



July 08, 2019

general notes

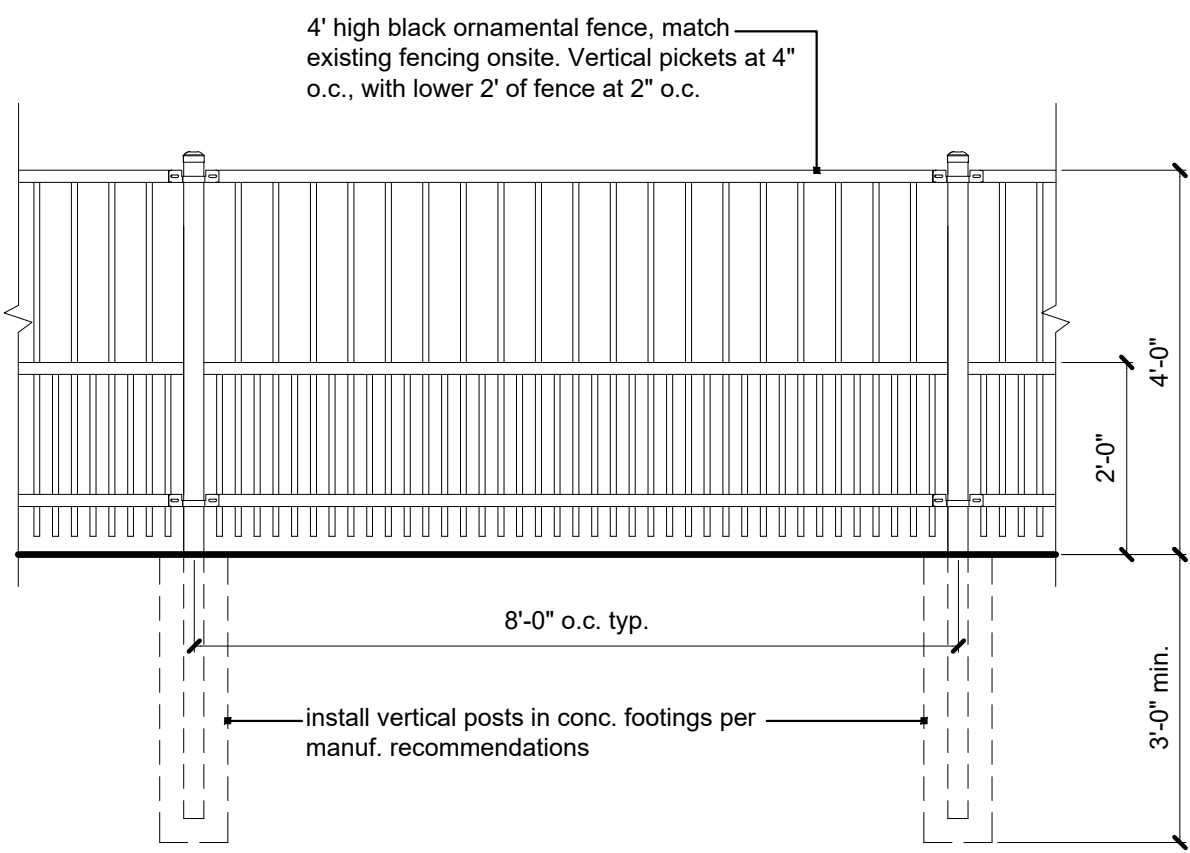
- All construction shall conform to the standards and specifications of the City of Lee's Summit, Missouri.
- The general contractor shall contact all utility companies prior to the start of construction and verify the location and depth of any utilities that may be encountered during construction.
- The contractor shall field verify existing surface & subsurface ground conditions prior to start of construction.
- Slopes shall maintain a maximum 3:1 slope.
- The contractor shall be responsible for obtaining all required permits, paying all fees, and otherwise complying with all applicable regulations governing the project.
- Place silt fence per civil for erosion control.
- Provide a temporary gravel access drive to prevent mud from being deposited onto the adjacent road.
- Prior to installing any structure on a public storm sewer, the contractor shall submit shop drawings for the structure(s). Installation shall not occur until drawings have been approved by public works.
- Prior to installing, constructing, or performing any work on the public storm sewer line (including connecting private drainage to the storm system) contact the city for inspection of the work. Contact must be made at least 48 hours prior to the start of work.
- Connections to the public storm sewer between structures will not be permitted.
- All new utility services shall be painted to match adjacent building color.
- Asphalt & conc. parking lot paving & curbs to meet city of Lee's Summit construction standards per Civil.

construction notes

- Furnish and install new concrete curb and gutter per Civil.
- Existing asphalt paving to remain.
- Parking lot striping shall be white w. 4" stroke.
- 4" white diagonal striping at 2'-0" on center max. contained in area as shown on plan.
- Existing curb to remain.
- Furnish and install new curb. Saw cut existing curb & gutter as required to align. Match new curb height with existing curb.
- Trash enclosure to be constructed using materials matching building, per detail.
- Existing parking and striping to remain.
- Outdoor display area to remain.
- Monument signage to remain.
- Existing security fencing and gate to remain.
- New concrete apron per civil.
- Fire Department Connection per Civil and MEP, relocated.
- Furnish and install a Knox Box at 6'-0" above finish grade over the FDC for fire department access, relocated.
- Furnish and install concrete stoop per structural at all exterior doors.
- Connect roof drains to underground storm sewer system, per Civil and MEP.
- Furnish and install new security fencing to match existing.
- Relocate existing rolling gate to location as shown on plan. Provide Knox Box on gate post.
- Match existing paving elevation.
- Install hardwood mulch in parking island.
- Provide radiant heat under concrete at car wash northeast corner.
- Existing trash enclosure to remain.
- Install 5' wide heated concrete strip per Civil.
- Location of existing fire hydrant to remain.
- Line of pavement demolition.
- Provide new fenced dog park. Fence shall be 4'-0" high black ornamental steel to match existing fencing on site. Provide 3' wide access gate to match fence. Install verticals at lower 2' of fence at 2' o.c. Verticals at upper 2' of fence shall be 4" o.c.
- Install new asphalt pavement. Match existing pavement elevations at cut line.
- Demo existing and construct new enlarged icon tower.
- Relocate existing light pole, install on new reinf. concrete base.
- Remove existing conc. curb and gutter. Install new asphalt paving per civil.
- Install new grass area.
- Remove 4 parking spaces. Add new conc. curb and gutter and 6" conc. walk, 4" thick with 6x6 10/10 w/w steel mesh. Control joints at 6'-0" o.c. Broom finish for non-slip finish.
- Relocate existing gas service to new location per civil.
- Remove conc. curb and gutter and conc. walk. Install conc. paving per civil.
- Patch asphalt paving as required.
- Remove portion of existing fence. Re-work existing or replace if required per new configuration this area and terminate fence at building corner.

parking count

total parking count onsite: 235



2 dog fence elevation
scale: 1" = 20'-0"



1 site plan
scale: 1" = 20'-0"

a building addition for

Lee's Summit Subaru

2101 NE Independence Ave.
Lee's Summit, Missouri 64064

| date | revisions |
|-----------------------------|-----------|
| 03.29.19 <td></td> | |
| 05.28.19 <td>01 permit</td> | 01 permit |
| 06.14.19 <td>02</td> | 02 |
| 06.21.19 <td>03</td> | 03 |
| 07.03.19 <td>04</td> | 04 |

sheet number

A1.1

drawing type
permit
project number
18087