
DEVELOPMENT SERVICES

Date: Monday, August 02, 2021

To: OLSSON ASSOCIATES
Terry Parsons, P.E.
7301 W 133RD ST #200
OVERLAND PARK, KS 66213

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

Application Number: PL2021114

Application Type: Engineering Plan Review

Application Name: LSR7 Middle School #4 - Off-site Sanitary Sewer Main Extension No. 1 -
Segment #1

The Development Services Department has completed its 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 (5) business days of the date received.

Engineering Review

1. After revising the road alignment, there are now issues with the geometry of the sanitary sewer extension. The path of the sanitary sewer is shown over a long and winding alignment. It would appear a far better and more maintainable solution would be to extend the sanitary sewer service from manhole A7, crossing the creek just north of the confluence of the east/west tributary, and then terminate the sanitary sewer within the middle of the extended Cape Dr.
2. Please provide a profile view how the above alignment will work for the extension.
3. An off-site easement would also be needed in addition to the other easement(s) needed.

Traffic Review - Not Required

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

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 shall be provided in the following formats

- Plats – All plats shall be provided in multi-page Portable Document Format (PDF).
- Engineered Civil Plans – All engineered civil plans shall be provided in multi-page Portable Document Format (PDF).
- Studies – Studies, such as stormwater and traffic, shall be provided in Portable Document Format (PDF).

Please contact me if you have any questions or comments.

Sincerely,

/s/ electronically signed Gene Williams Aug. 2, 2021

Gene Williams, P.E.
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cc: Development Engineering Project File