

G:\12220\Civil 3D\Production Drawings\Street & Storm Plans\1222000100.dwg Layout: 1 Cover Sheet -- Thursday April 06, 2023, 3:18pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

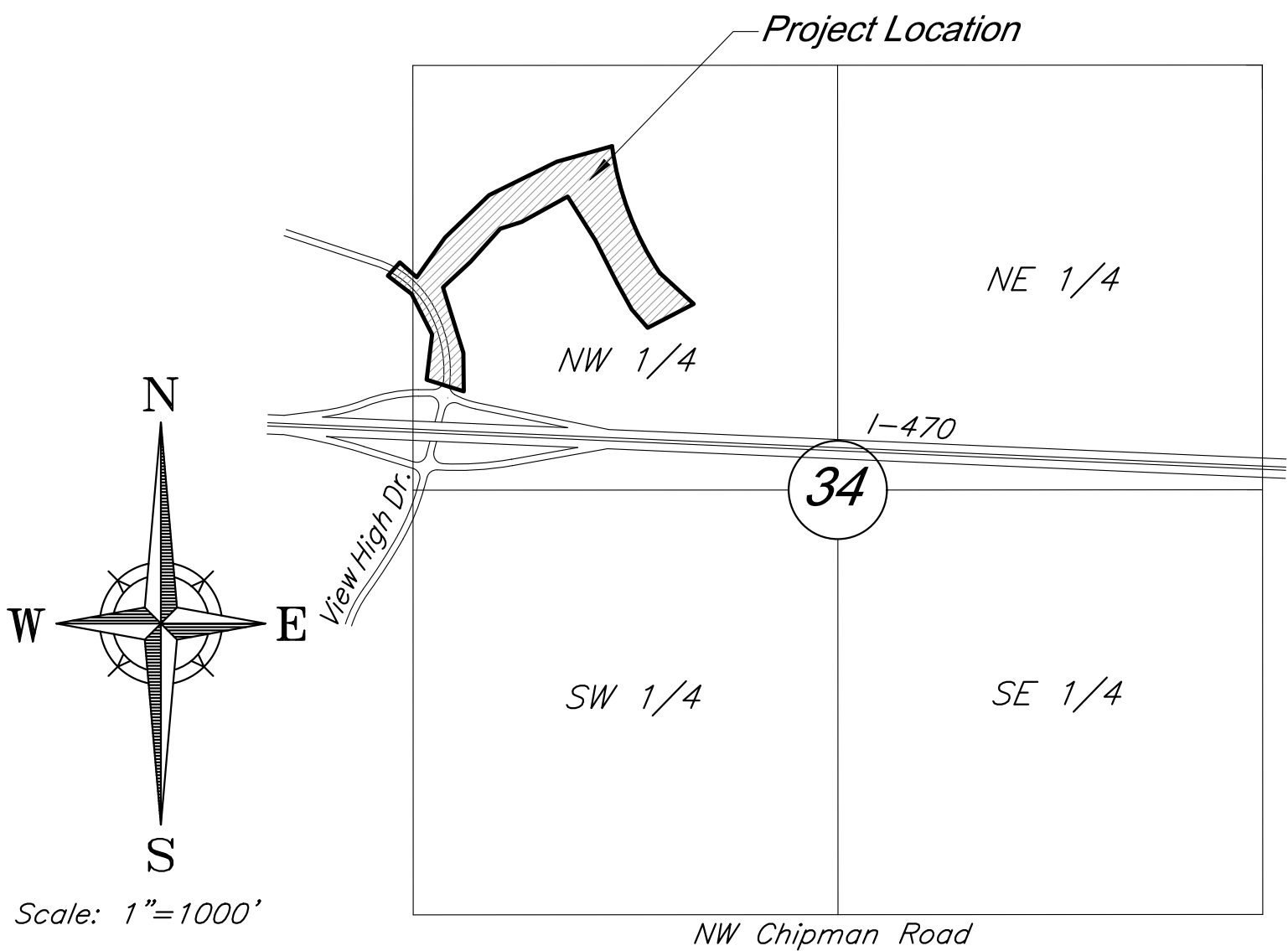
PUBLIC STREET, STORM SEWER AND STREET LIGHTING PLANS
FOR
PARAGON STAR DEVELOPMENT – LEE’S SUMMIT, MO
View High Dr, View High Pkwy, River Rd
Sections 33 & 34–Township 48–Range 32
City of Lee’s Summit
Jackson County, Missouri

Record Drawing

Summary of Quantities

Item No.	Description	Unit	Approx. Unit Quantity
1	Concrete Surface (7") w/ Aggregate Base (6")	SY	13,858
2	Concrete Curb and Gutter (Type "B")	LF	10,577
3	4" Underdrain	LF	8,627
4	Street Lighting	EA	47
5	8'x5' Curb Inlet	EA	1
6	8'x4' Curb Inlet	EA	3
7	7'x5' Curb Inlet	EA	1
8	7'x3' Curb Inlet	EA	6
9	6'x3' Curb Inlet	EA	5
10	5'x4' Curb Inlet	EA	1
11	5'x3' Curb Inlet	EA	6
12	Storm Sewer (15") (RCP)	LF	985
13	Storm Sewer (18") (RCP)	LF	1,188
14	Storm Sewer (24") (RCP)	LF	370
15	4" MH	EA	4
16	Seeding	Acre	2.91
17	Temporary Gravel Construction Entrance	EA	1
18	Curb Inlet Protection	EA	144
19	Concrete CG-2 (Mountable Curb)(Roundabout)	LF	981
20	Concrete C-1 (Barrier Curb)(Roundabout)	LF	698
21	Brick Pavers (Roundabouts)	SY	3,590
22	Brick Pavers (Street Medians)	SY	2,204
23	5" KCP&L Conduit	LF	5,908
24	4" Telecom conduit	LF	4,570
25	4" SCH 40 PVC	LF	948
26	Cut	CY	18,169
27	Fill	CY	11,609
28	End Section 15" RCP w/ Conc. Toewall	EA	1
29	End Section 18" RCP w/ Conc. Toewall	EA	1
30	End Section 24" RCP w/ Conc. Toewall	EA	1
31	Concrete Sidewalk (6' Wide)	LF	3,654
32	Concrete Sidewalk (10' Wide)	LF	2,345
33	Retaining Wall	SF	337
34	Median Nose	EA	4

Design Speed = 40 mph



VICINITY MAP

Section 33 & 34-T48N-R32W

NOT FOR CONSTRUCTION

REVIEWED FOR CONSTRUCTION

Developers Bonding Statement

I have reviewed these plans and understand what is proposed. The work shall be completed in one contract. Any incidental work not specifically permitted must be performed by the permit holder.

Developer

This project has been designed, and these plans prepared, to meet or exceed the design criteria of Kansas City, Missouri in current usage, except as indicated below:

Exceptions:
1. None.

DEVELOPED AND OWNED BY:
PARAGON STAR LLC
801 NORTHWEST COMMERCE CENTER
LEE’S SUMMIT, MISSOURI 64086
PHONE: (816) 802-6801
CONTACT: Mr. Flip Short
EMAIL: fshort@legacytouch.com

PREPARED & SUBMITTED BY:
GEORGE BUTLER ASSOCIATES, INC.
9801 RENNER BOULEVARD
LENEXA, KANSAS 66219
PHONE: 913-492-0400
FAX: 913-577-8312
CONTACT: BRAD BURTON P.E.
EMAIL: BBURTON@GBATEAM.COM

PROJECT ENGINEER:

DATE:

INDEX OF SHEETS

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RFI 11	View High Drive Transition

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"+0.00 100.10", "+0.00% 1.15%
slope", or "8-inch HDPE PVC pipe"
are all typical examples of revisions
that indicate that design data has
been replaced with "as-built"
information. All other data is as
designed and has not been field
verified.

The information provided on this
drawing conforms to construction
records; it is not intended for
construction, implementation or
recording purposes; and it is solely
based on information obtained by
GBA.

Date: 4/7/23

Certified by:

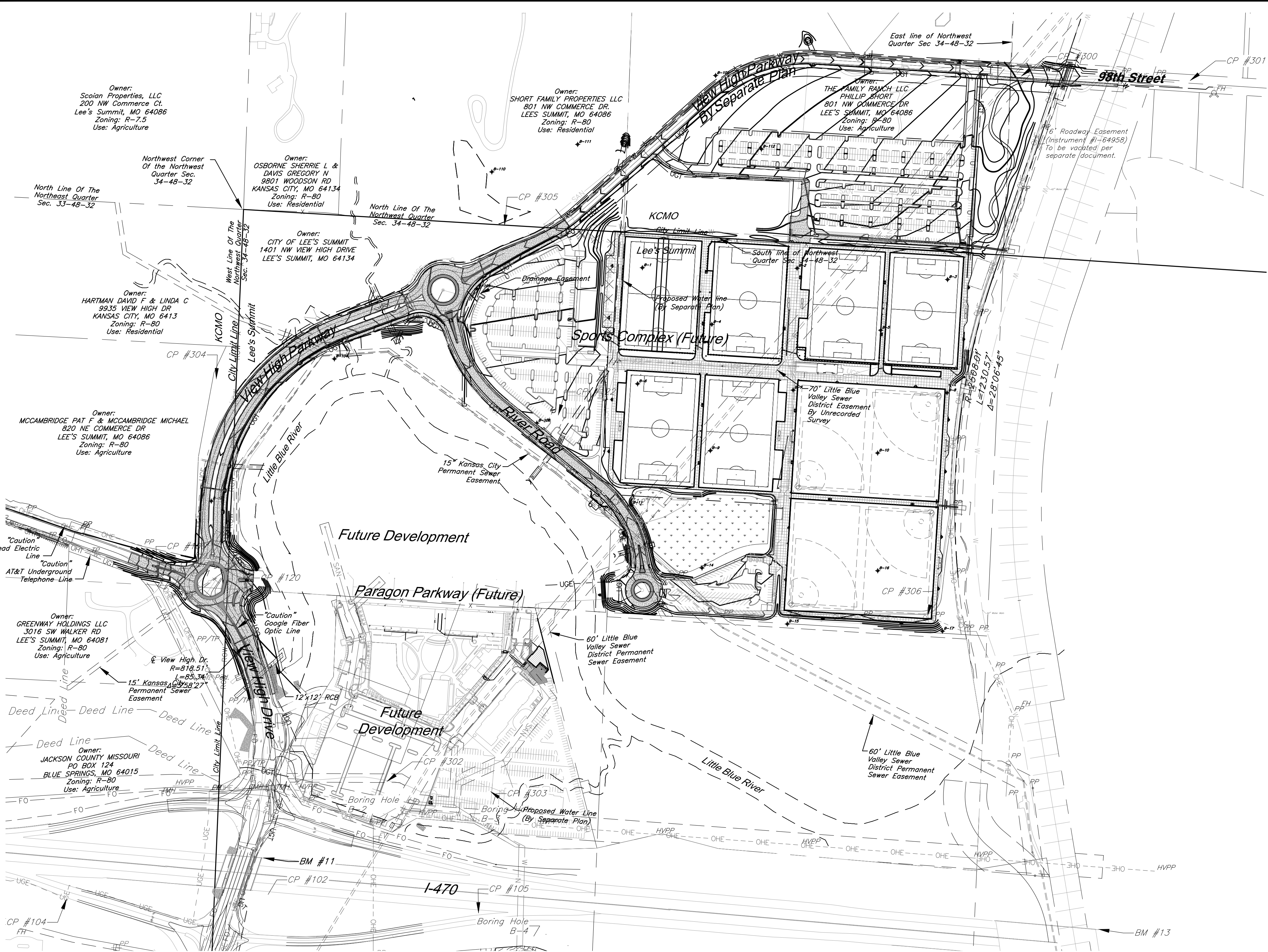
Bradley D. Burton, PE

Title: Senior Associate
Firm: GBA

Record Drawings
4/7/2023

9/2/20 City Comments
6/25/20

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272002020.dwg Layout: 2 General Layout Thursday April 06, 2023, 3:19pm Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



PROJECT CONTROL

Modified State Plane (Project Ground Coordinates), NAD83
2403 - Missouri West, U.S. Feet
Vertical - NAVD83, U.S. Feet

0.99990648
To get to State Plane:
Coordinates x CAF = State Plane

CP #100 - 1/2" rebar with GBA cap on South side of View High Drive, 18' West of asphalt field entrance, approximately 975' North along the centerline of View High Drive from the ramp to West bound I-470.

Coordinates:
N: 1009568.88'
E: 2803498.54'
EL: 819.37'

Ties:
1) North 4.15' to the South edge of asphalt of View High Drive
2) East 18.00' to West edge of asphalt field entrance
South 27.50' to west end of 18" cmp culvert for field entrance

CP #120 - 1/2" rebar with GBA cap at NW corner of View High Drive and access road "Future View High Drive Pkwy"

Coordinates:
N: 1009573.66'
E: 2803729.57'
EL: 811.46'

Ties:
1) NW 3.60' to East edge of asphalt
2) West 51.44' to back of curb at nose of island
NE 56.30' to center of MH lid

CP #121 - 1/2" rebar with GBA cap approximately 1430± ENE of access road "Future View High Drive Pkwy" from View High Drive, near MH #1055

Coordinates:
N: 1009788.28'
E: 2805047.90'
EL: 806.65'

Ties:
1) SW 3.65' to center of MH lid
2) NNW 14'± to power pole
3) NW 35.65' to NE corner of chain link fence area

CP #122 - 1/2" rebar with GBA cap approximately 1380± NE of access road "Future View High Drive Pkwy" from View High Drive

Coordinates:
N: 1010126.43'
E: 2804884.88'
EL: 813.20'

Ties:
1) West 298'± to center of MH lid
2) South 199'± to center of MH lid

CP #304 - 1/2" rebar West of future View High Pkwy at top of hill near tree line, approximately 732± North of access road "Future View High Drive Pkwy" from View High Drive

Coordinates:
N: 1010251.92'
E: 2805699.53'
EL: 839.39'

Ties:
1) NNE 23.10' to South face of twin 10" oak tree
2) SW 5.30' to East face of 10" oak tree
3) NW 14.60' to East face of 9" oak tree

CP #305 - 1/2" rebar South of dead end of gravel driveway, which connects to Easterly end of E. 97th Street, on top of hill.

Coordinates:
N: 10101784.43'
E: 2804698.47'
EL: 888.55'

Ties:
SE 4.00' to great break at ridge line

PROJECT BENCHMARK

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of I470 bridge spanning View High Drive.
Coordinates: N=1008590.33', E=2803864.07', EL=833.80

BM #13 - Chiseled "L" on NE corner of Interstate 470 and Cedar Creek Bridge
Coordinates: N=1008342.79', E=2806758.22', EL=852.04'

Record Drawing

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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engineers

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Lenexa, Kansas 66219
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www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 2

TOTAL SHEETS 104

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		
3	1/27/21	Revised Structure Size		
4	2/4/21	Retaining Wall Station & Offsets		
5	2/26/21	RFI 11		
6	3/11/21	RFI 12		
7	3/11/21	Revised Line 400		
8	4/8/21	Utility Updates		
9	5/25/21	Paver Revision		
10	6/15/21	Grading Updates		
11	6/24/21	Wiring Diagram Updates		
12	9/30/21	RFI 15-Irrigation Sleeves		
13	9/30/22	Record Drawings		
14	4/7/23	Record Drawings		

As-Built: "400-00 100.10", "4-00W 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

	Cable TV Pedestal		Barbed Wire Fence
	Power Pole		Centerline
	Guy Anchor		Fiber Optic Line
	Electrical Manhole		Gas Line
	Electric Meter		Guard Rail
	Electrical Transformer		Over Head Electric
	Electric Pedestal		Over Head Telephone
	Power Pole/Telephone Pole		Over Head Cable TV
	Power Pole/Light Pole		Property Line
	Bollard/Guard Post		Right-of-Way Line
	Gas Meter		Sanitary Sewer Line
	Gas Valve		Stream
	Curb Inlet		Tree Line
	Junction Box		Underground Electric
	Sanitary Sewer Manhole		Underground Telephone
	Sanitary Cleanout		Underground Cable TV
	Light Pole		Water Line
	Yard Light		Proposed Grades
	Boring Hole		Proposed Storm Sewers
	Sign		Existing Grades
	Property Corner		Existing Storm Sewers
	Telephone Manhole		Tree Deciduous
	Telephone Pedestal		Fire Hydrant
	Telephone Pole		Water Meter
	Traffic Signal Controller Box		
	Tree Coniferous		

FLOODPLAIN NOTE:

According to FEMA Flood Insurance Rate Map (FIRM) Community Panel No. 29095C0404G, effective Date 1/20/17, the tract lies partially within an area designated as Special Flood Hazard Areas. Special Flood Hazard Areas defined on portions of the site include regulatory floodway, Zone AE (with depths identified on site from 810 to 811), and 0.2% Annual Chance Flood Hazard Areas.

A CLOMR has been provided for this project, case number 20-07-0520R, received 2/14/20.

Total Disturbed Area = 10.14 Acres

General Layout

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.

TOTAL SHEETS

3

104

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Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

2/26/21 RFI 11

3 3/11/21 RFI 12

4 3/11/21 Revised Line 400

5 4/8/21 Utility Updates

6 5/25/21 Paver Revision

7 6/15/21 Grading Updates

8 6/24/21 Wiring Diagram Updates

9 9/30/21 RFI 15-Irrigation Sleeves

10 9/30/22 Record Drawings

11 4/7/23 Record Drawings
- As-Built: "400-00 100.10" "3-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

GENERAL NOTES

General Notes:

- All Construction shall conform to the current City Standards and Specifications of Lee's Summit, MO in effect at the time of the City's approval date shown on the approved plans and incorporated herein by reference.
- All traffic control shall be the responsibility of the Contractor and shall be in conformance with the Manual of Uniform Traffic Control Devices (MUTCD).
- Property Corners and/or Section corners disturbed or damaged by construction activities shall be reset by a Registered Land Surveyor licensed in the state of Missouri, at the Contractor's expense.
- The Contractor shall be responsible for the restoration of the Right-of-Way and for damaged improvements such as curbs, driveways, sidewalks, street light and traffic signal junction boxes, traffic signal equipment, irrigation systems, etc. Damaged improvements shall be repaired in conformance with the latest Lee's Summit, MO standards and to the City's satisfaction.
- All work shall be confined within easements and/or construction limits as shown on the plans.
- The Contractor shall, prior to the commencement of work, investigate surface and subsurface conditions to be encountered across the site and notify the Engineer if any discrepancies or changed conditions are noted.
- This project will include numerous activities occurring on site including storm sewer, sanitary sewer, grading, utility etc. Contractor shall coordinate his work with other contractors on site.
- All trash and debris identified on site shall be properly handled and disposed of in accordance with state of Missouri regulations.
- All measurements on these plans are horizontal distances, not slope distances.
- Items not listed separately in the Summary of Quantities are subsidiary to other items.
- All site concrete shall be KCMMB - 4,000 PSI unless otherwise noted.
- All paving shall adhere to Lee's Summit Standards, Section 2200.

Permitting:

- Excavation for Utility work within the Right of Way requires a Right of Way work permit from the Public Works Department, in addition to all other permits.
- Contractor is responsible for obtaining all required permits, paying all fees, and for otherwise complying with all applicable regulations governing the work.
- All work within the floodway, delineated wetland, and regulator stream channels shall adhere to the terms and conditions of the issued CLOMR and Corps of Engineers Section 404 permit permit.

Erosion Control:

- The Contractor is responsible for providing erosion and sediment control BMP's to prevent sediment from reaching paved areas, storm sewer systems, drainage courses, and adjacent properties. In the event the prevention measures are not effective, the contractor shall remove any debris, silt, or mud and restore the Right-Of-Way, or adjacent properties to original or better condition.
- Contractor shall ensure that all construction shall conform to the requirements of the Stormwater Pollution Prevention Plan (SWPPP) a copy of which shall be maintained and updated on site by the Contractor.
- The Contractor shall seed all disturbed areas within the Public Street Right-of-Way unless otherwise noted in the plans.
- No trees shall be damaged or removed without prior authorization from owner unless otherwise shown on this plan.
- Inspection and maintenance of the sediment and erosion control BMPs shall be per the project SWPPP, but at a minimum shall be once every 7 days or within 24 hours of a precipitation event of 0.5 inches or greater. Records of inspections shall be kept with the project SWPPP.
- Trees, where indicated to be removed, shall be completely removed, including root balls.
- At the contractors option, removed trees may be mulched on site and used as mulch berms in lieu of sediment fence or straw wattles.

Earthwork:

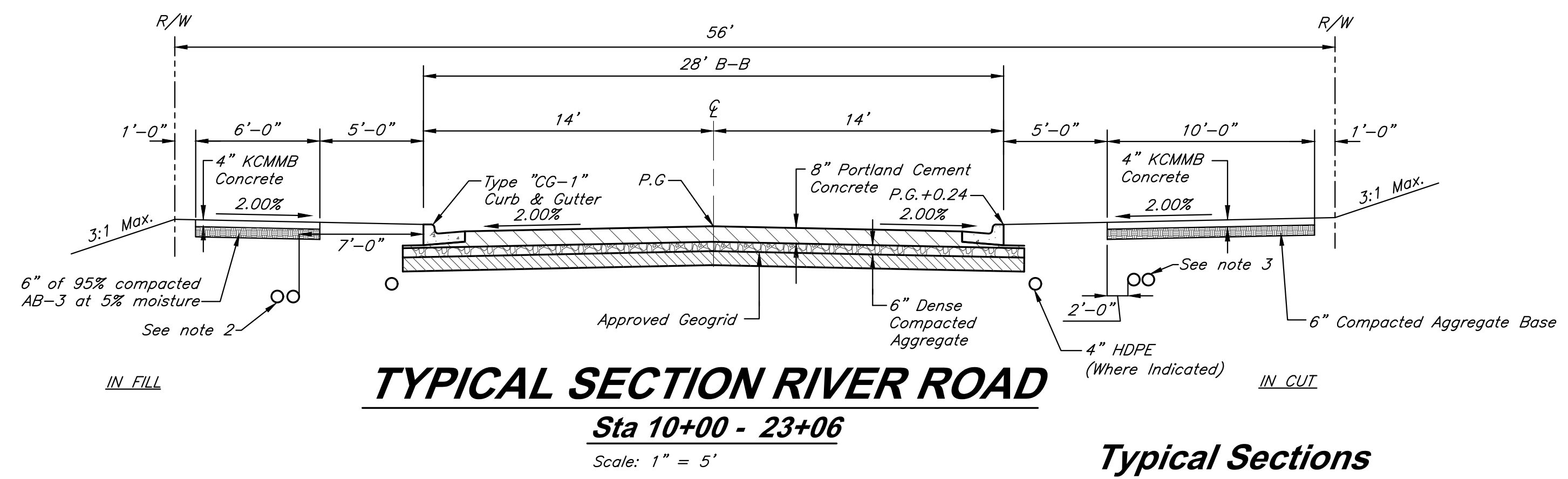
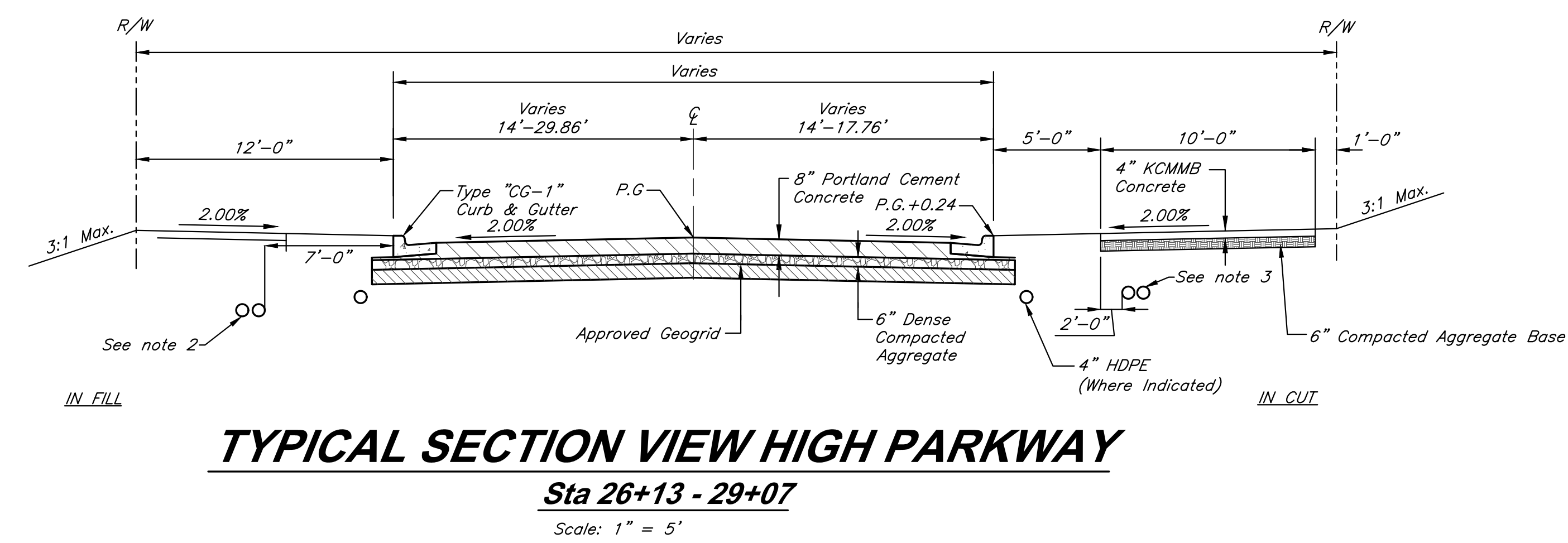
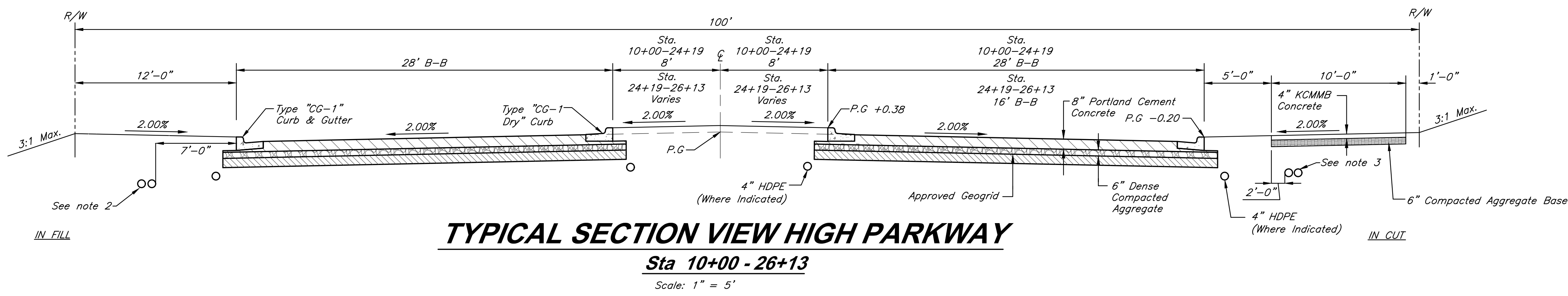
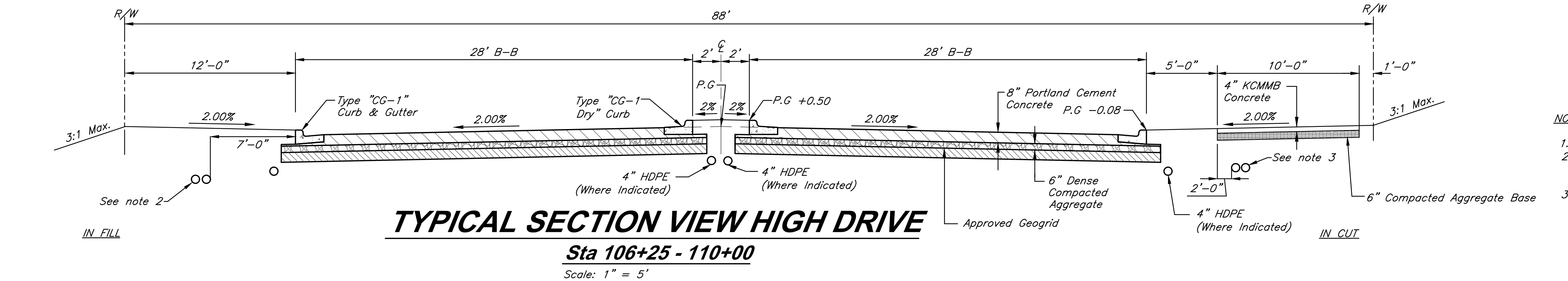
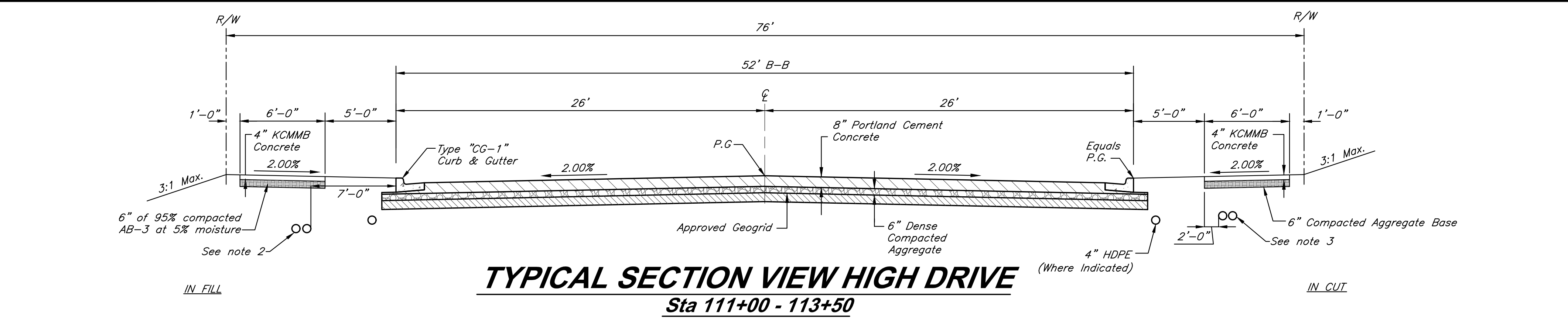
- The Contractor shall be responsible for removing and disposing of grass and vegetation that is found on site. Contractor shall strip site of organic material to a depth acceptable to the Geotechnical Engineer and prior to the placement of fill. Disposal of all debris shall be performed by the contractor in strict accordance with all applicable codes and ordinances. All clearing and grubbing, stripping, and grading operations shall be performed in accordance with the recommendations as found in the Geotechnical Report, and erosion control and grading plans for this site.

