

SANITARY SEWER PLANS
COLTON'S CROSSING 1ST PLAT
LOTS 1-39, 41-202 & TRACTS A THRU G
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

INDEX OF SHEETS

SANITARY SEWER PLANS

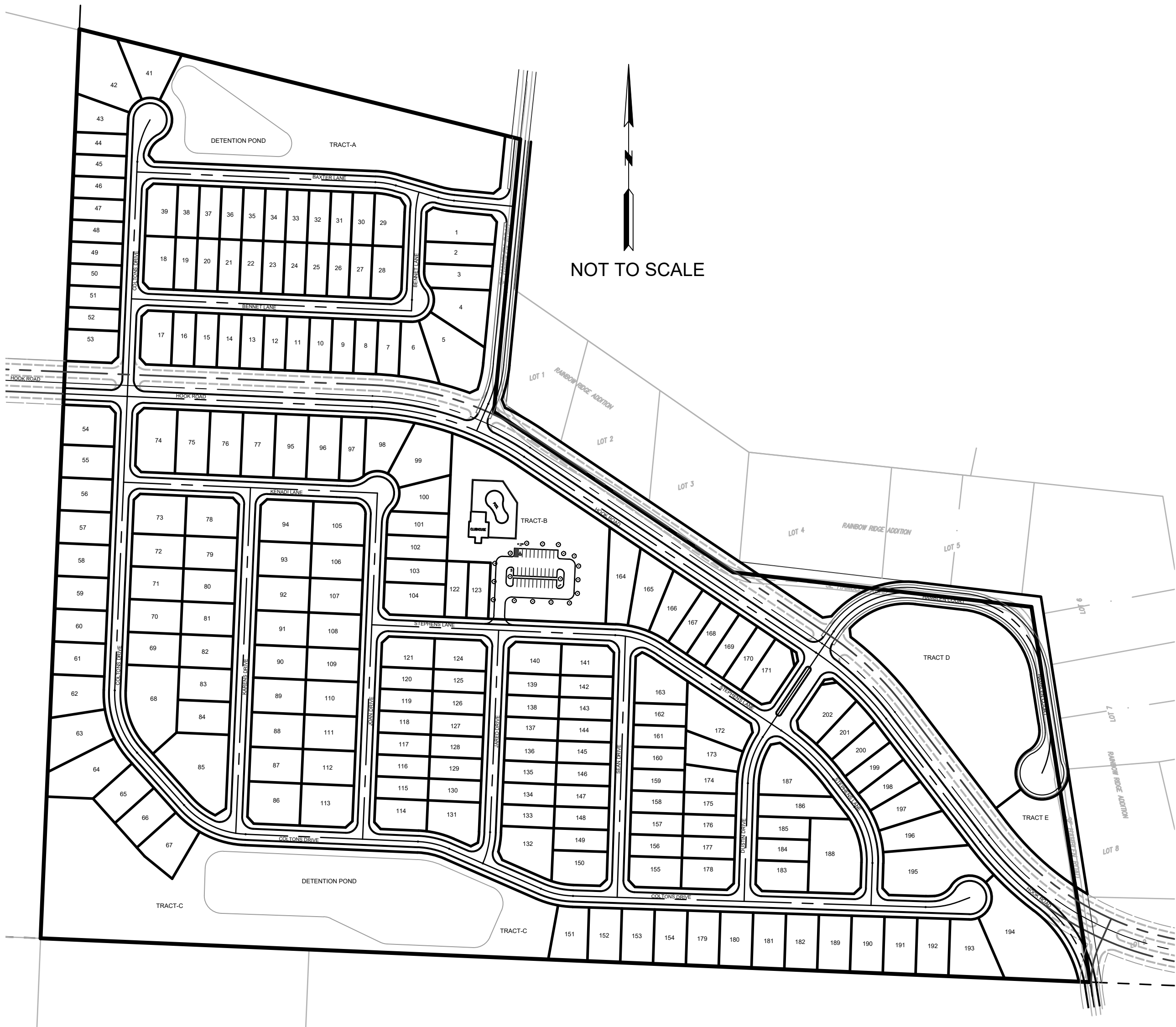
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GENERAL NOTES

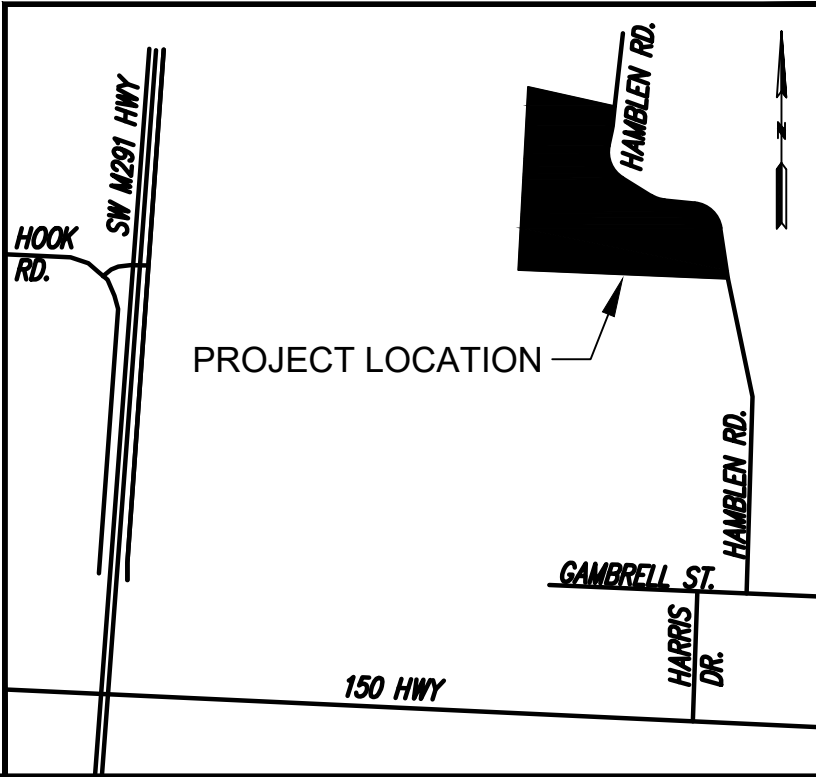
1. The underground utilities shown herein have been plotted from available information and do not necessarily reflect the actual existence, or nonexistence, size, type, number, or locations of these or other utilities. The contractor shall be responsible for verifying the actual locations of all underground utilities, shown or not shown, and said utilities shall be located in the field prior to any grading, excavation, or construction of improvements. These provisions shall in now way absolve any party from complying with the "UNDERGROUND FACILITY SAFETY AND DAMAGE PREVENTION ACT", Chapter 319, RSMO.
2. Gas, Water, and other Utilities shall not conflict with the depth or horizontal location of existing and proposed sanitary and storm sewers, including building laterals.
3. The Contractor shall secure all required permits and notify the Development Services - Inspection Group of the City of Lee's Summit (816-969-1200) at least 48 hours prior to any construction.
4. Prior to submittal of construction bids, the Contractor shall be required to visit the site to verify existing conditions and proposed improvements.
5. All construction materials and methods used shall comply with the latest editions of the City of Lee's Summit "DESIGN AND CONSTRUCTION MANUAL" as adopted by City Ordinance NO. 5813. See said Manual for standard details.
6. The Contractor shall be responsible for notification and coordination with all Utility Companies.
7. The Contractor shall notify the Engineer immediately of any discrepancies in the plans.
8. "Controlled Fill" indicates fill to be placed in accordance with APWA Section 2100 for grading and site preparation, with APWA Section 2200 for street construction (paving), with APWA Section 2500 for sanitary sewer construction and with APWA Section 2600 for storm sewer construction unless otherwise noted.
9. All sanitary manholes shall have a 4' inside diameter unless otherwise noted.
10. All disturbed areas to be seeded upon completion of construction.

NOTE:

- 1) The subject property is located within the Big Creek Watershed.
- 2) There was no oil or gas wells located on the subject property as of May 14, 2018 as shown by the Missouri Geological Survey GEOSTRAT (Geosciences Technical Resource Assessment Tool).

