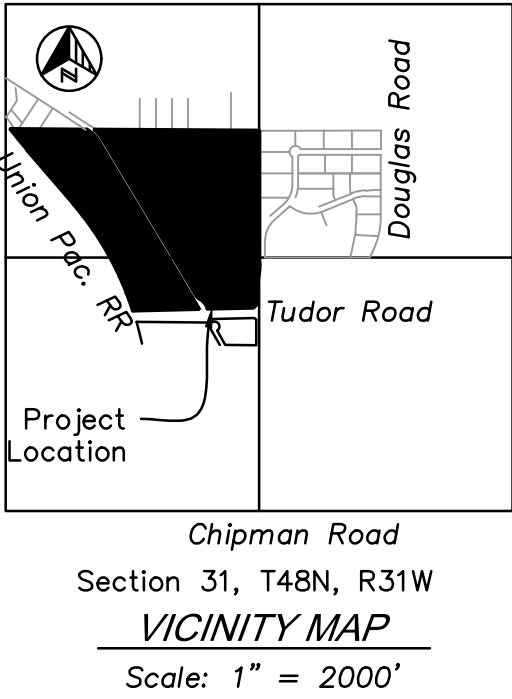


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DATE: Oct 15, 2021 11:39am XREFS: C_WAT_TBLK_02104157 C_PBASE_02104157 C_XAERIAL_02104157 USER: Imoore



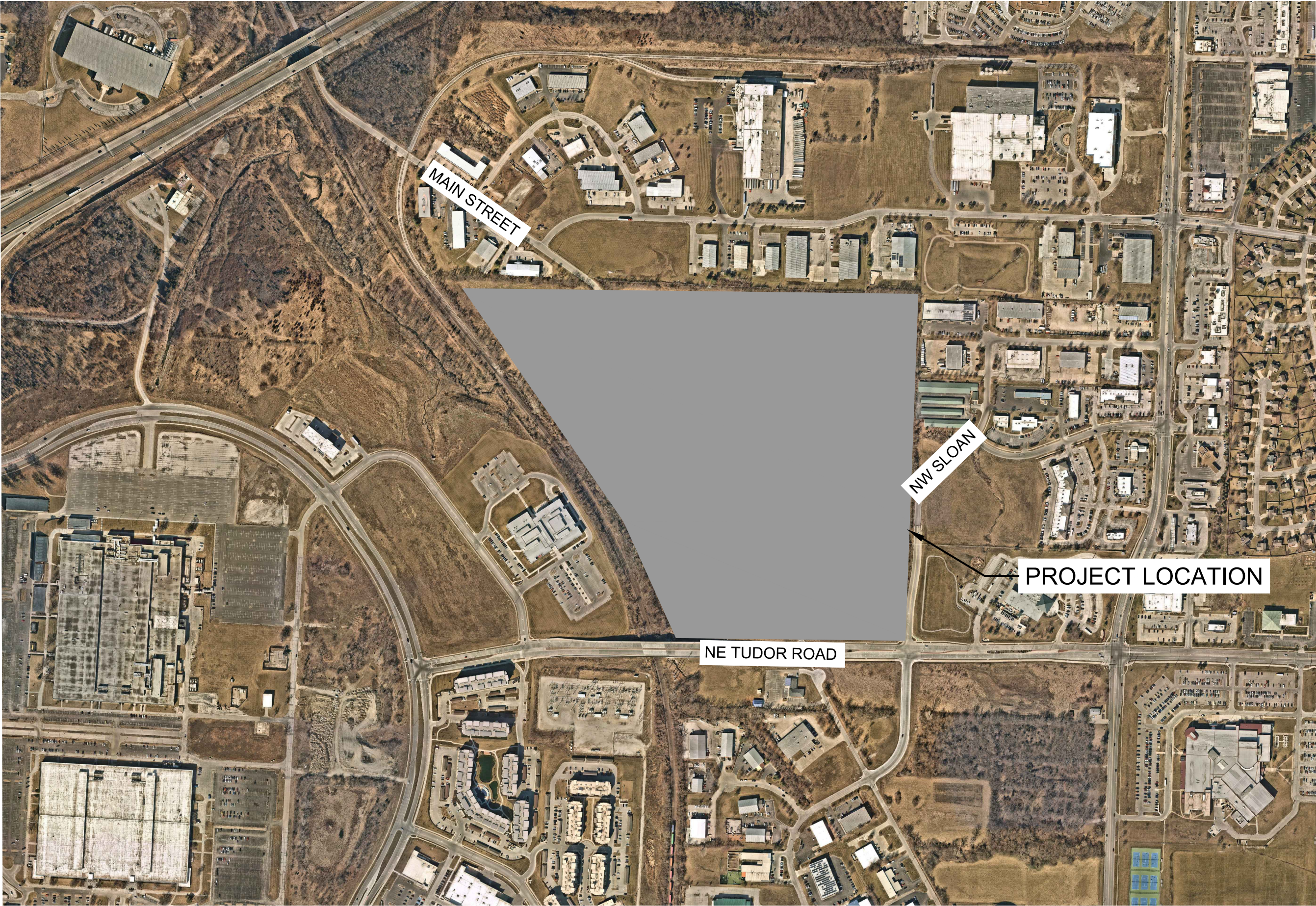
THE CONTRACTOR SHALL ADHERE TO THE PROVISIONS OF THE SENATE BILL NUMBER 583, 78TH GENERAL ASSEMBLY OF THE STATE OF MISSOURI. THE BILL REQUIRES THAT ANY PERSON OR FIRM DOING EXCAVATION ON PUBLIC RIGHT-OF-WAY DO SO ONLY AFTER GIVING NOTICE TO, & OBTAINING INFORMATION FROM, UTILITY COMPANIES. STATE LAW REQUIRES 48 HOURS ADVANCE NOTICE. CALL 1-800-DIG-RITE.

