

LAND DESCRIPTION

CHAPEL RIDGE BUSINESS PARK LOT 8-J

UTILITY STATEMENT

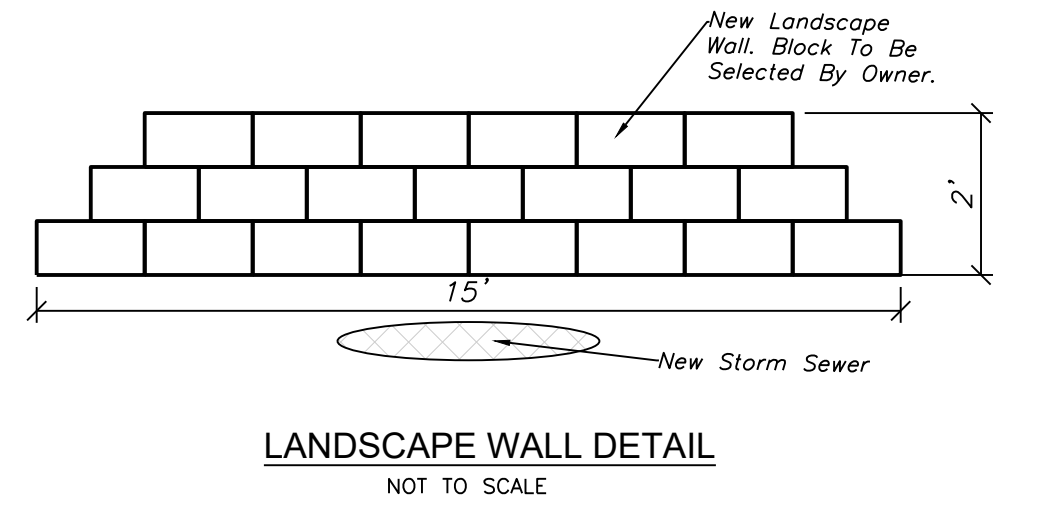
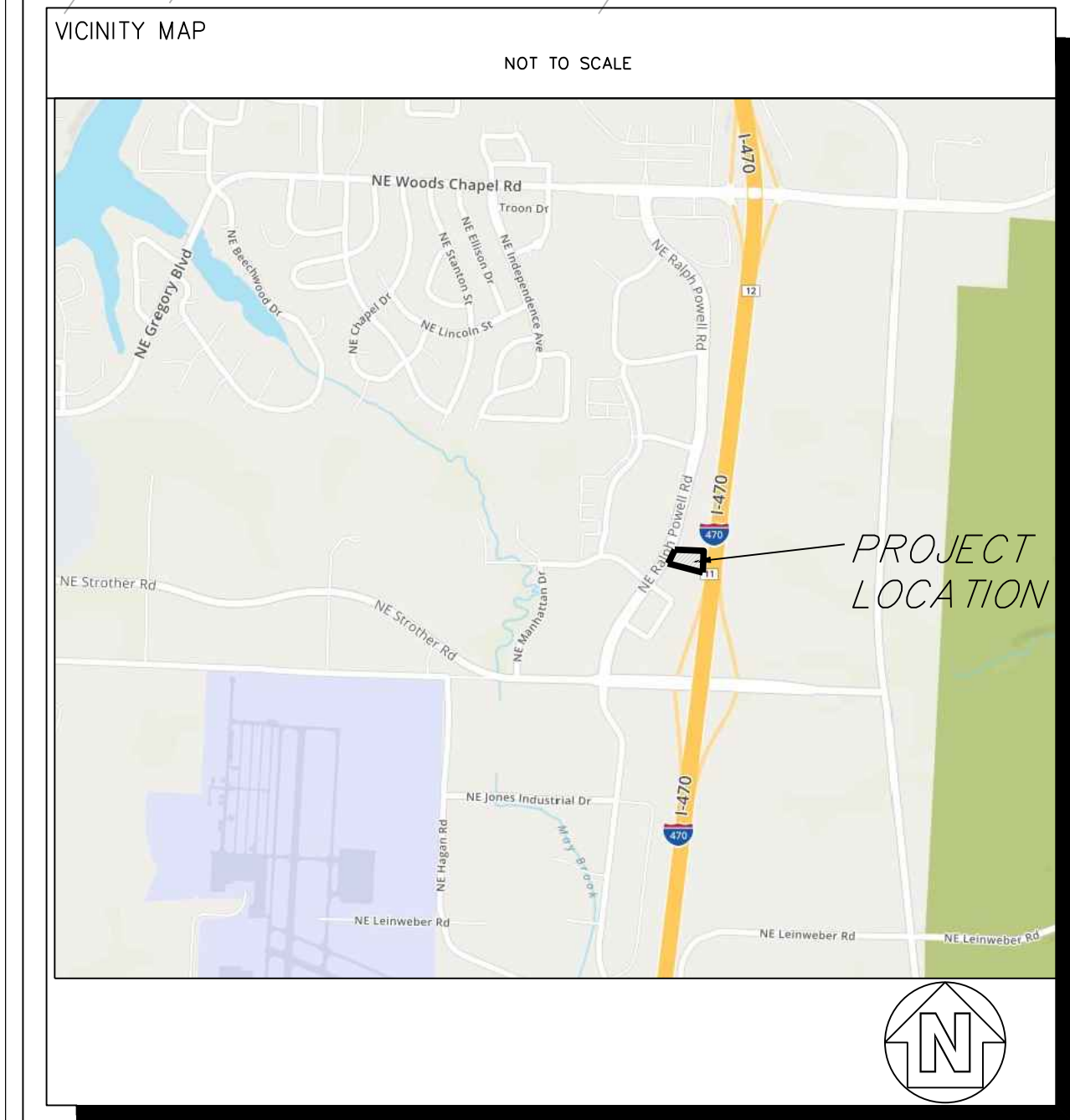
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES COMPRISE ALL SUCH UTILITIES IN THE AREA EITHER IN-SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.