VICINITY MAP

NOT TO SCALE



UTILITIES

City of Lee's Summit
Public Works
220 SE Green
Lee's Summit, MO 64063
816-969-1800

City of Lee's Summit
Water and Sewer
1200 SE Hamblen Road
Lee's Summit, MO 64081
816-969-1900

Spire
(Administrative Offices)
3025 S.E. Clover Drive
Lee's Summit, MO 64082
816-537-4681

Everygy
401 SE Bailey Road
Lee's Summit, MO. 64081
816-347-4320

AT&T
Rick Bryan
500 E. 8th Street
Kansas City, MO 64106
913-727-9809

Comcast Cable
New Construction Hotline
866-771-2281

Missouri One-Call
1-800-344-7483

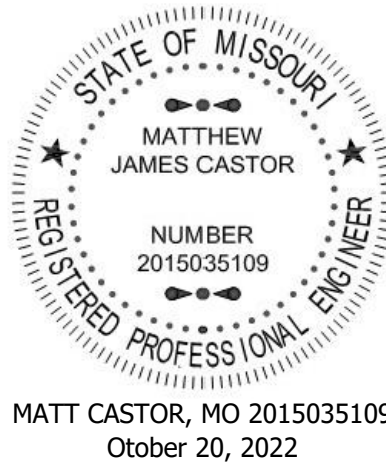


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DEVELOPER
HAMBLÉN ROAD PROJECT, LLC
705 B MELODY LANE
LEE'S SUMMIT, MISSOURI 64063
(816) 877-5086
CONTACT - DUSTIN BAXTER

ENGINEER
Hg CONSULT, INC.
1533 LOCUST STREET
KANSAS CITY, MO. 64108
(816) 787-1374
CONTACT - MATT CASTOR

DATE	REVISION	NO.	BY	CHK/APP.
10/20/22		1	JMH	



Consult Inc
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planners

1511 Locust Street, Kansas City, Missouri 64108
CORPORATE LICENSE No. E20100573 (MO.) / E-1736 (KS.) / LS 2019005467

SANITARY SEWER PLANS
COVER SHEET

COLTON'S CROSSING
1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

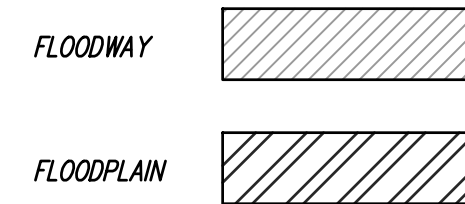
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DRAWING NO. 21-018 Sanitary Sewer Prel.		
DATE Oct. 20, 2022		
JOB NO. 21-018		
SHEET OF	1	18



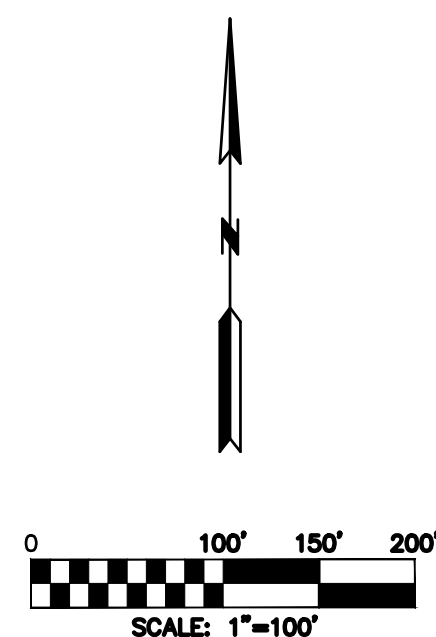
SANITARY SEWER NOTES:

1. All construction shall meet APWA, MoDNR and City of Warrensburg Standards and Specifications.
2. All inspection of sanitary sewer construction shall be performed by the City of Warrensburg Engineering Department.
3. All pipe lengths, slopes and stationing are from center of manhole to center of manhole.
4. Adjust tops of manholes to match finish grade upon completion of work.
5. All manholes shall be "Pre-Cast" type. See Sanitary Sewer Detail sheet.
6. See Sanitary Sewer Detail sheet for structure details. Areas with less than four (4) feet of depth from the proposed top to finish grade shall be filled to an elevation of four (4) feet above the proposed top of pipe, compacted to 95% density, then trenched for pipe installation.
7. A minimum of two (2) feet of clearance shall be provided where a sanitary sewer crosses below a storm sewer where possible.
8. At points where sanitary sewers cross water mains with less than two (2) feet of clearance, the sanitary sewer shall cross under the water main and shall be made of ductile iron pipe, or encased in concrete for a minimum distance of 10 feet in each direction. The crossing shall be arranged so that the sewer joints will be equal distance as far as possible from water main joints.
9. All trenching under proposed driving surfaces shall have rock backfill.
10. Sanitary sewer piping material shall be as follows:
0 to 15' depth; SDR-26 PVC
15' to 22' depth; SDR-26 PVC
4" service laterals; SDR-26 PVC
11. Contractor shall verify the exact location and depth of all existing utilities prior to construction.
12. Sanitary sewer line directions are shown as Azimuths.
13. FIL = Flow line at end of lateral.
14. MBF = Minimum Basement Floor Elevation. MBF is based on sanitary sewer elevation. MBF to be raised 2' above swale elevation if walkout is desired.
15. Sanitary sewer service laterals shall be staked at the end of the lateral for location and elevation.
16. Two way cleanouts to be provided at the property line on all lateral stubs.

PROPOSED		EXISTING	
	Sanitary Sewer		SAN
	Storm Sewer		42" CMP
	Water		W
	Sidewalk		
	2' Curb		
	Existing Grades		-975-
	Manhole		⊙
	Catch Basin		⊥
	Junction Box		□
	Field Inlet		□
	Flared End Section		▽
	Fire Hydrant		⊥
	Water Valve		⊥
	Handicap Ramp		
	Underground Power		UGP
	Underground Telephone		UTG
	Gas Line		GAS
	Fence		X
	Tree Line		
	Finish Street Flow		



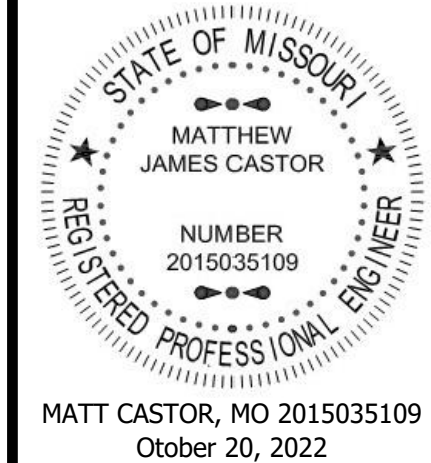
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SANITARY SEWER PLANS
GENERAL UTILITY LAYOUT

COLTON'S CROSSING
1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

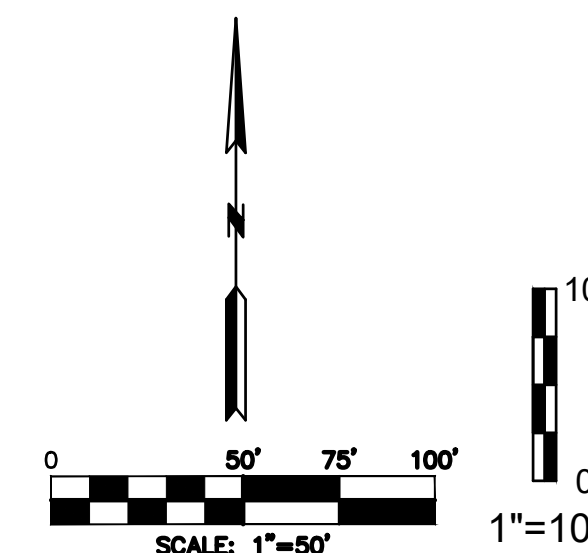


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X-REF. NO. 21-018 Base	
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SHEET OF	18