DEVELOPMENT TEAM CONTACT INFORMATION	
OWNER/DEVELOPER	
SHAUN COFER SCANNELL PROPERTIES #436, LLC	8801 RIVER CROSSING BLVD SUITE 300 INDIANAPOLIS, IN 46240 PH: 317-218-1648 EMAIL: Shaunc@scannellproperties.com
CIVIL ENGINEER	
SETH REECE/LUKE MOORE MITCH PLEAK, PE OLSSON	7301 W. 133RD STREET SUITE 200 OVERLAND PARK, KS 66213 PH: 913.381.1170 EMAIL: sreece@olsson.com / lmoore@olsson.com EMAIL: mpleak@olsson.com

UTILITY AND GOVERNING AGENCY CONTACT INFORMATION	
CITY OF LEE'S SUMMIT, MO	
CITY OF LEE'S SUMMIT: CITY HALL	220 SE GREEN STREET LEE'S SUMMIT, MO 64063 PH: 816-969-1200
LEE'S SUMMIT DEVELOPMENT SERVICES:	220 SE GREEN STREET LEE'S SUMMIT, MO 64063 PH: 816-969-1800
LEE'S SUMMIT PUBLIC WORKS:	220 SE GREEN STREET LEE'S SUMMIT, MO 64063 PH: 816-969-1800
LEE'S SUMMIT UTILITIES SERVICE CENTER:	1200 SE HAMBLEN ROAD LEE'S SUMMIT, MO 64081 PH: 816-969-1900
LEE'S SUMMIT R-7 SCHOOL DISTRICT	KINZIE WOODERSON 301 NE TUDOR ROAD LEE'S SUMMIT, MO 64086 PH: 816-986-1050 KINZIE.WOODERSON@LRS7.NET
CABLE/FIBER/TELEPHONE SERVICE	
AT&T	RON GIFFERT 500 E. 8TH STREET, ROOM 1146 KANSAS CITY, MO 64106 PH: 816-275-1550 EMAIL: RG7910@ATT.COM
CONSOLIDATED COMMUNICATIONS	JOHN CASTILOW 14859 W. 95TH STREET LENEXA, KS 66215 PH: 913-322-9785 EMAIL: JOHNCASTILOW@CONSOLIDATED.COM
GOOGLE FIBER	LAUREN MARCUCCI 1814 WESTPORT ROAD KANSAS CITY, MO 64111 PH: 913-663-1900 EMAIL: LMARCUCCI@GOOGLE.COM
CHARTER/SPECTRUM	TROY PREWITT 8221 W. 119TH STREET OVERLAND PARK, KS 66213 PH: 816-401-3573 EMAIL: TROY.PREWITT@CHARTER.COM
ELECTRIC SERVICE	
EVERGY	JEFF R. WILLIAMS - ENGINEER CENTRAL DIVISON 401 SE BAILEY ROAD LEE'S SUMMIT, MO 64081 PH: 816-347-4310 EMAIL: JEFF.WILLIAMS@KCPL.COM
GAS SERVICE	
SPIRE GAS	RICHARD FROCK 3025 SE CLOVER DRIVE LEE'S SUMMIT, MO 64082 PH: 816-472-3489 EMAIL: RICHARD.FROCK@SPIREENERGY.COM

SCANNELL DEVELOPMENT LEE'S SUMMIT LOGISTICS WATER MAIN EXTENSION PLANS

AN UNPLATTED PARCEL IN THE WEST HALF OF
SECTION 31, TOWNSHIP 48 NORTH, RANGE 31 WEST,
IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI



LOCATION MAP
NOT TO SCALE

PROPERTY DESCRIPTION:

ALL THAT PART OF AN UNPLATTED TRACT OF LAND, TOGETHER WITH ALL THAT PART OF NORTH MAIN STREET RIGHT OF WAY, ALL LYING IN THE WEST HALF OF SECTION 31, TOWNSHIP 48 NORTH, RANGE 31 WEST, LYING IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, DESCRIBED BY PATRICK ETHAN WARD, MO PLS-20050071, OF OLSSON MOLC-366, AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 48 NORTH, RANGE 31 WEST; THENCE SOUTH 01 DEGREE 59 MINUTES 47 SECONDS WEST, ON THE EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 65.98 FEET TO A POINT ON THE WEST LINE OF NW SLOAN STREET RIGHT OF WAY, AS ESTABLISHED IN DOCUMENT 2013E0075031, SAID POINT ALSO LYING ON A NON-TANGENT CURVE; THENCE IN A SOUTHERLY DIRECTION, DEPARTING SAID EAST LINE, ON SAID WEST LINE AND ON A CURVE TO THE RIGHT WHOSE INITIAL TANGENT BEARS SOUTH 02 DEGREES 47 MINUTES 37 SECONDS WEST, HAVING A RADIUS OF 970.00 FEET, THROUGH A CENTRAL ANGLE OF 6 DEGREES 27 MINUTES 07 SECONDS, AN ARC DISTANCE OF 109.23 FEET TO A POINT OF TANGENCY; THENCE SOUTH 09 DEGREES 14 MINUTES 44 SECONDS WEST, CONTINUING ON SAID WEST LINE, A DISTANCE OF 111.80 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHERLY DIRECTION, CONTINUING ON SAID WEST LINE AND ON A CURVE TO THE LEFT, HAVING A RADIUS OF 1030.00 FEET, THROUGH A CENTRAL ANGLE OF 7 DEGREES 14 MINUTES 57 SECONDS, AN ARC DISTANCE OF 130.32 FEET TO A POINT OF TANGENCY; THENCE SOUTH 01 DEGREE 59 MINUTES 47 SECONDS WEST, CONTINUING ON SAID WEST LINE, A DISTANCE OF 69.49 FEET TO A POINT ON THE NORTH LINE OF NE TUDOR ROAD RIGHT OF WAY, AS ESTABLISHED IN SAID DOCUMENT 2013E0075031; THENCE SOUTH 48 DEGREES 15 MINUTES 48 SECONDS WEST, DEPARTING SAID WEST LINE, ON SAID NORTH LINE, A DISTANCE OF 46.09 FEET TO A POINT; THENCE NORTH 89 DEGREES 24 MINUTES 16 SECONDS WEST, CONTINUING ON SAID NORTH LINE, AND ON THE NORTH LINE OF NW TUDOR ROAD RIGHT OF WAY, AS ESTABLISHED IN DOCUMENT 2013E0075030, A DISTANCE OF 1249.23 FEET TO A POINT ON THE EAST LINE OF UNION PACIFIC RAILROAD RIGHT OF WAY, AS NOW ESTABLISHED, SAID POINT ALSO LYING ON A NON-TANGENT CURVE; THENCE IN A NORTHERLY AND NORTHWESTERLY DIRECTION, DEPARTING SAID NORTH LINE, ON SAID EAST LINE AND ON A CURVE TO THE LEFT WHOSE INITIAL TANGENT BEARS NORTH 15 DEGREES 46 MINUTES 27 SECONDS WEST, HAVING A RADIUS OF 3203.90 FEET, THROUGH A CENTRAL ANGLE OF 22 DEGREES 48 MINUTES 11 SECONDS, AN ARC DISTANCE OF 1275.12 FEET TO A POINT OF TANGENCY; THENCE NORTH 38 DEGREES 34 MINUTES 39 SECONDS WEST, CONTINUING ON SAID EAST LINE, A DISTANCE OF 738.40 FEET TO A POINT OF CURVATURE; THENCE IN A NORTHWESTERLY DIRECTION, CONTINUING ON SAID EAST LINE AND ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 5981.13 FEET, THROUGH A CENTRAL ANGLE OF 2 DEGREES 39 MINUTES 22 SECONDS, AN ARC DISTANCE OF 277.27 FEET TO A POINT ON THE NORTH LINE OF THE SOUTH HALF OF SAID NORTHWEST QUARTER, SAID POINT ALSO LYING ON A NON-TANGENT LINE; THENCE SOUTH 87 DEGREES 40 MINUTES 30 SECONDS EAST, DEPARTING SAID EAST LINE, ON SAID NORTH LINE, A DISTANCE OF 2581.78 FEET TO THE NORTHEAST CORNER OF SAID SOUTH HALF; THENCE SOUTH 01 DEGREE 53 MINUTES 30 SECONDS WEST, ON SAID EAST LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 1318.02 FEET TO THE POINT OF BEGINNING, CONTAINING 3,439,837 SQUARE FEET OR 78.9678 ACRES, MORE OR LESS.