SYMBOL LEGEND

SYMBOL	DESCRIPTION:
[Symbol]	HANDICAP ACCESSIBLE PARKING SPACE.
[Symbol]	HEAVY DUTY ASPHALT PAVEMENT. SEE DETAIL 6/C5.1.
[Symbol]	LIGHT DUTY ASPHALT PAVEMENT. SEE DETAIL 6/C5.1.
[Symbol]	CONCRETE PAVEMENT. SEE DETAIL 6/C5.1.
[Symbol]	RIGHT-OF-WAY PAVEMENT.
[Symbol]	SOD AREA
[Symbol]	SEED AREA
[Symbol]	PARKING PAINT STRIPING.
[Symbol]	HANDICAP RAMP, MAXIMUM 8% SLOPE. RE:10/C5.1
[Symbol]	6" CONCRETE CURB & WALK, RE: 20/C5.1
[Symbol]	2" CURB & GUTTER, RE: 12/C5.1
[Symbol]	6" CONCRETE CURB, RE: 04/C5.1
[Symbol]	HANDICAP ACCESSIBLE PARKING SYMBOL, RE:17/C5.1
[Symbol]	HANDICAP PARKING SIGN, RE:13/C5.1 AND 08/C5.1.
[Symbol]	MASONRY TRASH ENCLOSURE. SEE DETAIL 08/C5.2.
[Symbol]	IDENTIFICATION SIGN, RE: 05/C5.2.
[Symbol]	6'-0" WIDE 4" THICK CONCRETE SIDEWALK, RE:11/C5.1.
[Symbol]	DOUBLE SWINGING GATE W/ 3'-0" GATES.
[Symbol]	SINGLE 4'-0" SWINGING GATE WITH PANIC DEVICE, KEYPAD ENTRANCE, AND ALARM. SINGLE SWING GATE WITH PANIC
[Symbol]	BAR, NO ALARM
[Symbol]	BIKE RACK (PER LOCAL AHJ)
[Symbol]	6'-0" TALL AMERISTAR STEEL FENCE, RE: 16/C5.2
[Symbol]	4'-0" TALL AMERISTAR STEEL FENCE, RE: 16/C5.2
[Symbol]	BOLLARDS 4FT, RE: 11/C5.2
[Symbol]	BOLLARDS, RE: 10/C5.2
[Symbol]	MOCK UP WALL LOCATION, REMOVE AFTER OWNER & ARCHITECT APPROVAL. RE: COVER SHEET FOR DETAILS.

