



PUBLIC WORKS ENGINEERING DIVISION

Date: Monday, March 27, 2017

To:

OLSSON ASSOCIATES

Melissa DeGonia, P.E.

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Fax #: (913) 381-1174

From: Gene Williams, P.E.

Senior Staff Engineer

Application Number: PL2017051

Application Type: Engineering Plan Review

Application Name: Arborwalk North 1st Plat On-Site and Off-Site Water Line

The Public Works Department received plans for this project on March 06, 2017. We have completed our review and offer the following comments:

Engineering Review

1. Sheet 2: Please correct the numerous overstrike errors on this sheet.
2. Sheet 2: It appears an additional fire hydrant is warranted near the northwest corner of Lot 47.
3. Sheet 2: It appears an additional fire hydrant is warranted near the south line of Tract B, adjacent to Lot 71.
4. Sheet 3: Please correct the various overstrike errors on this sheet.
5. Sheet 3: Please add a note that the water line beneath Hook Rd. shall be bored. It is not necessary to provide casing carrier pipe for the water line (i.e., sanitary sewer does require the casing pipe).
6. Sheet 3: What is a KC-1 Spec. hydrant? This question would also apply to all call-outs on subsequent sheets.
7. Sheet 3: It would appear a backing block is required on the Hook Rd. connection in the same way as other tee connections. Please add a note calling out a backing block at this location.

8. Sheet 4: Please use a temporary, straight-set (i.e., in-line) fire hydrant at the south end of Line 1. The valve just prior to the temporary fire hydrant shall serve as one of the required two (2) valves at a tee, so the gate valve shown near station 25+22 can be eliminated.
9. Sheet 5: As previously commented, it appears an additional fire hydrant is warranted along Tract B, on the opposite side of the street to Lot 71.
10. Sheet 5: Please provide notes stating that the water line beneath Hook Rd. shall be bored. Casing carrier pipe is not required for the water line (i.e., it is required for sanitary sewer line).
11. Sheet 5: Please correct the various overstrike errors that appear on this sheet.
12. General Comment: It appears several portions of the water line exceed the deflection angles specified by the pipe manufacturer. What sort of bends are being proposed to make the curves shown? In previous design reviews, this has been left to the Contractor, but going forward, this needs to be addressed.
13. Sheet 5: It would appear a backing block is needed the new tee at Hook Rd. Please add a note.
14. Sheet 6: Please correct the various strikeover errors on this sheet.
15. Sheet 7: An offset fire hydrant is shown at the south end of Water Line 4. In accordance with the City of Lee's Summit Design and Construction Manual, please specify a straight-set, in-line temporary fire hydrant at this location. The valve serving this temporary fire hydrant will serve as one of the required "two valves at a tee" at station 20+15, so that particular gate valve can be eliminated. The plug can therefore be eliminated as well.
16. Sheet 7: Please correct the various strikeover errors on this sheet.
17. Sheet 10: The Hook Rd. gap (i.e., the portion to be connected from the existing 8" to Hook Rd.) does not appear to be correct. Are you certain there is an existing 8" water main to make the connection at Pryor Rd. and Hook Rd.? It was our understanding this was a 12" line running north/south along Pryor Rd.
18. Sheet 10: Please correct the various strikeover errors on this sheet.

Electronic Plans for Resubmittal

Beginning Monday, May 23, 2016, all Planning application and development engineering plan resubmittals shall include an electronic copy of the documents as well as the required number of paper copies. Electronic copies will not be required for initial application submittals at this time as the plans are subject to change.

Electronic copies shall be provided on CD in the following formats

- Plats – All plats shall be provided in Tagged Image Format File (TIFF) Group 4 compression.
- Engineered Civil Plans – All engineered civil plans shall be provided in Tagged Image Format File (TIFF) Group 4 compression. All sheets shall be individually saved and titled with the sheet title.
- Architectural and other plan drawings – Architectural and other plan drawings, such as site electrical and landscaping, shall be provided in Portable Document Format (PDF).
- Studies – Studies, such as stormwater and traffic, shall be provided in Portable Document Format (PDF).
- It is requested that each plan sheet be a maximum of 2MB.

Please contact Staff with any questions or concerns you may have.

If you have any questions or comments, please contact me, either at (816) 969-1812 or e-mail to .

Sincerely,

Gene Williams, P.E.

cc: Development Engineering Project File