OLSSON HAS BEEN RETAINED TO PROVIDE AS-BUILT DRAWINGS FOR THIS PROJECT.

COLIN JENNINGS SHIPWRIGHT, P.E.
CIVIL ENGINEER
MO # PE-2021039302

DATE

- ☒ NOT FOR CONSTRUCTION
- ☐ REVIEWED FOR CONSTRUCTION

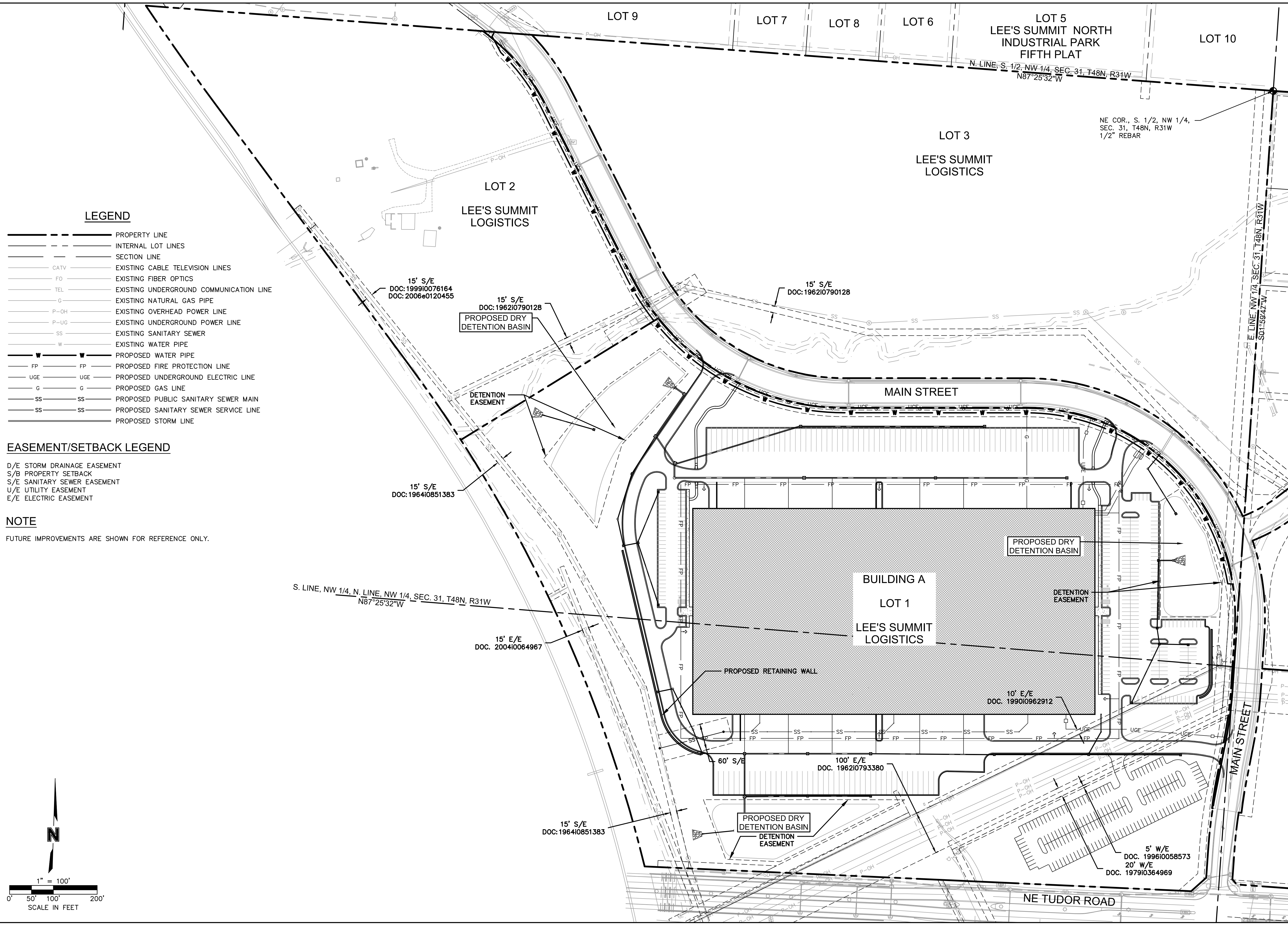
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Sheet Number	Sheet Title
WM1.00	TITLE SHEET
WM1.01	GENERAL NOTES
WM2.00	GENERAL LAYOUT PLAN
WM3.00	WATER MAIN PLAN AND PROFILE
WM3.01	WATER MAIN PLAN AND PROFILE
WM3.02	WATER MAIN PLAN AND PROFILE
WM3.03	WATER MAIN PLAN AND PROFILE
WM3.04	WATER MAIN PLAN AND PROFILE
WM3.05	WATER MAIN PLAN AND PROFILE
WM4.00	DETAILS SHEET
WM4.01	DETAILS SHEET


