
PUBLIC WORKS ENGINEERING DIVISION

Date: Friday, April 28, 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 Water Line Engineering Plans

The Development Services Department received plans for this project on Apr. 20, 2017. We have completed our review and offer the following comments:

Engineering Review

1. Sheet 10: The initial submittal did not show the box culvert conflict, and the latest submittal shows the box culvert. The City is willing to allow the water line to be installed in the general location shown, but a more suitable form of insulation is required due to the depth being less than 3.5 feet. Concrete is a very poor insulator, and a different form of insulation is required. It should be shown for all portions of the water line with less than 3.5 feet of cover.
2. Sheet 10: The linework shown on the upper right shows the existing water line in bold. For purposes of making this inset drawing less confusing, is it possible to show the existing 8" water line in gray, and the new line in bold? Finally, it appears two (2) lines are shown?
3. Will there be any street repairs necessary to make the connection at Hook Rd. and Pryor Rd.? If so, please provide a traffic control plan, and sufficient notes and details showing how the pavement will be repaired.

In order to calculate the Engineering Plan Review and Inspection Fee, a sealed Engineer's Opinion of Probable Construction Costs shall accompany your final submittal copies. The itemized estimate (material and installation) shall be sufficiently broken down and shall include the following items, as applicable.

- Public infrastructure, both onsite and offsite.
- Private street construction, including parking lots and driveways.
- Sidewalks located within the right-of-way.
- ADA accessible ramps.

- Sanitary sewer manholes and piping between manholes, including private mains.
- Connection of the building sanitary sewer stub to the public main.
- Waterlines larger than 2 inches in diameter, valves, hydrants, and backflow preventer with vault, if outside the building.
- Stormwater piping greater than 6 inches in diameter, structures, and detention / retention facilities - public or private.
- Water quality features installed to meet the 40-hour extended duration detention requirements.
- Grading for detention / retention ponds.
- Grading to establish proper site drainage.
- Utility infrastructure adjustments to finished grade (i.e. manhole lids, water valves, etc.).
- Erosion and sediment control devices required for construction.
- Re-vegetation and other post-construction erosion and sediment control activities.

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, Gene Williams either at (816) 969-1812 or e-mail to Gene.Williams@cityofls.net.

Sincerely,

Gene Williams, P.E.
Senior Staff Engineer

cc: Development Engineering Project File