- Slopes shall be constructed to a maximum slope of 3:1 (Horiz:Vert).
- Refer to "Geotechnical Engineering Report: Paragon Star - Soccer Fields" Dated 6/27/2016 (Terracon

Record Drawing

General Notes

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272003000.dwg Layout: 4 Typical Sections -- Thursday April 06, 2023, 3:19pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 4

TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

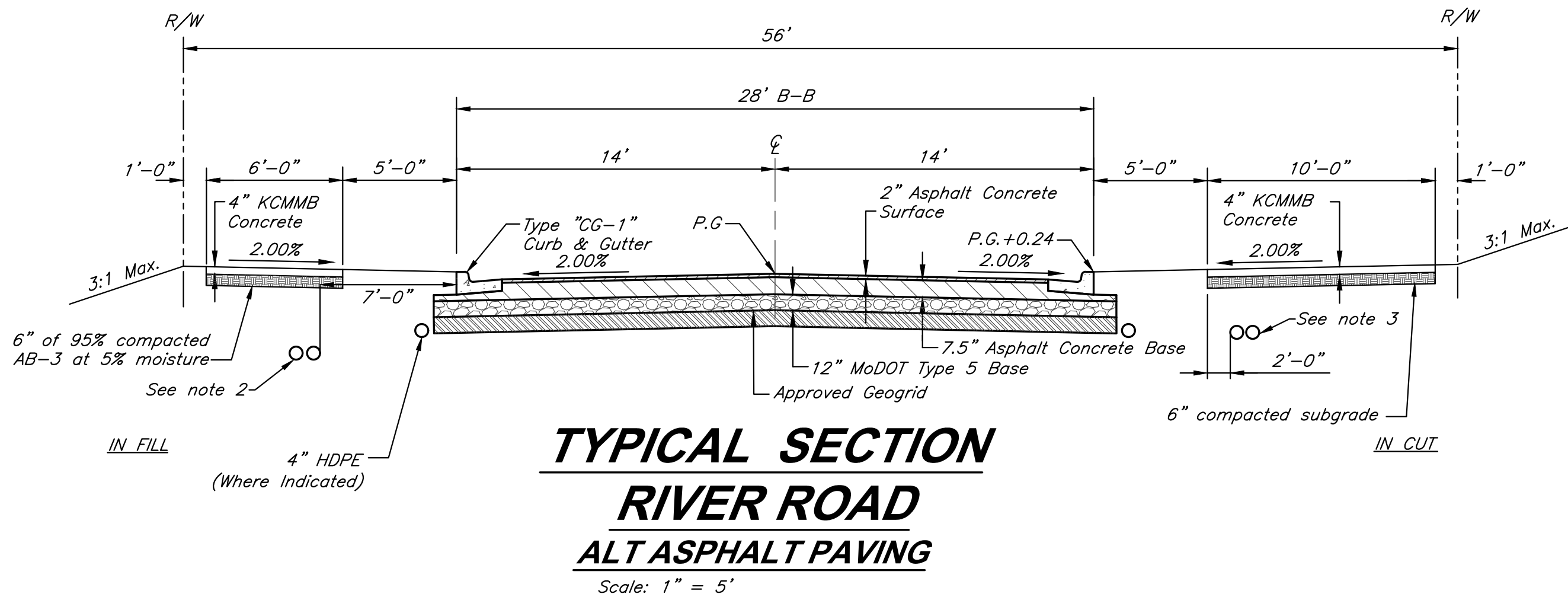
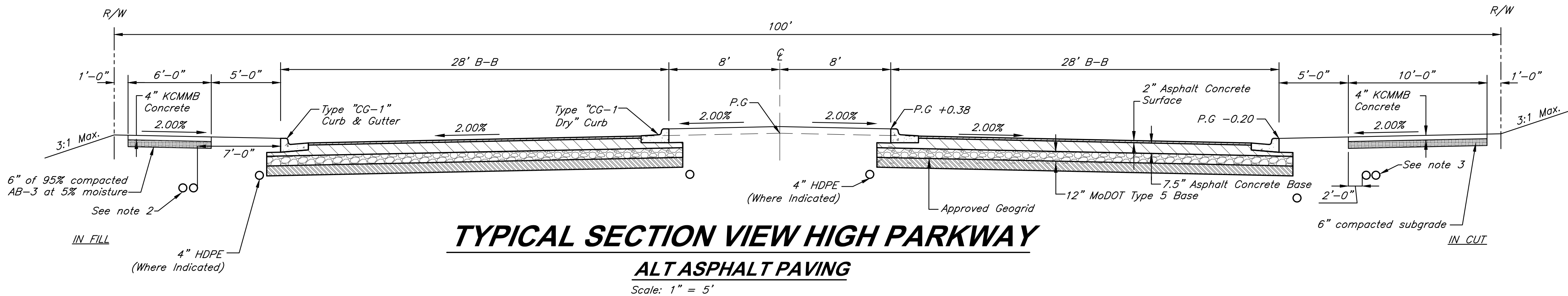
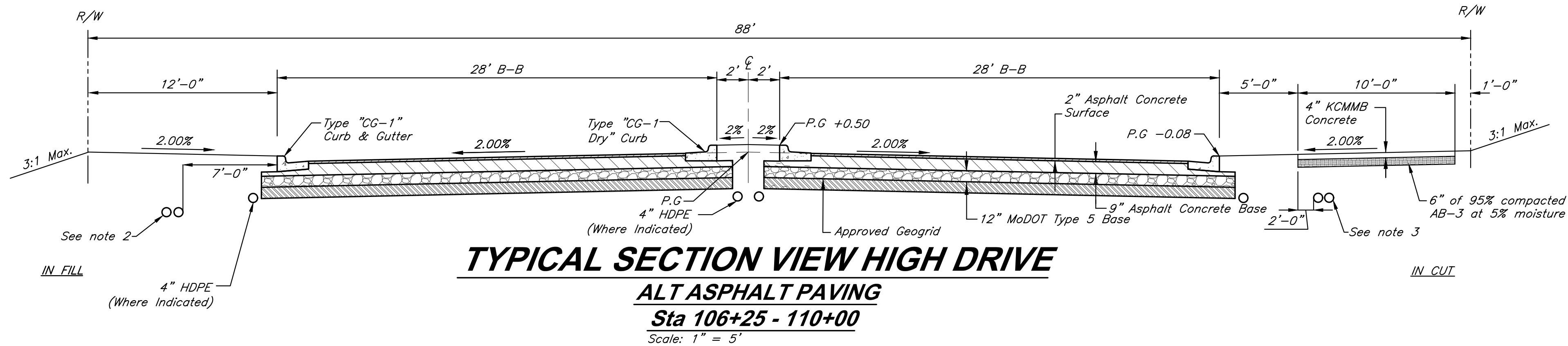
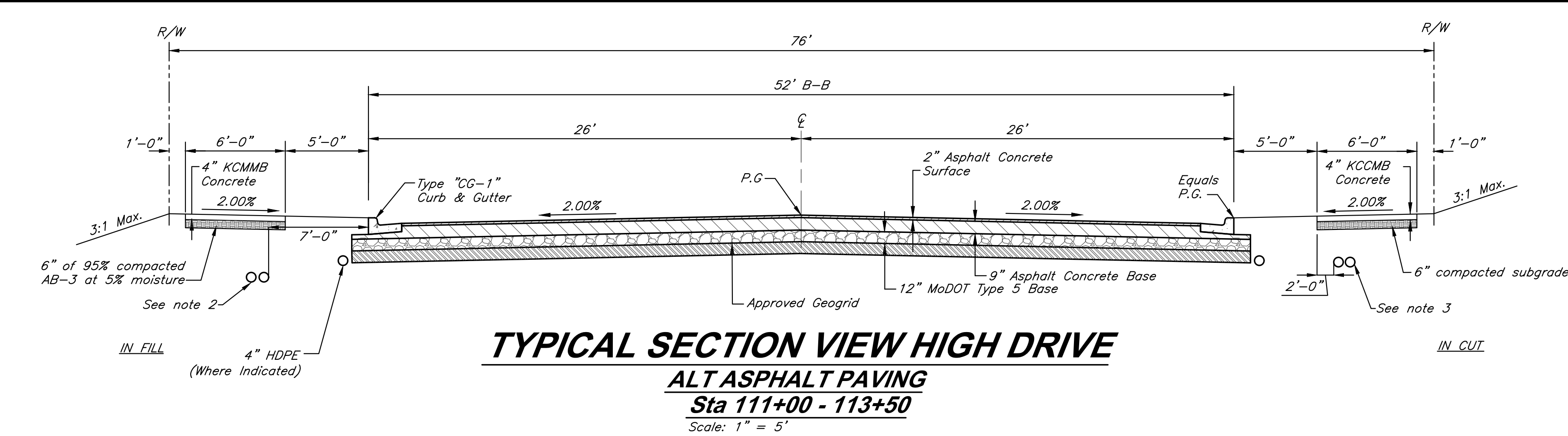
NO.	DATE	REVISIONS	BY	APPROVED
9/2/20	City Comments			
11/23/20	Utility Updates			
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
2/26/21	RFI 11			
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

- NOTES:
- All paving shall adhere to Lee's Summit Standards, Section 2200.
 - Install Two 5" PVC Schedule 40 electrical conduit. Minimum 41" depth from final grade to top of conduit with buried electric line plastic caution tape at a depth of 12" per utility standards.
 - Install Two 4" PVC Schedule 40 electrical conduit. Minimum 30" depth from final grade to top of conduit with buried electric line plastic caution tape at a depth of 12" per utility standards.
- As-Built: "400-00 100.10", "4-00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

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Typical Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720003000.dwg Layout: 5 Typical Sections Alt. --- Thursday, April 06, 2023, 3:19pm --- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Firm: GBA

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DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO. 5
TOTAL SHEETS 104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
9/2/20		City Comments		
11/23/20		Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

NOTES:

1. All paving shall adhere to Lee's Summit Standards, Section 2200.
2. Install Two 5" PVC Schedule 40 electrical conduit. Minimum 41" depth from final grade to top of conduit with buried electric line plastic caution tape at a depth of 12" per utility standards.
3. Install Two 4" PVC Schedule 40 electrical conduit. Minimum 30" depth from final grade to top of conduit with buried electric line plastic caution tape at a depth of 12" per utility standards.

Record Drawing

Typical Sections Alt.

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272000000.dwg Layout: 6 Demolition Plan -- Thursday April 06, 2023, 3:19pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 6

TOTAL SHEETS 104

Bradley D. Burton

Professional Engineer

License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

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- 4/7/23 Record Drawings

As-Built: "400-00 100.10", "1-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Notes:

1. All material to be removed shall be disposed of off site by contractor. All disposal shall meet all applicable local, state, and federal guidelines.
2. Trees marked for removal shall be completely removed, including root balls.
3. All pavement and concrete shall be cleanly sawcut prior to removal.
4. All demolition shall be as per these plans and shall adhere to all local, state, and federal laws, ordinances, codes, and statutes governing such demolition.
5. Contractor shall remove any existing facilities as required to complete the construction of all site improvements detailed on these plans.
6. Any utility relocation shall be performed by respective Utility companies.
7. Stapling, nailing or otherwise attaching materials to trees to be preserved is not allowed.

TO BE REMOVED:

Asphalt	5210 SY
Curb and Gutter	100 LF
Street Signs	4
Fence	220 LF
Guardrail	188 LF
4'x2.5' FO Vault	1
18" CMP	34 LF

LEGEND

- Existing asphalt pavement to be removed
- Existing site features to be removed
- Limits of Disturbance

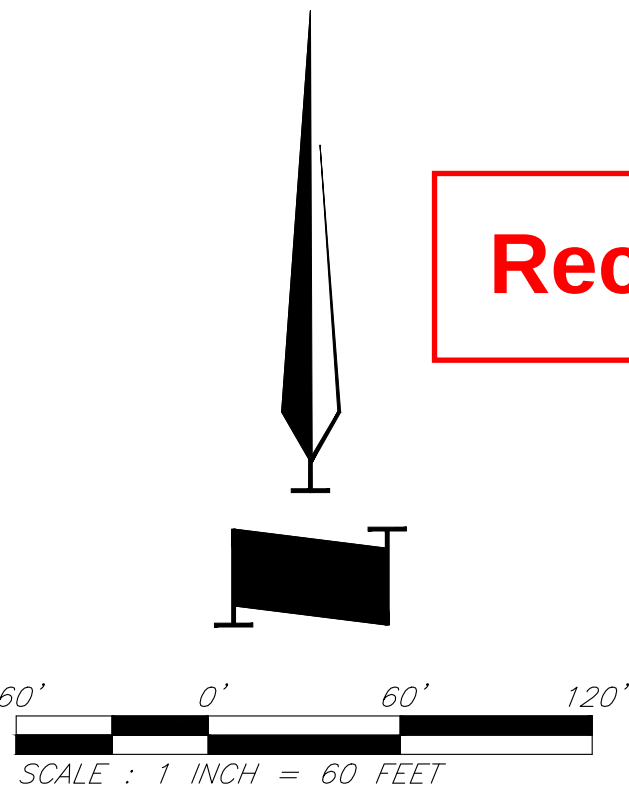
CAUTION!

Existing Utilities shown per the best information available to the Engineer. Contractor to locate existing utilities and irrigation system prior to construction

PROJECT BENCHMARKS

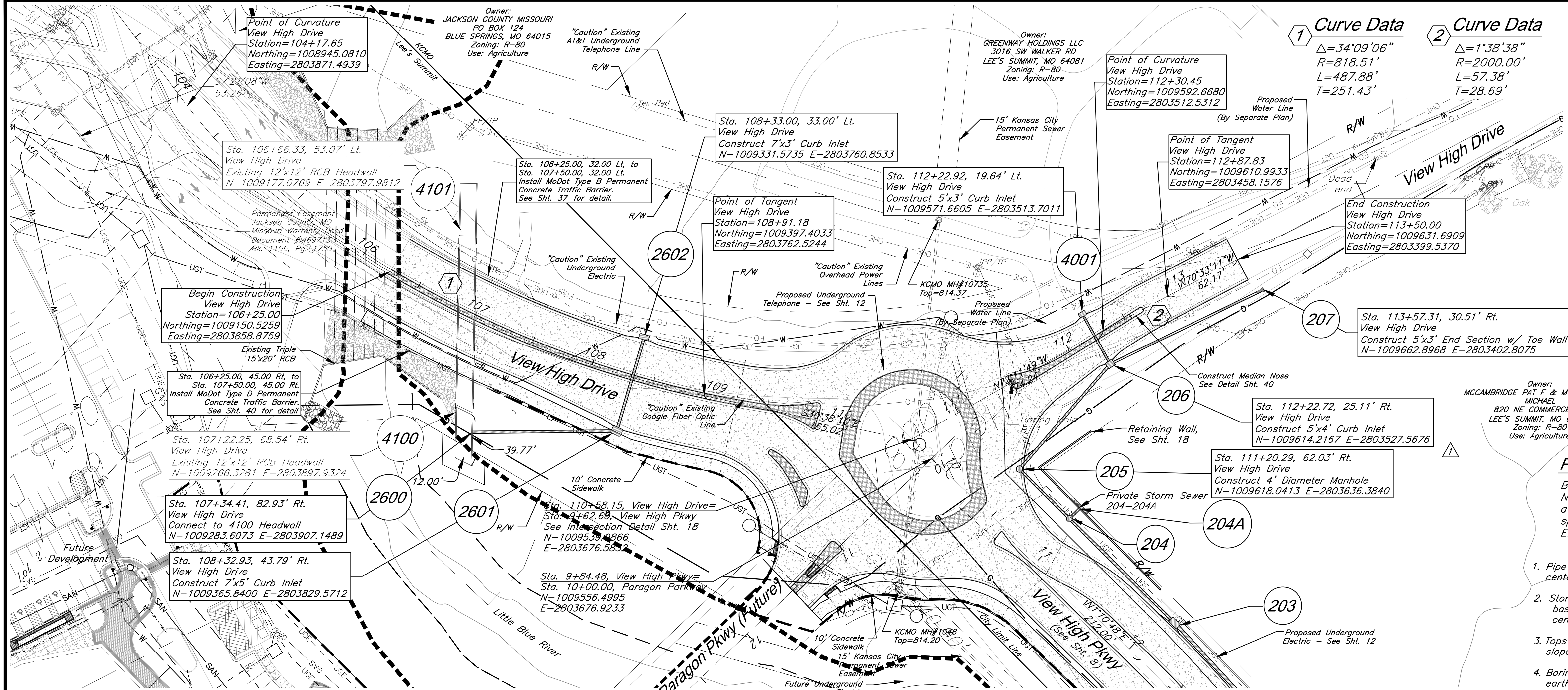
BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive. EL=833.80

Record Drawing



Demolition Plan

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C1300 (View High Pkwy)dwg Layout: 7 Plan & Profile (View High Dr) -- Thursday April 06, 2023, 3:22am -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
7	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
9/2/20	City Comments			
11/23/20	Utility Updates			
1/27/21	Revised Structure Size			
2/4/21	Retaining Wall Station & Offsets			
2/26/21	RFI 11			
3/11/21	RFI 12			
3/11/21	Revised Line 400			
4/8/21	Utility Updates			
5/25/21	Paver Revision			
6/15/21	Grading Updates			
6/24/21	Wiring Diagram Updates			
9/30/21	RFI 15-Irrigation Sleeves			
10/30/22	Record Drawings			
11/4/23	Record Drawings			

Record Drawing

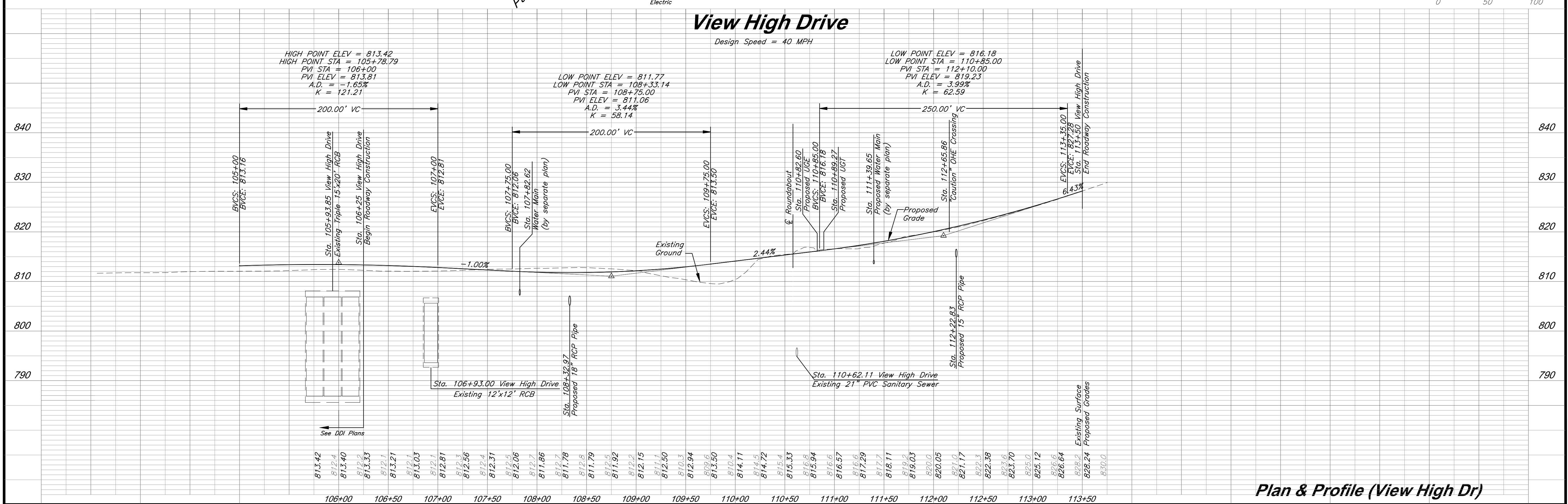
PROJECT BENCHMARK

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive.
EL=833.80

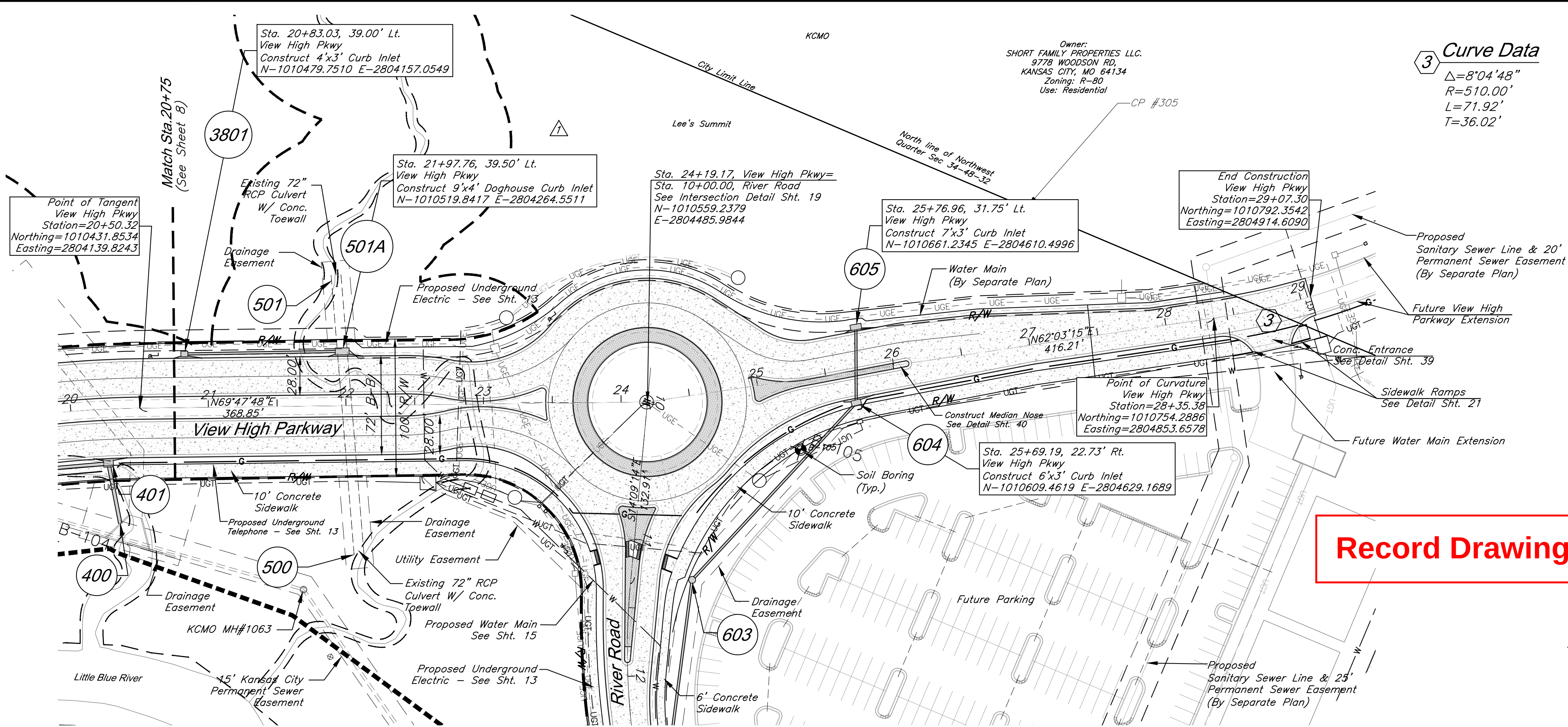
- Pipe length called out is from center of structure to center of structure.
- Storm Sewer Structure Station offset and coordinates based on center of structure. Top elevations are top center of lid.
- Tops on all in grade inlets shall maintain street slope, low point inlets to be set level.
- Boring information based on original undisturbed earth - see Geotechnical report.

Horizontal Scale: 1" = 50'

Vertical Scale: 1" = 10'



G:\12720\civil_30\Production Drawings\Street & Storm Plans\12720C1300 (View High Pkwy)\dwg Layout: 9 Plan & Profile (View High Pkwy) --- Thursday April 06, 2023 3:24pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
9	104

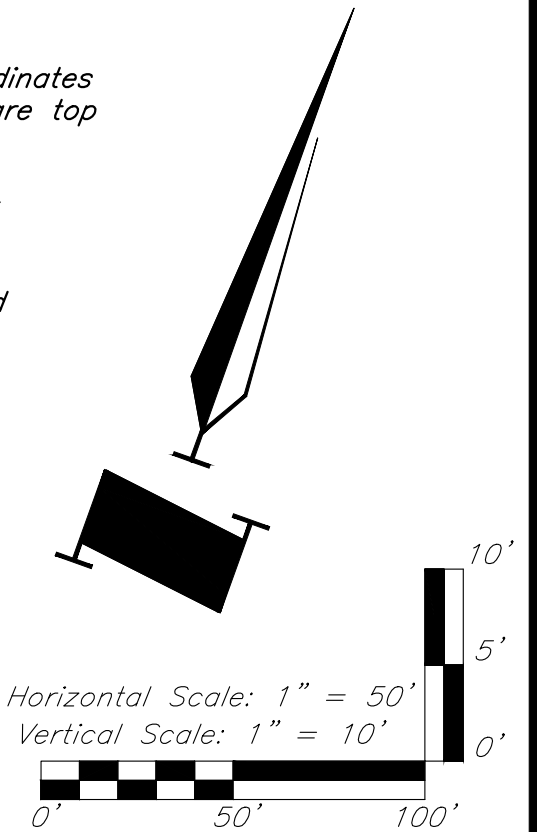
Street and Storm Sewer Plans		
Paragon Star Development		
Lee's Summit, Missouri		
NO.	DATE	REVISIONS
1	9/2/20	City Comments
2	11/23/20	Utility Updates

- As-Built: "400-90 100.10", "4-800 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.
- Notes:
- Pipe length called out is from center of structure to center of structure. Payment for pipe length is from inside face to inside face of structure.
 - Storm Sewer Structure Station offset and coordinates based on center of structure. Top elevations are top center of lid.
 - Taps on all in grade inlets shall maintain street slope, low point inlets to be set level.
 - Boring information based on original undisturbed earth - see Geotechnical report.

Record Drawing

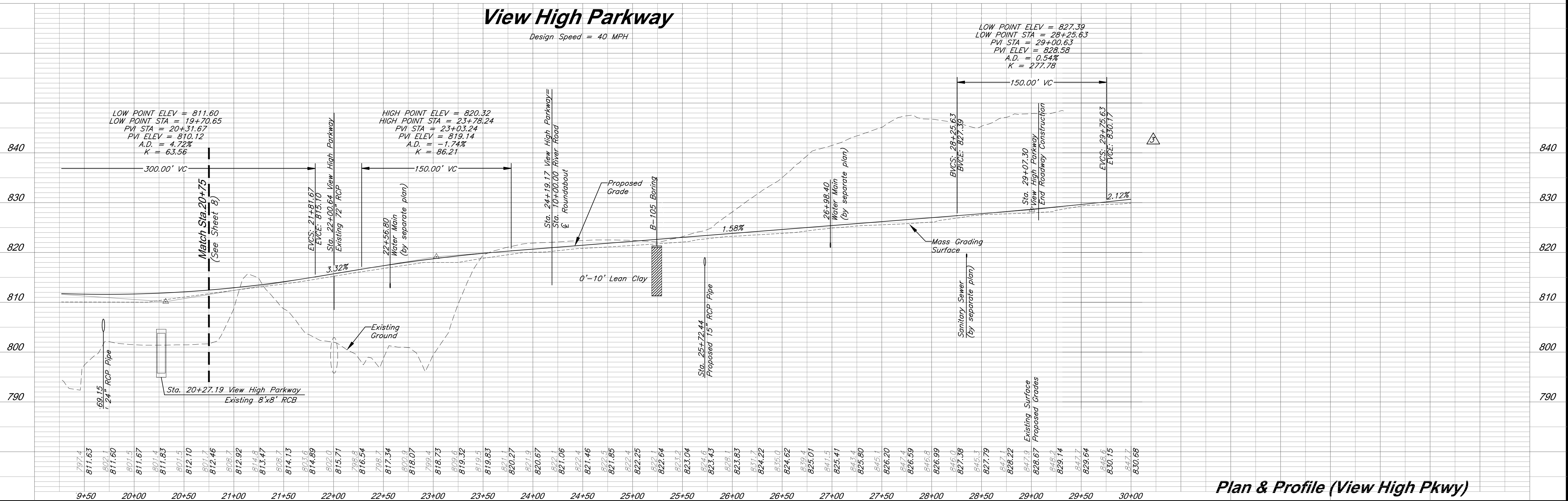
PROJECT BENCHMARK

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive.
EL=833.80

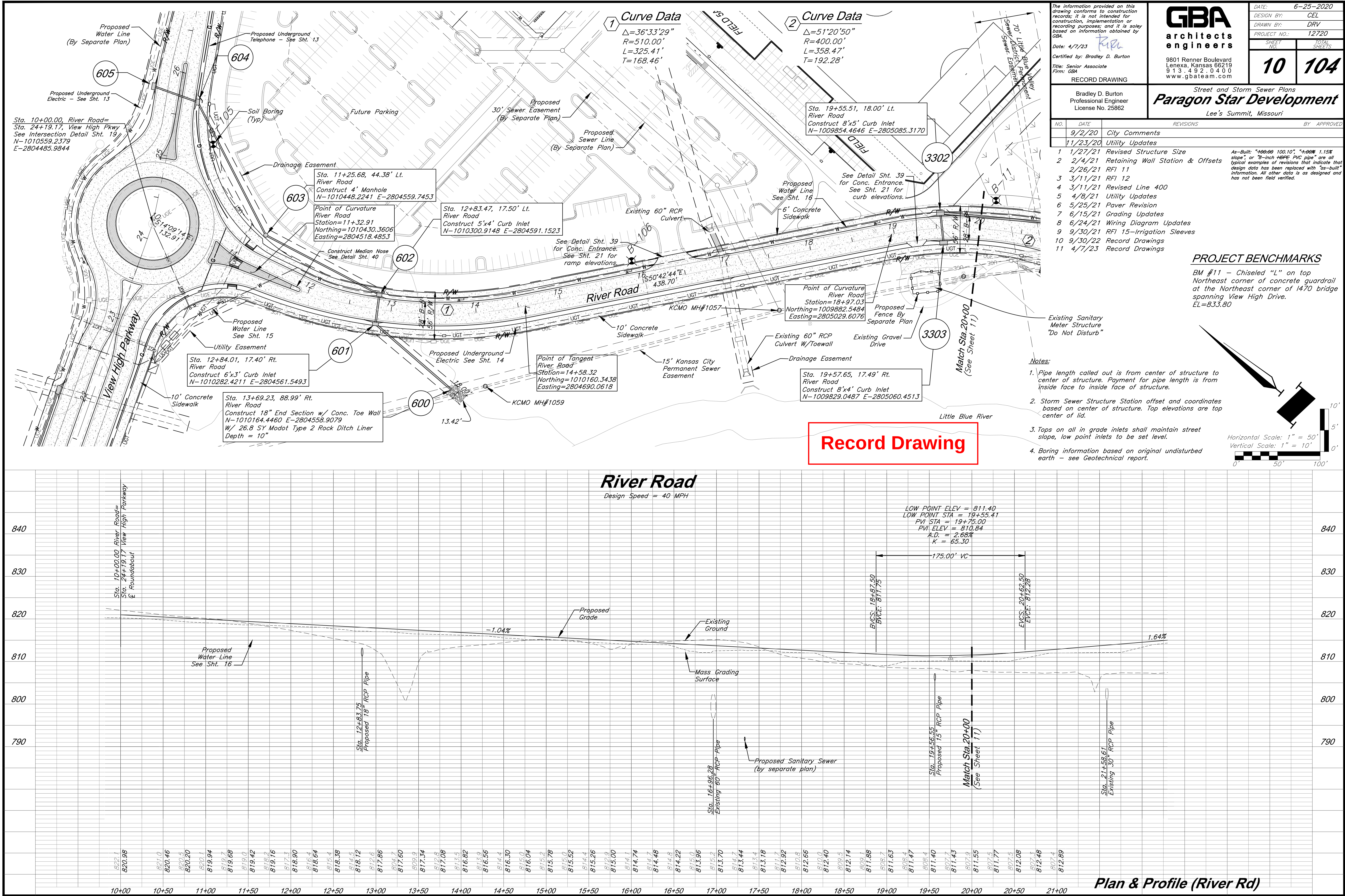


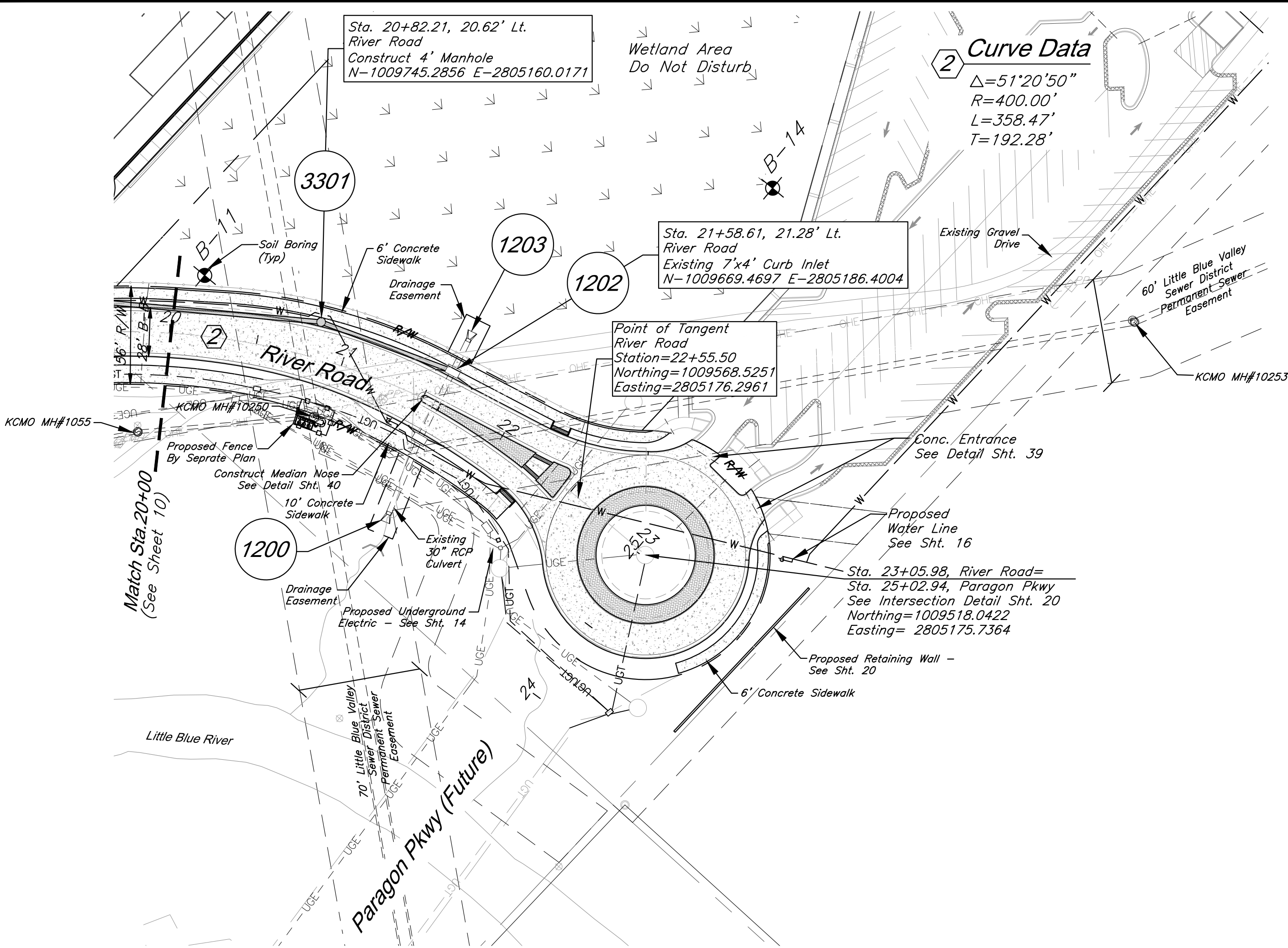
View High Parkway

Design Speed = 40 MPH



Plan & Profile (View High Pkwy)





Notes:

1. Pipe length called out is from center of structure to center of structure. Payment for pipe length is from inside face to inside face of structure.
2. Storm Sewer Structure Station offset and coordinates based on center of structure. Top elevations are top center of lid.
3. Tops on all in grade inlets shall maintain street slope, low point inlets to be set level.
4. Boring information based on original undisturbed earth – see Geotechnical report.