STATE OF MISSOURI
 MATTHEW
 JAMES CASTOR
 REGISTERED PROFESSIONAL ENGINEER
 NUMBER
 2015035109

MATT CASTOR, MO 201503510
October 20, 2022

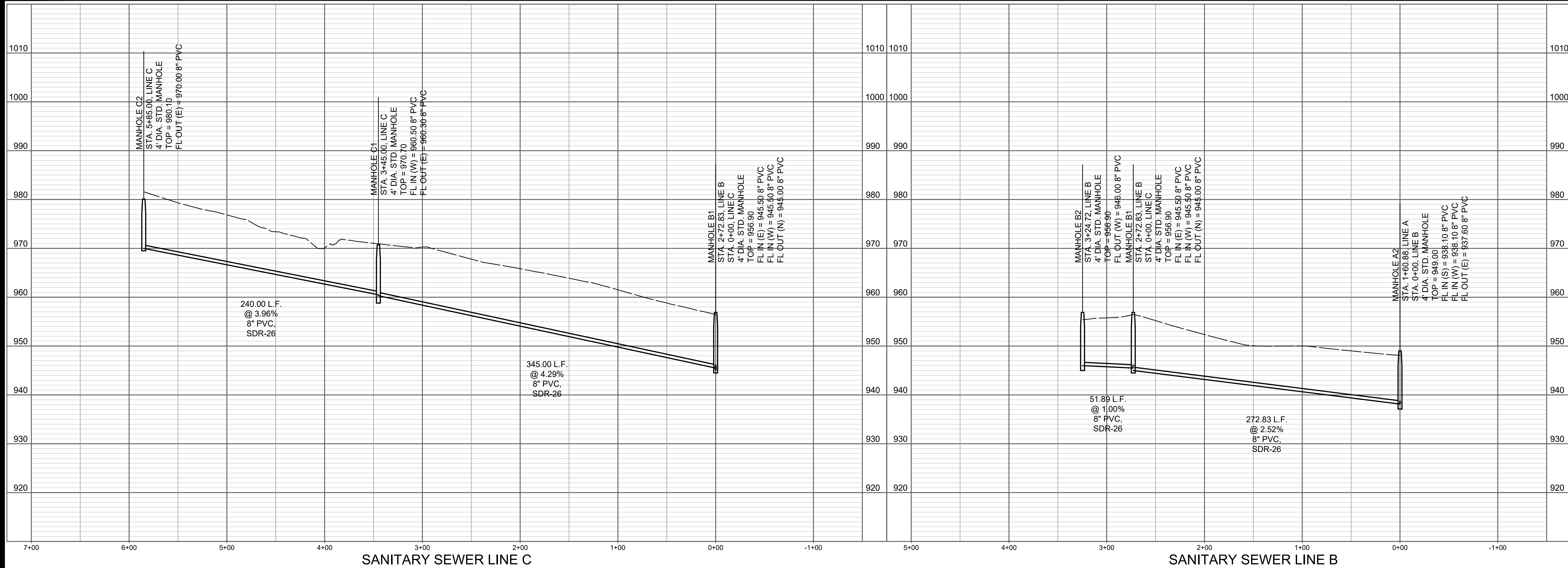
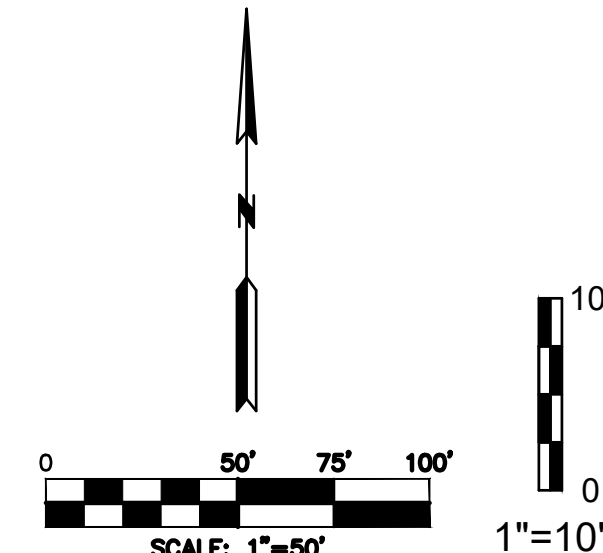
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planners
Kansas City, Missouri 64108

**SANITARY SEWER PLAN & PROFILE
SANITARY LINE A**

	<i>X-REF NO.</i> 21-018 Base
	<i>DRAWING NO.</i> 21-018 Sanitary Sewer Prel.
	<i>DATE</i> Oct. 20, 2022
	<i>JOB NO.</i> 21-018



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21-018

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21-018 Sanitary Sewer Prel.

X-REF NO.

21-018 Base

SANITARY SEWER PLAN & PROFILE

SANITARY LINE B & LINE C

COLTON'S CROSSING

1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

CONSULT INC

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1533 Locust Street, Kansas City, Missouri 64108

CORPORATE LICENSE NO. E20100573 (MO.) / E-1736 (KS.) / LS 2019005467

REGISTERED PROFESSIONAL ENGINEER

NUMBER 2015035109

MATTHEW JAMES CASTOR

STATE OF MISSOURI

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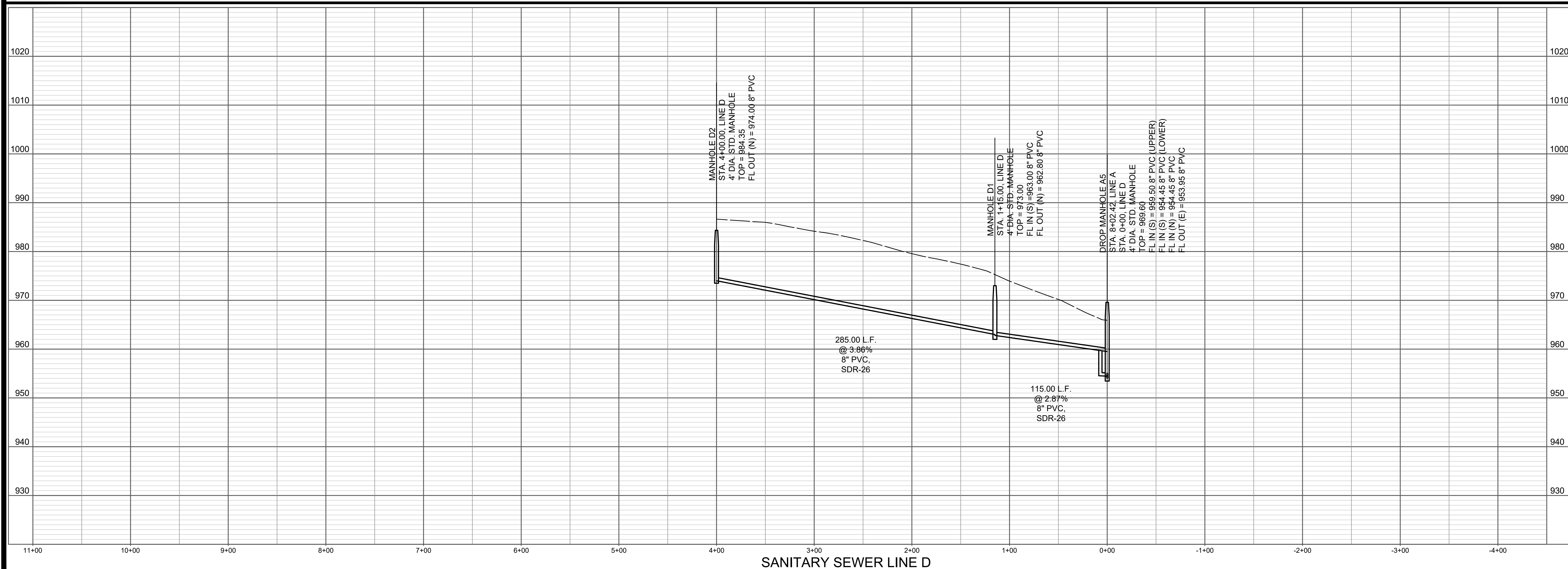
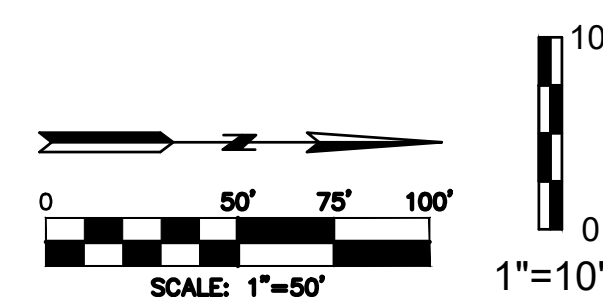
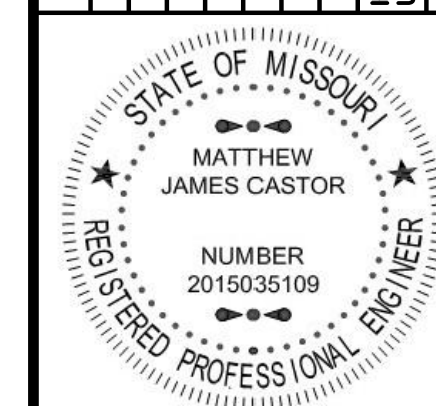
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October 20, 2022