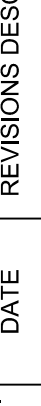


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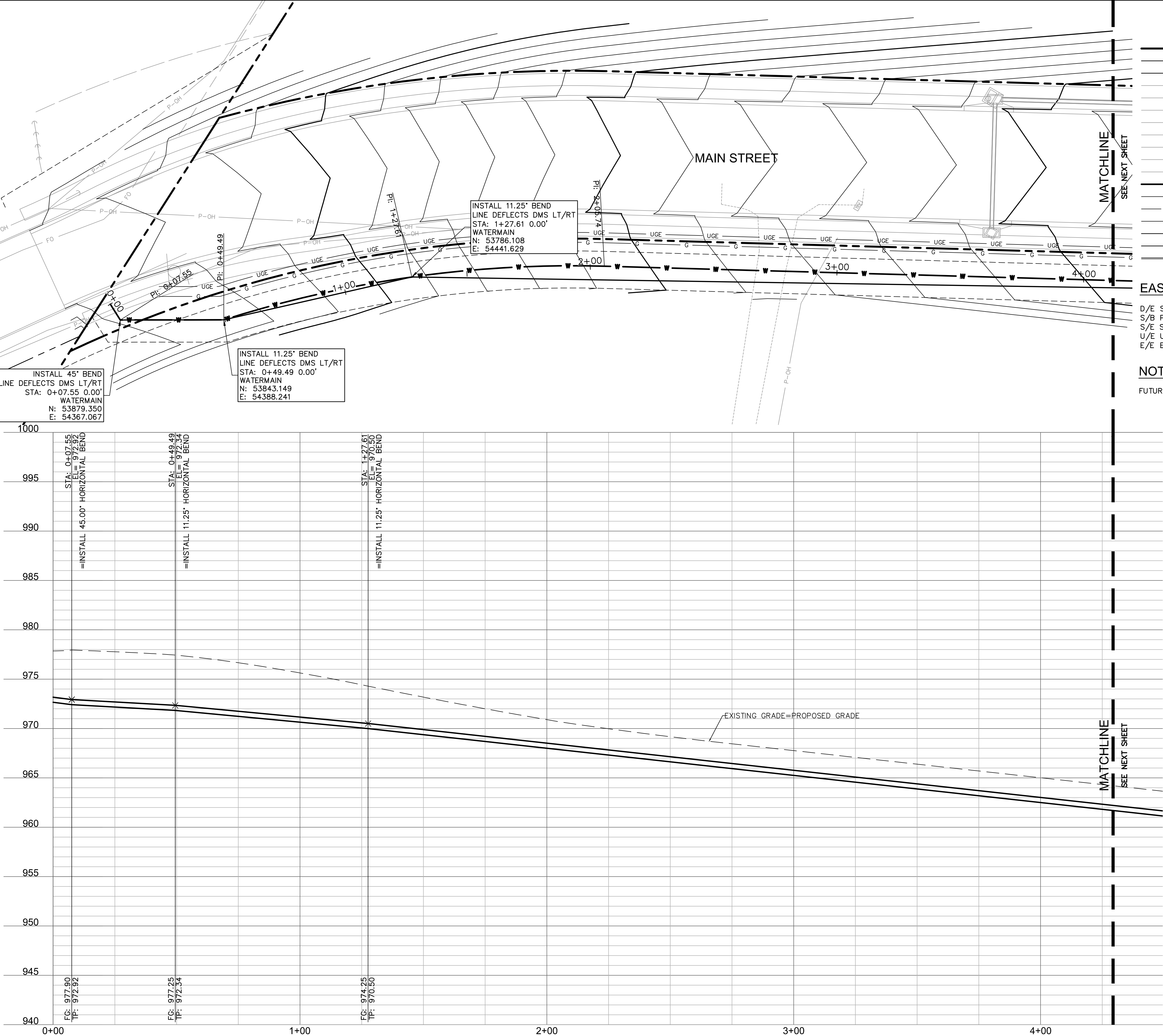
Olsson - Civil Engineering
Missouri Certificate of Authority #001592
7301 West 133rd Street, Suite 200
Overland Park, KS 66213-4760
TEL 913.381.1170
www.olsson.com

TITLE SHEET		REV.	DATE	REVISIONS DESCRIPTION	BY
WATER MAIN EXTENSION PLANS		NO.			



SHEET WM2.00		Olsson - Civil Engineering Missouri Certificate of Authority #001592 7301 West 133rd Street, Suite 200 Overland Park, KS 66213-4750 TEL 913.381.1170 www.olson.com					
GENERAL LAYOUT PLAN WATER MAIN EXTENSION PLANS		REV. NO. DATE REVISIONS DESCRIPTION BY		2021		REVISIONS	
SCANNELL DEVELOPMENT LEE'S SUMMIT LOGISTICS FIRST PLAT, LEE'S SUMMIT LOGISTICS							
LEE'S SUMMIT, MO							

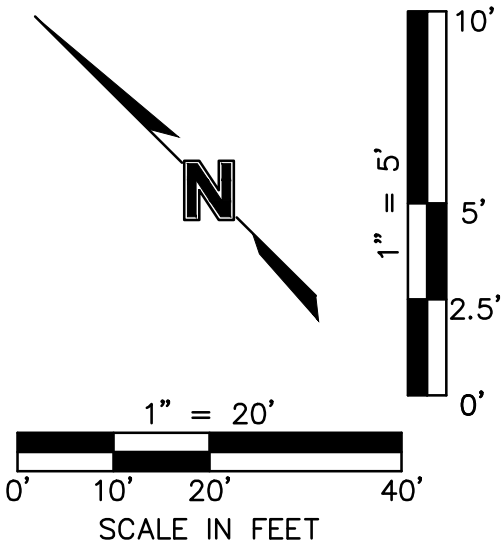
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DATE: Oct 15, 2021 11:31am XREFS: C_WAT_TBLK_02104157 C_SAN_PBASE_02104157 C_PBASE_02104157 C_PWATR_02104157 C_PSURE_02104157 USER: spillard