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 11

TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

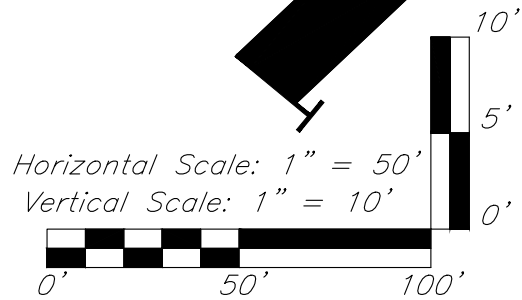
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
2	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

Record Drawing

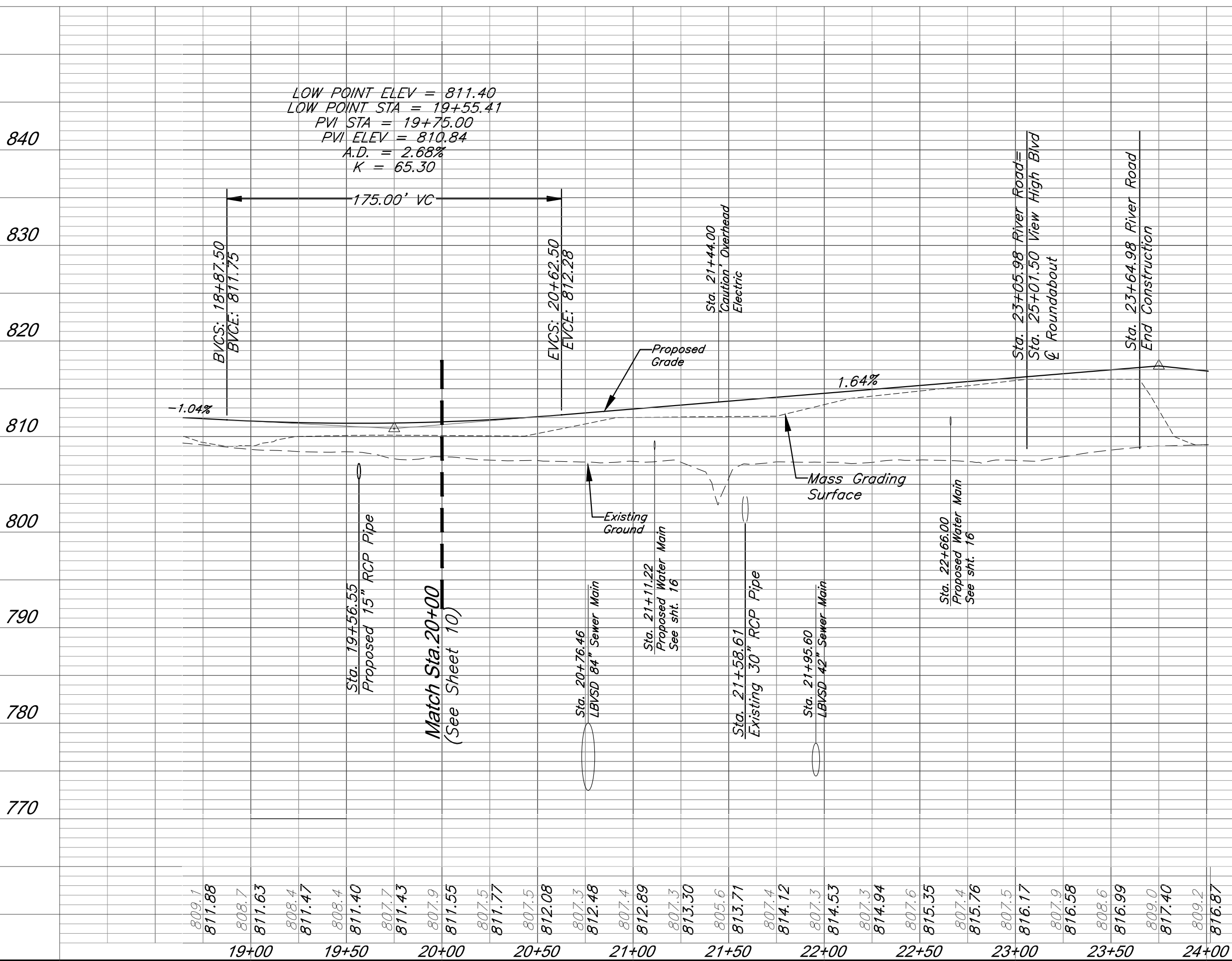
PROJECT BENCHMARKS

BM #11 – Chiseled “L” on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive. EL=833.80



River Road

Design Speed = 40 MPH



Plan & Profile (River Rd)

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272009000 (View High Pkwy)dwg Layout: 12 Utility Plan (View High Dr) -- Thursday April 06, 2023, 3:28pm -- Architect 00212, George Butler Associates, Inc. Copyright 20212, Professional Engineer 000133, Professional Land Surveyor 000059

PROJECT BENCHMARK

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive. EL=833.80

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.
Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO. 12
TOTAL SHEETS 104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

Notes:

1. Pipe length called out is from center of structure to center of structure.
2. Storm Sewer Structure Station offset and coordinates based on center of structure. Top elevations are top center of lid.
3. Tops on all in grade inlets shall maintain street slope, low point inlets to be set level.
4. Boring information based on original undisturbed earth - see Geotechnical report.
5. Communication Vault 11'-6"x9'-6"x7'-6" with pulling irons, drainage sump, and splice rack
6. Provide 30"x48" pre-formed polymer concrete hand hole, provide open bottom with pea gravel. Provide ANSI tire rating for traffic requirements at location. Provide quazite PG3048-Series or equivalent.
7. 2" Innerduct - Maxcell MXE52224 or equal
8. Electrical trench, conduit, and backfill per Every Standards (Typ. All). See Sheet 41 for details.
9. Conduit from electrical service pedestal to future digital display locations shall have minimum depth 24" and include locate wire.
10. Electrical service pedestal base and conduit to be constructed per Lee's Summit Details SL-4 and SL-5. Stub up primary and secondary conduit 4" above base and prep/cap for future display installation. Route conduit from electrical service pedestal to each display and stub up 6" above grade, cap for future use. See Sheet 41 for details.

50' 0' 50' 100'
SCALE : 1 INCH = 50 FEET

Telecom Service Construction Notes

- T1 Communication Vault - See note 5
- T2 Pull Box - See note 6
- T3 Install 118 LF 2" HDPE Conduit
- T4 Install 94 LF 2" HDPE Conduit
- T5 Install 383 LF (3) 5" HDPE Conduits - (2) shall have (4) 2" fabric innerduct - See note 7
- T6 Install 301 LF (3) 5" HDPE Conduits - (2) shall have (4) 2" fabric innerduct - See note 7
- T7 Install 9 LF 2" HDPE Conduit
- T8 Install 399 LF (3) 5" HDPE Conduits - (2) shall have (4) 2" fabric innerduct - See note 7
- T9 Install 120 LF 2" HDPE Conduit

Irrigation Pipe Sleeve Construction Notes

- IP1 Install 92 LF 4" schedule 40 PVC
- IP2 Install 33 LF 4" schedule 40 PVC
- IP3 Install 12 LF 4" schedule 40 PVC
- IP4 Install 28 LF 4" schedule 40 PVC
- IP5 Install 63 LF 4" schedule 40 PVC
- IP6 Install 48 LF 4" schedule 40 PVC
- IP7 Install 39 LF 4" schedule 40 PVC

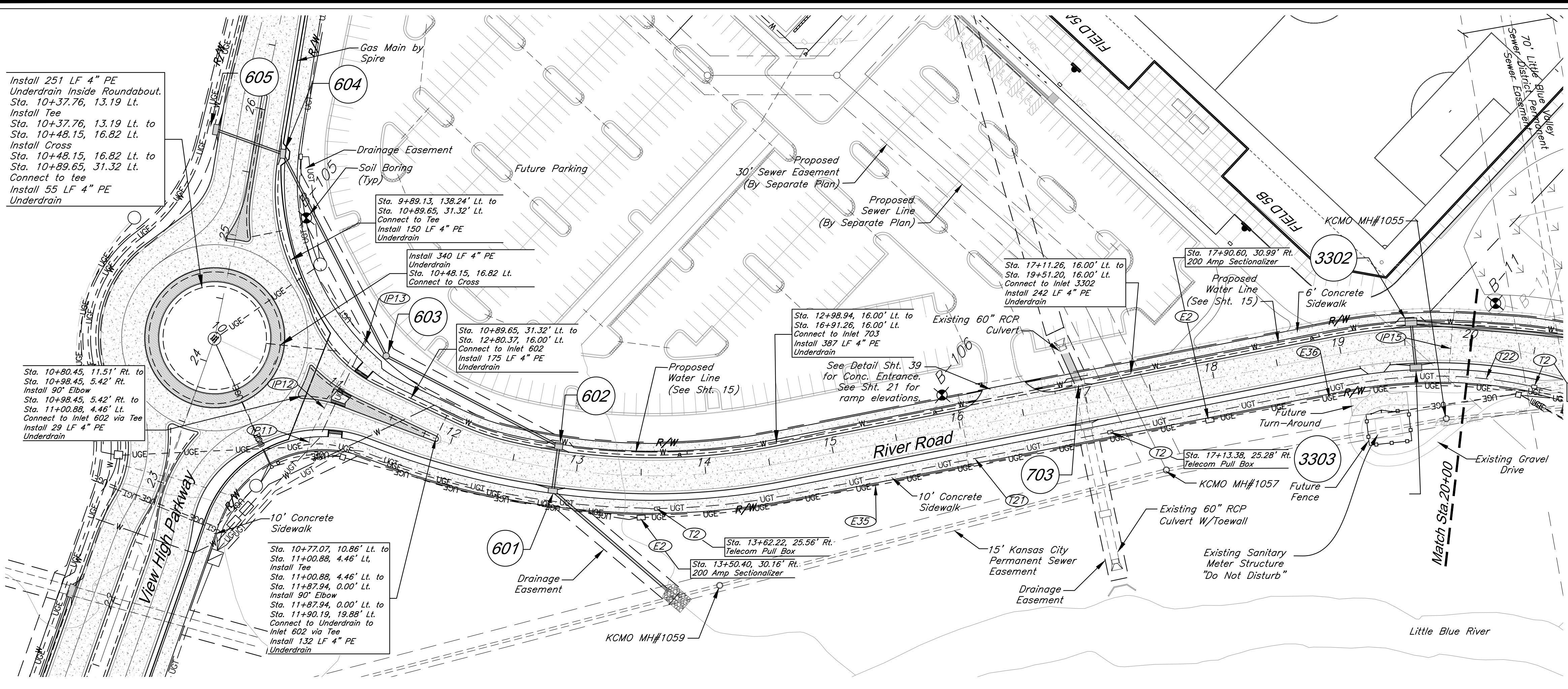
Electrical Service Construction Notes

- E1 Construct Switchgear Pad per Every Detail 700-109
- E2 Install 200 Amp Sectionalizer Furnished by Every per Detail 760.1-3
- E3 Install Single-Phase Transformer Premolded Box Base per Every Detail 700-102
- E4 Construct Electrical Service Pedestal Concrete Base per Lee's Summit Detail SL-4
- E5 Digital Display Location
- E6 Install 183 LF 6" PVC Conduit
- E7 Install 10 LF 4" PVC Conduit
- E8 Install 462 LF 6" PVC Conduit
- E9 Install 176 LF 4" PVC
- E10 Install 129 LF (2) 2" PVC Conduits
- E11 Install 94 LF 2" PVC Conduit
- E12 Install 125 LF 2" PVC Conduit
- E13 Install 9 LF 2" PVC Conduit
- E14 Install 9 LF 3" PVC Conduit
- E15 Install 23 LF (2) 2" PVC Conduits
- E16 Install 18 LF 4" PVC Conduit

Record Drawing

Utility Plan (View High Dr)

G:\12220\Civil 3D Production Drawings\Street & Storm Plans\12220C0900 (River Dr)dwg Layout: 14 Utility Plan (River Rd) --- Thursday April 06, 2023, 3:30am --- Copyright 2023, George Buler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. TOTAL SHEETS

14 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
3	2/26/21	RFI 11		
4	3/11/21	RFI 12		
5	3/11/21	Revised Line 400		
6	4/8/21	Utility Updates		
7	5/25/21	Paver Revision		
8	6/15/21	Grading Updates		
9	6/24/21	Wiring Diagram Updates		
10	9/30/21	RFI 15-Irrigation Sleeves		
11	9/30/22	Record Drawings		
12	4/7/23	Record Drawings		

- Notes:**
- Pipe length called out is from center of structure to center of structure.
 - Storm Sewer Structure Station offset and coordinates based on center of structure. Top elevations are top center of lid.
 - Tops on all in grade inlets shall maintain street slope, low point inlets to be set level.
 - Boring information based on original undisturbed earth - see Geotechnical report.
 - Communication Vault 11'-6"x9'-6"x7'-6" with pulling irons, drainage sump, and splice rack
 - Provide 30"x48" pre-formed polymer concrete hand hole, provide open bottom with pea gravel. Provide ANSI tire rating for traffic requirements at location. Provide quazite PG3048-Series or equivalent.
 - 2" Innerduct - Maxcell MXE52224 or equal
 - Electrical trench, conduit, and backfill per Every Standards (Typ. All). See Sheet 41 for details.
 - Conduit from electrical service pedestal to future digital display locations shall have minimum depth 24" and include locate wire.
 - Electrical service pedestal base and conduit to be constructed per Lee's Summit Details SL-4 and SL-5. Stub up primary and secondary conduit 4" above base and prep/cap for future display installation. Route conduit from electrical service pedestal to each display and stub up 6" above grade, cap for future use. See Sheet 41 for details.

Irrigation Pipe Sleeve Construction Notes

- IP11 Install 14 LF 4" schedule 40 PVC
- IP12 Install 63 LF 4" schedule 40 PVC
- IP13 Install 12 LF 4" schedule 40 PVC
- IP15 Install 57 LF 4" schedule 40 PVC
- IP16 Install 11 LF 4" schedule 40 PVC
- IP17 Install 52 LF 4" schedule 40 PVC
- IP18 Install 8 LF 4" schedule 40 PVC
- IP19 Install 10 LF 4" schedule 40 PVC
- IP20 Install 22 LF 4" schedule 40 PVC
- IP21 Install 8 LF 4" schedule 40 PVC
- IP22 Install 22 LF 4" schedule 40 PVC
- IP23 Install 7 LF 4" schedule 40 PVC
- IP24 Install 40 LF 4" schedule 40 PVC

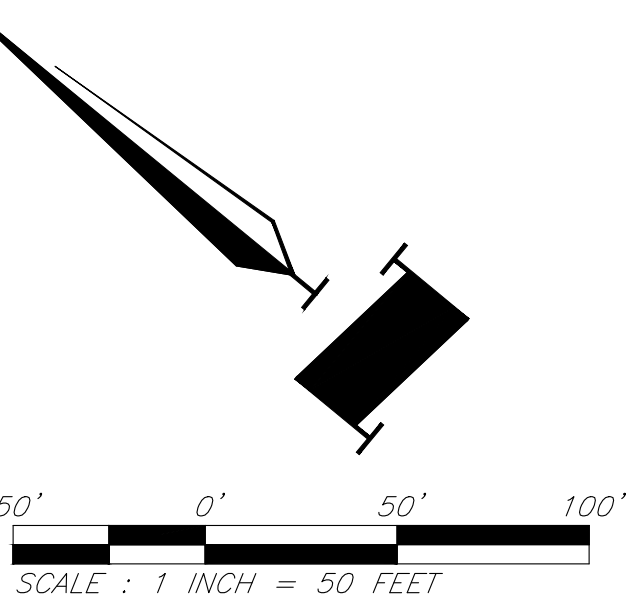
PROJECT BENCHMARKS

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive.
EL=833.80

Telecom Service Construction Notes

- T2 Pull Box - See note 6
- T21 Install 352 L.F. 5" HDPE Conduit - w/ (4) 2" fabric innerduct-See note 7
- T22 Install 329 L.F. 5" HDPE Conduit - w/ (4) 2" fabric innerduct-See note 7
- T23 Install 294 L.F. 5" HDPE Conduit - w/ (4) 2" fabric innerduct-See note 7
- T24 Install 11 LF 2" HDPE Conduit
- T25 Install 23 L.F. 5" HDPE Conduit - w/ (4) 2" fabric innerduct-See note 7. Continue per Bridge Plans
- T26 Install 86 LF 2" HDPE Conduit
- T27 Install 103 LF 2" HDPE Conduit
- T28 Install 113 LF 2" HDPE Conduit

Record Drawing



Electrical Service Construction Notes

- E2 Install 200 Amp Sectionalizer Furnished by Every per Detail 760.1-3
- E3 Install Single-Phase Transformer Premolded Box Base per Every Detail 700-102
- E4 Construct Electrical Service Pedestal Concrete Base per Lee's Summit Detail SL-4
- E5 Digital Display Location
- E35 Install 441 LF 4" PVC Conduit
- E36 Install 402 LF 4" PVC Conduit
- E37 Install 83 LF 4" PVC Conduit. Continue per Bridge Plans.
- E38 Install 160 LF 2" PVC Conduit
- E39 Install 168 LF 3" PVC Conduit
- E40 Install 171 LF 3" PVC Conduit
- E41 Install 100 LF 3" PVC Conduit
- E42 Install 6 LF 2" PVC Conduit
- E43 Install 108 LF 2" PVC Conduit
- E44 Install 74 LF (2) 2" PVC Conduits
- E45 Install 107 LF 2" PVC Conduit

Utility Plan (River Rd)

C:\12220\Civil_3D\Production Drawings\Street & Storm Plans\12220C1600.dwg Layout: 15 Private Water Main Line C Plan & Profiles --- Thursday April 06, 2023, 3:32pm --- Architect 00212, George Butler Associates, Inc. Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Owner
Paragon Star, LLC

City of KNO
City of Lee's Summit

Proposed Water Main
(By By Separate Plan)

Proposed Drainage
Easement

Proposed Storm
Sewer

Future Parking Area

Water Main Line C Sta. 7+00.00, Rt. 2.00'
Install:
1- 6" LS Fire Hydrant
1- 6" Gate Valve
1- 90° Bend
1- 8"x8"x6" Tee w/Backing Block
N-1010096.2489
E-2804793.6720

Deflect Water Main Around Curb Inlet
Minimum 18" Vertical Clearance
Minimum 5' Horizontal Clearance
Sta. 8+01-Sta. 8+28

Water Main Line C Sta. 2+00.00, Lt. -2.00'
Install:
1- 6" LS Fire Hydrant
1- 6" Gate Valve
1- 90° Bend
1- 8"x8"x6" Tee w/Backing Block
N-1010440.6680
E-2804460.7469

Deflect Water Main Around Curb Inlet
Minimum 18" Vertical Clearance
Minimum 5' Horizontal Clearance
Sta. 3+96-Sta. 4+20

Sta. 1+02.00
Install 22.5° Bend
N-1010457.1941 E-2804365.4600

Sta. 0+82.00
Install 45° Bend w/Backing Block
N-1010465.5821 E-2804347.3039

Sta. 0+00.00 Private Water Line=
Sta. 14+00.00 Line B (By Separate
Plan). Connect 8" Class 52 DIP to
Existing Valve
Begin Construction Line C
N-1010542.5651 E-2804319.0618

Proposed Water Main
(By By Separate Plan)

View High
Parkway

Sta. 1+60.00
Install 22.5° Bend
N-1010454.7896 E-2804425.4118

Install Backflow Preventer in
concrete vault. Backflow Preventer
to be sized by MEP

Install 8" Full Flow Fire
Meter in concrete vault.

Sta. 3+03.30
Install 45° Bend w/Backing Block
N-1010395.5284 E-2804553.6811

Water Main Line C Sta. 5+00.00, Rt. 2.00'
Install:
1- 6" LS Fire Hydrant
1- 6" Gate Valve
1- 90° Bend
1- 8"x8"x6" Tee w/Backing Block
N-1010226.2796
E-2804644.2913

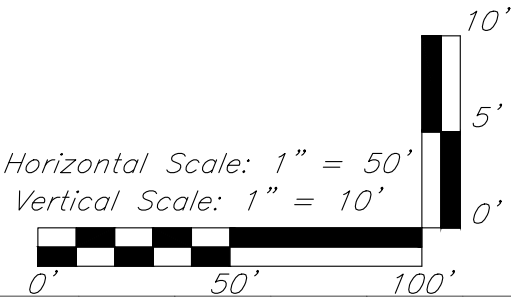
River Road

Existing Storm Sewer

Little Blue River

15' Kansas City
Permanent Sewer
Easement

Record Drawing



The information provided on this
drawing conforms to construction
records; it is not intended for
construction, implementation or
recording purposes; and it is solely
based on information obtained by
GBA.

Date: 4/7/23

Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO. 15
TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

NOTES:

1. Fire Hydrants shall be spaced every 300' in mixed use area and every 600' in residential areas.
2. Waterline shall be installed 4' off of back of curb, except where noted otherwise.
3. Water Main shall maintain 3 feet of separation from Light Poles.
4. All water service installations including backflow devices are subject to field verification and approval by the Water Department inspector.
5. Compacted fill shall be placed to a minimum of 18 inches above the top of the pipe prior to installation.

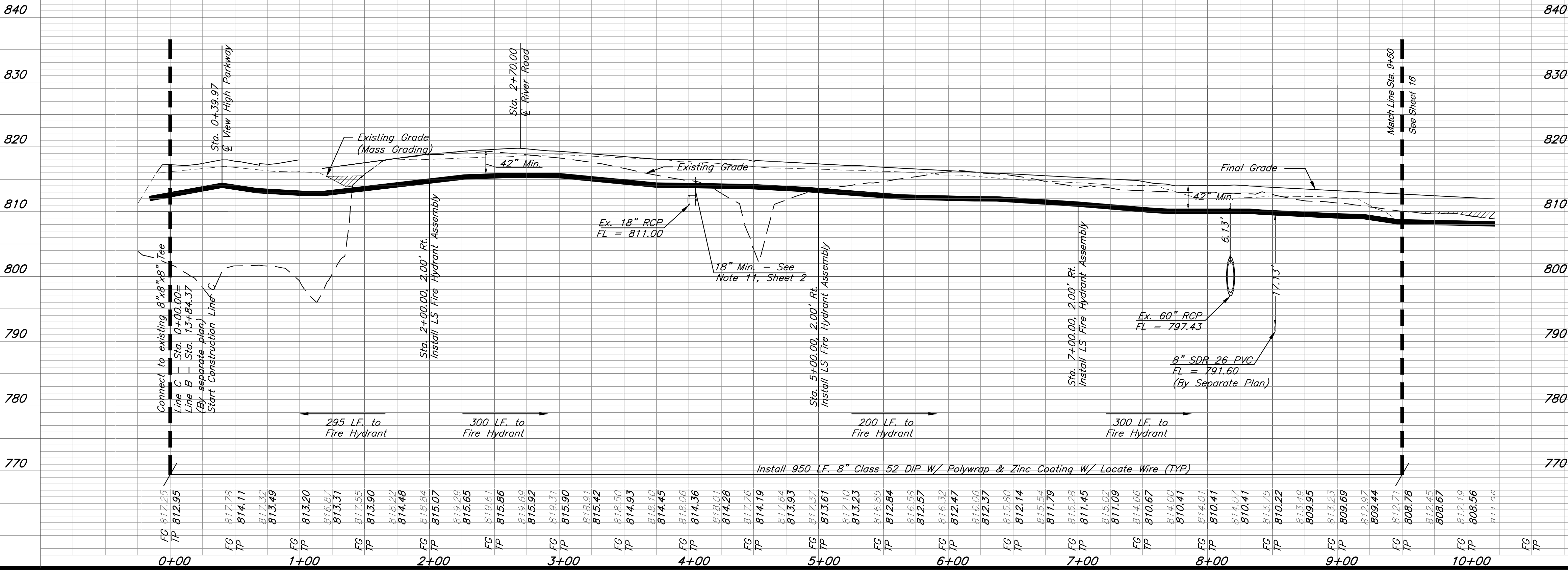
NOTES:

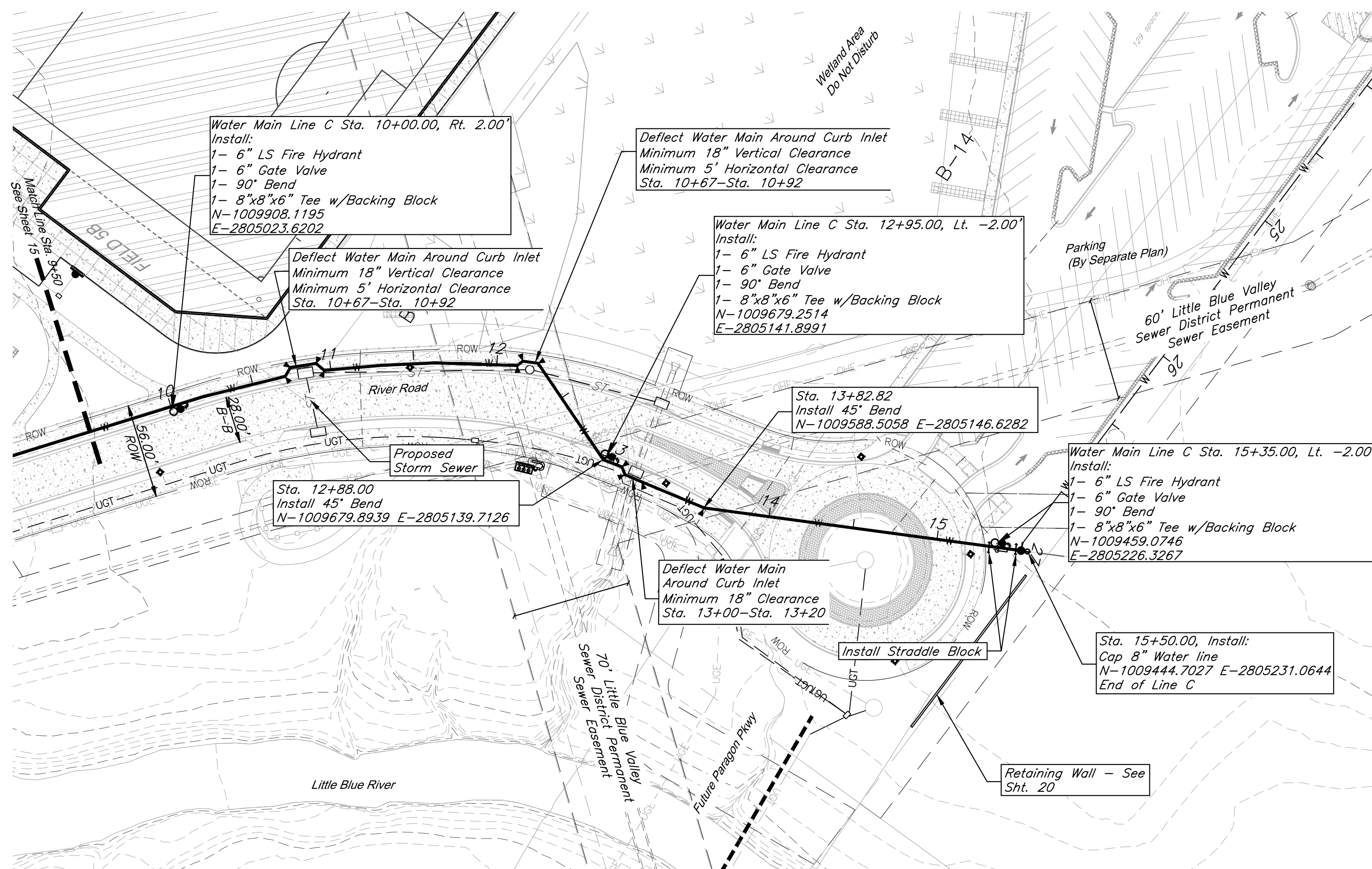
D.E. = Drainage Easement
U.E. = Utility Easement
P.L. = Property Line
R/W = Right-of-Way
FG = Finished Grade
TP = Top of Pipe
LS = Lee's Summit

BENCHMARK:

BM #11 - Chiseled "L" on top
Northeast corner of concrete guardrail
at the Northeast corner of 1470 bridge
spanning View High Drive.
EL=833.80

PRIVATE LINE C





CAUTION!

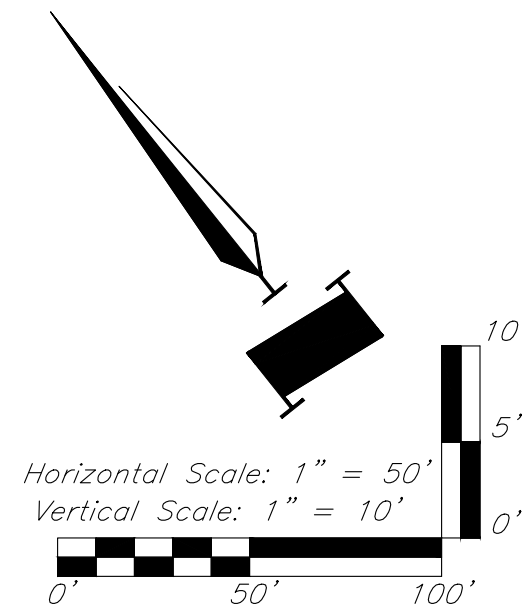
*Numerous Utilities on Site.
Contractor to verify location
and elevation of all utilities
prior to commencing
construction.*

NOTES:

D.E. = Drainage Easement
 U.E. = Utility Easement
 PL = Property Line
 R/W = Right-of-Way
 FG = Finished Grade
 TP = Top of Pipe
 LS = Lee's Summit

BENCHMARK:

BM #11 - Chiseled "L" on top
Northeast corner of concrete guardrail
at the Northeast corner of I470 bridge
spanning View High Drive.
EL=833.80



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
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engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbteam.com

DATE: 6-25-2020

DESIGN BY:

DRAWN BY:

PROJECT NO.: 12/20

SHEET
NO.

10

16

100

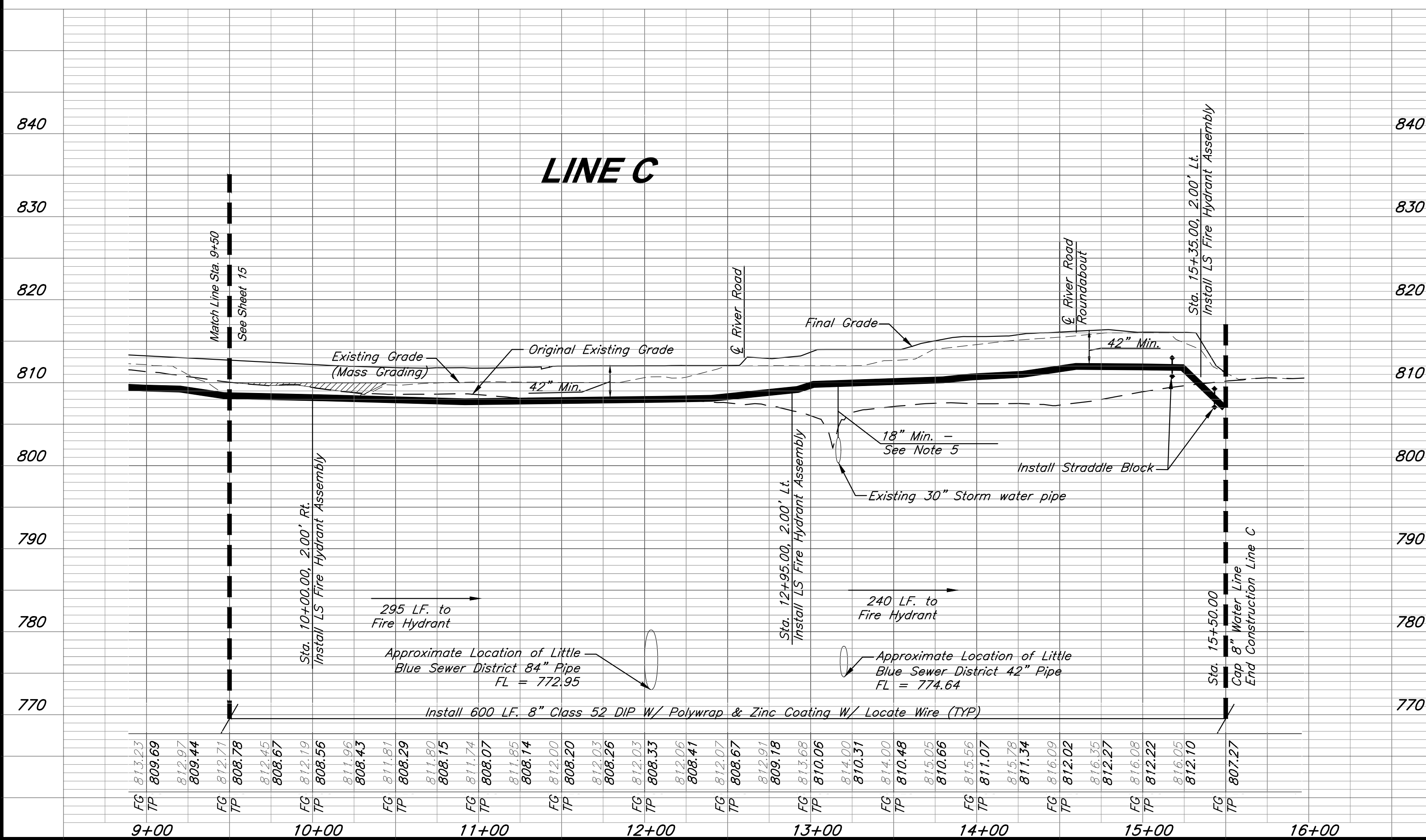
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: " 100.00 100.10", " +60.00 1.15% slope", or "8-inch HDPE PVC pipe" are all |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | typical examples of revisions that indicate that |
| 2 | 2/26/21 | RFI 11 | design data has been replaced with "as-built" information. All other data is as designed and |
| 3 | 3/11/21 | RFI 12 | has not been field verified. |
| 4 | 3/11/21 | Revised Line 400 | |
| 5 | 4/8/21 | Utility Updates | |
| 6 | 5/25/21 | Paver Revision | |
| 7 | 6/15/21 | Grading Updates | |
| 8 | 6/24/21 | Wiring Diagram Updates | |
| 9 | 9/30/21 | RFI 15—Irrigation Sleeves | |
| 10 | 9/30/22 | Record Drawings | |
| 11 | 4/7/23 | Record Drawings | |

Record Drawing

1. *Fire Hydrants shall be spaced every 300' in mixed use area and every 600' in residential areas.*
2. *Waterline shall be installed 4' off of back of curb, except where noted otherwise.*
3. *Water Main shall maintain 3 feet of separation from Light Poles.*
4. *All water service installations including backflow devices are subject to field verification and approval by the Water Department inspector.*



Compacted placed to a minimum of 18 inches above the top of the pipe prior to installation.