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1533 Locust Street, Kansas City, Missouri 64108

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SANITARY SEWER PLAN & PROFILE
SANITARY LINE D

COLTON'S CROSSING
1ST PLAT

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CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

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Know what's below.
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MANHOLE E1
STA. 0+00, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

MANHOLE F
TOP = 989.1
IN (W) = 932.3, 24" PVC
OUT (E) = 932.3, 24" PVC

MANHOLE E2
STA. 1+46.88, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

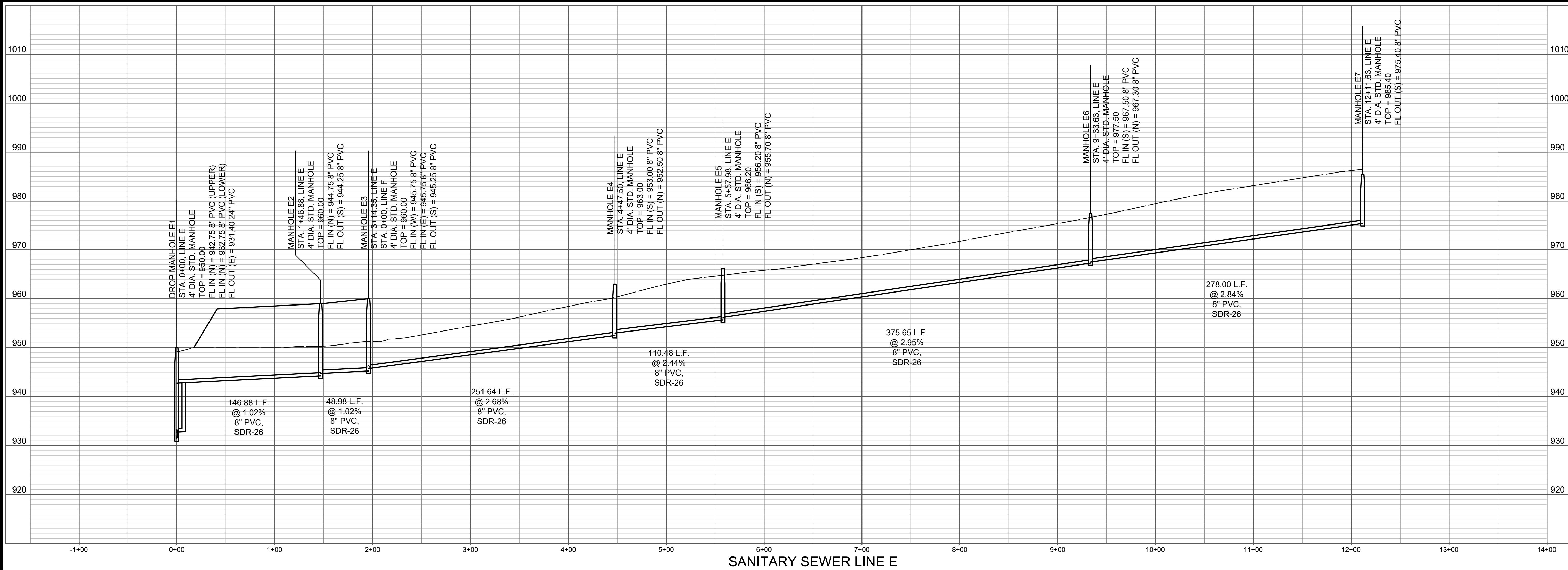
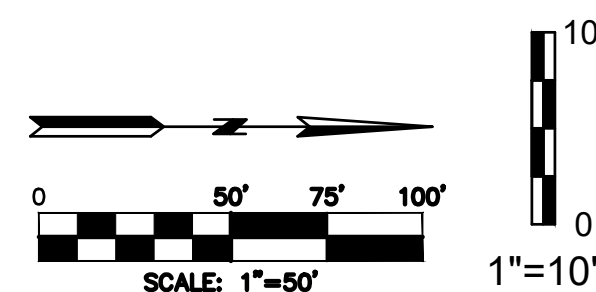
MANHOLE E4
STA. 4+47.50, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

MANHOLE E3
STA. 1+95.86, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

MANHOLE E5
STA. 5+57.98, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

MANHOLE E6
STA. 9+33.63, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45

MANHOLE E7
STA. 12+11.63, LINE E
ST. STA. 10+35.60, 30' RT.
ELI LANE
N. 940218.73 E. 3011530.45



NO.	BY	REVISION	DATE
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STATE OF MISSOURI
REGISTERED PROFESSIONAL ENGINEER
NUMBER 2015035109
MATT CASTOR, MO 2015035109
October 20, 2022

Consult Inc
engineers planners
1533 Locust Street, Kansas City, Missouri 64108
CORPORATE LICENSE NO. E201000573 (MO.) / E-1736 (KS.) / LS 20190046467

SANITARY SEWER PLAN & PROFILE
SANITARY LINE E

COLTON'S CROSSING
1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

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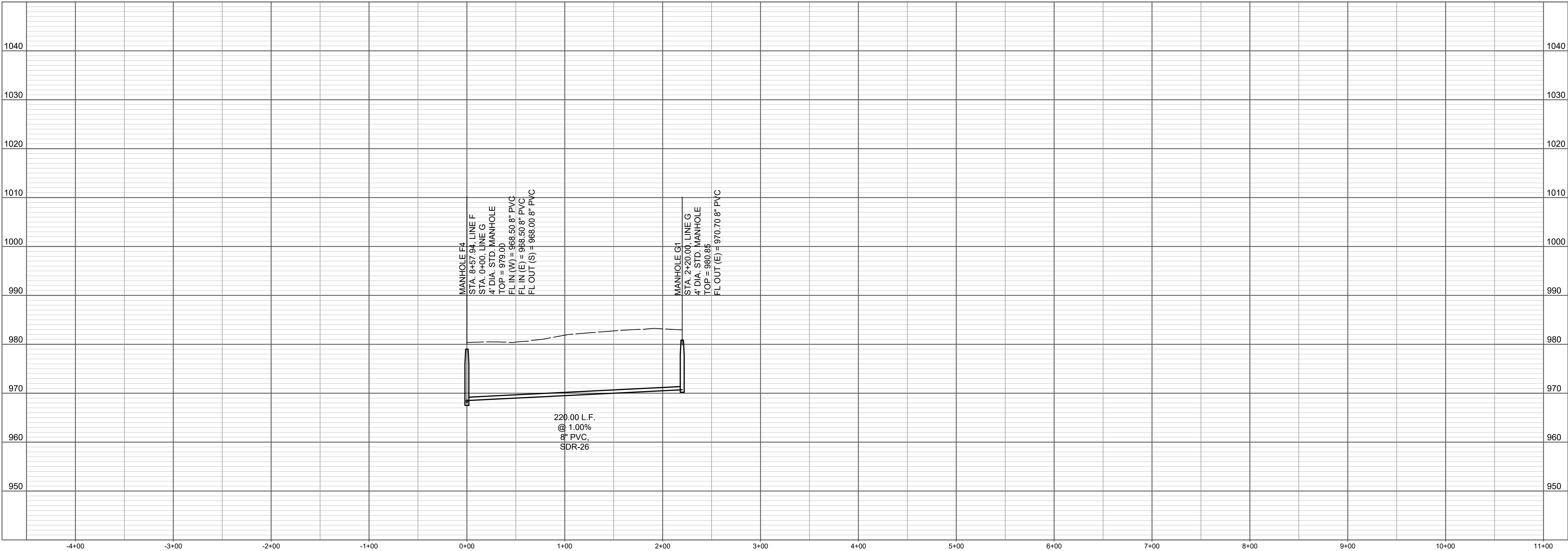
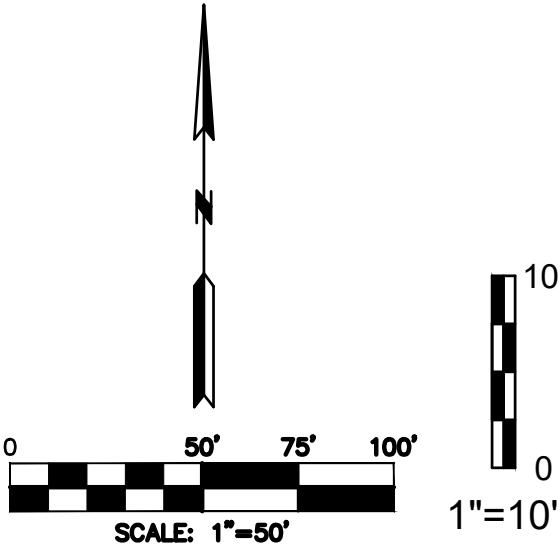
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SANITARY SEWER LINE G

