed within five (10) business days of the date received.

Engineering Review - Water	Reviewed By: Gene Williams, P.E.	No Comments
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Water Utilities - Water Review	Reviewed By: Kevin York	Corrections
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1. Sheet 2:

1. The existing water main near the northwest corner of the property to be capped is 4" HDPE. An electrofusion cap will be needed, and shall be noted as such on the plans. 2. The water main crossing SW Blue Pkwy. to supply a new hydrant on the east side of Blue Pkwy. is called out to be DIP. IF DIP is installed, the pipe will need to be encased in polywrap and shall be epoxy-coated. Recommend C900 DR18 pipe rather than DIP to eliminate these requirements. Correction required.

Engineering Review - Sanitary	Reviewed By: Gene Williams, P.E.	Corrections
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1. Sheet 4: 1. Rename the public sanitary sewer lines as "Public Sanitary Line xx" or equivalent to distinguish these lines from private laterals (i.e., when laterals are invoked to describe a sanitary sewer in Lee's Summit, it implies a private service line). Correction required.

2. Sheet 5: 1. The horizontal distance between manhole AA3 and the storm line is too close. Minimum distance in the horizontal direction is 5.0 feet. 2. The distance between manhole AA3 and the storm line is too close in the vertical direction. Minimum distance in the vertical direction is 18 inches. Correction required.

3. Sheet 6: 1. Sanitary sewer line BB is shown with a 15 foot easement. Minimum width for a sanitary sewer of this depth is 20 feet. 2. The easement width described above assumes the sanitary sewer is centered-within the easement, which is not the case. Center the sanitary sewer line within a 20 foot easement. Correction required.

Water Utilities - Sanitary Review**Reviewed By: Amanda Bagwell****Corrections****Engineering Review - Street and Storm****Reviewed By: Gene Williams, P.E.****Corrections**

1. ADA-accessible ramps and median do not meet City standards. Cross-slopes do not meet the maximum 1.5% design guidelines for intersections in a yield or stop controlled situation. Turning space within the median is not flat (i.e., defined as being less than or equal to 1.5% in any direction, including the diagonal). It is recommended that a meeting be setup to discuss.

Traffic Review - Streets**Reviewed By: Erin Ralovo****Corrections**

1. The cross slope for the E/W crossing across Blue Parkway should be 5% or less. If you are unable to obtain 5% a request should be submitted for a variation.

Please contact me if you have any questions or comments.

Sincerely,

Gene Williams, P.E.
Senior Staff Engineer
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Gene.Williams@cityofls.net

cc: Development Engineering Project File