PRIVATE WATER MAIN LINE C PLAN & PROFILES

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2800.dwg Thursday April 06, 2023, 3:33pm Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

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9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
17	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

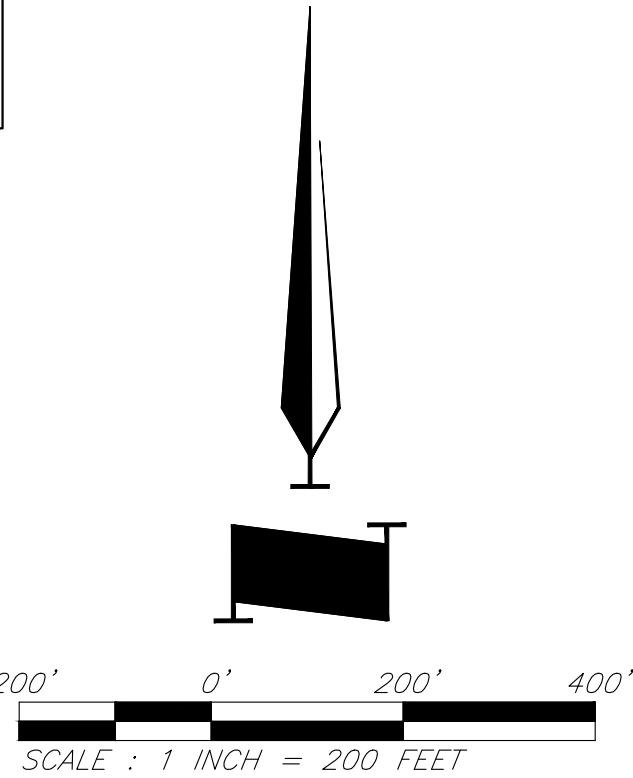
NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

As-Built: "400-00 100.10" "4-00% 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

- Legend**
- Stream Buffer
 - Proposed Floodway
 - Ordinary High Water Mark

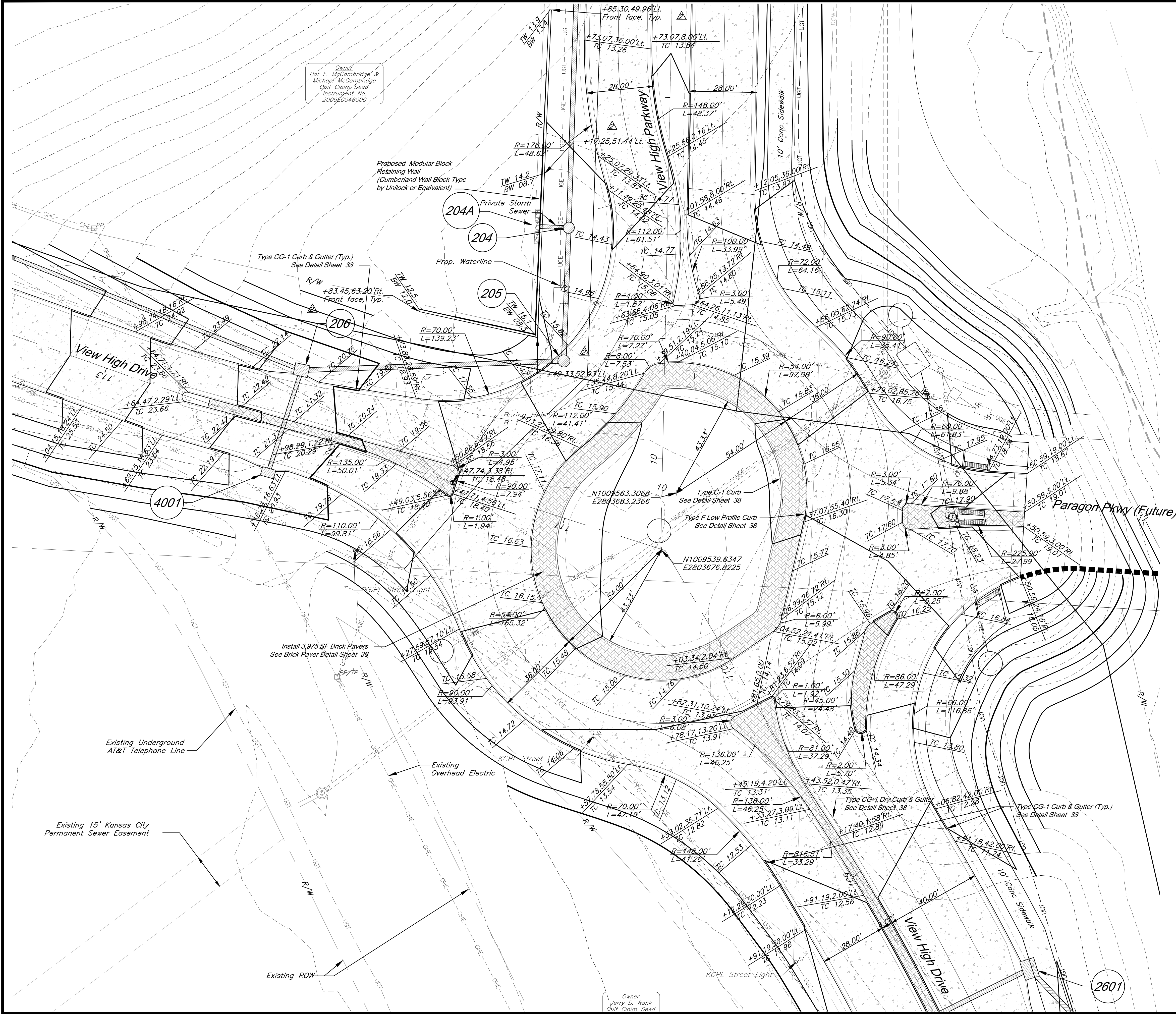
Record Drawing

Proposed Floodway and Floodplain, refer to lines established by the FEMA CLOMR dated 2/14/2020, Case No. 20-70-0520R.



Floodway & Floodplain Plan

C:\12220\Civil 3D\Production Drawings\Street & Storm Plans\12220C1700.dwg Layout: 18 Intersection Details --- Thursday, April 06, 2023, 3:34pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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engineers

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Lenexa, Kansas 66219
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www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 18

TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

3 2/26/21 RFI 11

4 3/11/21 RFI 12

5 3/11/21 Revised Line 400

6 4/8/21 Utility Updates

7 5/25/21 Paver Revision

8 6/15/21 Grading Updates

9 6/24/21 Wiring Diagram Updates

10 9/30/21 RFI 15-Irrigation Sleeves

11 9/30/22 Record Drawings

12 4/7/23 Record Drawings
- As-Built: "400-90 100.10" "4-80W 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

LEGEND

R/W Right of Way

PT Point of Tangent

MP Mid Point

PC Point of Curvature

PCC Point of Compound Curvature

PRC Point of Reverse Curvature

TC Top of Curb

CG-1 Dry Curb (CG-1 DRY)

Paver

NOTE:

1. All Elevations are to Top of Curb unless otherwise noted.

2. See Sheet 38 for Curb & Gutter Detail.

See Intersection Enlargement Sht. 21 For Crosswalk Detail

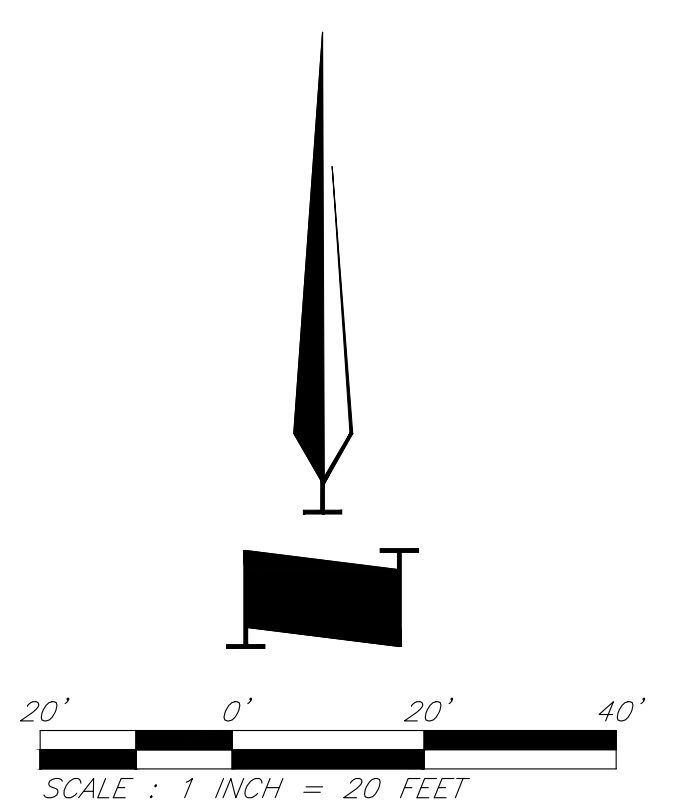
① View High Pkwy-East

Record Drawing

PROJECT BENCHMARKS

BM #11 - Chiseled "L" on top Northeast corner of concrete guardrail at the Northeast corner of 1470 bridge spanning View High Drive.

EL=833.80



Intersection Details

DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
19	104

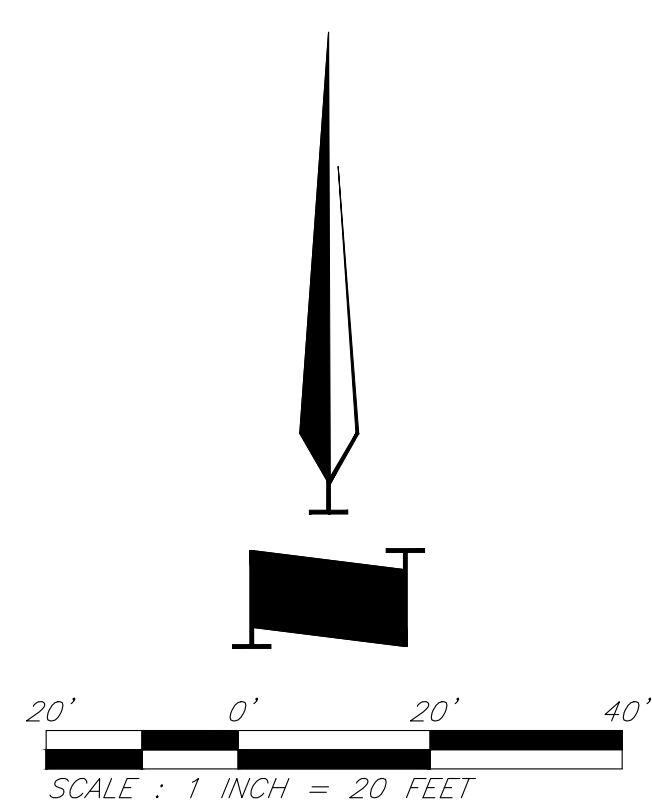
1	1/27/21	Revised Structure Size	As-Built: "400-00 100.10"; "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.
2	2/4/21	Retaining Wall Station & Offsets	
3	2/26/21	RFI 11	
3	3/11/21	RFI 12	
4	3/11/21	Revised Line 400	
5	4/8/21	Utility Updates	
6	5/25/21	Paver Revision	
7	6/15/21	Grading Updates	
8	6/24/21	Wiring Diagram Updates	
9	9/30/21	RFI 15-Irrigation Sleeves	
10	9/30/22	Record Drawings	
11	4/7/23	Record Drawings	

<i>R/W</i>	<i>Right of Way</i>
<i>PT</i>	<i>Point of Tangent</i>
<i>MP</i>	<i>Mid Point</i>
<i>PC</i>	<i>Point of Curvature</i>
<i>PCC</i>	<i>Point of Compound Curvature</i>
<i>PRC</i>	<i>Point of Reverse Curvature</i>
<i>TC</i>	<i>Top of Curb</i>
	<i>Dry Curb (CG-1 DRY)</i>
	<i>Paver</i>

Record Drawing

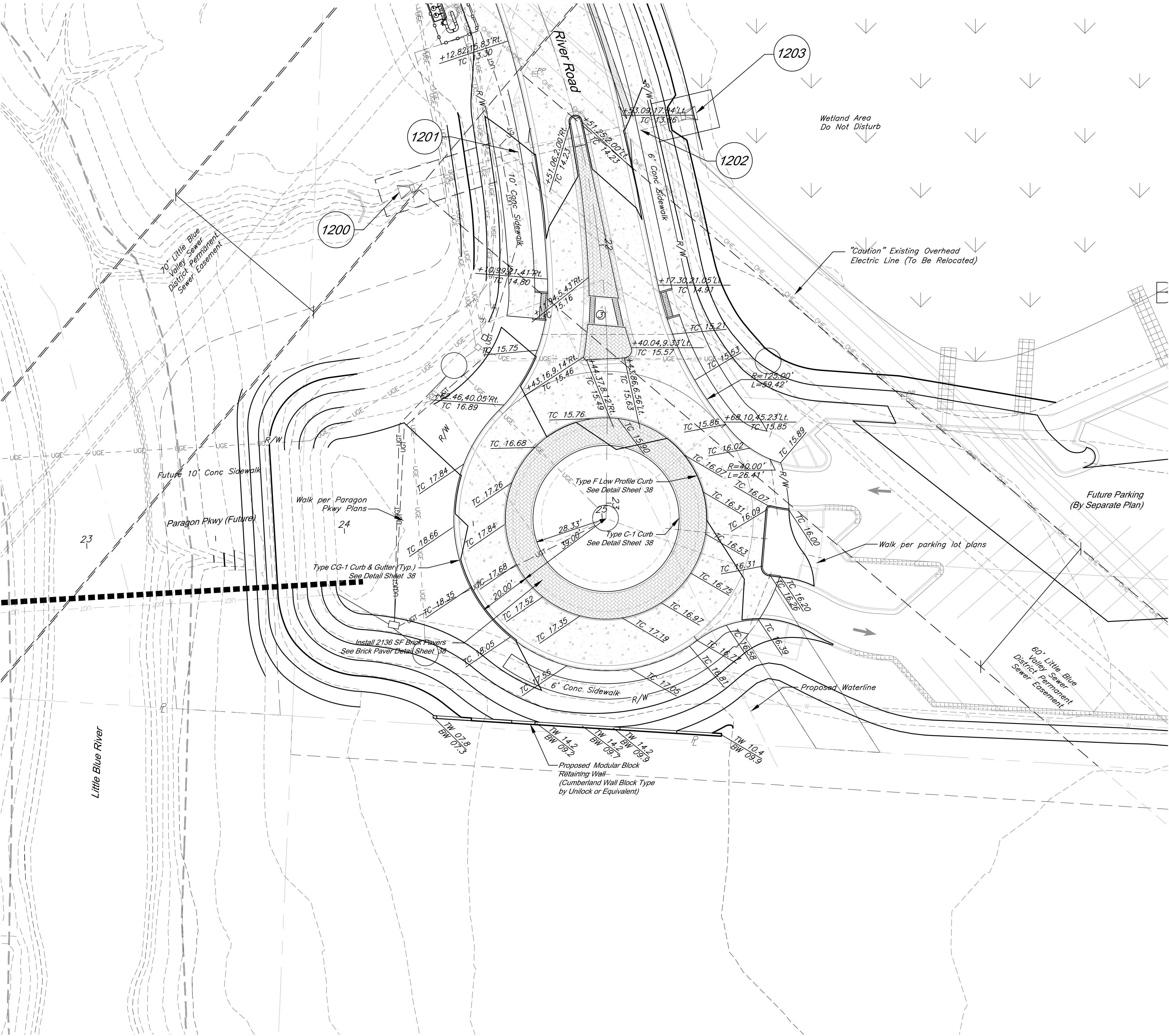
BM #11 - Chiseled "L" on top
Northeast corner of concrete guardrail
at the Northeast corner of 1470 bridge
spanning View High Drive.
EL=833.80

1. All Elevations are to Top of Curb unless otherwise noted.
2. See Sheet 38 for Curb & Gutter Detail.



Intersection Details

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C1700.dwg Layout: 20 Intersection Details --- Thursday, April 06, 2023, 3:39pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 20

TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
3	2/26/21	RFI 11		
4	3/11/21	RFI 12		
5	3/11/21	Revised Line 400		
6	4/8/21	Utility Updates		
7	5/25/21	Paver Revision		
8	6/15/21	Grading Updates		
9	6/24/21	Wiring Diagram Updates		
10	9/30/21	RFI 15-Irrigation Sleeves		
11	9/30/22	Record Drawings		
12	4/7/23	Record Drawings		

LEGEND

R/W Right of Way

PT Point of Tangent

MP Mid Point

PC Point of Curvature

PCC Point of Compound Curvature

PRC Point of Reverse Curvature

TC Top of Curb

Dry Curb (CG-1 DRY)

Paver

See Intersection Enlargement
Sht. 21 For Crosswalk Details

③ River Road-South

PROJECT BENCHMARKS

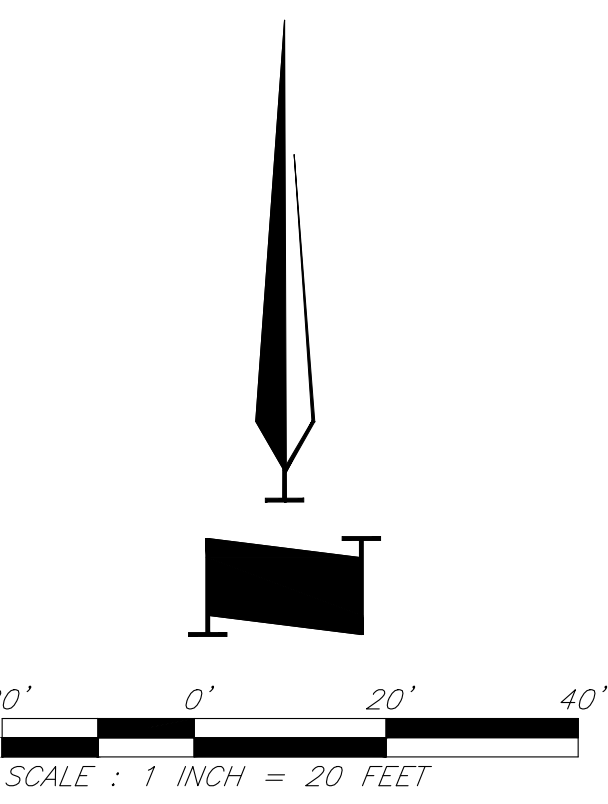
BM #11 - Chiseled "L" on top
Northeast corner of concrete guardrail
at the Northeast corner of 1470 bridge
spanning View High Drive.
EL=833.80

NOTE:

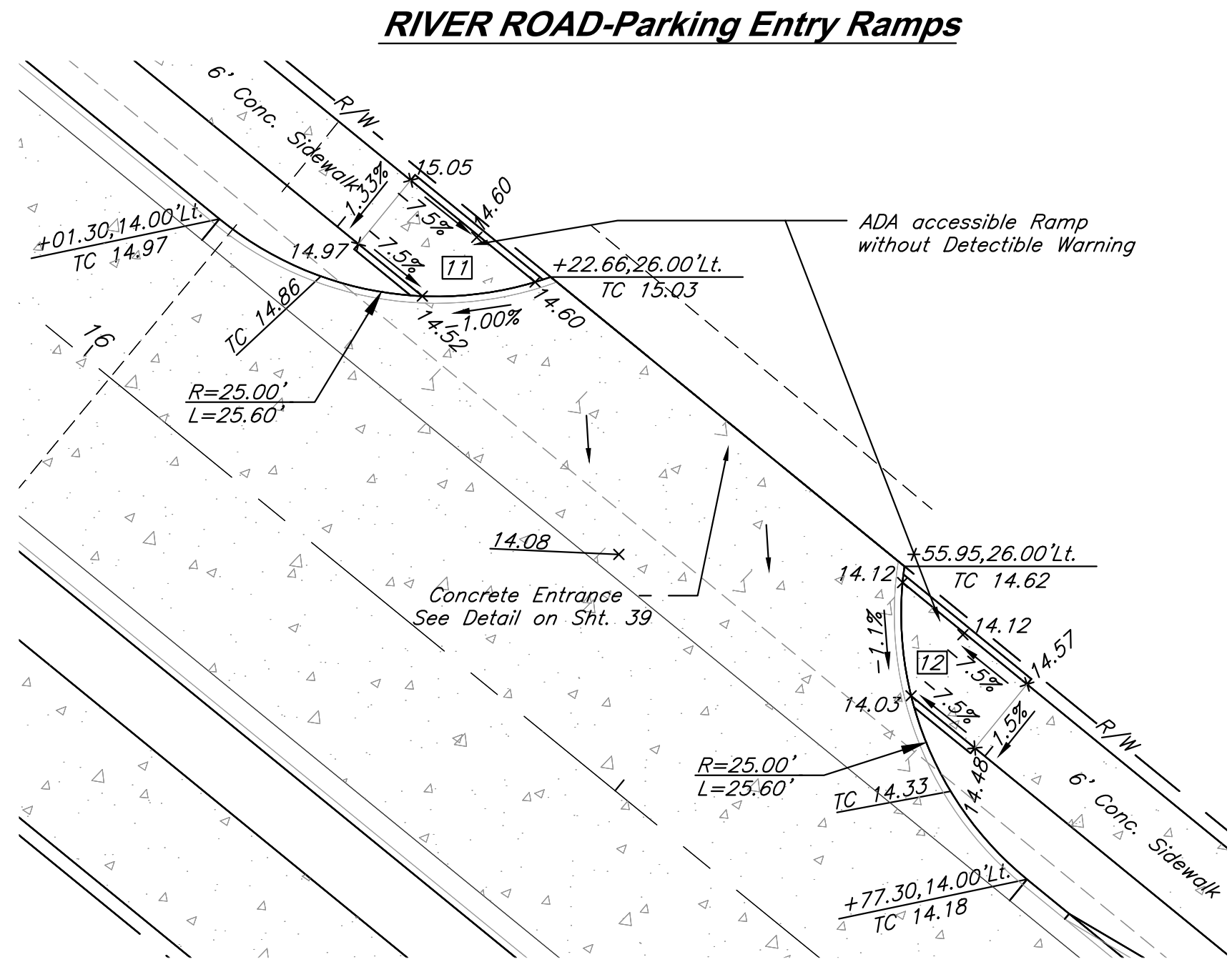
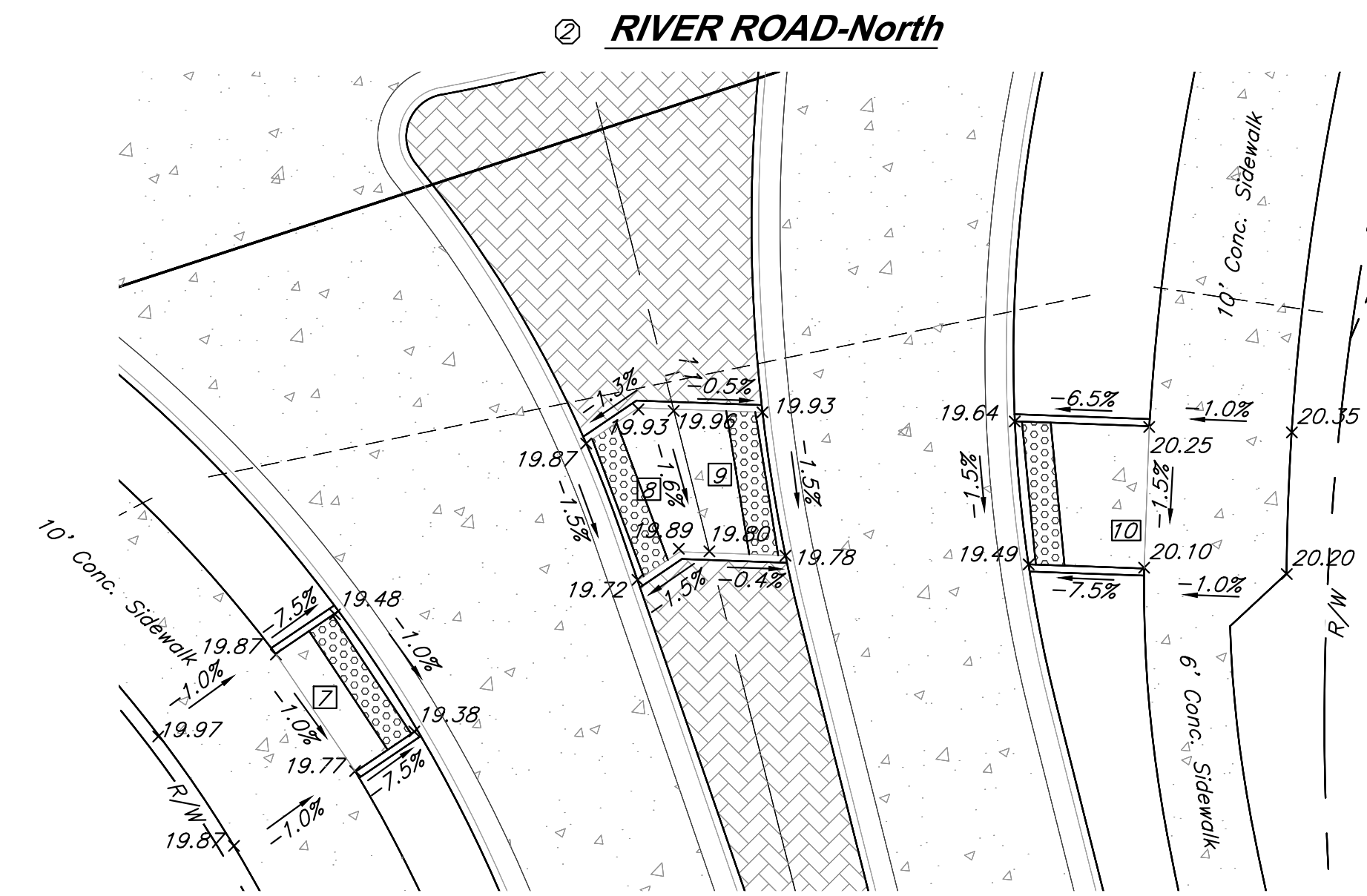
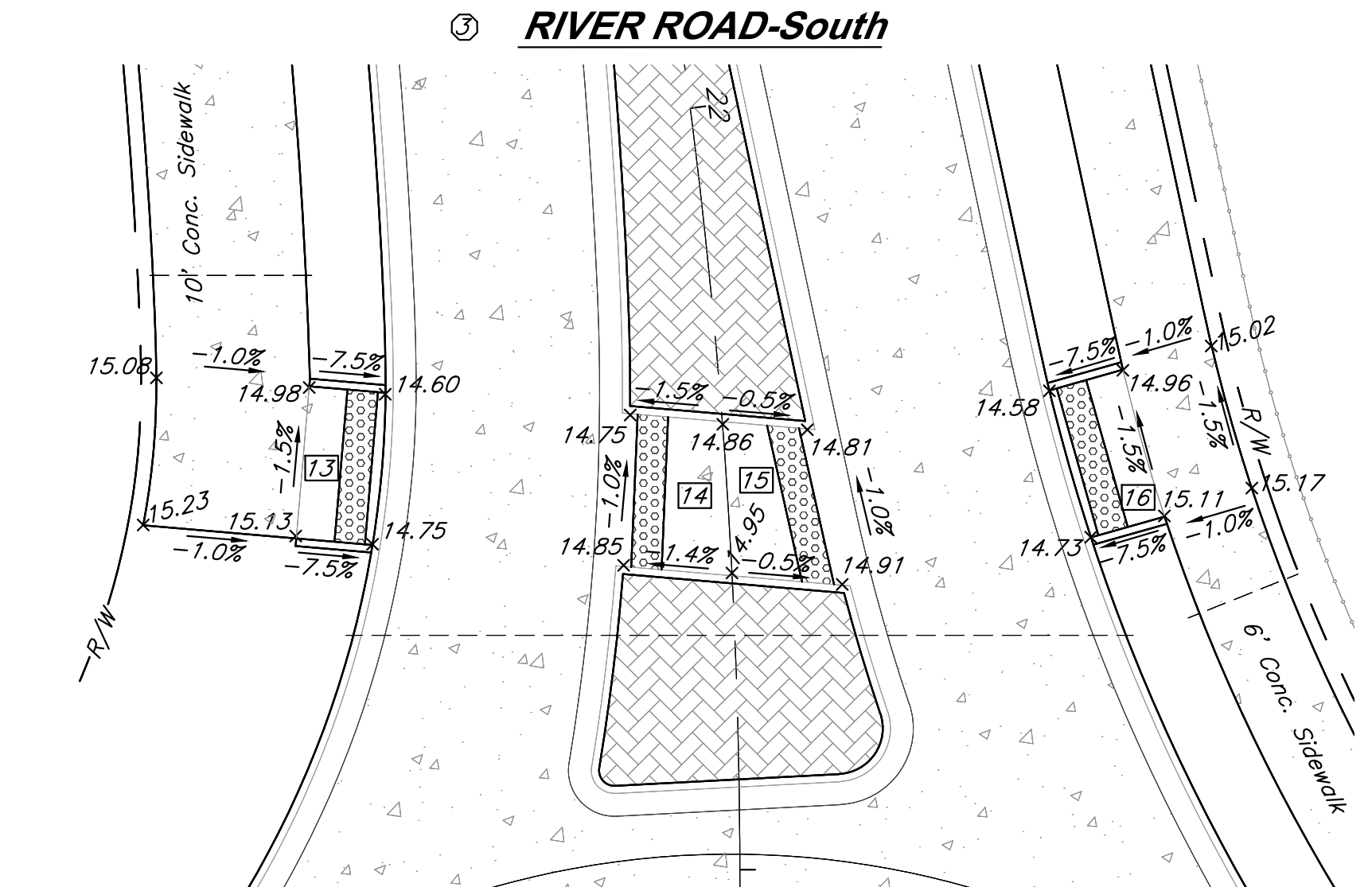
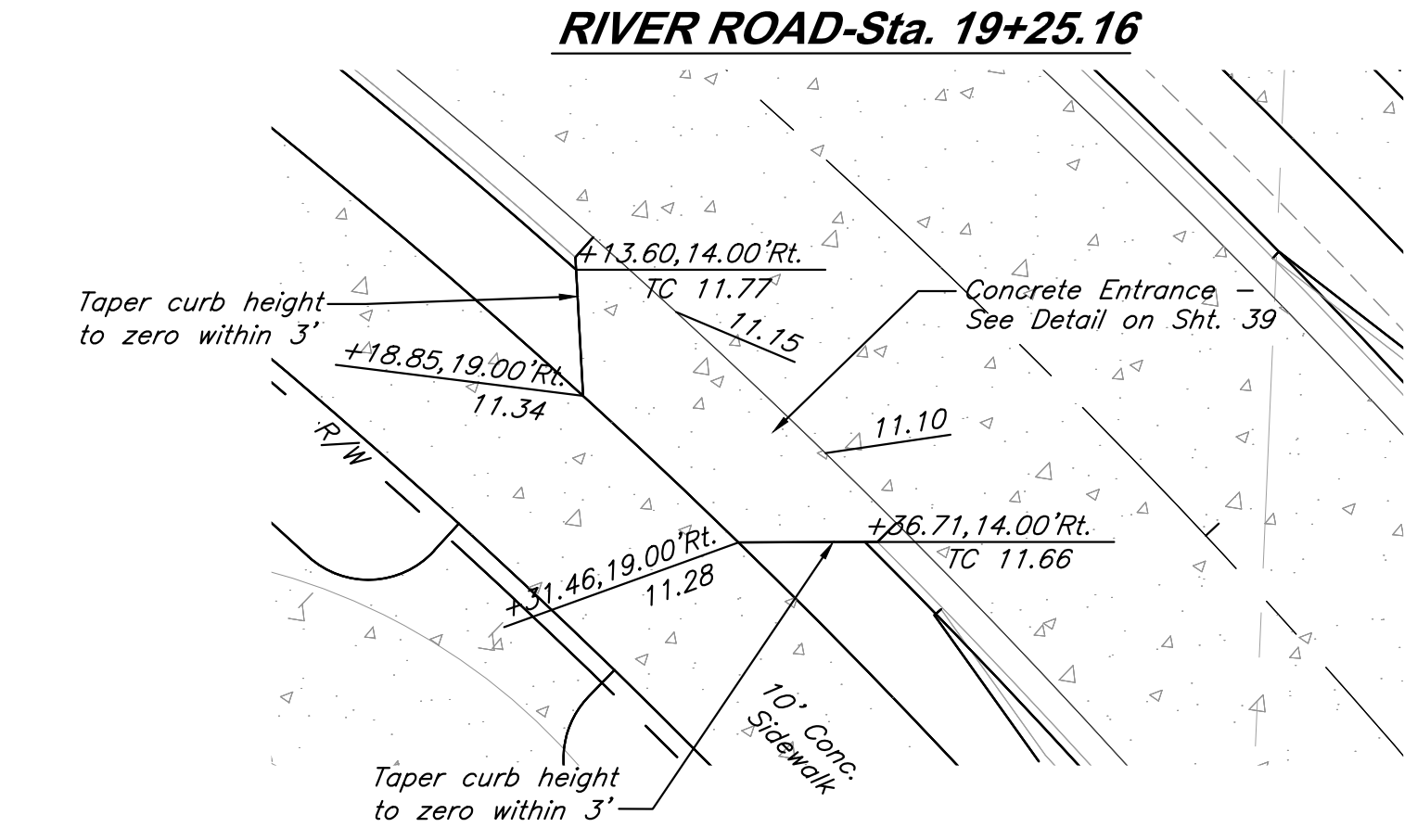
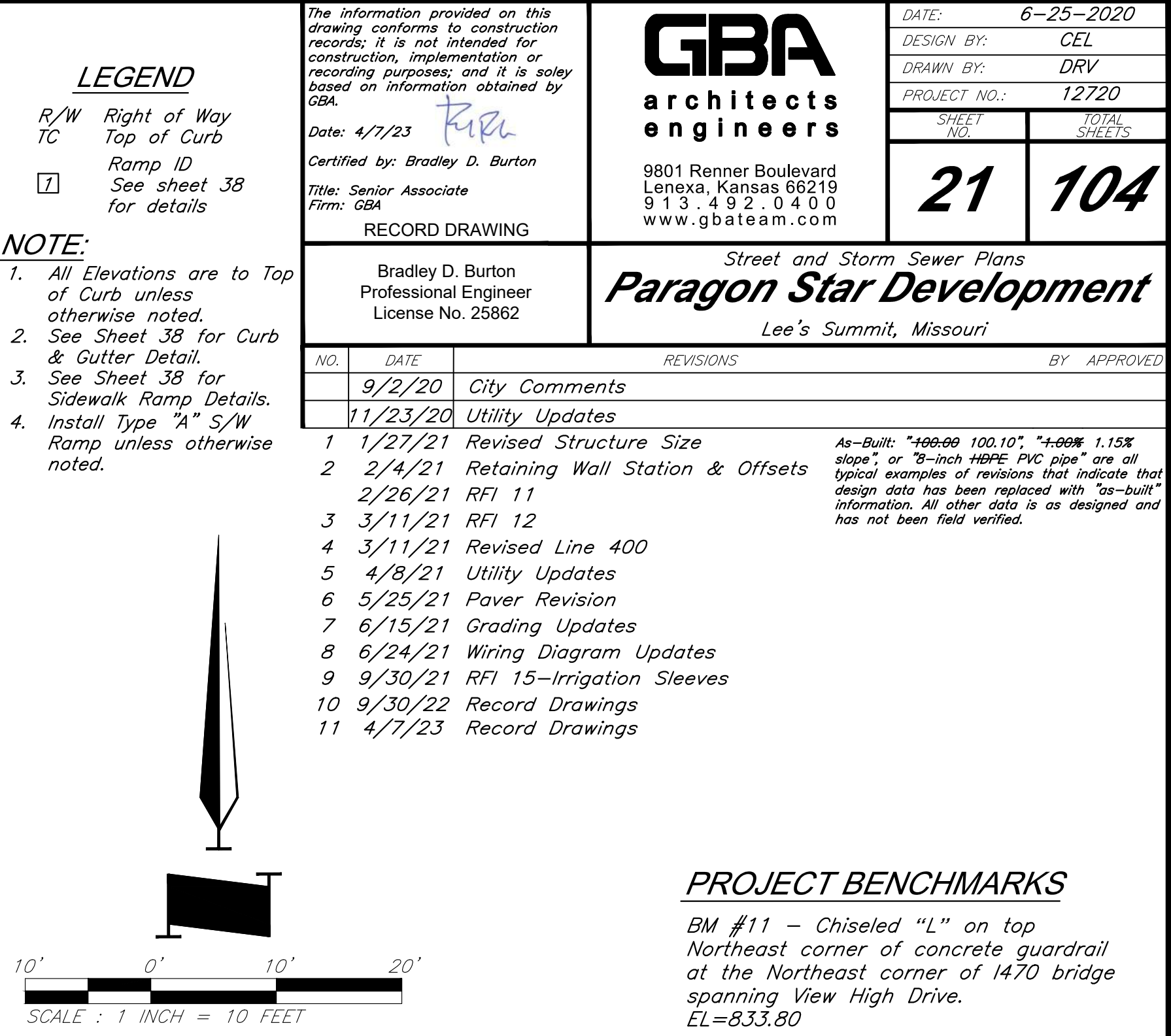
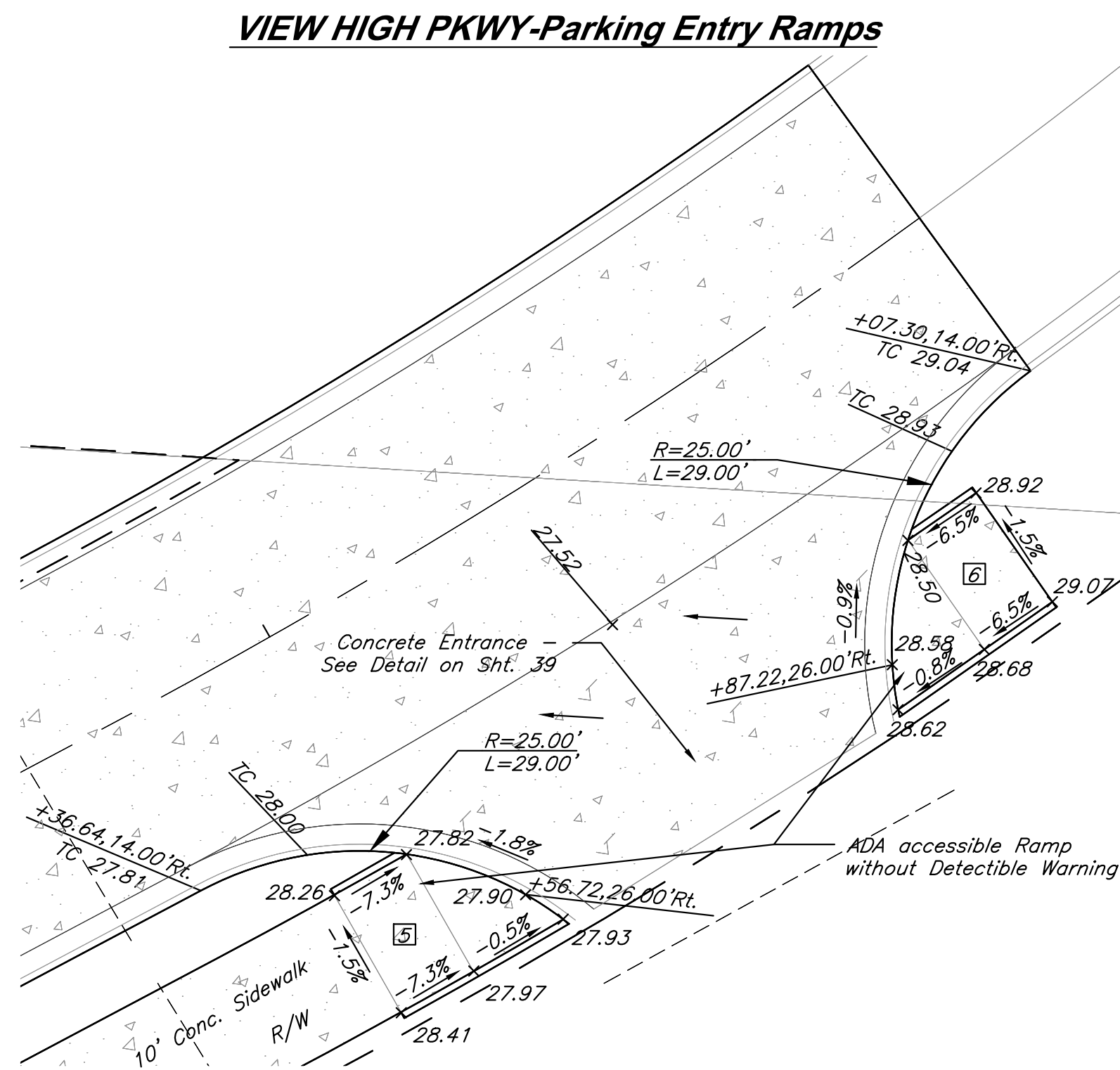
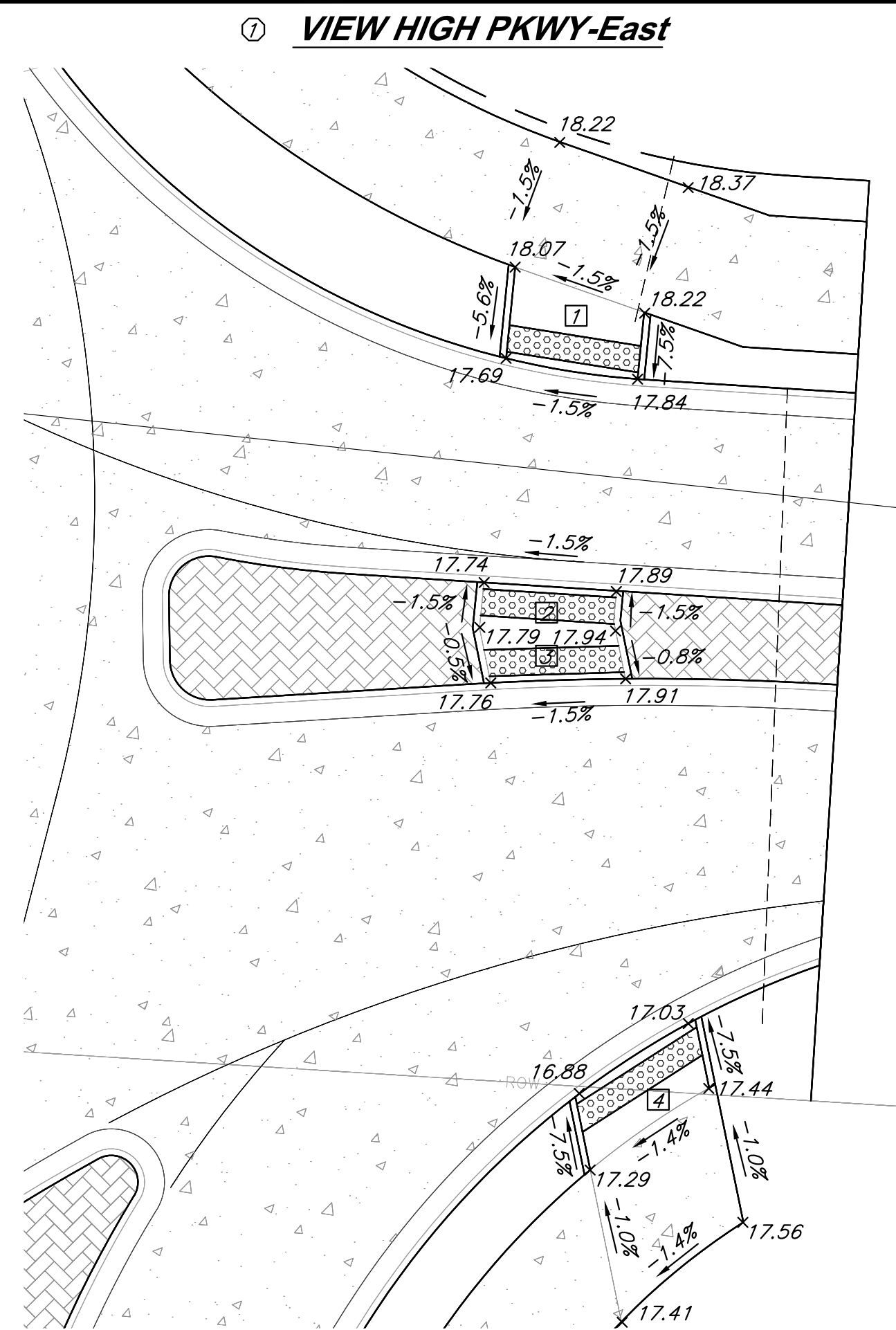
1. All Elevations are to Top
of Curb unless
otherwise noted.