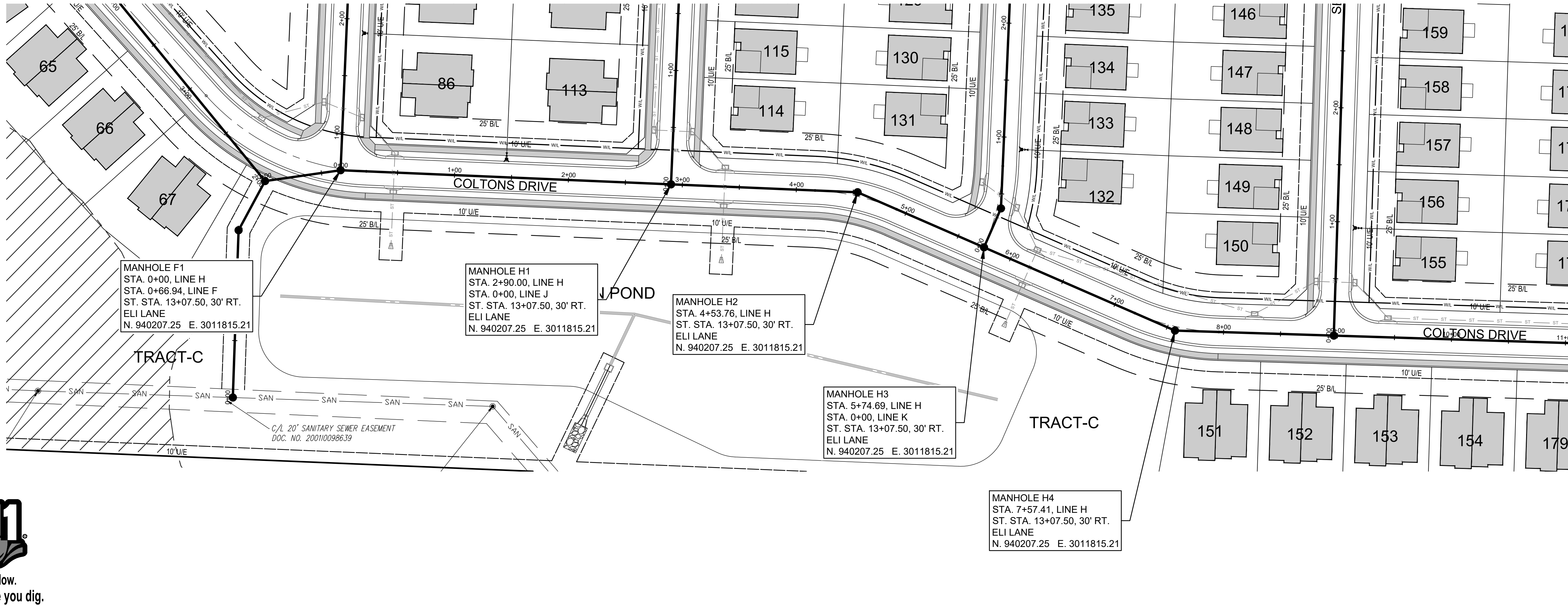


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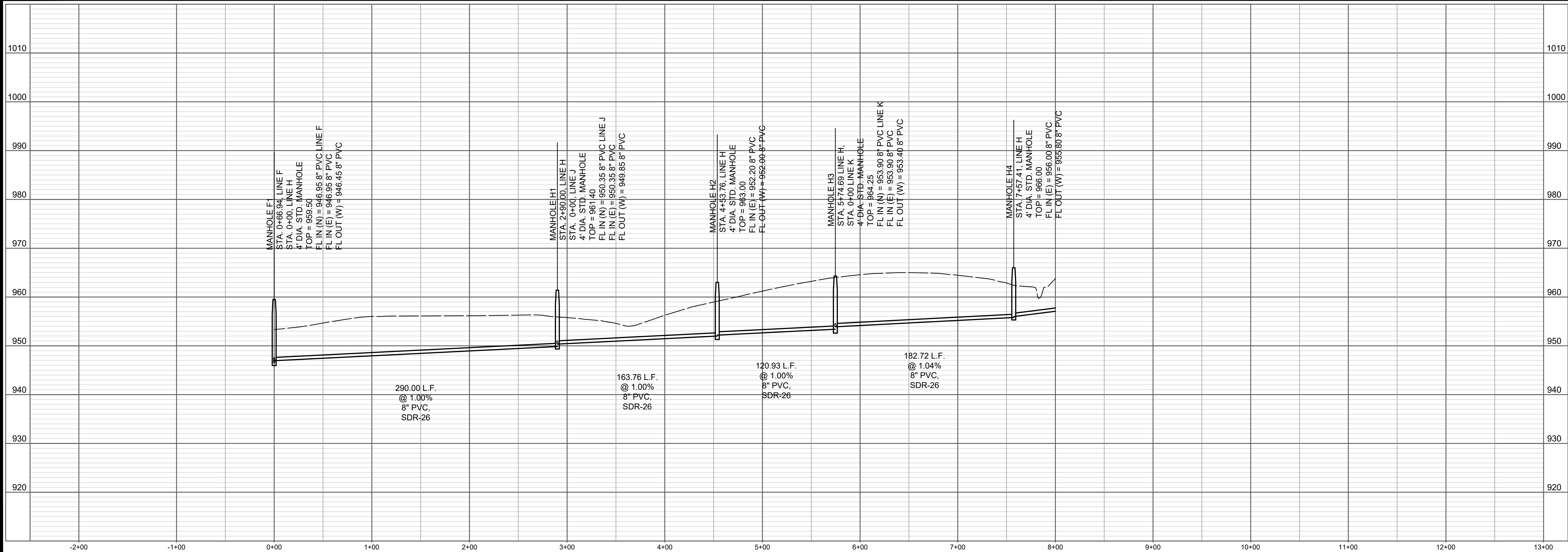
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SANITARY LINE G
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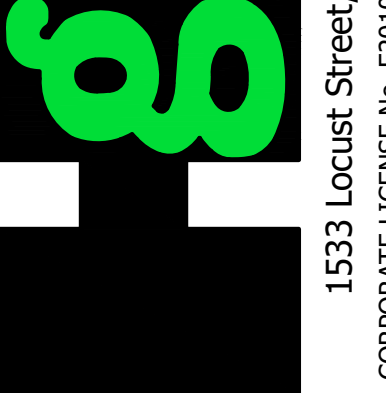
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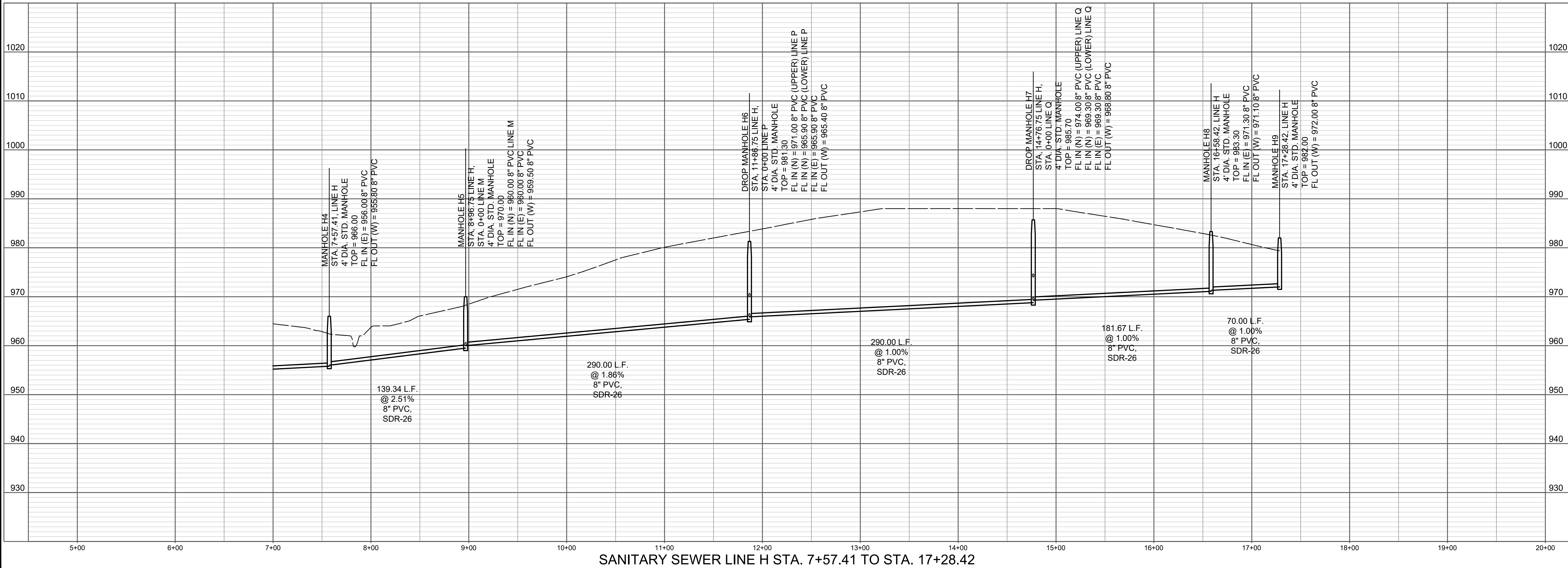
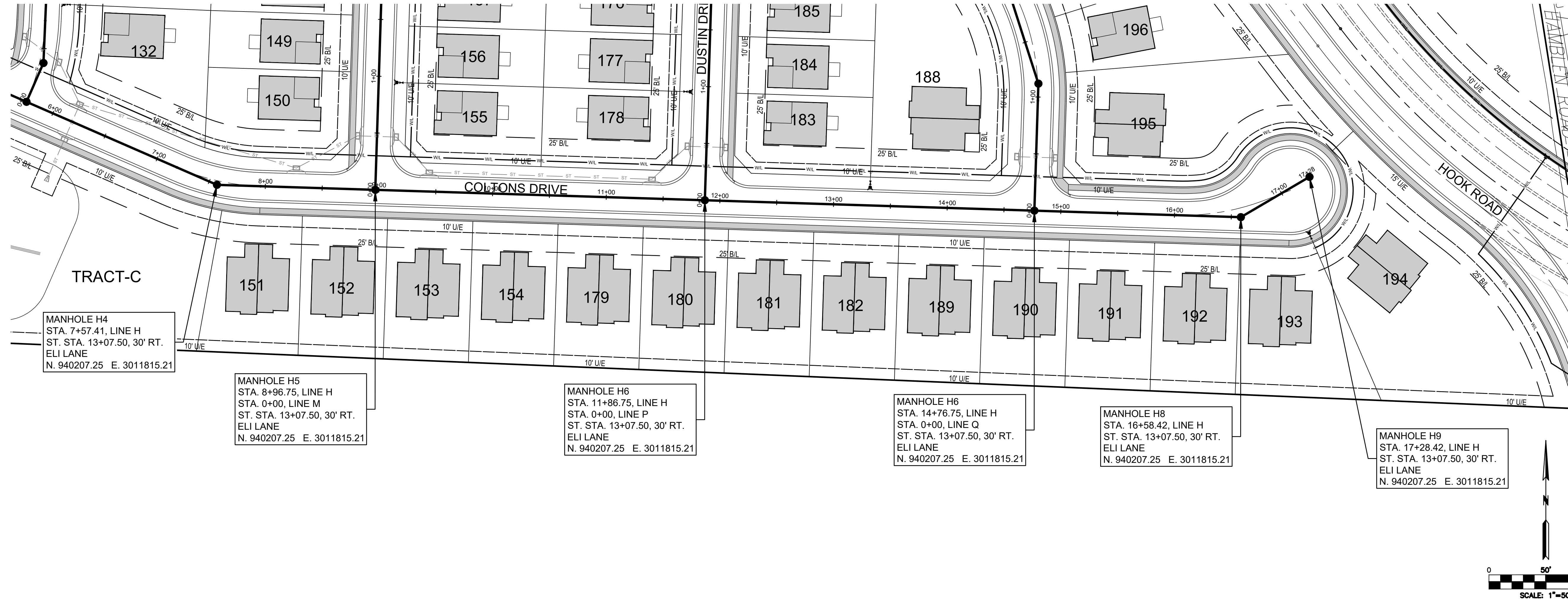


SANITARY SEWER PLAN & PROFILE
SANITARY LINE H
STA. 0+00 TO STA. 7+57.41
COLTON'S CROSSING
1ST PLAT
CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