- LEGEND**
- | | |
|------|---|
| --- | PROPERTY LINE |
| --- | INTERNAL LOT LINES |
| --- | SECTION LINE |
| CATV | EXISTING CABLE TELEVISION LINES |
| FO | EXISTING FIBER OPTICS |
| TEL | EXISTING UNDERGROUND COMMUNICATION LINE |
| G | EXISTING NATURAL GAS PIPE |
| P-OH | EXISTING OVERHEAD POWER LINE |
| P-UG | EXISTING UNDERGROUND POWER LINE |
| SS | EXISTING SANITARY SEWER |
| W | EXISTING WATER PIPE |
| W | PROPOSED WATER PIPE |
| FP | PROPOSED FIRE PROTECTION LINE |
| UGE | PROPOSED UNDERGROUND ELECTRIC LINE |
| G | PROPOSED GAS LINE |
| SS | PROPOSED PUBLIC SANITARY SEWER MAIN |
| SS | PROPOSED SANITARY SEWER SERVICE LINE |
| SS | PROPOSED STORM LINE |

- EASEMENT/SETBACK LEGEND**
- D/E STORM DRAINAGE EASEMENT
S/B PROPERTY SETBACK
S/E SANITARY SEWER EASEMENT
U/E UTILITY EASEMENT
E/E ELECTRIC EASEMENT

NOTE
FUTURE IMPROVEMENTS ARE SHOWN FOR REFERENCE ONLY.



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Missouri Certificate of Authority #001592
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Overland Park, KS 66213-4750
TEL 913.381.1170 www.olsson.com

STATE OF MISSOURI
COLIN JENNINGS
SHIPWRIGHT
NUMBER
PE-3021038302
1/15/2021
PROFESSIONAL REGISTER

WATER MAIN PLAN AND PROFILE
WATER MAIN EXTENSION PLANS

SCANNELL DEVELOPMENT LEE'S SUMMIT LOGISTICS
FIRST PLAT, LEE'S SUMMIT LOGISTICS

LEE'S SUMMIT, MO

drawn by: CJS
checked by: LWM
approved by: MAP
QA/QC by: MAP
project no.: 021-04157
drawing no: C_WAT_GLP02_02104157
date: 10/01/2021

SHEET
WM3.00

2021

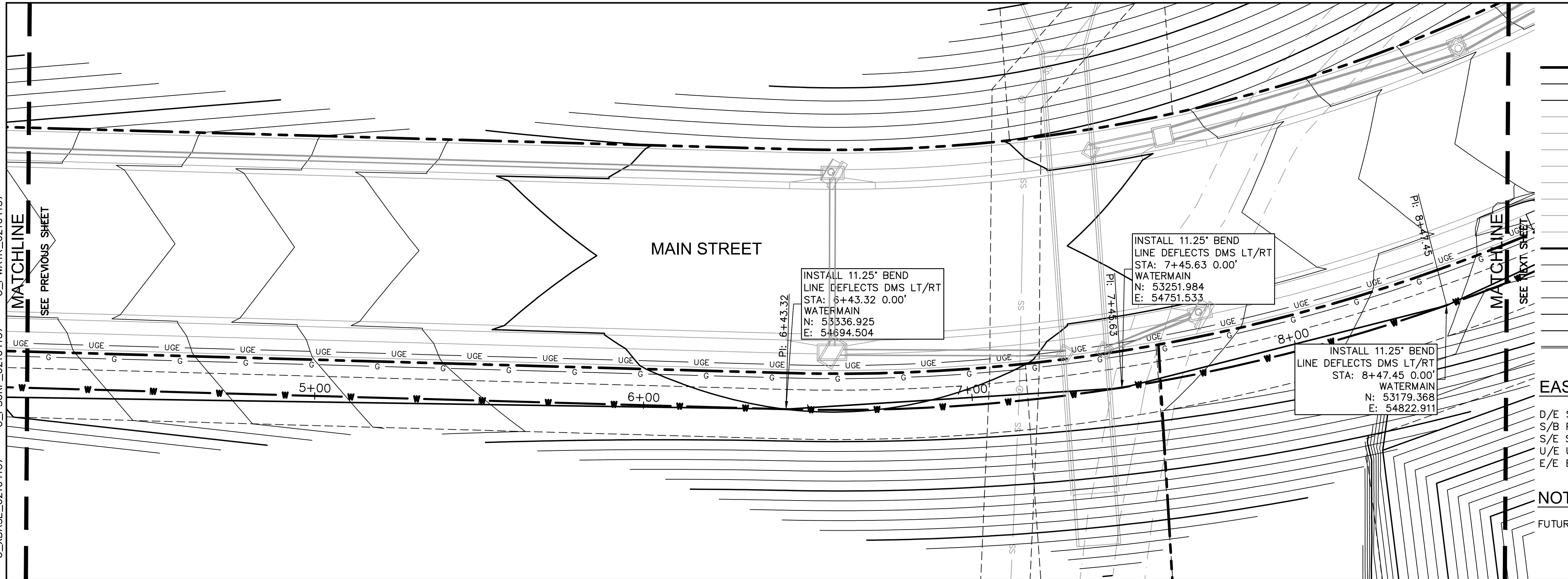
REV. NO.