2. See Sheet 38 for Curb
& Gutter Detail.

Record Drawing

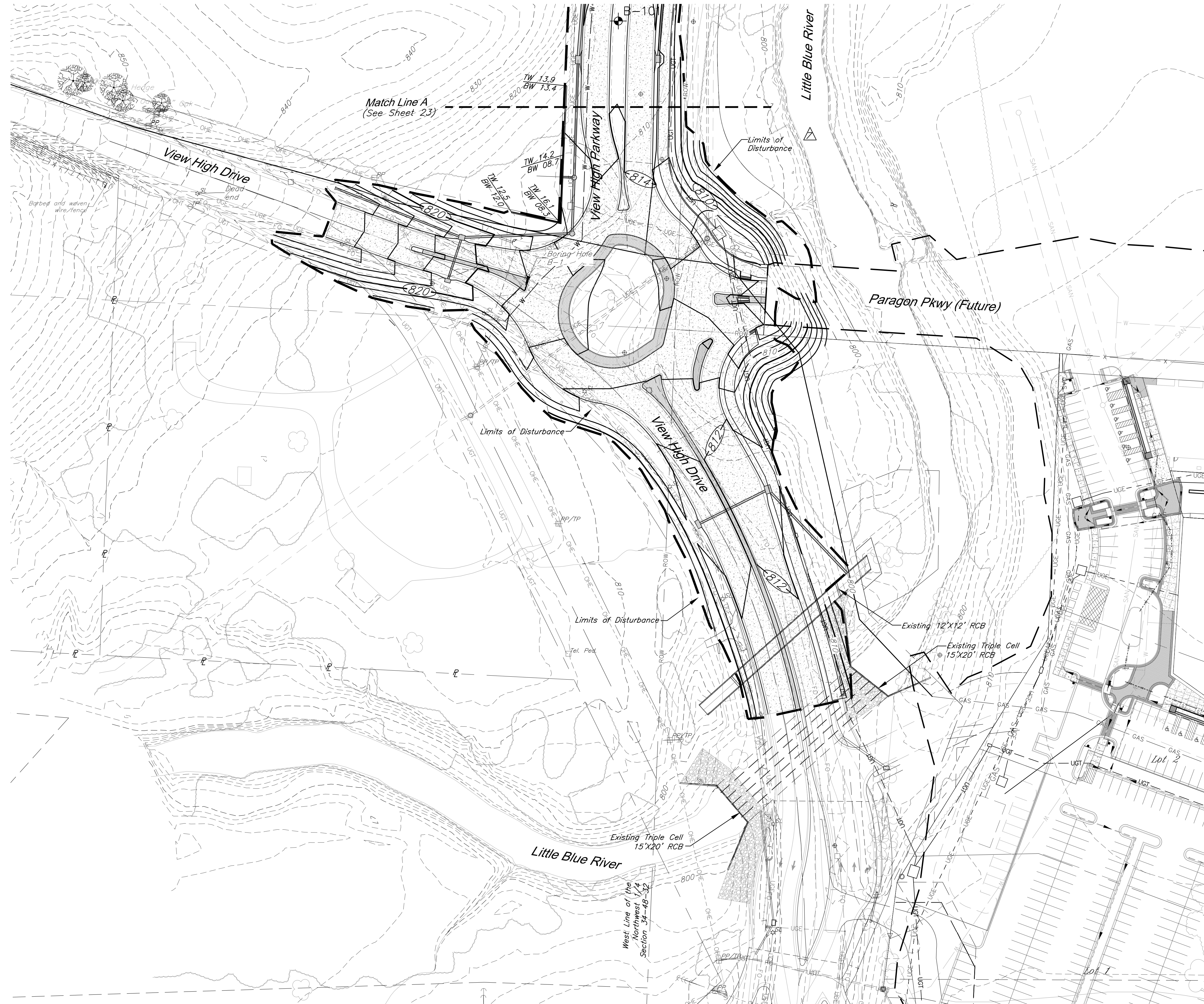


Intersection Details



Record Drawing

Intersection Enlargements



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
22	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "100-60 100.10", "8-000 1.15% slope", or "8-inch HDPE PVC pipe" are all |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | typical examples of revisions that indicate that |
| 2 | 2/6/21 | RFT 11 | design data has been replaced with "as-built" information. All other data is as designed and |
| 3 | 3/11/21 | RFT 12 | has not been field verified. |
| 4 | 3/11/21 | Revised Line 400 | |
| 5 | 4/8/21 | Utility Updates | |
| 6 | 5/25/21 | Paver Revision | |
| △ | 6/15/21 | Grading Updates | |
| 8 | 6/24/21 | Wiring Diagram Updates | |
| 9 | 9/30/21 | RFT 15-Irrigation Sleeves | |
| 10 | 9/30/22 | Record Drawings | |
| 11 | 4/7/23 | Record Drawings | |

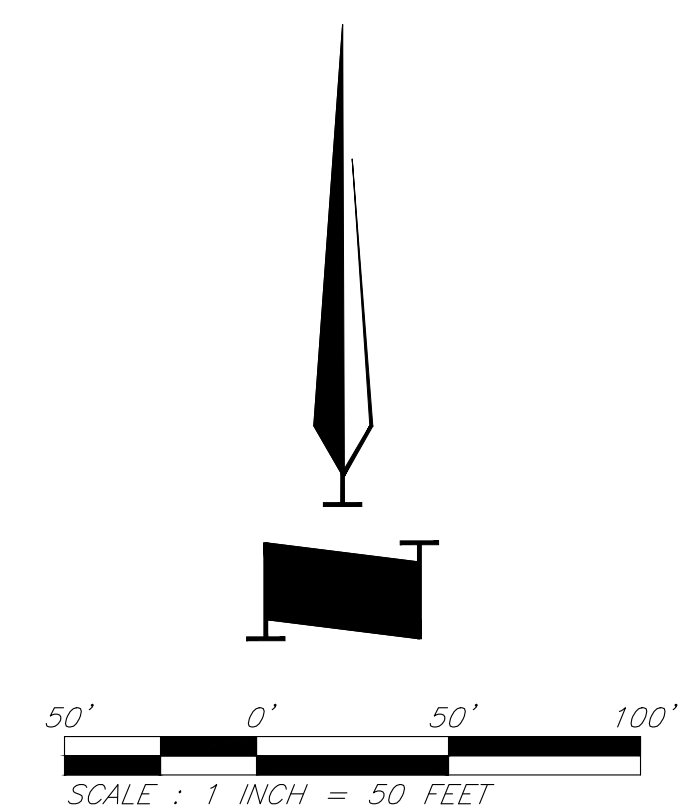
Legend


Proposed Contours

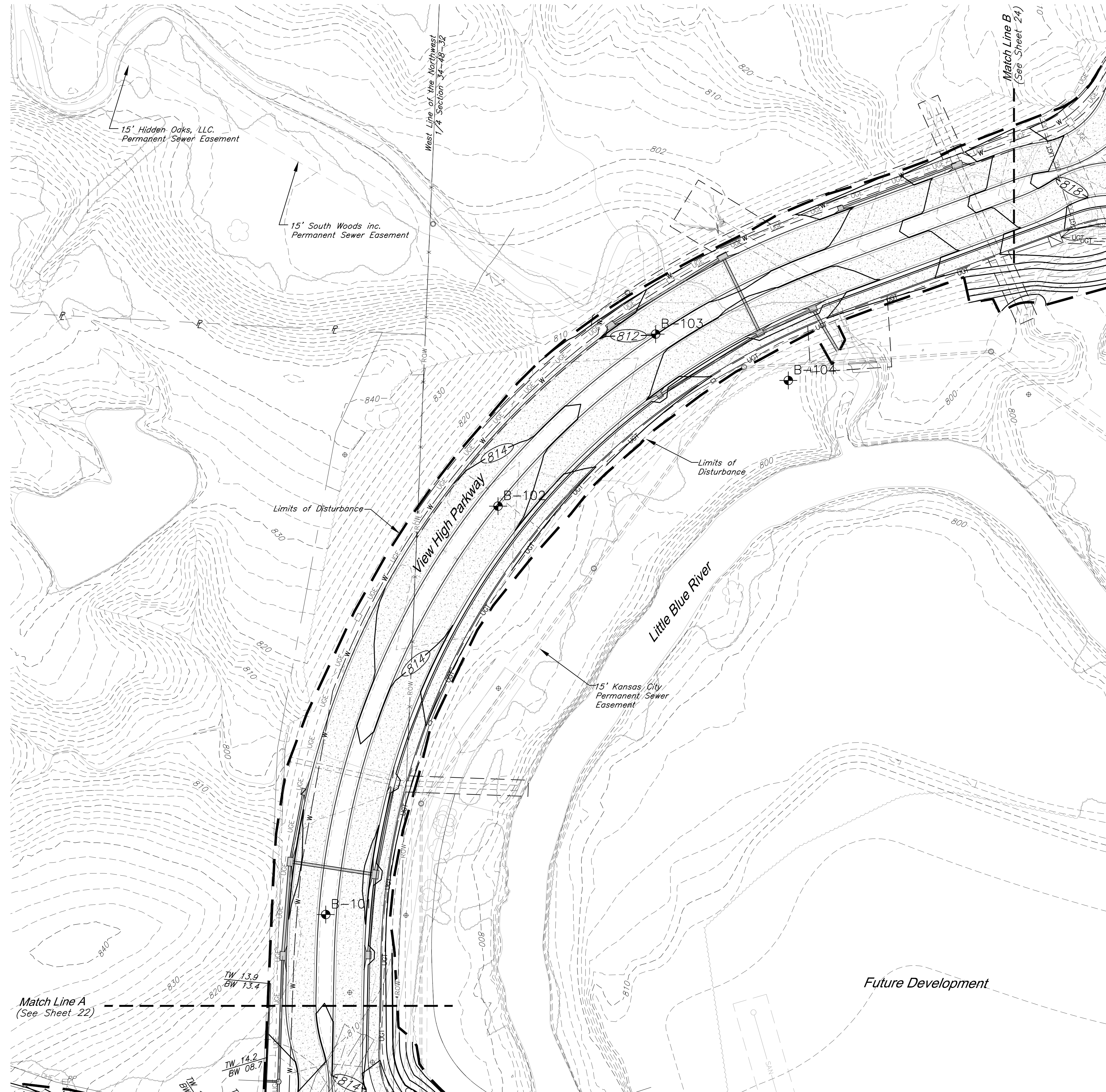

Existing Contours


Limits of Disturbance

Record Drawing



Grading Plan



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Lenexa, Kansas 66219
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DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
23	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

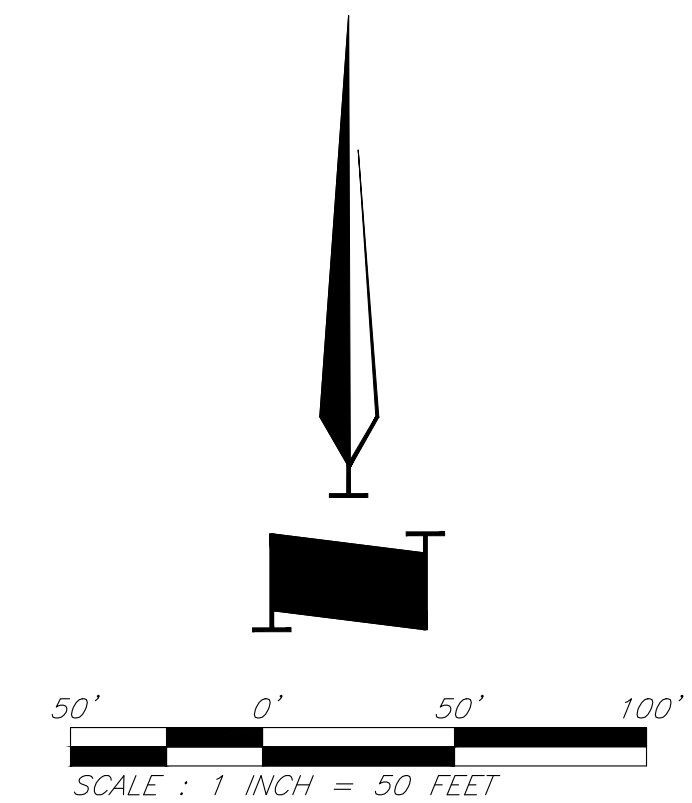
NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "100-60 100.10", "0-000 1.15% slope", or "8-inch HDPE PVC pipe" are all |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | typical examples of revisions that indicate that |
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| 4 | 3/11/21 | Revised Line 400 | |
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| 9 | 9/30/21 | RFT 15-Irrigation Sleeves | |
| 10 | 9/30/22 | Record Drawings | |
| 11 | 4/7/23 | Record Drawings | |

Legend

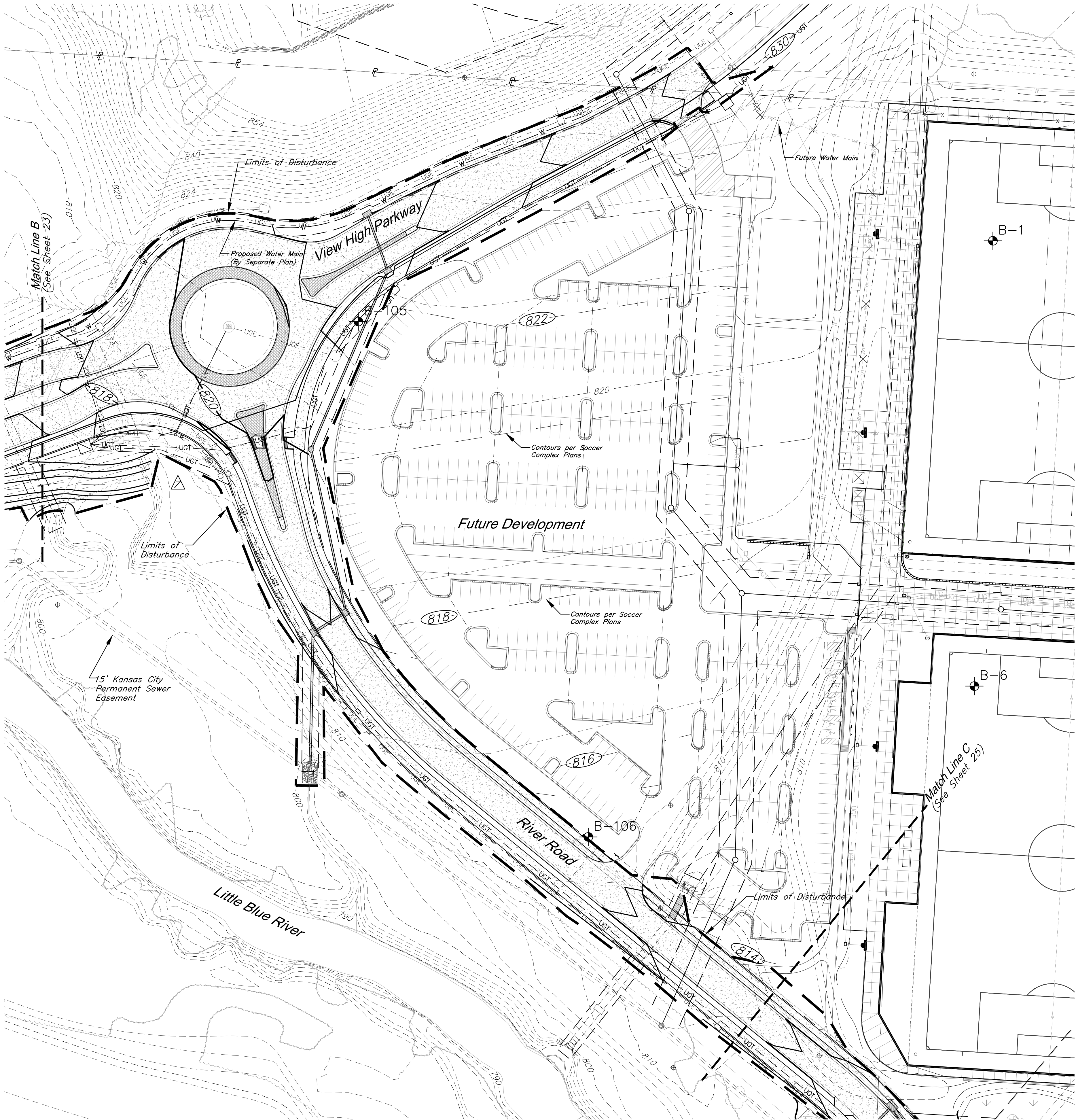
-
-  *Proposed Contours*
 *Existing Contours*
 *Limits of Disturbance*

Record Drawing



Grading Plan

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272000700.dwg Layout: 24 Grading Plan -- Thursday, April 06, 2023, 3:39pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 *RFB*

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
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DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
24	104

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

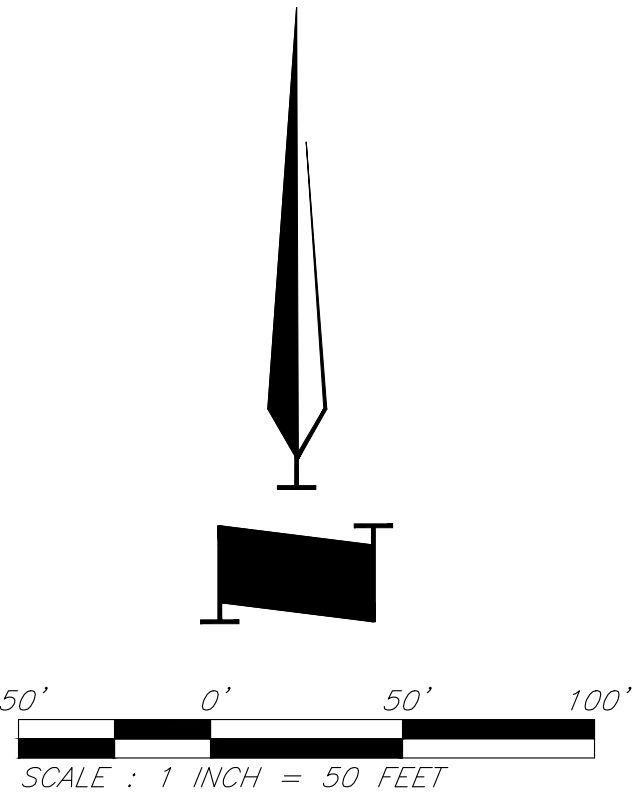
NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-90 100.10" "4-80W 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

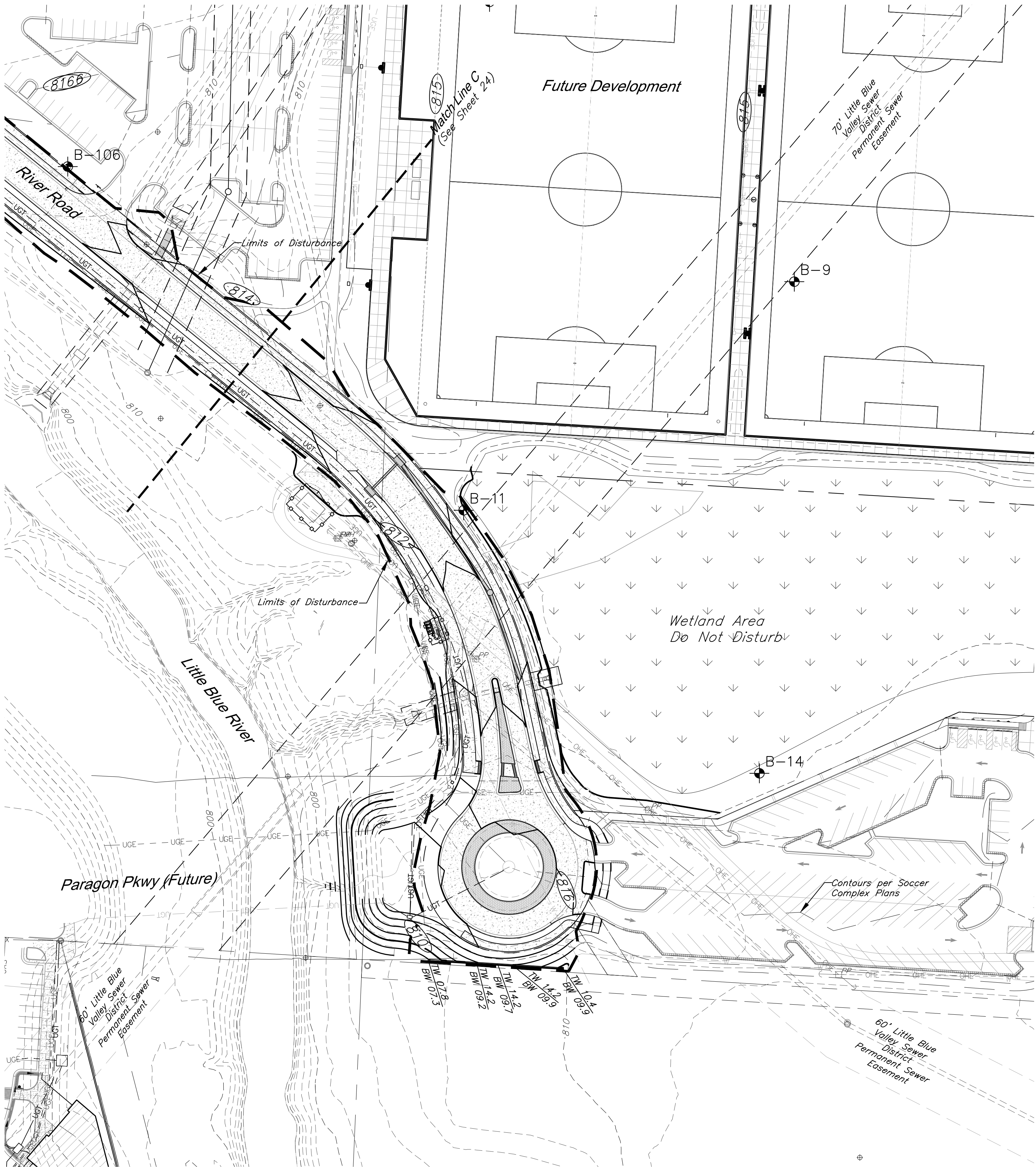
- Proposed Contours
- Contours per Soccer Complex Plans
- Existing Contours
- Limits of Disturbance

Record Drawing



Grading Plan

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720000700.dwg Layout: 25 Grading Plan --- Thursday, April 06, 2023, 3:39pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 25

TOTAL SHEETS 104

Bradley D. Burton

Professional Engineer

License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

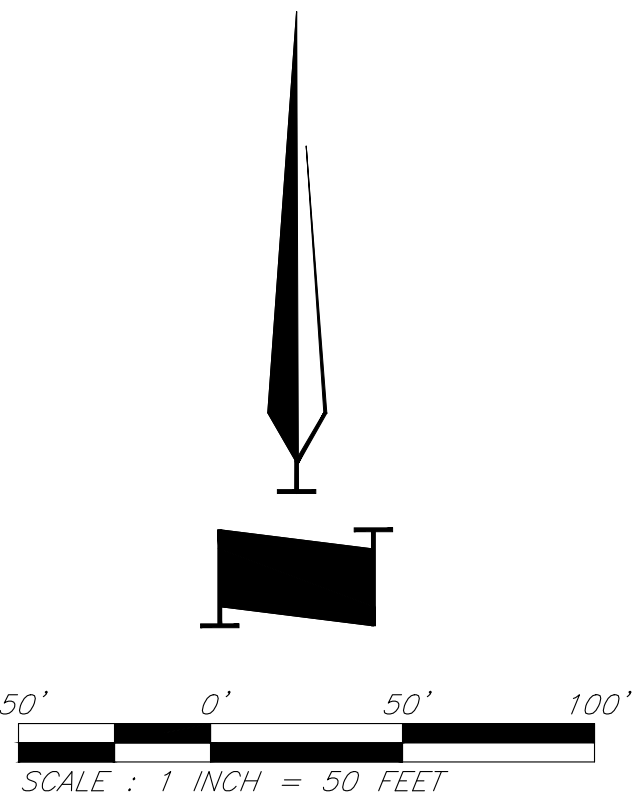
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- Legend**

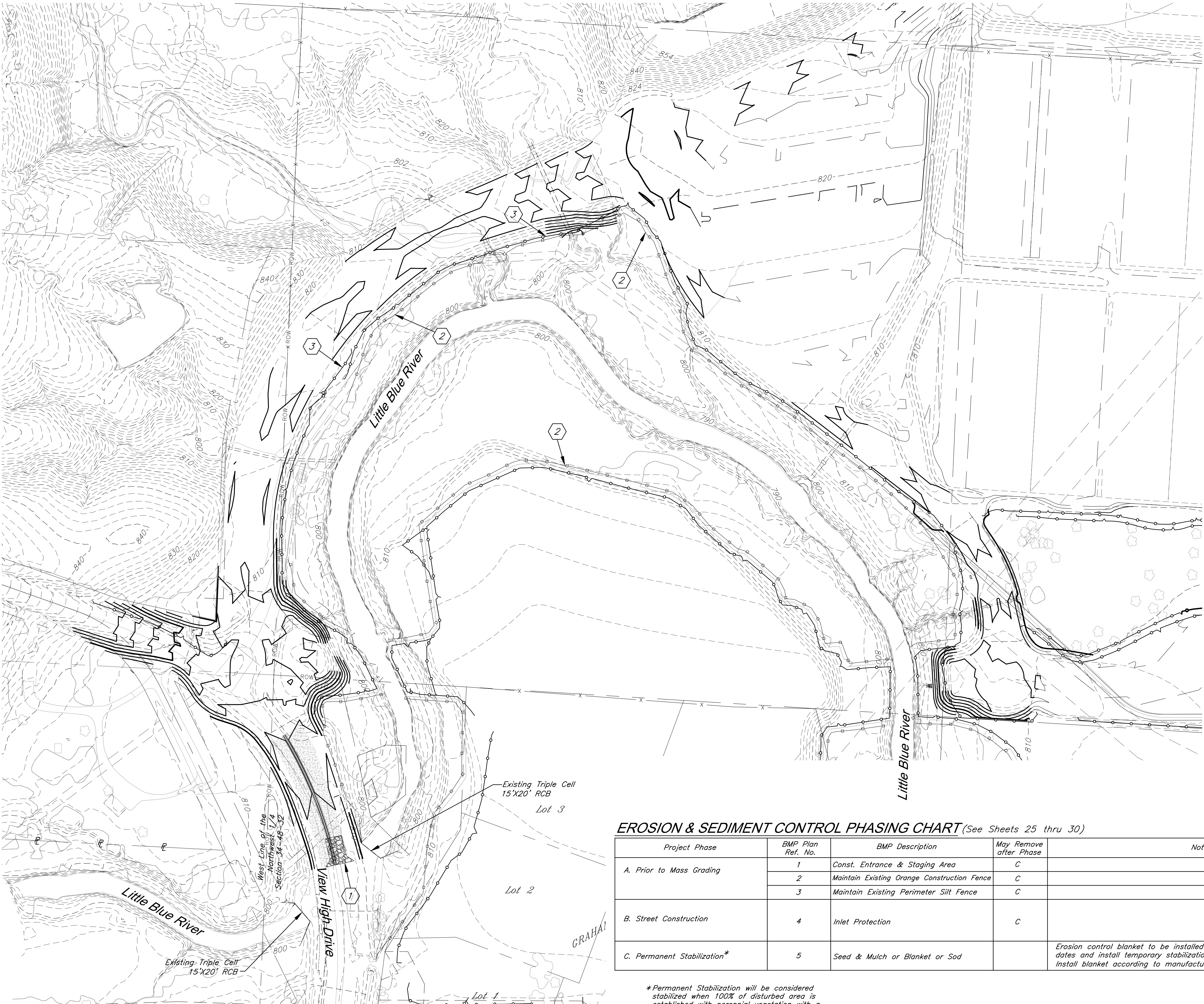
- Proposed Contours
- Contours per Soccer Complex Plans
- Existing Contours
- Limits of Disturbance

Record Drawing



Grading Plan

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720-4000.dwg Layout: 26 Pre-Construction Erosion & Sediment Control Plan-Phase 1 Thursday April 06, 2023, 3:40pm Copyright 2023, George Butler Associates, Inc. 000133, Professional Engineer 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
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DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
26	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

As-Built: "400-00 100.10" "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Erosion Control Legend

- Silt Fence
- Gravel Filter Bags
- Temporary Gravel Construction Entrance
- Proposed Contours
- Contours per Soccer Complex Plans
- Existing Contours

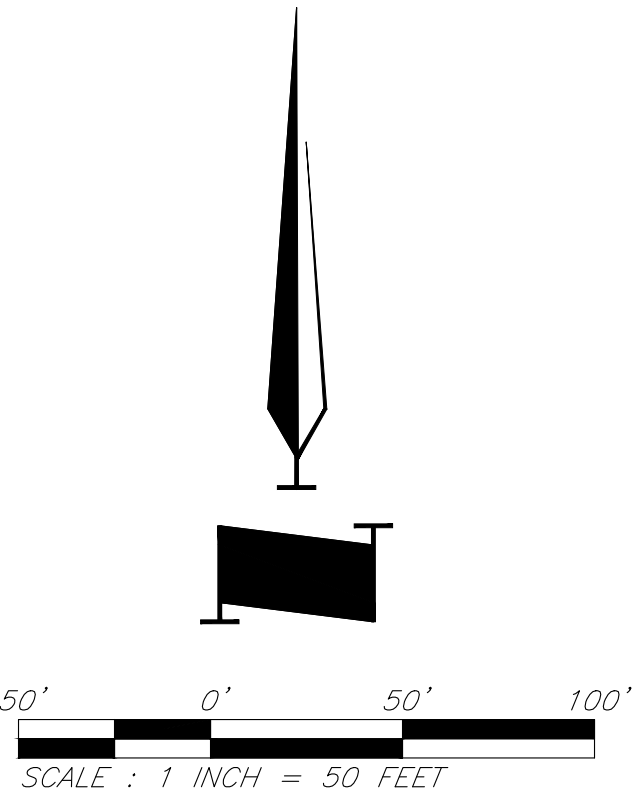
Total Disturbed Area = 10.14 Acres

Record Drawing

EROSION & SEDIMENT CONTROL PHASING CHART (See Sheets 25 thru 30)

Project Phase	BMP Plan Ref. No.	BMP Description	May Remove after Phase	Notes
A. Prior to Mass Grading	1	Const. Entrance & Staging Area	C	
	2	Maintain Existing Orange Construction Fence	C	
	3	Maintain Existing Perimeter Silt Fence	C	
B. Street Construction	4	Inlet Protection	C	
C. Permanent Stabilization*	5	Seed & Mulch or Blanket or Sod		Erosion control blanket to be installed w/ seed. Check approved seeding dates and install temporary stabilization if out of seeding season. Install blanket according to manufacturer's instructions and stapling pattern.