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STATE OF MISSOURI

MATTHEW JAMES CASTOR

REGISTERED PROFESSIONAL ENGINEER

NUMBER 2015035109

MATT CASTOR, MO 2015035109
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SANITARY SEWER PLAN & PROFILE

SANITARY LINE H

STA. 7+57.41 TO STA. 17+28.42

COLTON'S CROSSING

1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

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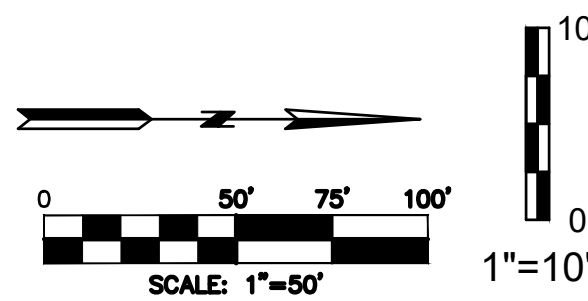
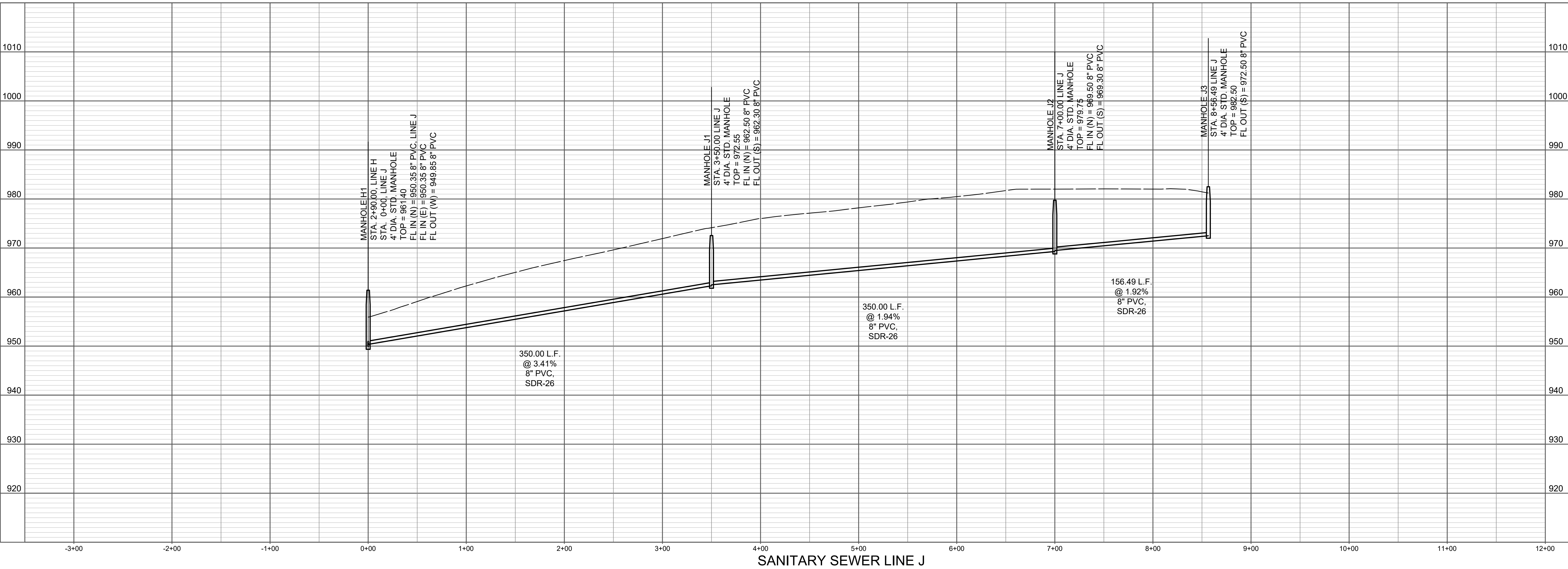
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MATTHEW JAMES CASTOR