DATE

REVISIONS DESCRIPTION

BY

REVISIONS



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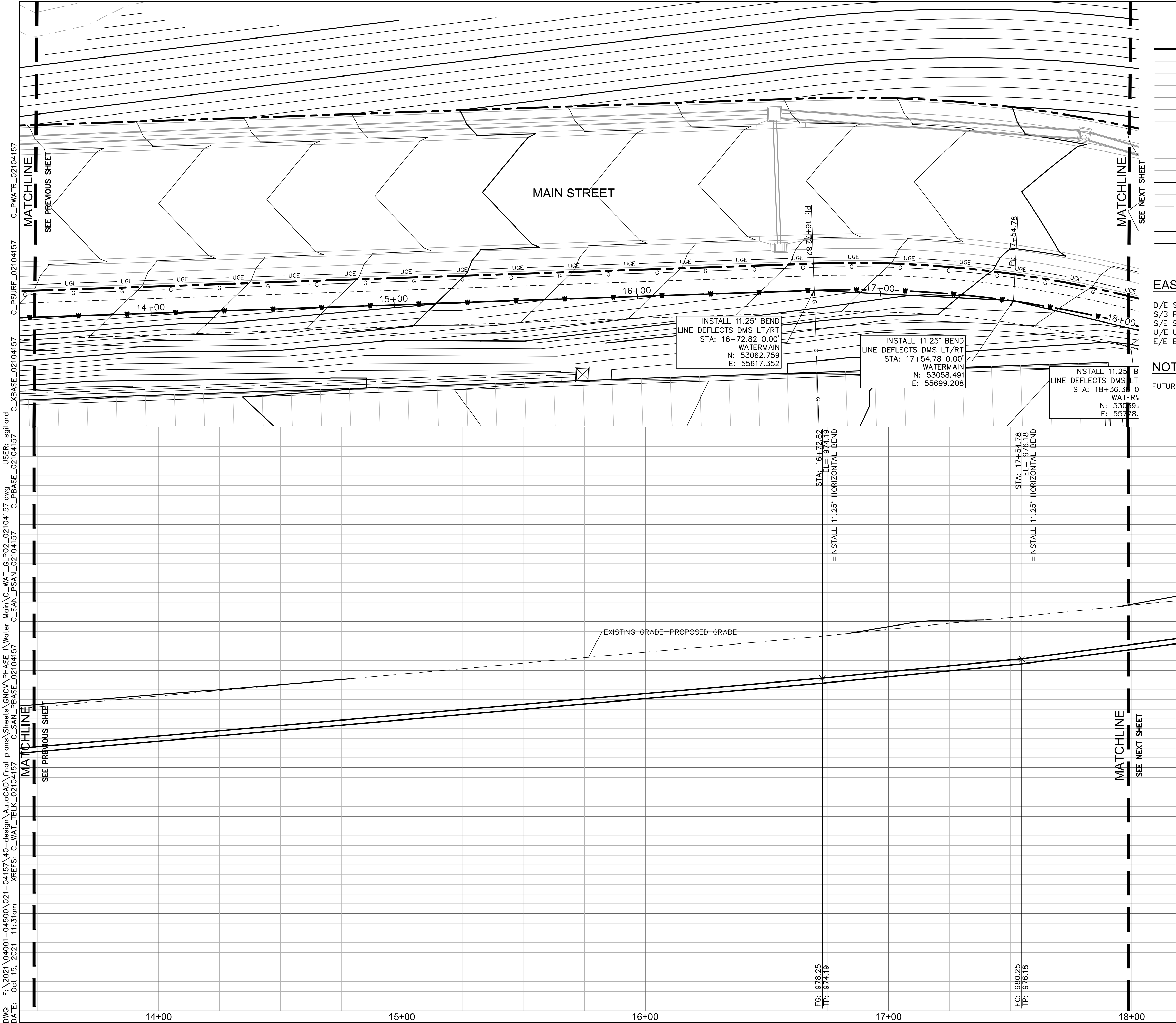
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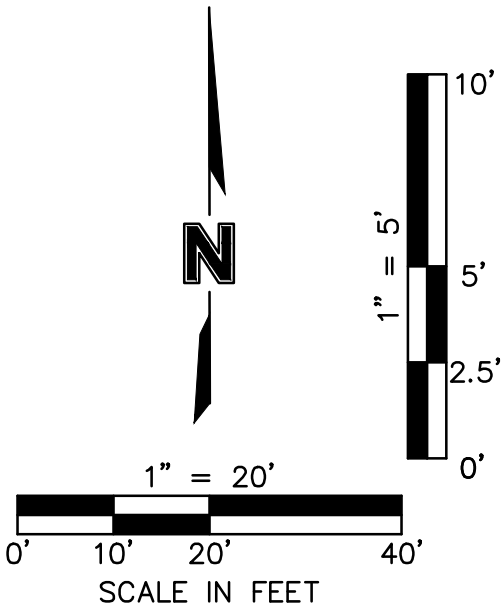


- ### LEGEND
- | | |
|-----|---|
| --- | PROPERTY LINE |
| --- | INTERNAL LOT LINES |
| --- | SECTION LINE |
| --- | CATV EXISTING CABLE TELEVISION LINES |
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| --- | P-UG EXISTING UNDERGROUND POWER LINE |
| --- | SS EXISTING SANITARY SEWER |
| --- | W EXISTING WATER PIPE |
| --- | W PROPOSED WATER PIPE |
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| --- | UG PROPOSED UNDERGROUND ELECTRIC LINE |
| --- | G PROPOSED GAS LINE |
| --- | SS PROPOSED PUBLIC SANITARY SEWER MAIN |
| --- | SS PROPOSED SANITARY SEWER SERVICE LINE |
| --- | SS PROPOSED STORM LINE |

- ### EASEMENT/SETBACK LEGEND
- D/E STORM DRAINAGE EASEMENT
S/B PROPERTY SETBACK
S/E SANITARY SEWER EASEMENT
U/E UTILITY EASEMENT
E/E ELECTRIC EASEMENT

NOTE

FUTURE IMPROVEMENTS ARE SHOWN FOR REFERENCE ONLY.