*Permanent Stabilization will be considered stabilized when 100% of disturbed area is established with perennial vegetation with a density of 70%.



G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720c4000.dwg Layout: 27 Erosion & Sediment Control Plan-Phase 2 Thursday April 06, 2023, 3:40pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23 *RJB*

Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

RECORD DRAWING

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9801 Renner Boulevard
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DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO.: 27
TOTAL SHEETS: 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

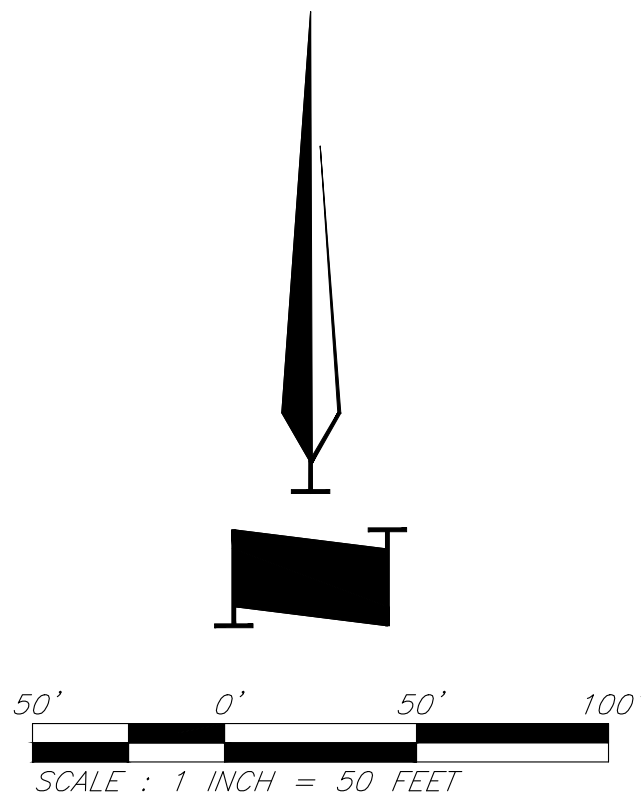
- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

As-Built: "400-00 100.10" "4-00% 1.15% slope"; or "8-inch HDPPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

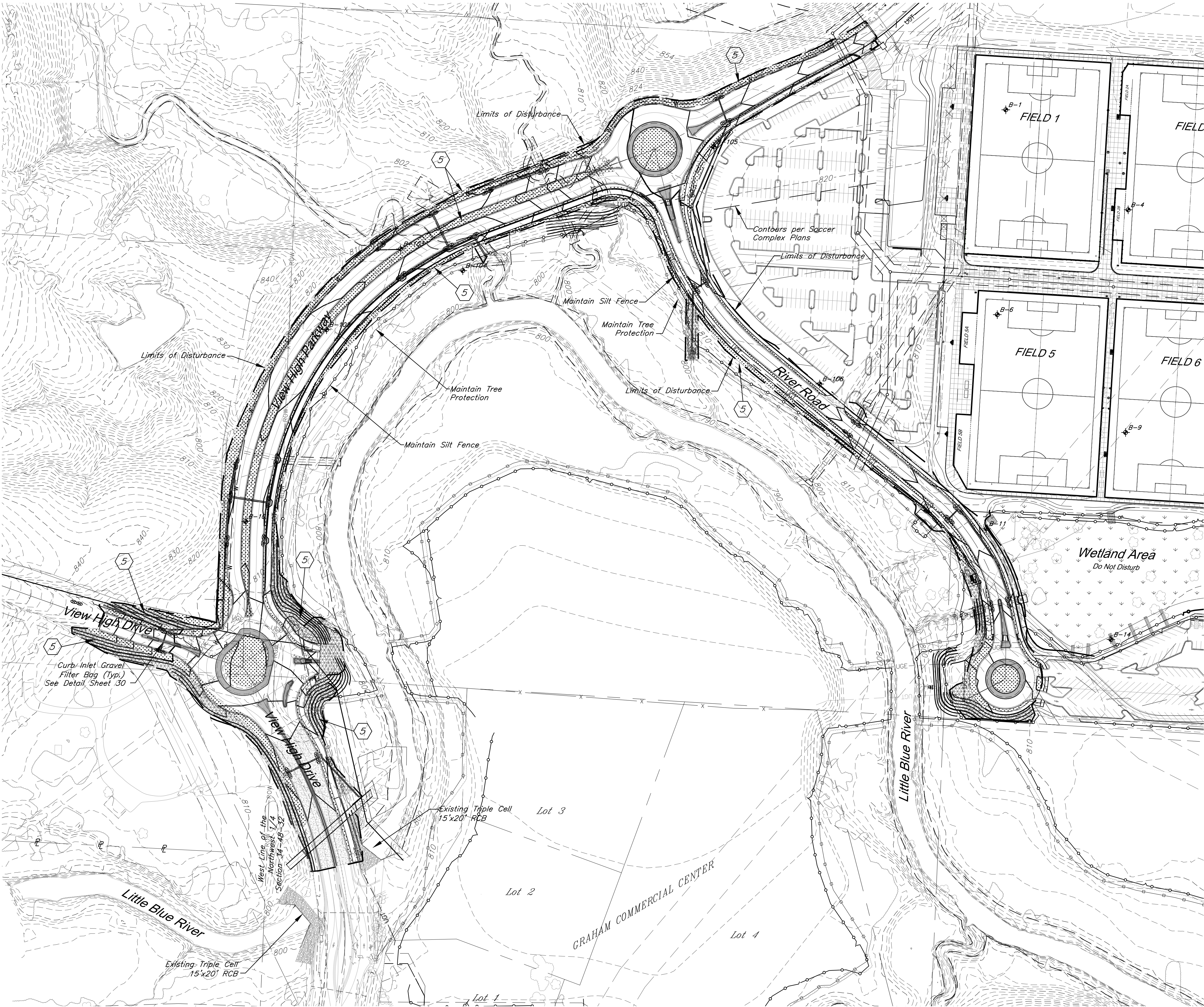
Erosion Control Legend

- Silt Fence
- Gravel Filter Bags
- Temporary Gravel Construction Entrance
- Proposed Contours
- Contours per Soccer Complex Plans
- Existing Contours
- Limits of Disturbance

Record Drawing



G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C4000.dwg Layout: 28 Erosion & Sediment Control Plan-Phase 3 Thursday April 06, 2023, 3:41pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Title: Senior Associate
Firm: GBA

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DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720

SHEET NO. 28
TOTAL SHEETS 104

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Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
9/2/20		City Comments		
11/23/20		Utility Updates		

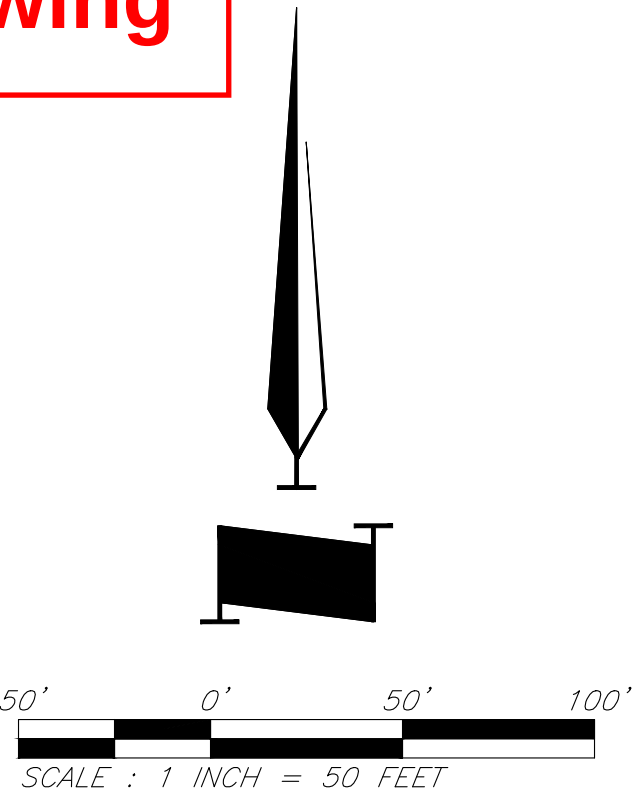
- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
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 - 6/24/21 Wiring Diagram Updates
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 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
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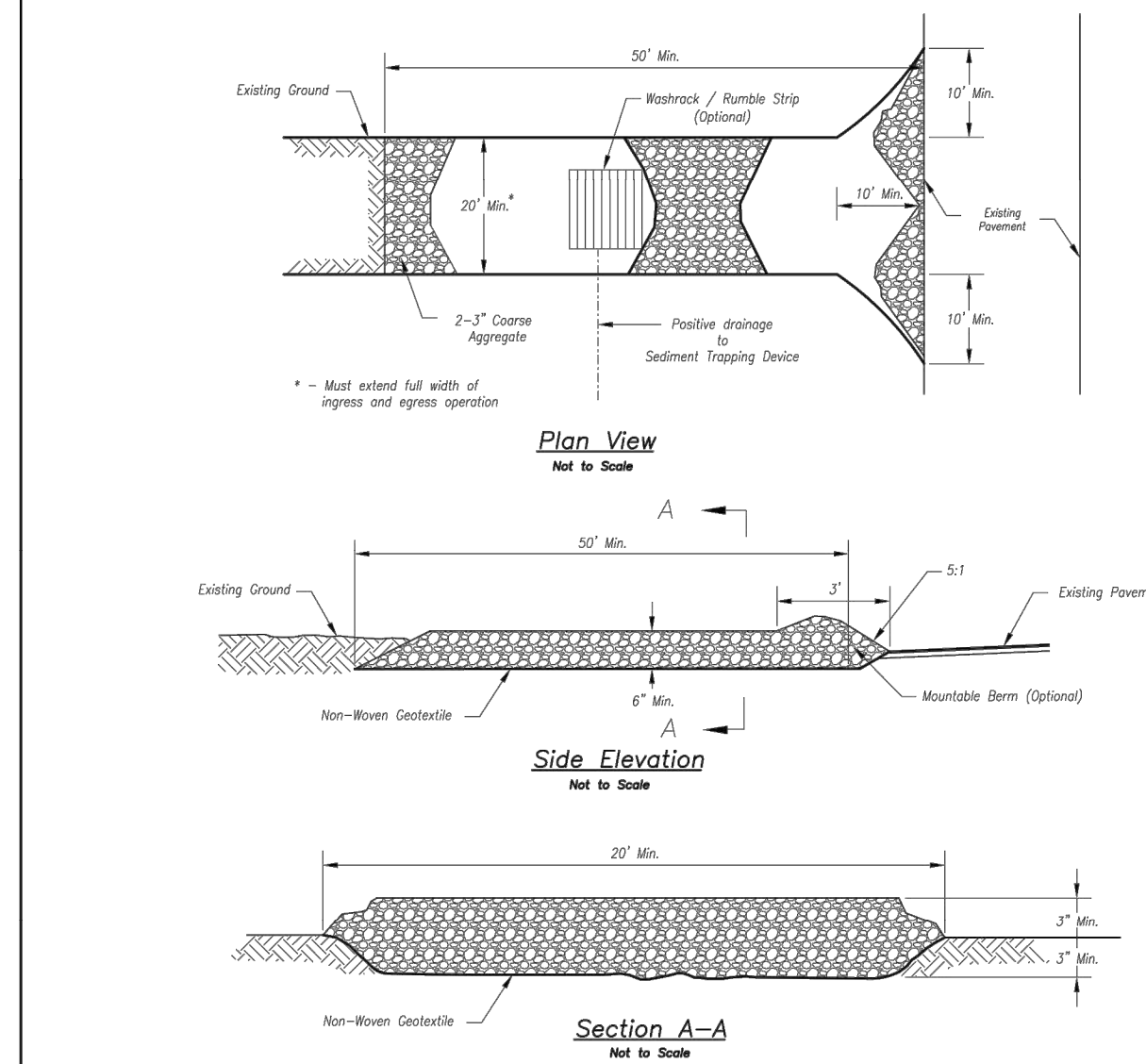
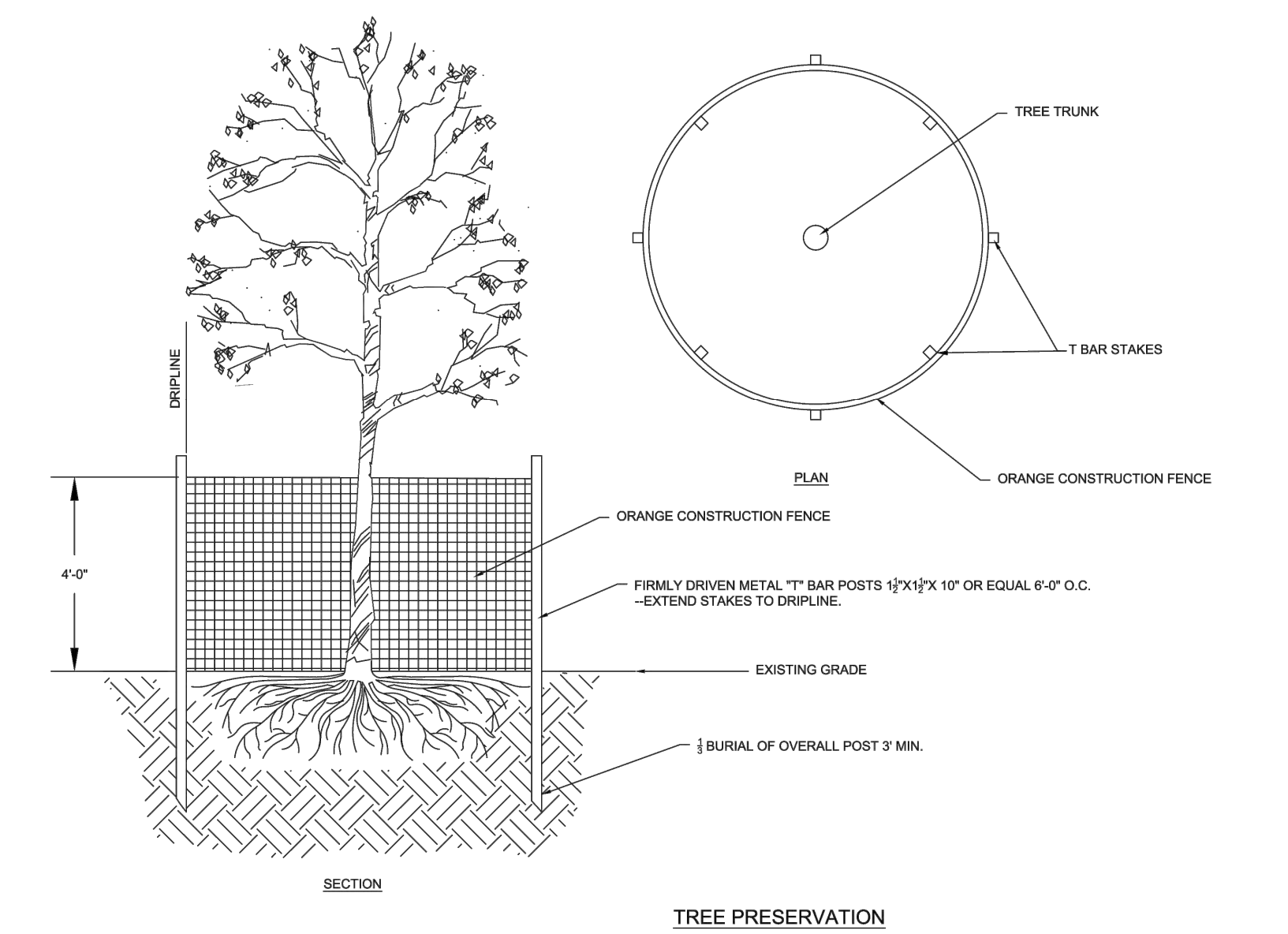
Erosion Control Legend

- Silt Fence
- Gravel Filter Bags
- Temporary Gravel Construction Entrance
- Proposed Contours (800)
- Contours per Soccer Complex Plans (800)
- Existing Contours (800)
- Limits of Disturbance
- Erosion Control Blanket North American Green SC150BN or approved equal
- Establish Turf Type tall fescue with Seed and Straw Mulch

Note: Remove Gravel Filter Bags after Project Phase C. Stabilize all disturbed area in accordance with erosion control notes.

Record Drawing



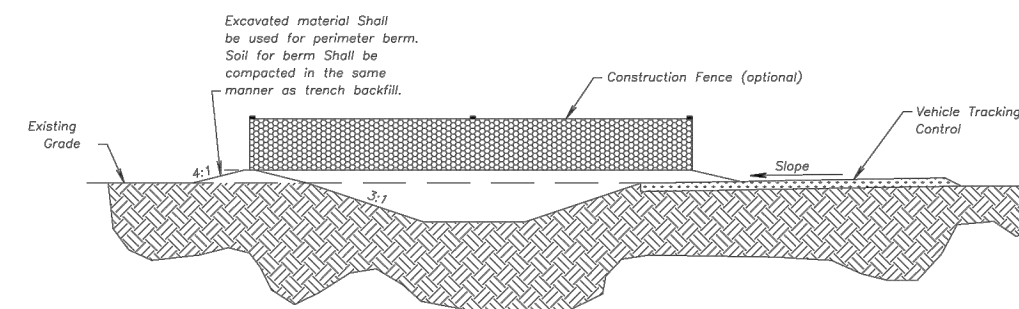


Notes for Concrete Washout:

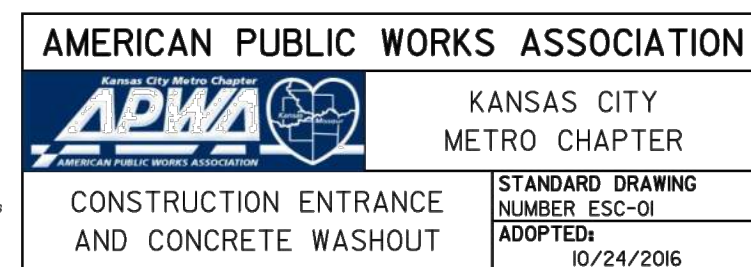
1. Concrete washout areas shall be installed prior to any concrete placement on slabs.
2. Concrete washout area shall include a flat subsurface pit sized relative to the amount of concrete to be placed on slabs. The slopes of the sides of the sub-surface pit shall be 1:1. The concrete trucking path shall be sloped towards the concrete washout area.
3. Vehicle tracking control is required at the access point to all concrete washout areas.
4. Signs shall be placed at the construction site entrance, washout area and elsewhere as necessary to clearly indicate the location(s) of the concrete washout area(s) to operators of concrete truck and mixers.
5. A one-place impervious liner may be required along the bottom and sides of the subsurface pit in sandy or gravelly soils.

Maintenance for Concrete Washout:

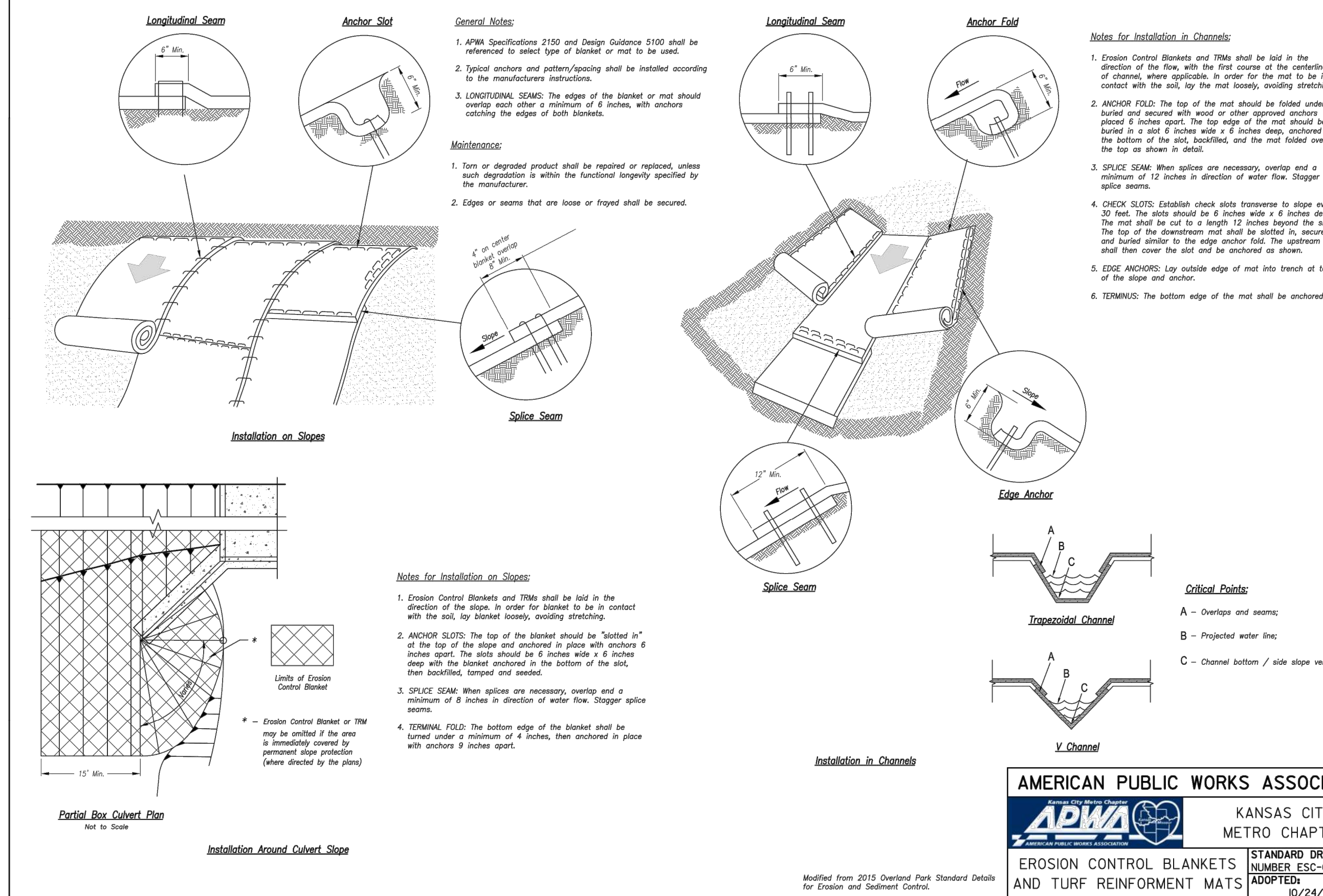
1. Concrete wastehout materials shall be removed once the materials have filled the wastehout to approximately 75% full.
2. Concrete wastehout areas shall be enlarged as necessary to maintain capacity for wasted concrete.
3. Concrete wastehout water, wasted pieces of concrete and all other debris in the subsurface pit shall be transported from the job site in a water-tight container and disposed of properly.
4. Concrete wastehout areas shall remain in place until all concrete for the project is placed.
5. When concrete wastehout areas are removed, excavations shall be filled with suitable compacted backfill and topped, any disturbed areas associated with the installation, maintenance, and/or removal of the concrete wastehout areas shall be stabilized.



CONCRETE WASHOUT



Construction Entrance modified from 2015 Overland Park Standard Details for Erosion and Sediment Control; Concrete Washout modified from 2009 City of Great Bend Standard Drawings.

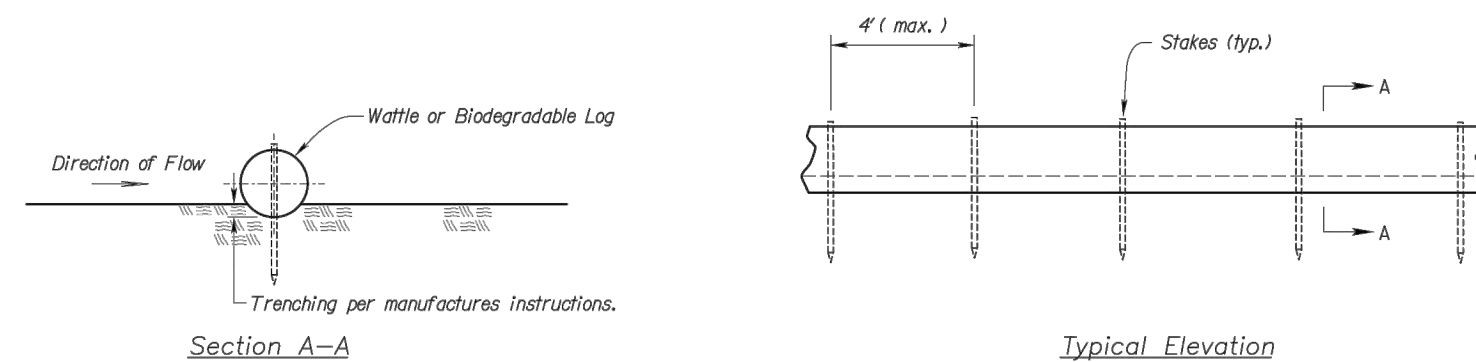


Notes for Installation in Channels:

- 3. EROSION CONTROL:** Blankets and TRMs shall be laid in the direction of the flow, with the first course at the centerline of channel, where applicable, in order for the mat to be fully covered by the flow.
- 2. ANCHOR FOLD:** The top of the mat should be folded under, buried and secured with wood or other approved anchors. The bottom edge of the mat should be folded over and buried in a slot 6 inches wide x 6 inches deep, anchored in the soil. The mat should be backfilled, and the fold over the slot as shown in detail.
- 3. SPICE SEAM:** When splices are necessary, overlap end a minimum of 12 inches in direction of water flow. Stagger splice locations.
- 4. CHECK SLOTS:** Establish check slots transverse to slope every 30 feet. The slots should be 6 inches wide x 6 inches deep. The mat shall be cut to a length 12 inches beyond the slot. The mat ends should be folded over the slot and secured with wood or other approved anchors. The upstream side of the slot should be backfilled as shown.
- 5. EDGE ANCHORS:** Lay outside edge of mat into trench at top of the slope and anchor.
- 6. TERMINUS:** The bottom edge of the mat shall be anchored.

Critical Points:

- A – Overlaps and seams;
B – Projected water line;
C – Channel bottom / side slope vertices;



WATTLES AND BIODEGRADABLE LOG

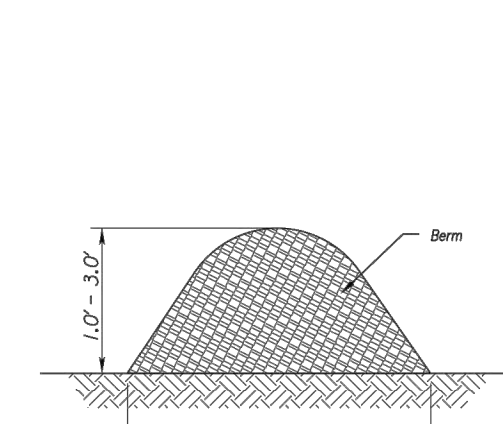


Figure 1
(Perimeter Control)

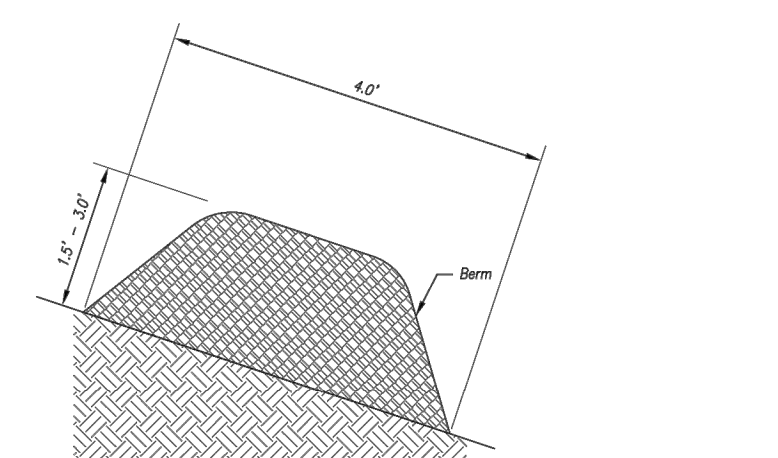


Figure 2
(Steep Slopes)

MULCH OR COMPOST FILTER BERMS

Notes for Wattles and Biodegradable Log Slope Protection:

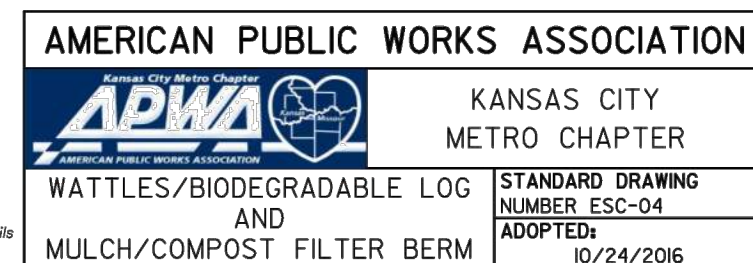
1. The Slope barriers shall be placed along contour lines, with a short section turned up grade at each end of the barrier. The maximum length of the slope barrier shall not exceed 250 feet, and the barrier ends need to be staggered.
2. Install wattles and biodegradable logs per manufacturer's instructions.
3. Spacing of stakes per manufacturer's instructions with 4' max. spacing. Length of stakes shall be a minimum of 2 times the diameter of the log with minimum of 24".