REGISTERED PROFESSIONAL ENGINEER

NUMBER 2015035109

MATT CASTOR, MO 2015035109

October 20, 2022

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SANITARY SEWER PLAN & PROFILE

SANITARY LINE J

COLTON'S CROSSING

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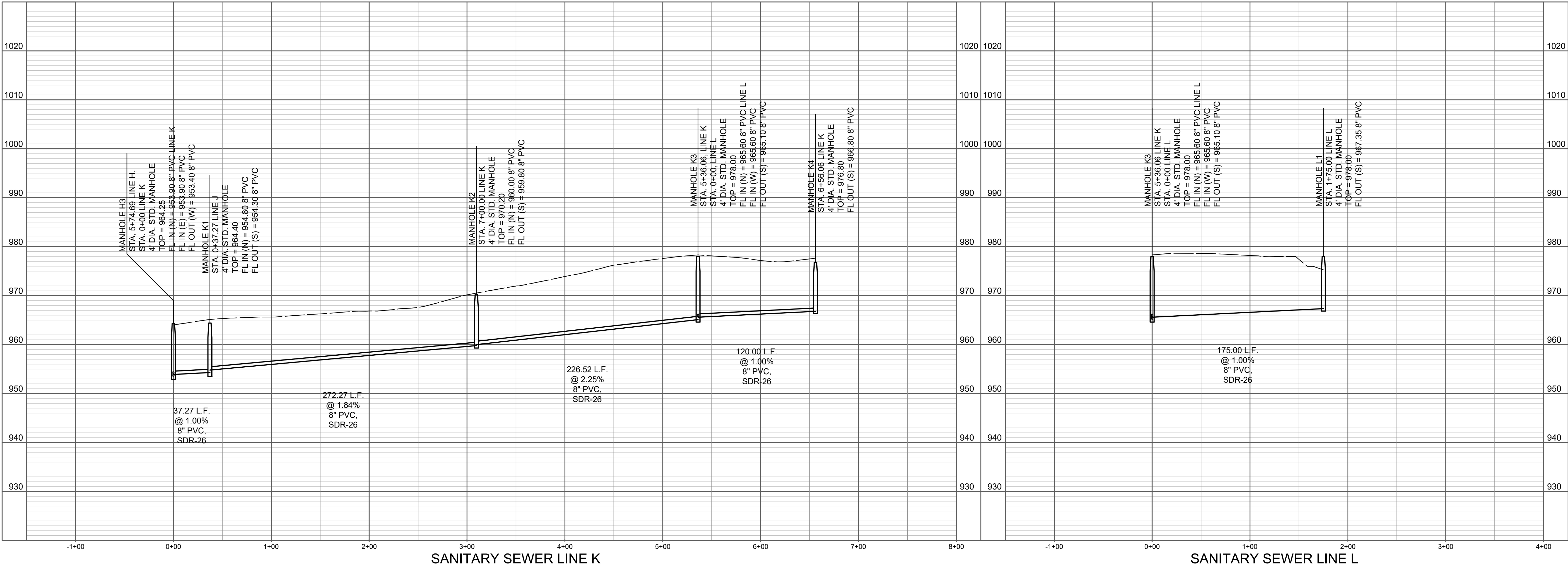
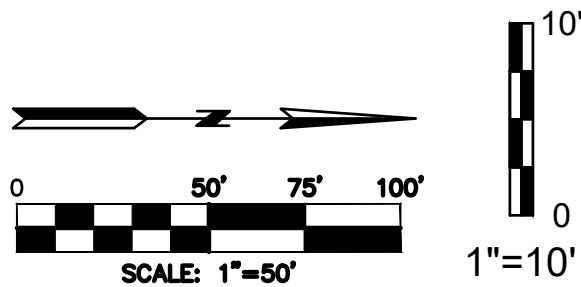
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MATT CASTOR, MO 2015035109
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SANITARY SEWER PLAN & PROFILE
SANITARY LINE K & LINE L

