



August 5, 2021

City of Lee's Summit, MO
Development Services
220 SE Green Street
Lee's Summit, MO 64063

**RE: PL2021163
Engineering Plan Review
The Retreat at Hook Farms 2nd Plat – Public Water**

We are responding to comments dated May 26, 2021 and are submitting with this letter the revised plans. Please find our responses to the comments in bold below.

If you have any questions or need additional information, please do not hesitate to contact me by phone at (816) 442-6044 or by email at jsellers@olsson.com.

Thank You,

A handwritten signature in blue ink that reads "Julie Sellers". The signature is fluid and cursive.

Julie Sellers

Engineering Review – Gene Williams

1. Water line should be extended around cul-de-sac bulb to serve lot 170. Design and Construction Manual does not allow for the installation of a private line from the meter that extends beneath a cul-de-sac bulb.
Water line has been extended around the bulb.
2. Water main at the end of the cul-de-sac on Heartland Cir. should be shortened to a point between lots 153 and 154 (i.e., just far enough to serve lot 154). Private service for lot 155 can be installed without being under the cul-de-sac bulb.
We believe the safest spot to place it would be past lot 154. The water main alignment has been extended west of lot 154 due to a potential conflict with lot 154's driveway. The fire hydrant has also been moved back slightly
3. We are showing a 12-inch City water main along Hook Dr. Was this verified to be a 16-inch line?
The area where the proposed water main connects to this existing water main was potholed and the pipe found was 16 inches in diameter. A note has been added to the plans saying contractor to verify water main size prior to construction.

4. Please show location of 30-inch KCMO water district line on the plan view.
16-inch Lee's Summit water main and 30-inch KCMO water mains labeled on sheets C303 and C304.

5. Sheet C307: Can the storm line be reconfigured to eliminate the need for zinc coated ductile iron pipe? It would appear the storm line could be lowered a bit to eliminate the conflict.
The storm line has been lowered to allow 18" of separation between the storm and water pipe. The water pipe material has been changed from DIP to PVC.