WATER MAIN PLAN AND PROFILE
WATER MAIN EXTENSION PLANS

SCANNELL DEVELOPMENT LEE'S SUMMIT LOGISTICS
FIRST PLAT, LEE'S SUMMIT LOGISTICS

LEE'S SUMMIT, MO

drawn by: CJS
checked by: LWM
approved by: MAP
QA/QC by: MAP
project no.: 021-04157
drawing no: C_WAT_GLP02_02104157
date: 10/01/2021

SHEET
WM3.03

BY

REVISIONS DESCRIPTION

DATE

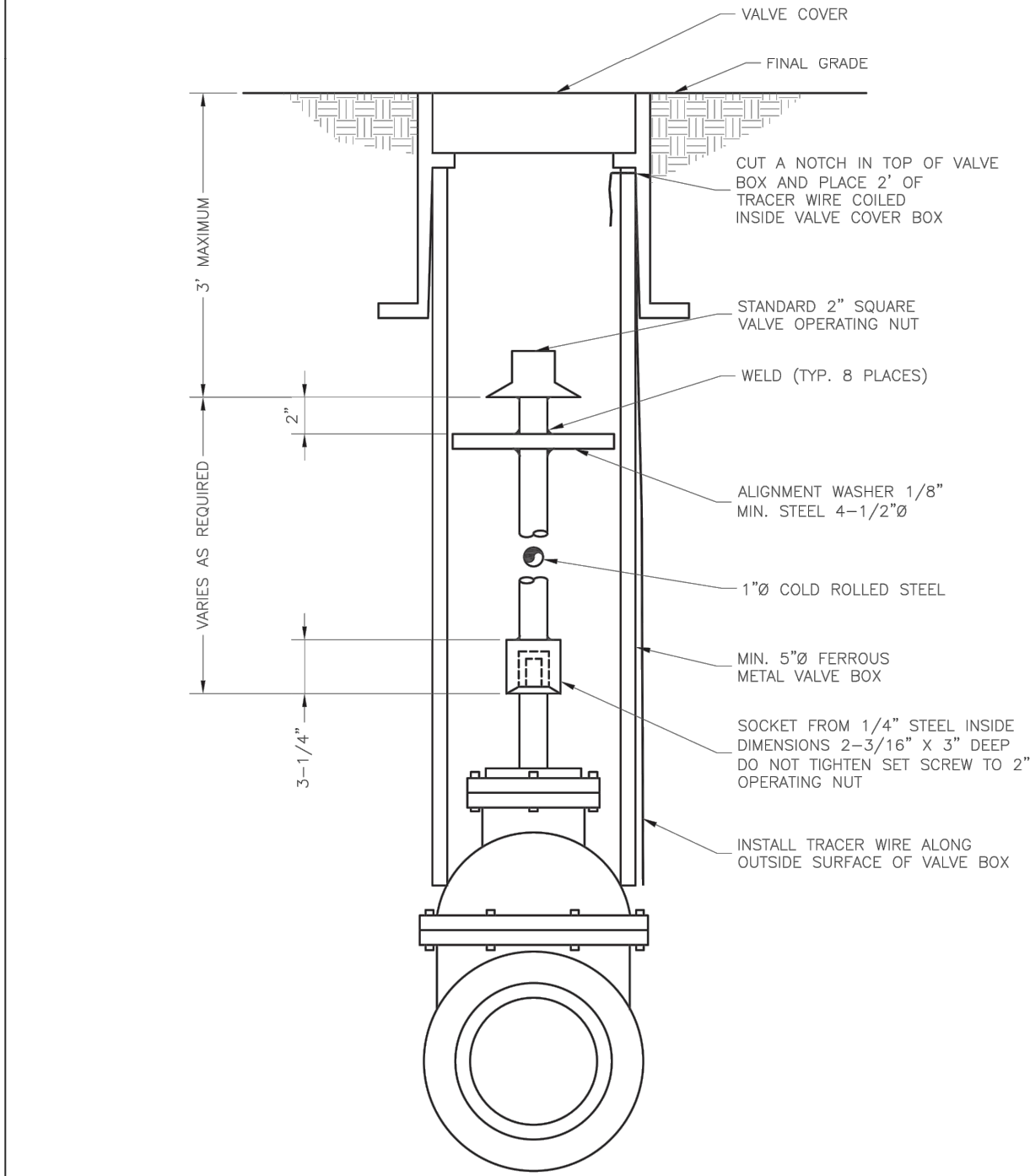
REV. NO.

REVISIONS

2021

Olsson - Civil Engineering
Missouri Certificate of Authority #001592
7301 West 133rd Street, Suite 200
Overland Park, KS 66213-4750
TEL 913.381.1170
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STATE OF MISSOURI
COLIN JENNINGS
SHIPWRIGHT
NUMBER
PE-3021038902
1/15/2021
PROFESSIONAL ENGINEER