Notes for Mulch and Compost Filter Beam:

1. The sediment control berm shall be placed **unconnected** in a **windrow** at locations shown on the plans or as directed by the engineer.
2. Parallel to the base of the slope, or around the perimeter of other affected areas, construct a 1 to 3 foot wide to 1 to 3 foot high berm (see Figure 1) for maximum water treatment ability or for steep slopes, construct a 1.5 to 3 foot high trapezoidal berm that is 1 to 3 feet wide at the top and 1 to 2 feet wide at the base. In extreme conditions, or where specified by the engineer, a second berm shall be constructed at the top of the first. Engineer will specify berm requirements.
3. Berms to be left as permanent or part of the natural landscape. The contractor shall be required to seed during application for permanent vegetation.
4. Do not use compost or wood mulch berries in any runoff channels or concentrated flow areas.
5. Wood mulch shall consist of ground tree and shrub debris resulting from clearing and grubbing and shall be ground by the contractor into small chips or chips/hoes, horeman's mulch or other approved method.
6. Mulch using sizes with a maximum width of 2" and a

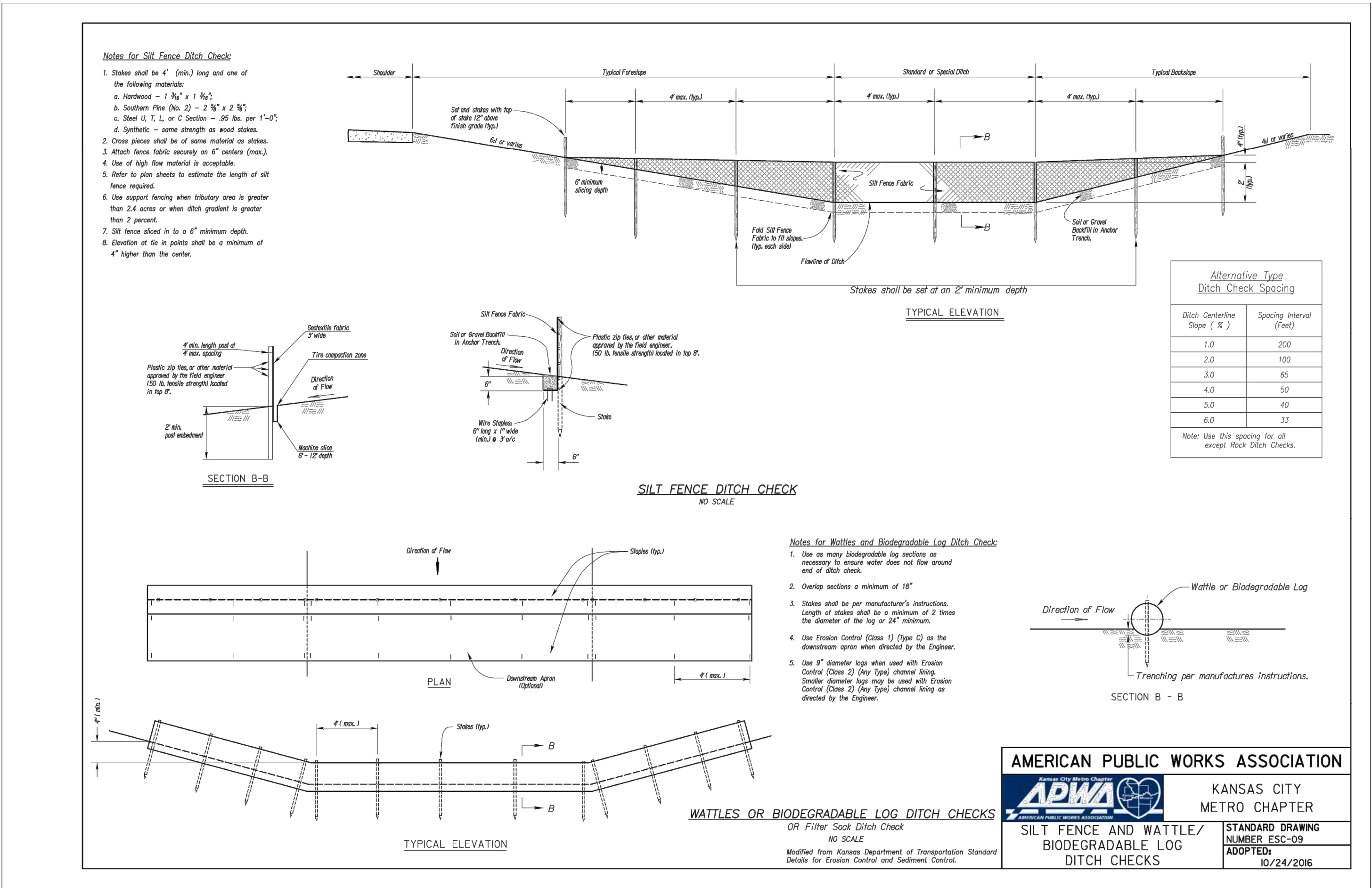
Maintenance for Mulch and Compost Filter Beam:

1. Berm shall be reshaped and material added as necessary to maintain function and dimensions.
2. Breaches in the berm shall be repaired promptly.



Modified from 2015 Overland Park Standard Details
for Erosion and Sediment Control.

Erosion Control Details



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Firm: GBA

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DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
30	104

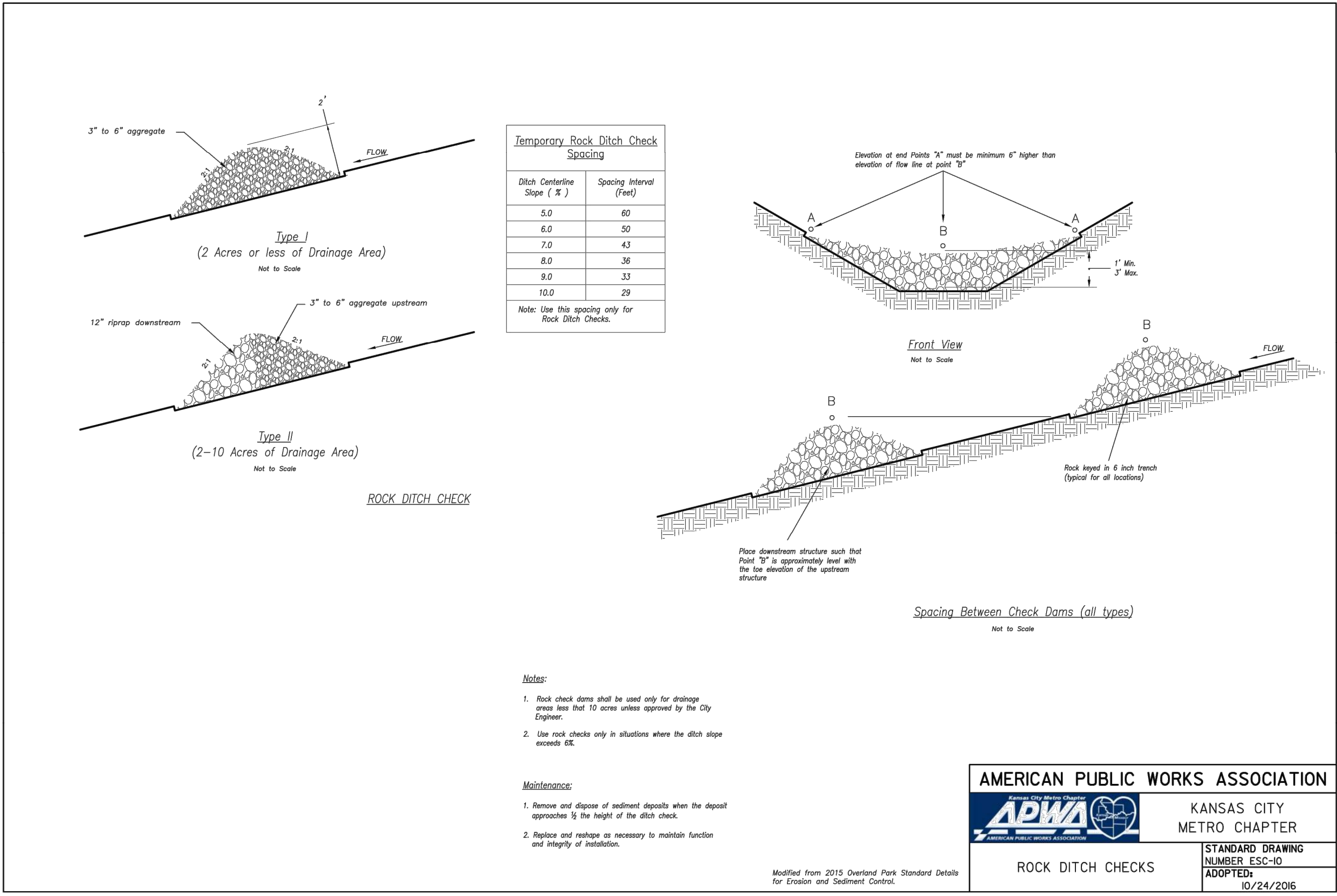
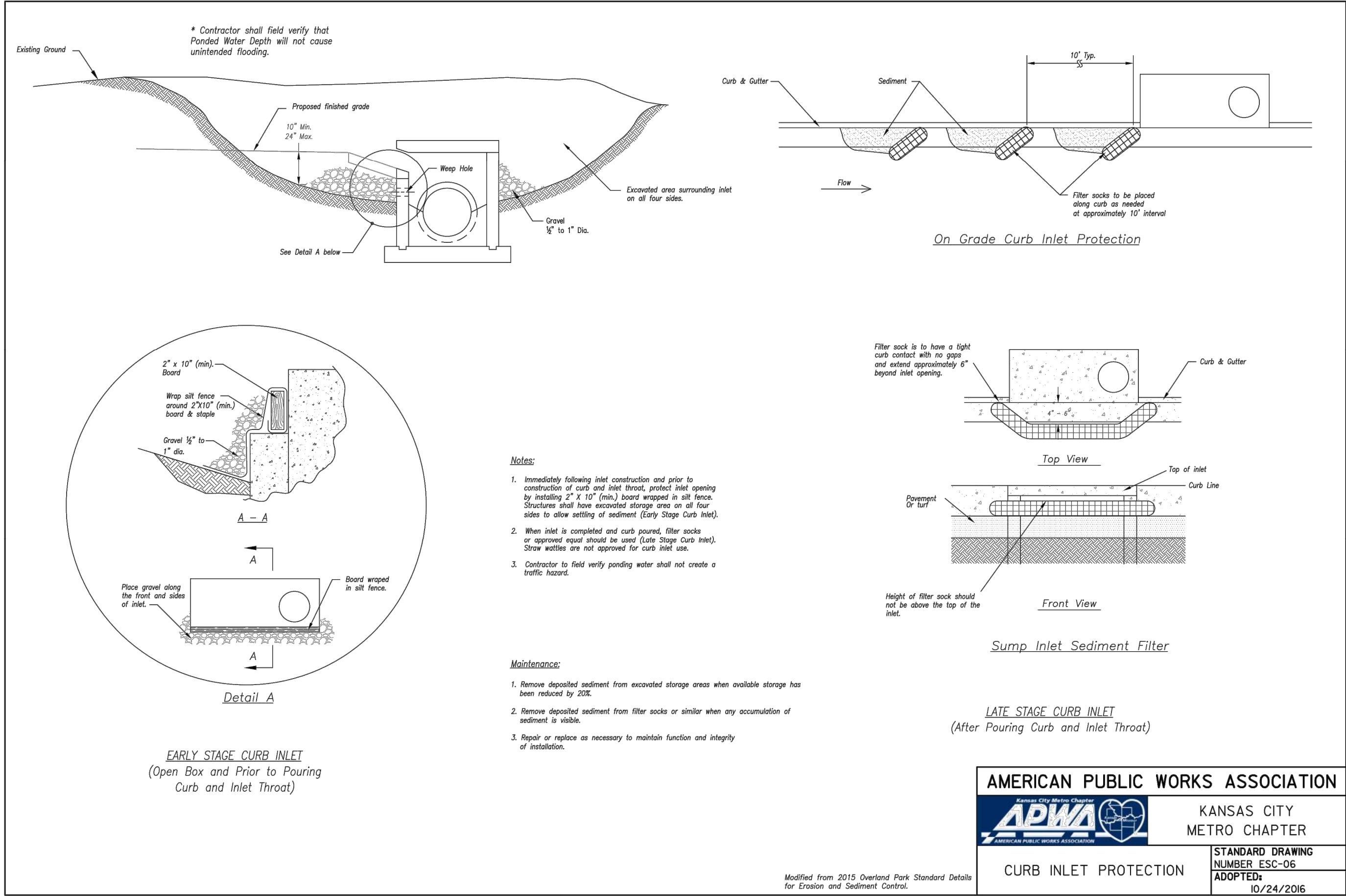
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Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

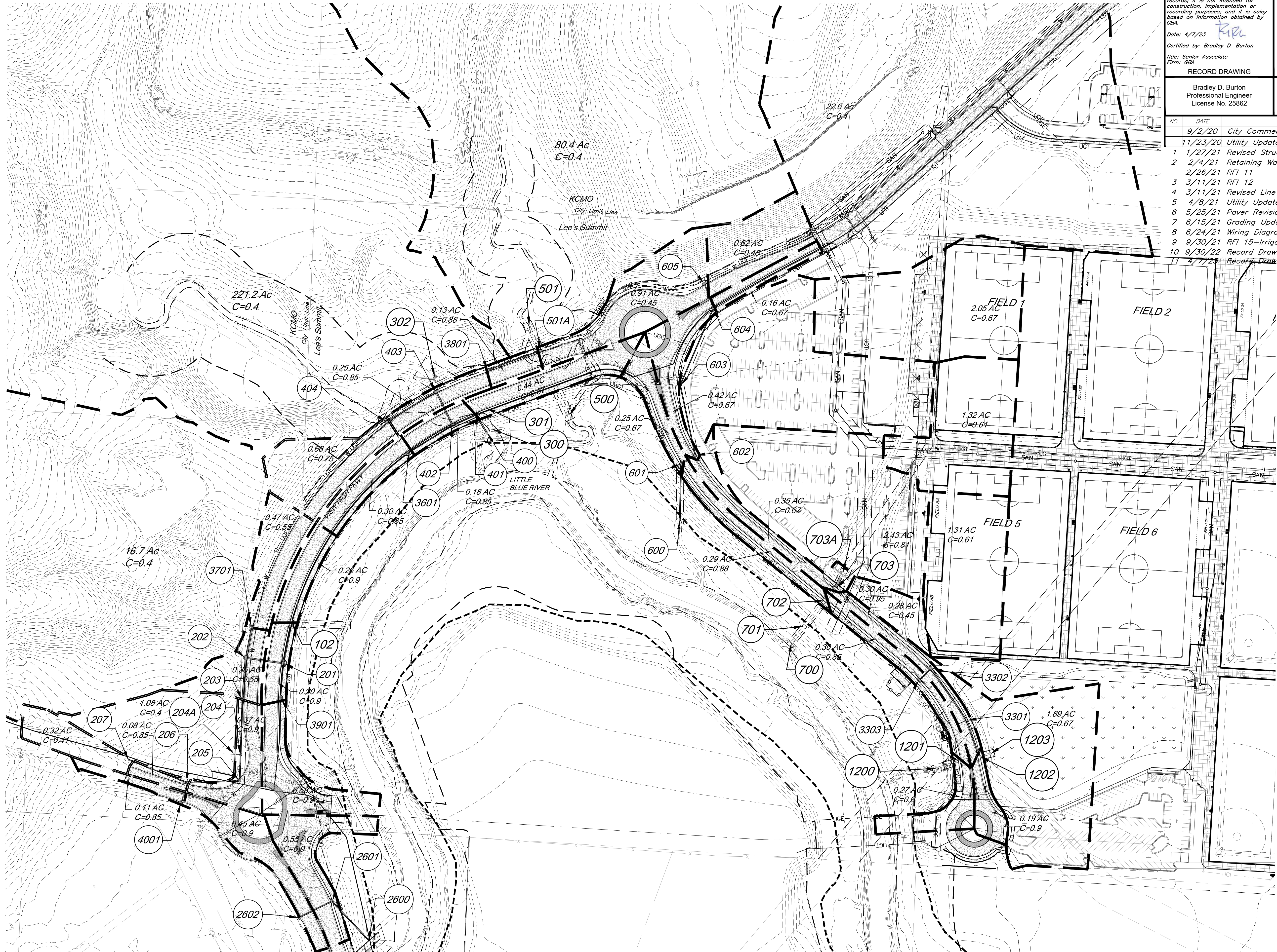
NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
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4	3/11/21	RFI 12		
5	3/11/21	Revised Line 400		
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7	5/25/21	Paver Revision		
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Record Drawing



C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2000.dwg Layout: 31 Storm Drainage Map --- Thursday April 06, 2023, 3:41pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

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RECORD DRAWING

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 31

TOTAL SHEETS 104

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Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
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3	1/27/21	Revised Structure Size		
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6	3/11/21	RFI 12		
7	3/11/21	Revised Line 400		
8	4/8/21	Utility Updates		
9	5/25/21	Paver Revision		
10	6/15/21	Grading Updates		
11	6/24/21	Wiring Diagram Updates		
12	9/30/21	RFI 15-Irrigation Sleeves		
13	9/30/22	Record Drawings		
14	4/7/23	Record Drawings		

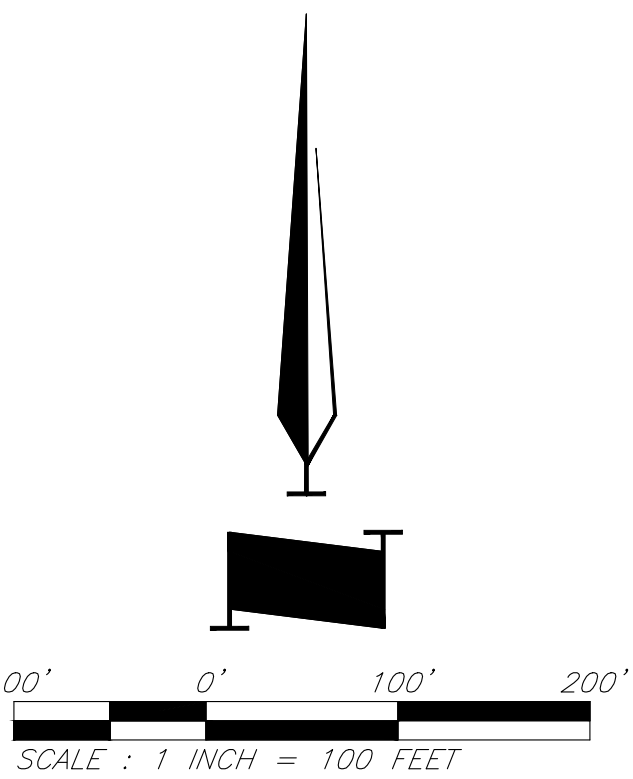
Legend

800 Proposed Contours

800 Existing Contours

--- Drainage Area Boundary

Record Drawing



Storm Drainage Map

25 Year Storm										Runoff Calculations										Gutter Sourced Calculations 10-Year Storm										Pipe Design										Design Checks									
Structures	From	To	Area (acres)	Line In (acres)	Total Area	C	K	Inlet Area (sq ft)	Flow Time (min)	Intensity (in/hr)	Design Q (cfs)	Inlet Width (ft)	Curb Type	Q Inlet (cfs)	Gutter Served (ft)	Street Slope (ft/mi)	Q Captured (cfs)	Q Bypass (cfs)	Description	Pipe Length (ft)	Pipe Slope (%)	Pipe Dia (in)	Manning's n Value	Q Full (cfs)	Pipe Area (sf)	V full (fps)	Design V (fps)	Hw/D	Outlet Head (ft)	HW Inlet Control (ft)	HW Outlet Control (ft)	Inlet Top Elevation	Upstream flowline	Downstream flowline	Invert Elev (ft)	Water elevation	Hydraulic Grade Elev. (Calculated)	Hydraulic Grade Elev. (Assumed)	Comments										
Line 100 (100 Yr)	103	102	16.70		16.70	0.40	1.10	5.90		8.22	60.4									End Section RCP	129.01	1.00	42	0.013	#####	9.62	10.49	11.69	1.5	3.34	803.85	806.14	N/A	798.53	797.24	0.3	802.80	802.80	811.18	Tie in from Line 200									
	102	101	0.26	3.56	20.52	0.44	1.10	6.10	0.09	8.15	62.0									Carb Inlet RCP	58.18	1.00	48	0.013	#####	12.57	11.46	12.63	1.5	2.27	802.80	797.32	813.01	796.94	796.36	7.15	795.05	804.05											
	101		0.00		20.52	0.44	1.25	5.90		8.16	10.32	0.0								Junction Box RCP	58.69	1.00	48	0.013	#####	12.57	11.46	12.63	1.5	2.27	795.05	790.27	805.38	789.21	788.62	7.15	788.00	804.05											
	100				20.52	0.34	1.10	6.18	0.09	8.12	61.8											58.69	1.00	48	0.013	#####	12.57	11.46	11.00	0.9	0.69	792.85	788.69	805.38	789.21	788.62	7.15	788.00	800.59										
Line 100 (25 Yr)	103	102	16.70		16.70	0.40	1.10	5.90	0.20	8.22	60.4									End Section RCP	129.01	1.00	42	0.013	#####	9.62	10.49	10.93	1.1	1.76	802.44	802.35	N/A	798.53	797.24	0.3	800.59	800.59	811.18	Tie in from Line 200									
	102	101	0.26	3.56	20.52	0.44	1.10	6.10	0.09	8.15	62.0									Carb Inlet RCP	58.18	1.00	48	0.013	#####	12.57	11.46	11.01	0.9	0.69	800.59	793.54	813.01	796.94	796.36	7.15	792.85	800.59	811.05										
	101		0.00		20.52	0.44	1.25	5.90		8.16	10.32	0.0								Junction Box RCP	58.69	1.00	48	0.013	#####	12.57	11.46	11.00	0.9	0.69	792.85	788.69	805.38	789.21	788.62	7.15	788.00	800.59	811.05										
	100				20.52	0.34	1.10	6.18	0.09	8.12	61.8											58.69	1.00	48	0.013	#####	12.57	11.46	11.00	0.9	0.69	792.85	788.69	805.38	789.21	788.62	7.15	788.00	800.59	811.05									
Line 200	207	206	0.32		0.32	0.41	1.10	6.00	0.22	8.19	1.2									Flared End Section HDPE	134.00	7.88	15	0.01	23.63	1.23	19.26	10.06	0.7	0.12	826.21	815.49	826.33	825.33	814.78	0.5	815.37	826.21	828.58										
	206	205	0.08	0.11	0.51	0.85	1.10	5.90		8.53	0.2									Carb Inlet RCP	100.01	4.68	18	0.01	26.37	1.77	16.62	10.76	0.7	0.19	815.37	810.04	821.30	809.86	808.21	0.5	808.47	815.37	830.34	Tie in from Line 4000									
	205	204	0.00		0.51	0.57	1.10	6.39	0.17	8.06	2.8									Mainhole HDPE	55.28	1.00	18	0.01	13.69	1.77	7.75	5.49	0.7	0.11	809.86	808.58	815.62	808.76	808.21	0.5	808.47	815.62	830.34										
	204	203	0.00	1.08	0.51	0.57	1.10	6.39	0.17	8.06	2.8									Mainhole HDPE	55.28	1.00	18	0.01	13.69	1.77	7.75	5.49	0.7	0.11	809.86	808.58	815.62	808.76	808.21	0.5	808.47	815.62	830.34										
	203	202	0.37		1.59	0.46	1.10	6.56	0.28	8.00	6.4									Carb Inlet RCP	116.21	0.80	18	0.01	12.25	1.77	6.93	6.99	1.0	1.19	808.47	808.40	812.88	806.94	806.01	0.5	807.21	812.88	830.34										
	202	201	0.37		1.96	0.54	1.10	6.39	0.19	8.06	9.4									Carb Inlet RCP	87.09	0.80	24	0.01	26.38	3.14	8.40	7.67	0.8	0.50	807.21	806.84	812.88	805.51	804.82	0.5	806.34	812.88	830.34										
	202	201	0.35	0.47	0.55	1.10	6.24		7.51	1.6	7.00	CG-1 (R) Sx 2%	2.2	10	Summ	2.2	0.00			Carb Inlet RCP	78.01	0.80	24	0.013	20.29	3.14	6.46	8.33	1.0	0.88	806.33	806.34	812.43	804.32	803.69	0.5	805.46	806.34	810.60	Tie in from Line 3700									
	201	200	0.20	0.58	0.78	0.53	1.10	5.90	0.16	8.00	12.9									Carb Inlet RCP	78.01	0.80	24	0.013	20.29	3.14	6.46	8.33	1.0	0.88	806.33	806.34	812.43	804.32	803.69	0.5	805.46	806.34	810.60	Tie in from Line 3900									
	102				3.56	0.61	1.10	6.74	0.12	7.95	19.0										RCP	86.33	2.26	30	0.013	61.83	4.91	12.60	11.98	0.9	0.69	805.46	801.28	803.19	801.24		0.5	800.59	800.59	810.60	Connect to Line 100								
	Line 204A (204A)	204A	204	1.08		1.08	0.40	1.10	5.90		8.53	4.1									End Of Pipe RCP	12.03	2.16	15	0.013	9.52	1.23	7.76	9.19	1.0	0.31	808.97	808.77	807.70	807.70	807.44		808.47	808.97	809.20	Connect to Line 200								
302		301	221.20		221.20	0.40	1.25	17.10	0.13	6.94	767.3									RCB Headwall RCB	118.86	0.50	8'x8" RCB	0.013	#####	49.00	15.45	14.79	1.8	4.49	810.58	813.62	N/A	795.94	795.35	0	809.03	809.03	811.00	35 degree bend South									
301					221.20	0.40	1.25	17.10	0.13	6.94	767.3									35' Bend RCB	47.05	0.50	8'x8" RCB	0.013	#####	49.00	15.45	14.77	1.8	4.49	809.92	793.82	N/A	795.35	795.11	0	789.33	789.33	811.00										
300					221.20	0.40	1.25	17.23	0.05	6.91	764.5											47.05	0.50	8'x8" RCB	0.013	#####	49.00	15.45	14.77	1.8	4.49	809.92	793.82	N/A	795.35	795.11	0	789.33	789.33	811.00									
Line 400	404	403	0.66		0.66	0.75	1.10	5.90		8.53	4.6									Carb Inlet RCP	121.35	1.00	18	0.01	13.69	1.77	7.75	6.97	0.9	0.65	808.75	807.93	812.40	807.47	806.26	0.5	807.27	808.75	810.57										
	403	402	0.25		0.91	0.78	1.10	5.29	0.15	8.43	6.6									Carb Inlet RCP	78.49	1.50	24	0.013	27.78	3.14	8.84	8.73	0.8	0.23	807.27	806.08	811.42	805.76	804.58	0.5	805.85	806.85	809.59	Tie in from Line 3600									
	402	401	0.18	0.30	0.85	1.10	5.90		8.53	1.4										Carb Inlet RCP	53.83	1.32	24	0.01	79.78	3.14	26.40	17.46	0.9	0.44	805.85	801.24	811.42	804.08	800.14	1.45	800.80	800.80	805.82										
	401	400	0.44		0.87	1.10	5.90		8.53	3.6										Carb Inlet RCP	44.90	8.00	24	0.01	63.41	3.14	26.55	19.56	1.1	0.73	800.80	796.73	811.65	798.69	795.10	1.45	796.00	800.80	805.82	Connect to RCB Wall									
Line 500 (100 Yr)	501	501A	80.40		80.40	0.40	1.25	25.00	0.06	5.71	229.7									End Section RCP	56.06	1.50	72	0.013	#####	28.27	18.39	16.10	1.1	1.59	804.43	805.26	N/A	797.78	796.94	0	803.67	803.67	815.50	Tie in from Line 3800									
	501A	500	0.91	0.13	0.45	1.25	25.00		5.71	2.9										Carb Inlet RCP	147.94	1.50	72	0.013	#####	28.27	18.39	16.18	1.1	2.26	803.67	799.98	815.44	797.78	794.72	0	797.72	803.67	814.11	Tie in from Line 3800									
	500				81.44	0.40	1.25	25.06	0.15	5.71	233.2									End Section RCP	147.94	1.50	72	0.013	#####	28.27	18.39	16.18	1.1	2.26	803.67	799.98	815.44	797.78	794.72	0	797.72	803.67	814.11										
	500				81.44	0.40	1.25	25.06	0.15	5.71	233.2										End Section RCP	147.94	1.50	72	0.013	#####	28.27	18.39	16.18	1.1	2.26	803.67	799.98	815.44	797.78	794.72	0	797.72	803.67	814.11									
Line 500 (25 Yr)	501	501A	80.40		80.40	0.40	1.10	25.00	0.06	4.63	164.0									End Section RCP	56.06	1.50	72	0.013	#####	28.27	18.39	14.44	0.9	0.81	803.14	803.15	N/A	797.78	796.94	0	802.34	802.34	815.50	Tie in from Line 3800									
	501A	500	0.91	0.13	0.45	1.10	25.00		4.63	2.1										Carb Inlet RCP	147.94	1.50	72	0.013	#####	28.27	18.39	14.51	0.9	1.15	802.34	798.67	815.44	797.78	794.72	0	797.72	802.34	814.11										
	500				81.44	0.40	1.10	25.00	0.17	4.63	164.0									End Section RCP	147.94	1.50	72	0.013	#####	28.27	18.39	14.51	0.9	1.15	802.34	798.67	815.44	797.78	794.72	0	797.72	802.34	814.11										
	500				81.44	0.40	1.10	25.00	0.17	4.63	164.0										End Section RCP	147.94	1.50	72	0.013	#####	28.27	18.39	14.51	0.9	1.15	802.34	798.67	815.44	797.78	794.72	0	797.72	802.34	814.11									
Line 600	605	604	0.62		0.62	0.45	1.10	6.43	0.15	8.05	2.5									Carb Inlet RCP	57.64	1.00	15	0.013	6.48	1.23	5.28	6.27	0.8	0.26	818.86	818.19	823.32	817.86	817.29	0.5	817.93	818.86	821.99										
	604	603	0.16		0.67	1.10	6.43		8.05	0.9										Carb Inlet RCP	175.55	1.33	15	0.01	9.71	1.23	7.91	6.44	0.9	1.22	817.93	816.30	823.41	816.79	814.45	0.5	815.08	816.79	822.08										
	603	602	0.00		0.50	1.10	6.43		8.05	3.4										HDPE	175.55	1.33	15	0.01	9.71	1.23	7.91	6.44	0.9	1.22	817.93	816.30	823.41	816.79	814.45	0.5	815.08	816.79	822.08										
	603	602	0.00		0.50	1.10																																											