GENERAL SITE NOTES

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF THE STATE DEPARTMENT OF TRANSPORTATION'S "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", AS APPLICABLE.
- ALL DIMENSIONS ARE TO THE EDGE OF PAVEMENT, FACE OF CURBS, OR OUTSIDE FACE OF BRICK, BLOCK OR BUILDING FASCIA UNLESS OTHERWISE INDICATED.
- THE BUILDING AND PARKING FACILITIES ARE PARALLEL WITH OR PERPENDICULAR TO THE EXISTING BUILDING.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FIELD DIMENSIONS AND SHALL REPORT ANY DISCREPANCIES BETWEEN THE PLANS AND ACTUAL FIELD CONDITIONS TO THE OWNER OR OWNER'S REPRESENTATIVE IMMEDIATELY.
- CONTRACTOR SHALL PROVIDE SMOOTH TRANSITIONS FROM PROPOSED FEATURES TO EXISTING FEATURES AS NECESSARY.
- ALL DISTURBED AREAS SHALL BE SEEDED OR SODDED AFTER FINISH GRADING IS COMPLETED UNLESS OTHERWISE NOTED. ALL NEW SEEDED OR SODDED AREAS SHALL HAVE A TOPSOIL LAYER OF 4" MINIMUM. TOP OF TOPSOIL LAYER SHALL BE PLACED 1" BELOW TOPS OF CURBS, WALKS, OR PAVEMENT ELEVATIONS WHERE TOPSOIL ADJUTS THOSE AREAS.
- CONTRACTOR SHALL SUPPLY AND PLACE STRAW MULCH WHEREVER GRASS SEED HAS BEEN PLACED.
- CONTRACTOR SHALL SEAL THE EDGE OF EXISTING ASPHALT PAVEMENT WITH TACK COAT IN ACCORDANCE WITH THE STATES DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS WHERE NEW ASPHALT JOINS EXISTING ASPHALT.
- CONTRACTOR SHALL REPAIR, RESURFACE, RECONSTRUCT OR REFURBISH ANY AREAS DAMAGED DURING CONSTRUCTION BY THE CONTRACTOR, HIS SUBCONTRACTORS OR SUPPLIERS AT NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR SHALL COMPLETELY FILL ALL TRENCHES WITHIN 5 FEET OF PLAYGROUND BOXES. PAVEMENT EDGES WITH GRANULAR BACKFILL. REFER TO GEOTECHNICAL REPORT FOR TYPE OF FILL TO ACHIEVE DESIRED COMPACTION, EG: 2A OR EQUIVALENT.
- ALL PAINT STRIPING SHALL BE 4" TRAFFIC PAINT IN ACCORDANCE WITH THE STATES DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS AND SHALL BE YELLOW.
- CONTRACTOR TO CONFIRM WITH LOCAL CODES AND BUILDING INSPECTOR FOR SPECIFIC DISABLED PARKING SIZES, STRIPING AND SIGNAGE REQUIREMENTS.
- PRIMARY COLORED PLAYGROUND EQUIPMENT WILL BE INSTALLED UNLESS THE LOCAL JURISDICTION, HOA OR COVENANTS AND RESTRICTIONS REQUIRE EARTHTONE.
- GATES TO BE HARD WIRED, CONNECTED TO SEPARATE ALARM SYSTEM. CHIME BACK AT OFFICE WHEN OPENED. PUSH BARS TO HAVE MINIMUM 12" DEPTH 16 GAUGE EXPANDED METAL BACKING ALONG WIDTH OF GATE WITH LOCKABLE HANDLES ON EXTERIOR.
- G.C. SHALL INSTALL GSI'S STANDARD COMING SOON TEMPORARY SIGN PER AHJ STANDARDS. RE:10/C5.2
- G.C. TO PROVIDE QTY. 3 MIN. SELF CLOSING HINGE SETS TO ALL EXTERIOR GATES, DUE TO 4FT WIDTH AND TO PREVENT POSSIBLE SAGGING AND SPECIFICATIONS.
- G.C. TO INSTALL & LOCATE CLEAN OUTS PER PLUMBING PLANS AND SPECIFICATIONS.