COLTON'S CROSSING
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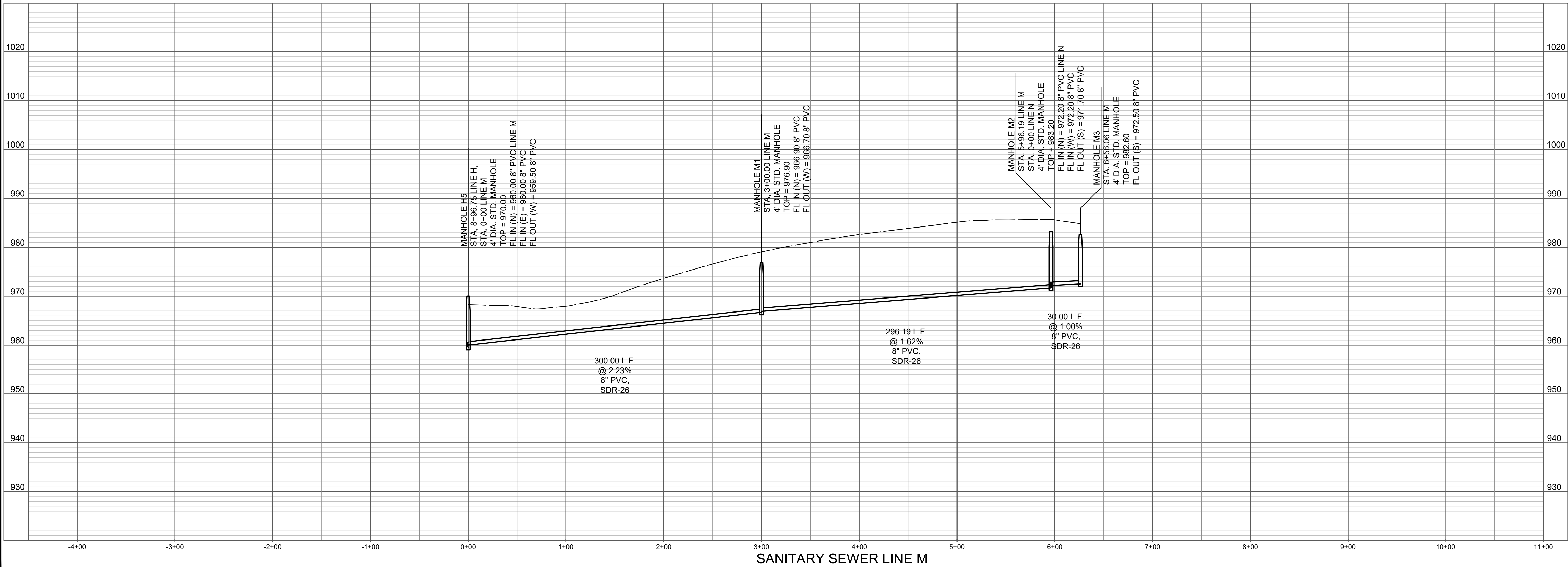
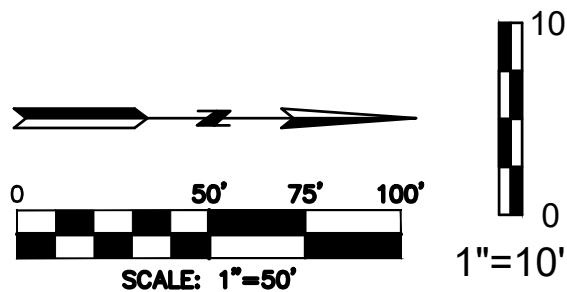
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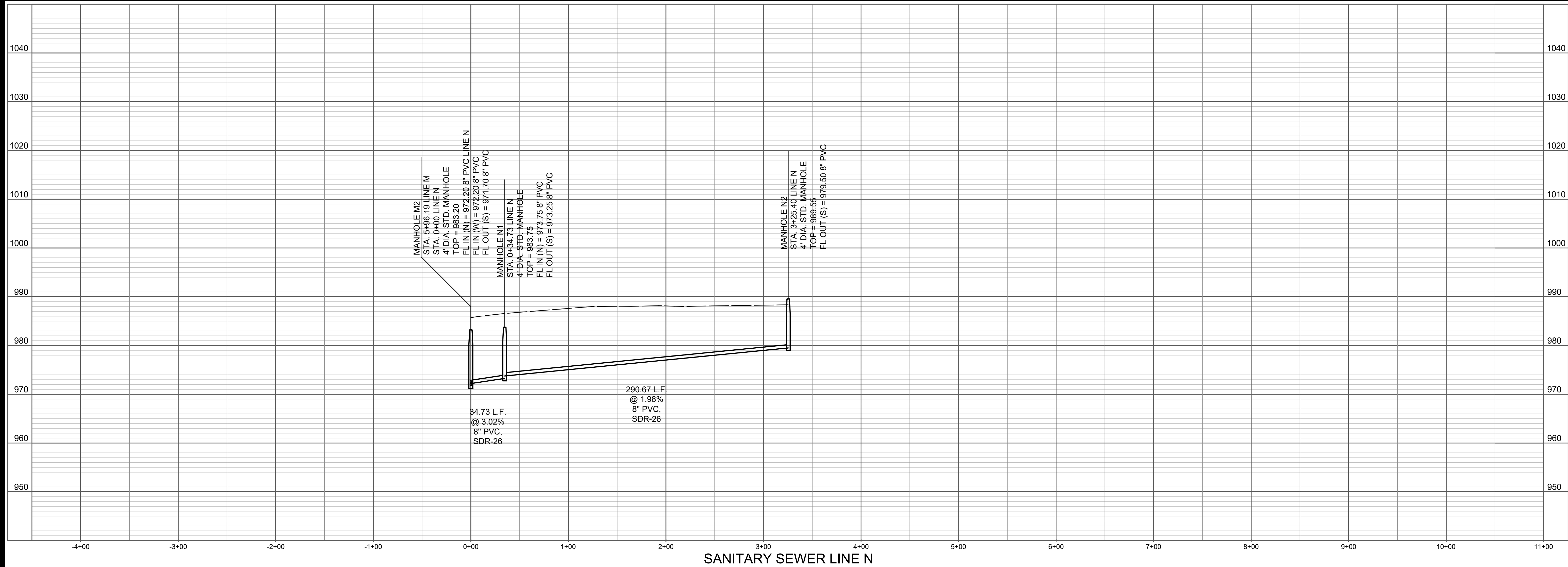
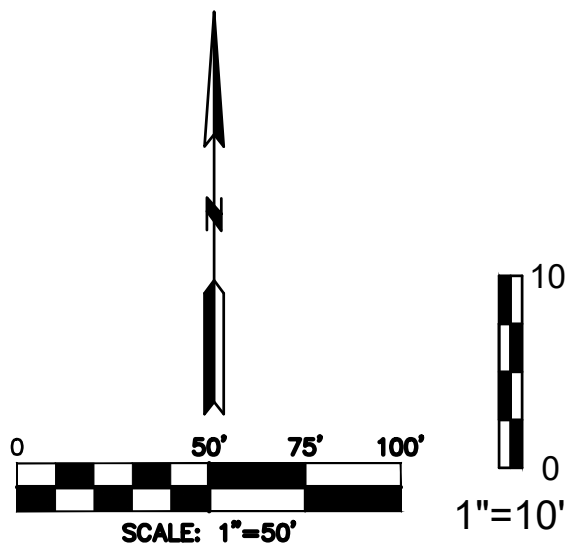
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planners

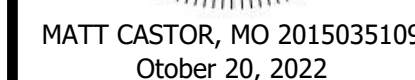
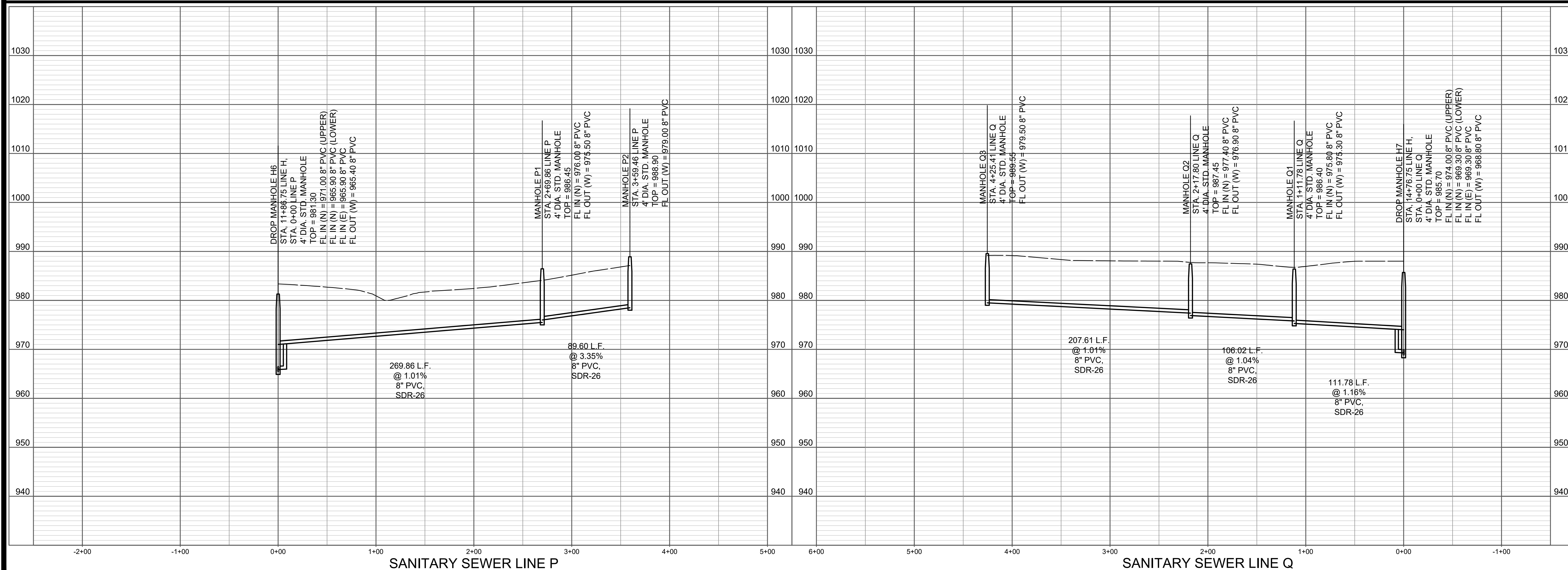
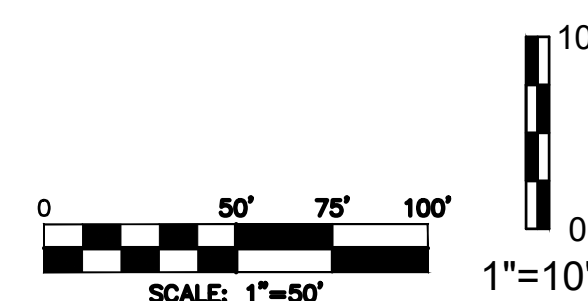
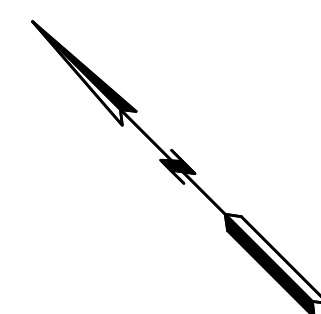
1533 Locust Street, Kansas City, Missouri 64108
CORPORATE LICENSE NO. E201000573 (MO.) / E-1736 (KS.) / LS 2019005467

SANITARY SEWER PLAN & PROFILE
SANITARY LINE N

COLTON'S CROSSING
1ST PLAT

CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

X-REF. NO. 21-018 Base
DRAWING NO. 21-018 Sanitary Sewer Prel.
DATE Oct. 20, 2022
JOB NO. 21-018



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