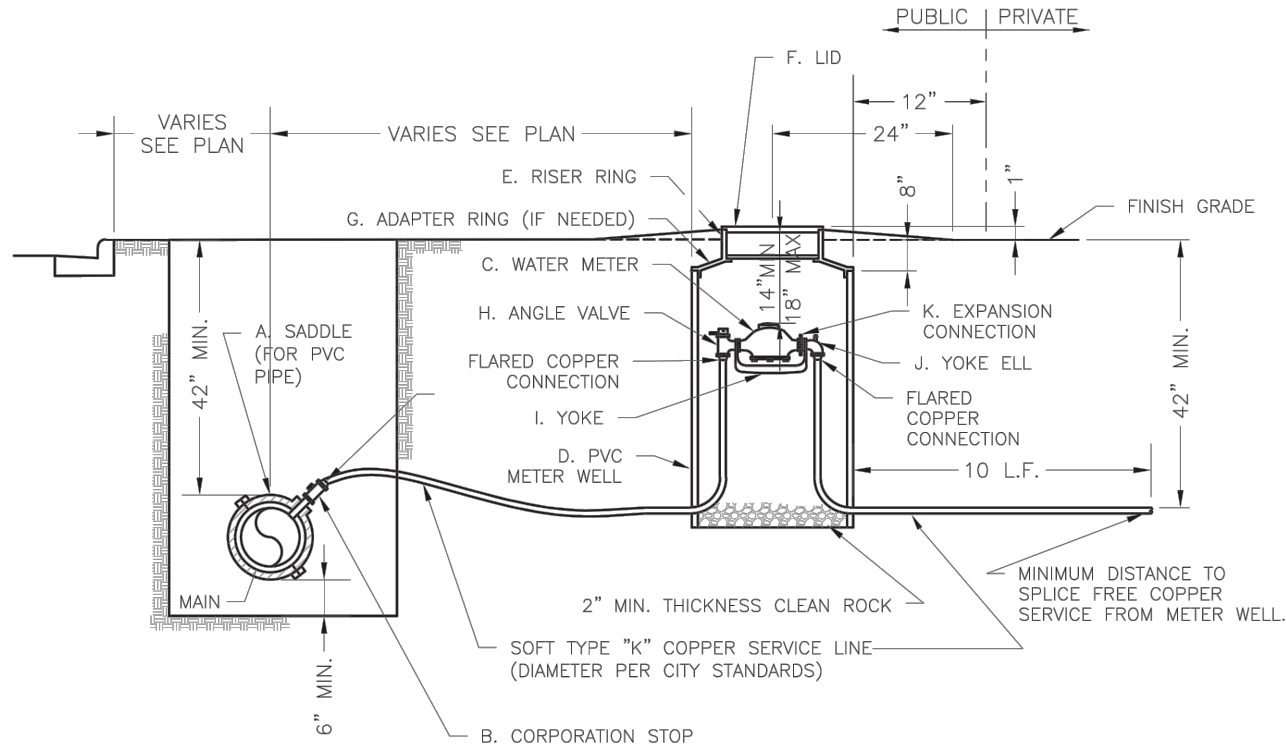
LS

LEE'S SUMMIT

MISSOURI

PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64663

WAT-9



- NOTES:
- METER INSTALLATION SHALL NOT BE LOCATED IN AREAS SUBJECT TO VEHICULAR TRAFFIC OR IN CONCRETE PAVEMENT WITHOUT CITY APPROVAL.
 - IF METER IS TO BE LOCATED OTHER THAN IN FRONT OF PROPERTY LINE, CITY APPROVAL SHALL BE OBTAINED.
 - CITY TO FURNISH ITEMS A-K.
 - NO OTHER EQUIPMENT SHALL BE INSTALLED IN THIS PIT.
 - 42" MINIMUM BURY DEPTH FOR ALL SERVICE LINES.
 - EXCAVATION FOR TAP TO EXPOSE 4 LINEAR FEET OF MAIN.
 - NO SPLICES ALLOWED BETWEEN METER AND MAIN.
 - SERVICE CONNECTION TAP AT APPROXIMATELY 45 DEGREES.
 - LID AND RISER RING SHALL BE SET SO THAT GROUND WATER WILL DRAIN AWAY FROM THE WELL.
 - CONTACT WATER UTILITIES, 816-969-1900, FOR REQUIREMENTS OF A METER LARGER THAN 2"

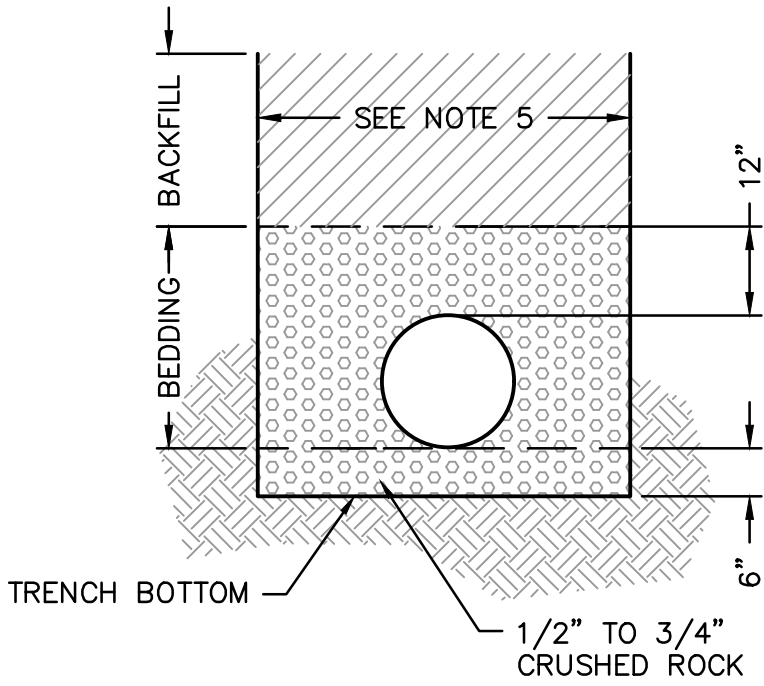
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LEE'S SUMMIT

MISSOURI

PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64663

WAT-11



TYPICAL TRENCH SECTION

- NOTES:
- BELL HOLES SHALL BE DUG SO THAT NO PART OF THE BELL SHALL BE IN CONTACT WITH THE TRENCH BOTTOM.
 - BEDDING AGGREGATE MATERIAL SHALL BE PER SECTION 6900 AND 2102 OF THE CITY DESIGN AND CONSTRUCTION MANUAL. BEDDING AGGREGATE SHALL BE PLACED FROM A LEVEL 6 INCHES BELOW THE BOTTOM OF THE PIPE TO A LEVEL 12 INCHES ABOVE THE TOP OF THE PIPE AS SHOWN ABOVE.
 - BACKFILL MATERIAL AND PLACEMENT SHALL BE PER SECTION 6900 AND 2102 OF THE CITY DESIGN AND CONSTRUCTION MANUAL.
 - TRENCHING SHALL BE IN ACCORDANCE WITH CURRENT OSHA REGULATIONS. SLOPES MUST NOT EXTEND BELOW TOP OF BEDDING.
 - MINIMUM AND MAXIMUM TRENCH WIDTHS SHALL BE IN ACCORDANCE WITH PIPE MANUFACTURERS RECOMMENDATION AS APPROVED ON ENGINEERING PLANS.

UNDERGROUND PIPE INSTALLATION FOR WATER PIPING
NOT TO SCALE

drawn by: CJS
checked by: LWM
approved by: MAP
QA/QC by: MAP
project no.: 021-04157
drawing no.: C_WAT_TTL01_02104157
date: 10/01/2021

SHEET

WM4.01

DETAILS SHEET

WATER MAIN EXTENSION PLANS

SCANNELL DEVELOPMENT LEE'S SUMMIT LOGISTICS
FIRST PLAT, LEE'S SUMMIT LOGISTICS

LEE'S SUMMIT, MO

2021

REV. NO.

DATE

REVISIONS DESCRIPTION

BY

REVISIONS

olsson

Olsson - Civil Engineering
Missouri Certificate of Authority #001692
7301 West 133rd Street, Suite 200
Overland Park, KS 66213-4760
TEL 913.381.1170 www.olsson.com

STATE OF MISSOURI

COLIN JENNINGS

SHIPWRIGHT

NUMBER

PE-001508002

10/15/2020

PROFESSIONAL ENGINEER