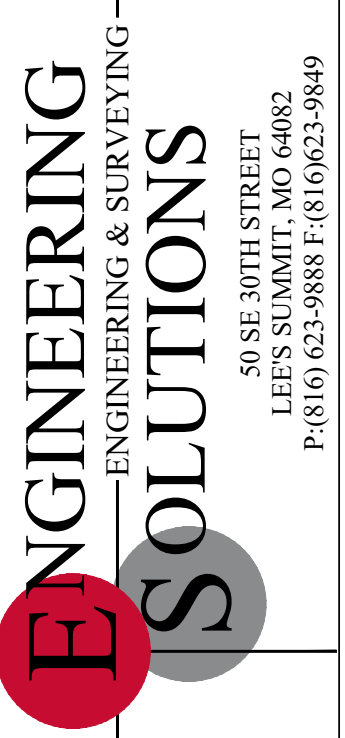


EQUIPMENT NOTE

PLAYGROUND EQUIPMENT IS DESIGNED WITH THE PRIMARY COLORS BLUE, RED, GREEN AND YELLOW. DEVELOPER/DESIGN PROFESSIONAL TO CONFIRM THAT THERE ARE NO RESTRICTIONS THAT WILL NOT PERMIT THE INSTALLATION OF EQUIPMENT WITH THESE COLORS. DEVELOPER/DESIGN PROFESSIONAL TO VERIFY WITH ANY GOVERNING BODY NOT LIMITED TO PLANNING AND ZONING BOARDS, ARCHITECTURAL REVIEW BOARDS, OR HOME OWNER'S ASSOCIATIONS AS WELL AS WITH AND NOT LIMITED TO THE REVIEW OF ANY COVENANTS AND RESTRICTIONS OR DESIGN GUIDELINES. GODDARD SYSTEMS, INC. (GSI) CAN PROVIDE COLOR ELEVATIONS OF THE EQUIPMENT IF NECESSARY. PLEASE CONTACT YOUR GSI REPRESENTATIVE IF THE PRIMARY COLORS ARE NOT PERMITTED.

PROPOSED PARKING SUMMARY

PROPOSED PARKING	QUANTITY
STANDARD PARKING (9'x19')	45
HANDICAP PARKING PROVIDED (INCLUDES 1 VAN ACCESSIBLE)	2
TOTAL =	47
REQUIRED PARKING	
1 SPACE REQUIRED PER CLASSROOM	12
1 SPACE REQUIRED PER STAFF MEMBER	13
TOTAL =	25



Professional Registration
Missouri
Engineering 2005002086-D
Surveying 200500319-D
Kansas
Engineering E-1695
Surveying LS-218
Oklahoma
Engineering 6254
Nebraska
Engineering CA2821

Project: Lot 8-J, Chapel Ridge Business Park
Section 17, Township 48 North, Range 31 West
Lee's Summit, Jackson County, Missouri

Issue Date: February 9, 2019

SITE PLAN
Construction Plans for:
GODDARD SCHOOL
Lee's Summit, Jackson County, Missouri

Matthew J. Schlicht
MO PE 2006019708
KS PE 19071
OK PE 25226

REVISIONS

2/8/19 Bid Set
REV 2/12/19
REV 5/7/19
REV 5/30/19