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING



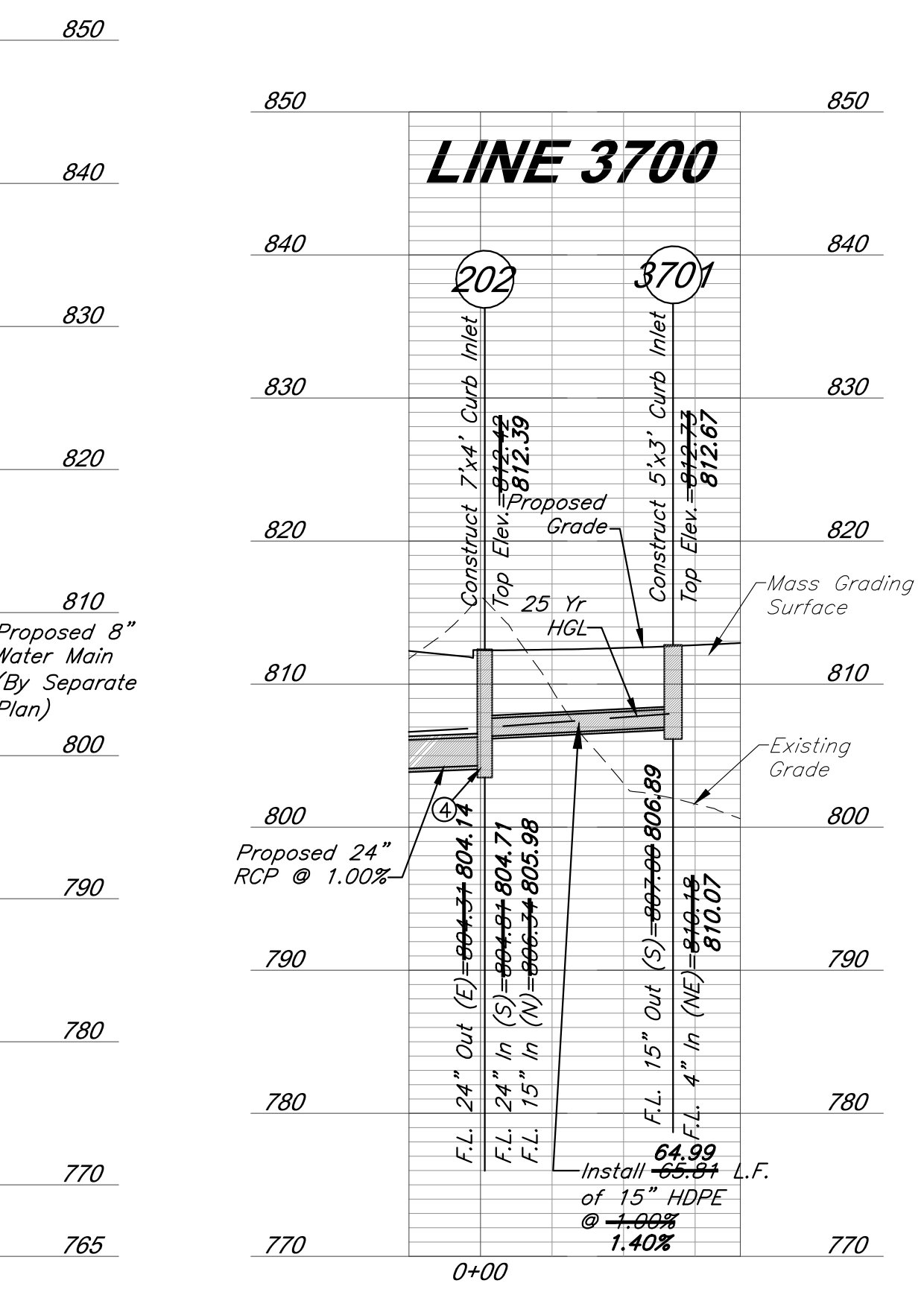
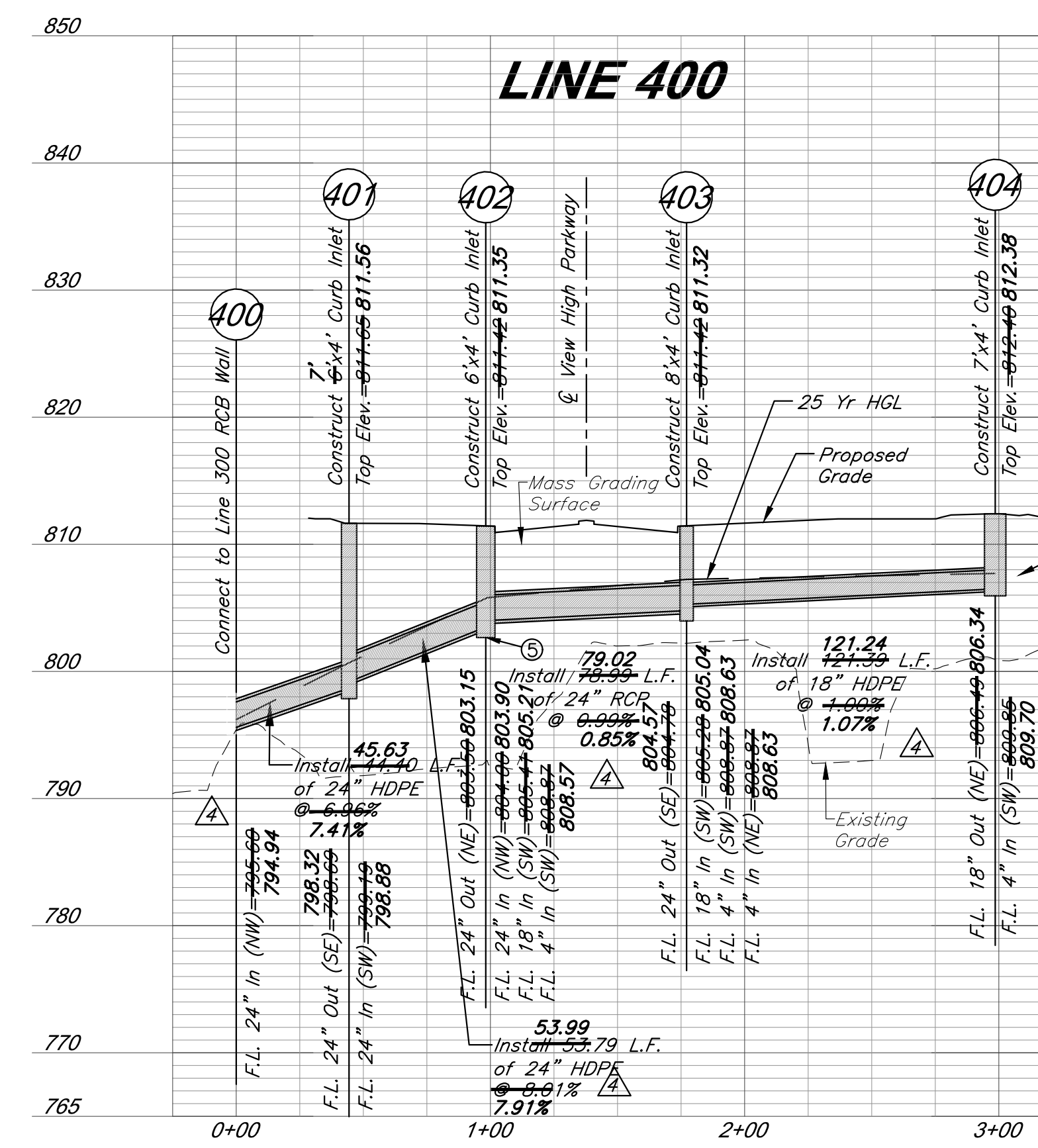
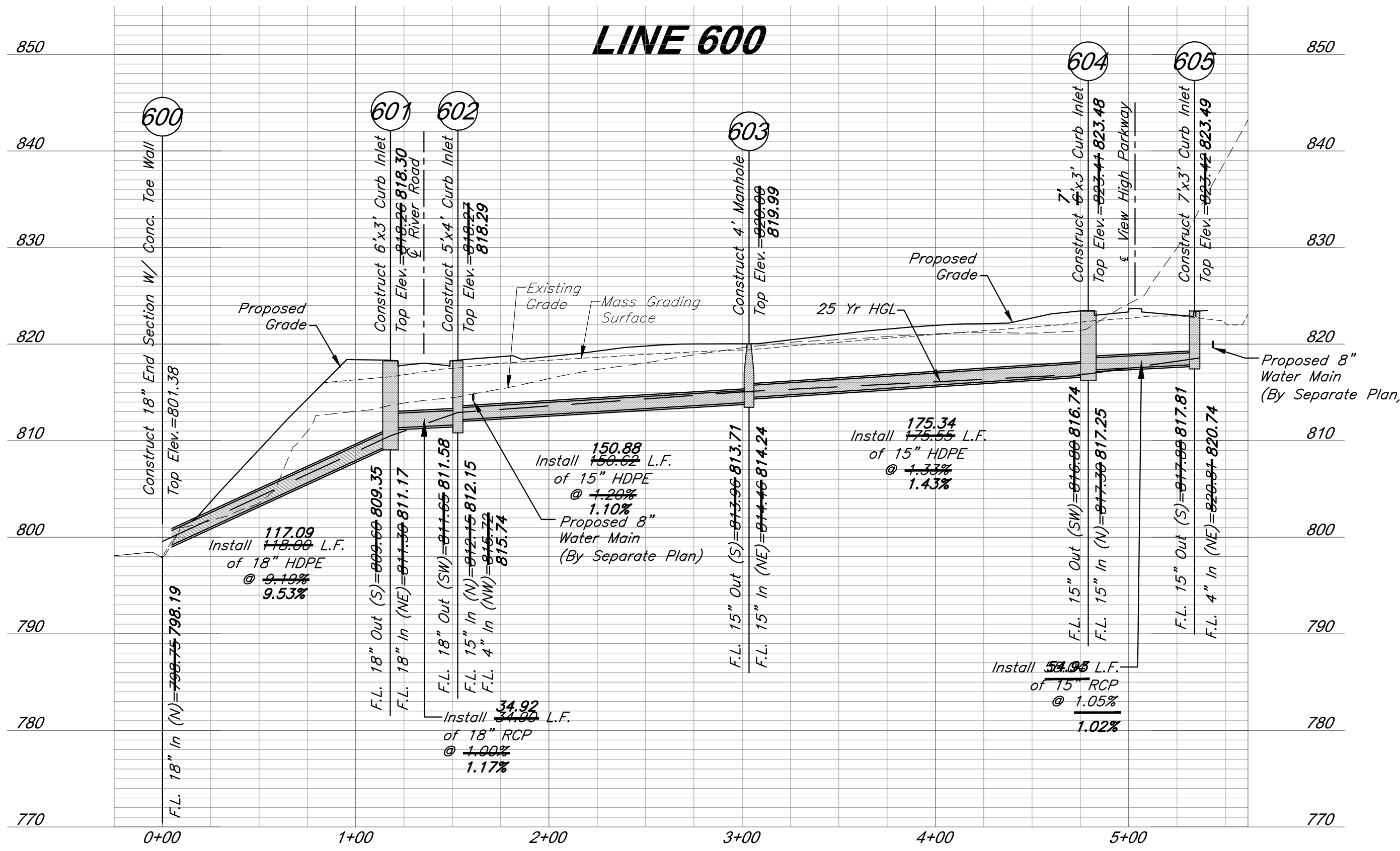
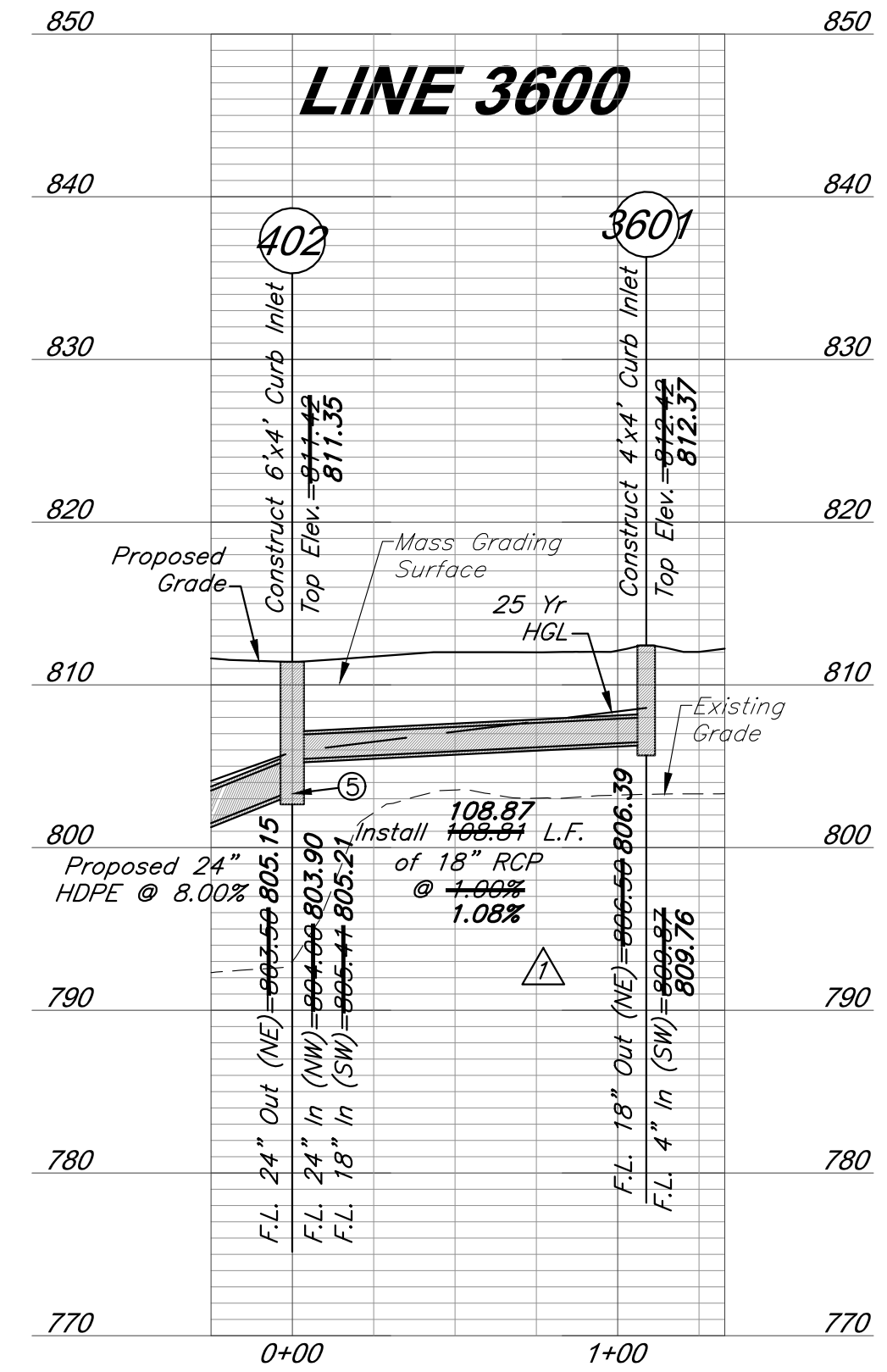
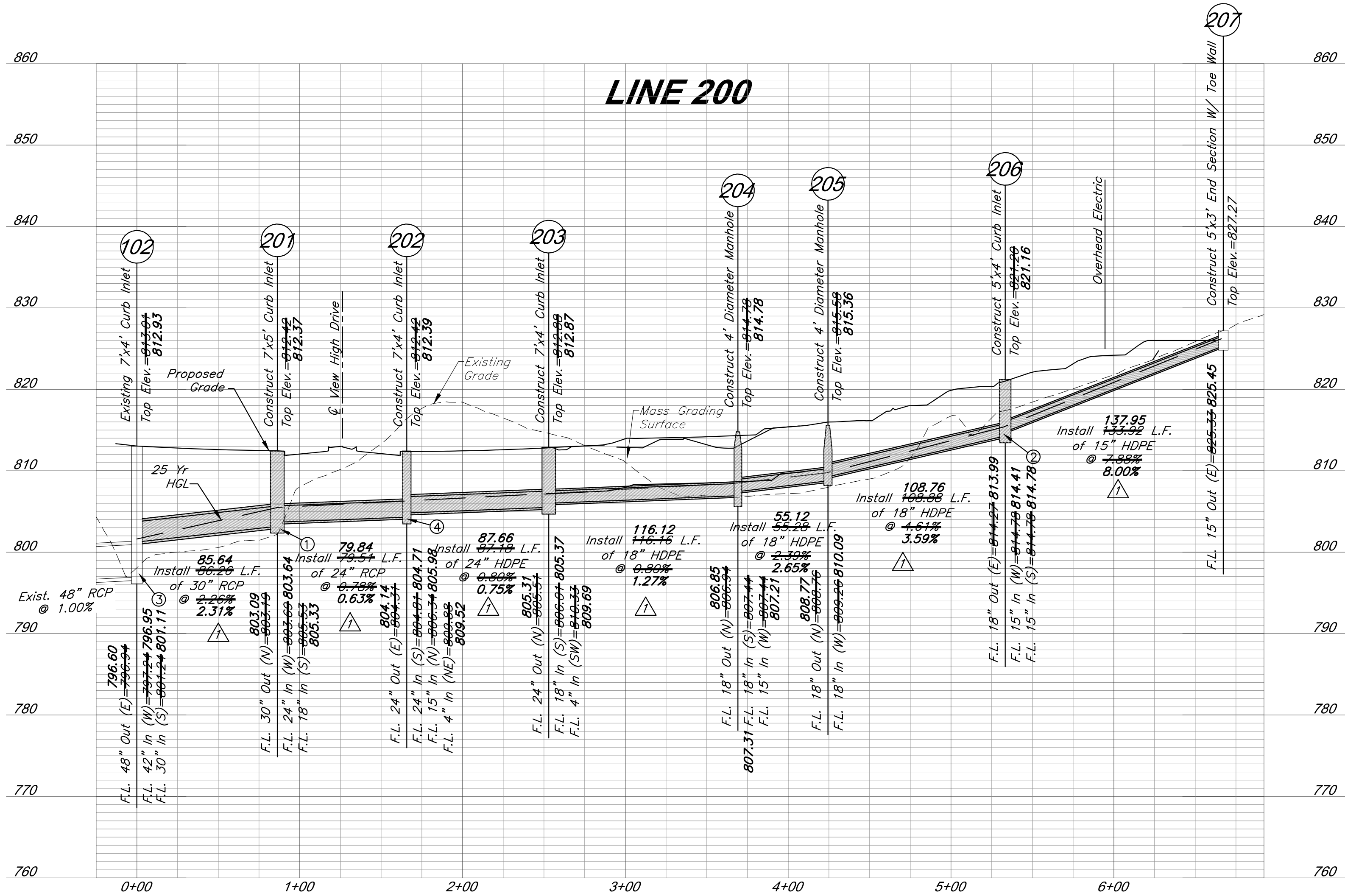
DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
32	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|---|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "400-00 100.10" + "0-00% 1.15% |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | slope", or "8-inch HDPE PVC pipe" are all |
| 3 | 2/26/21 | RFI 11 | typical examples of revisions that indicate the |
| 4 | 3/11/21 | RFI 12 | design data has been replaced with "as-built |
| 5 | 3/11/21 | Revised Line 400 | information. All other data is as designed and |
| 6 | 4/8/21 | Utility Updates | has not been field verified. |
| 7 | 5/25/21 | Paver Revision | |
| 8 | 6/15/21 | Grading Updates | |
| 9 | 6/24/21 | Wiring Diagram Updates | |
| 10 | 9/30/21 | RFI 15-Irrigation Sleeves | |
| 11 | 9/30/22 | Record Drawings | |
| 12 | 4/7/23 | Record Drawings | |

Record Drawing



Note:
1) Compacted Fill shall be placed to a minimum 18" above the top of pipe prior to installation.

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
33	104

Bradley D. Burton
Professional Engineer
License No. 25862

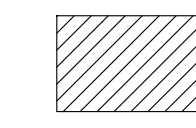
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

Record Drawing

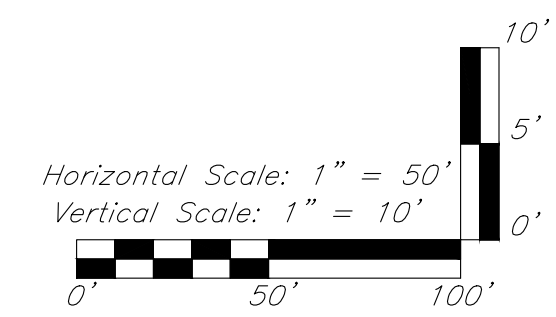
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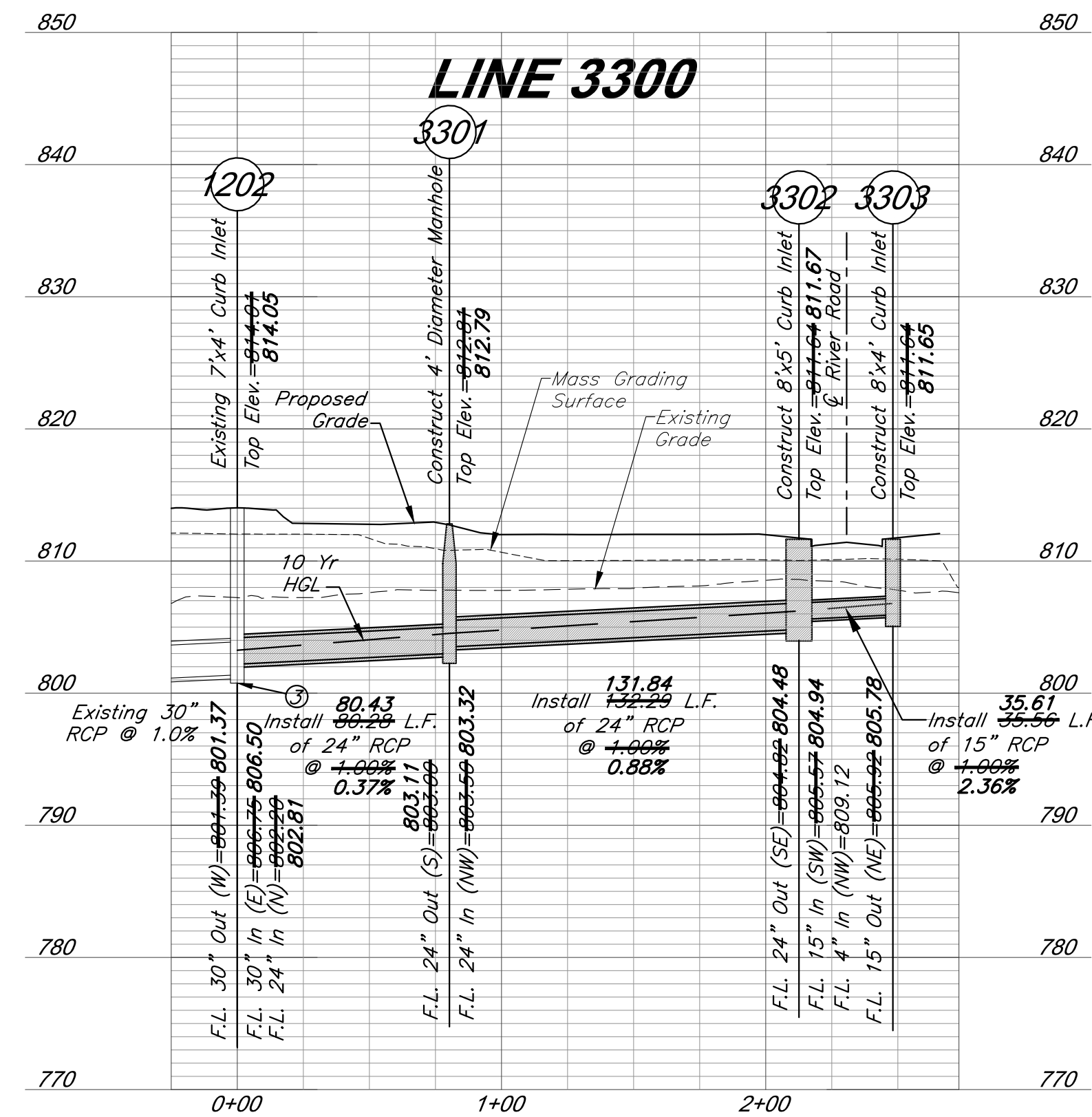
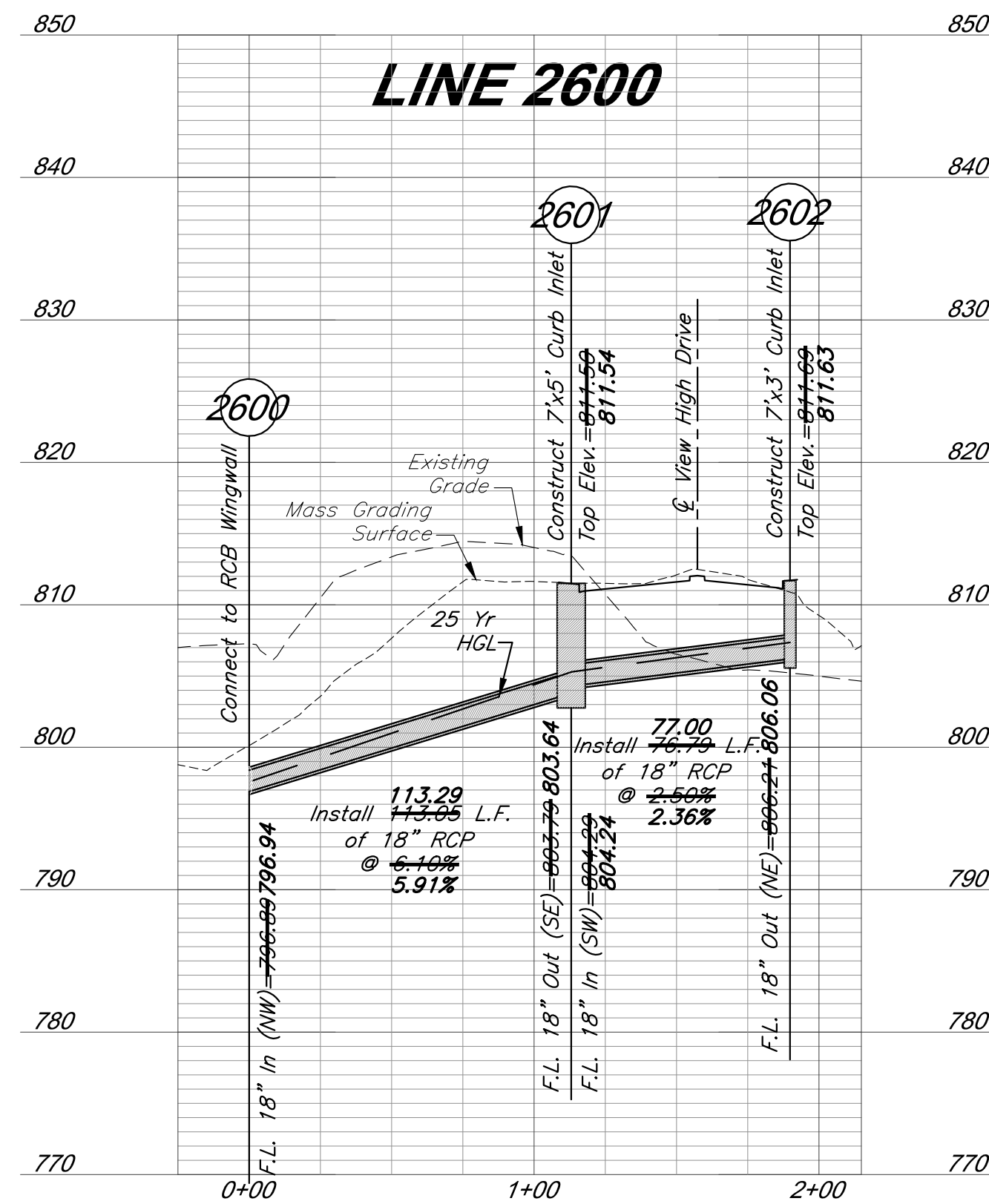
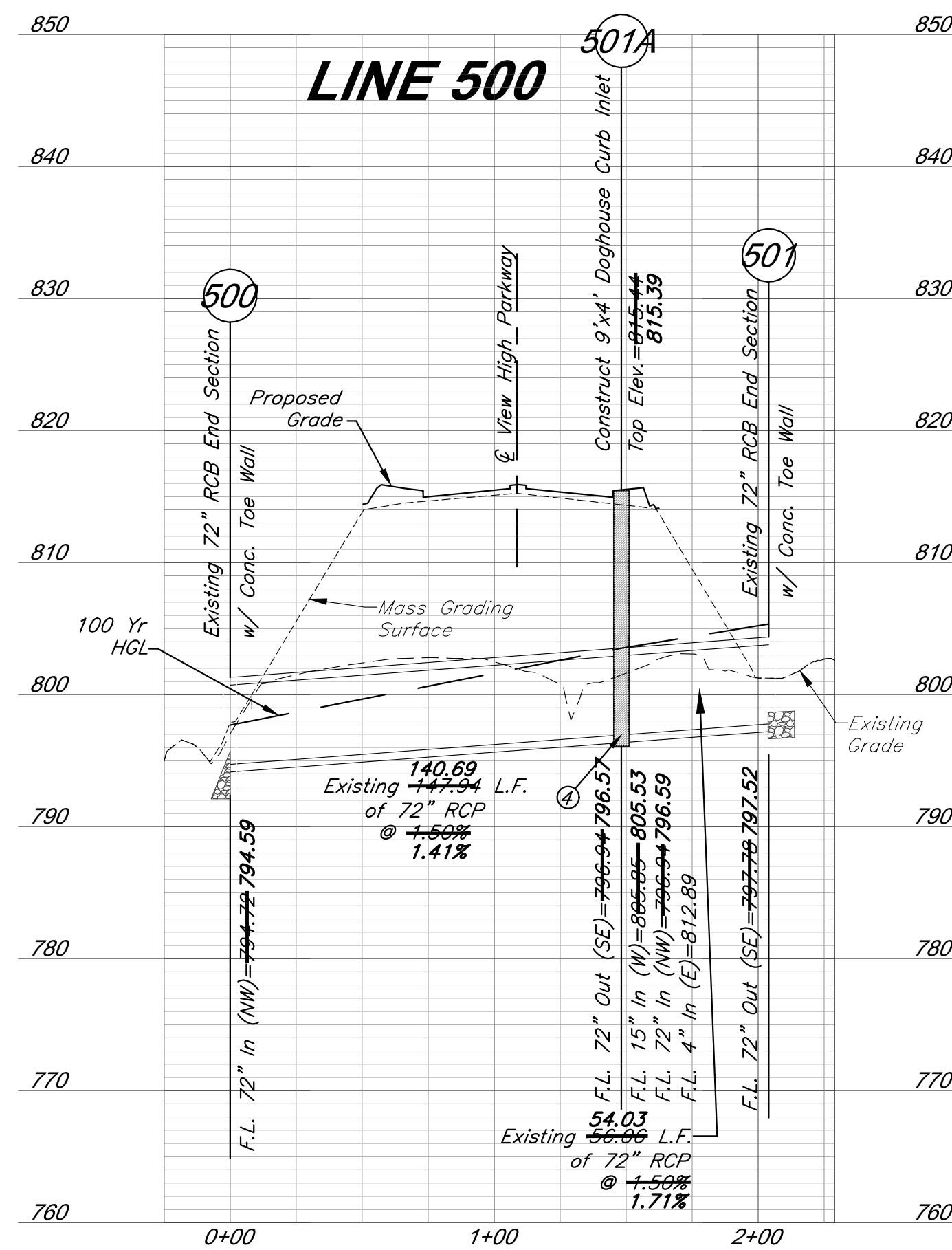
Compacted Fill

Connections:

- 1 Line 3900 Sta 0+00.00 = Line 200 Sta 0+86.33
- 2 Line 4000 Sta 0+00.00 = Line 200 Sta 4+81.43
- 3 Line 200 Sta 0+00.00 = Line 100 Sta 1+41.87
- 4 Line 3700 Sta 0+00.00 = Line 200 Sta 1+64.34
- 5 Line 3600 Sta 0+00.00 = Line 400 Sta 0+98.75



Storm Sewer Profiles As-Built



Note:

1) *Compacted Fill shall be placed to a minimum 18" above the top of pipe prior to installation.*

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Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
34	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "100-60 100.10", "+0.00% 1.15% |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | slope", or "8-inch HDPE PVC pipe" are all |
| 2 | 2/26/21 | RFI 11 | typical examples of revisions that indicate that |
| 3 | 3/11/21 | RFI 12 | design data has been replaced with "as-built" |
| 4 | 3/11/21 | Revised Line 400 | information. All other data is as designed and |
| 5 | 4/8/21 | Utility Updates | has not been field verified. |
| 6 | 5/25/21 | Paver Revision | |
| 7 | 6/15/21 | Grading Updates | |
| 8 | 6/24/21 | Wiring Diagram Updates | |
| 9 | 9/30/21 | RFI 15—Irrigation Sleeves | |
| 10 | 9/30/22 | Record Drawings | |
| 11 | 4/7/23 | Record Drawings | |

Record Drawing

Legend

 *Compacted Fill*

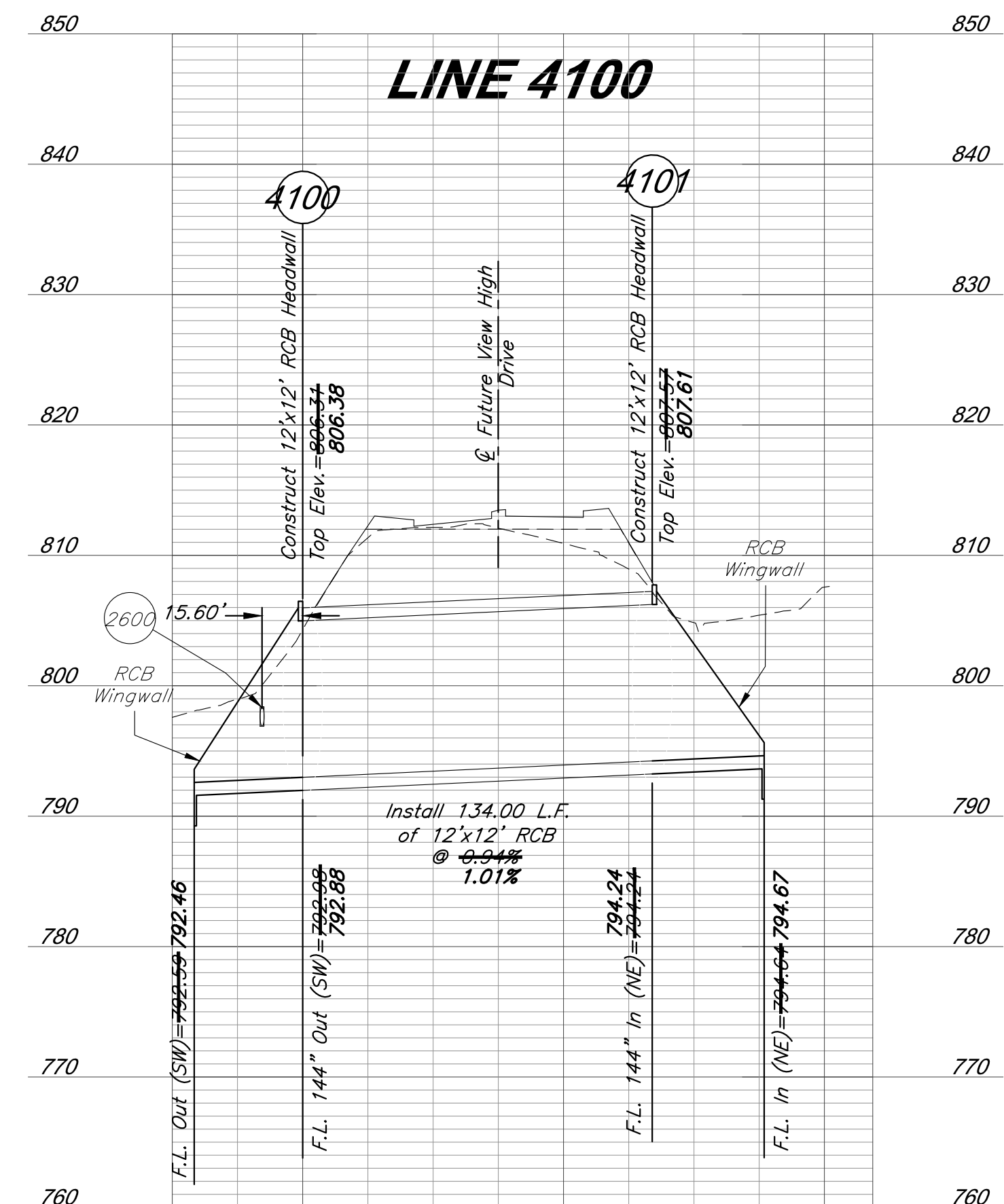
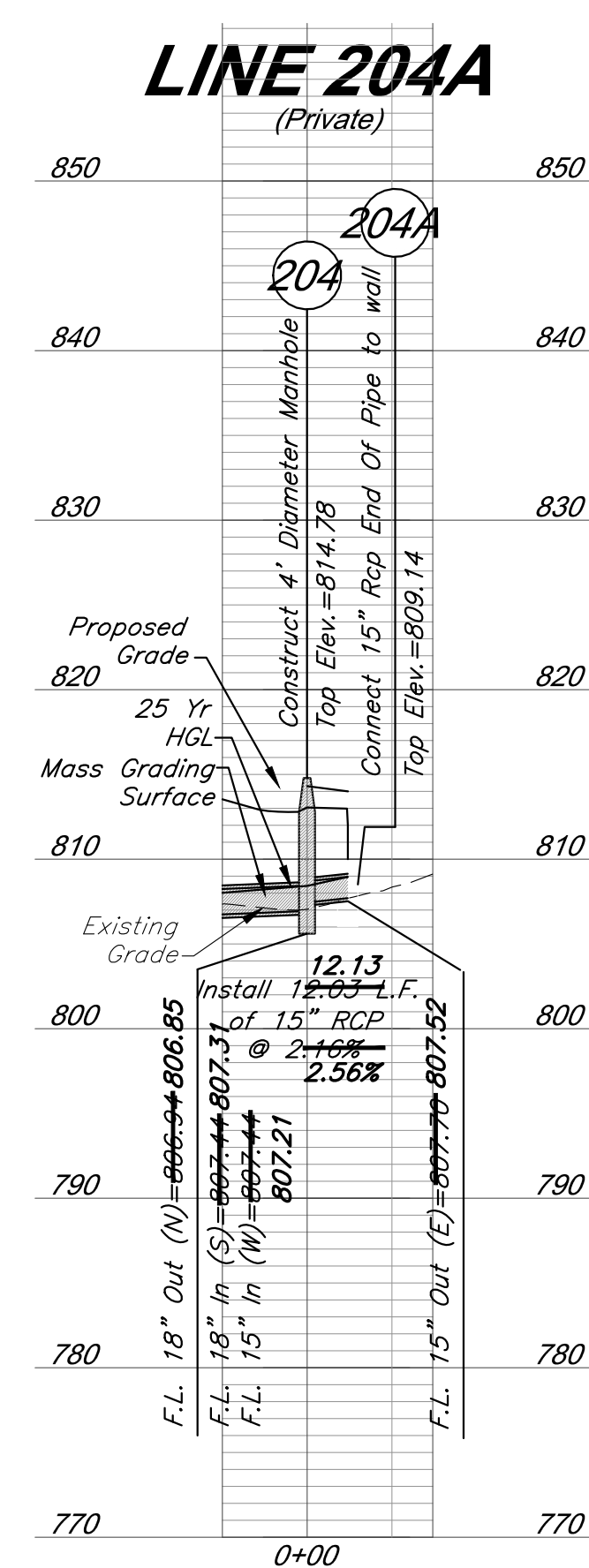
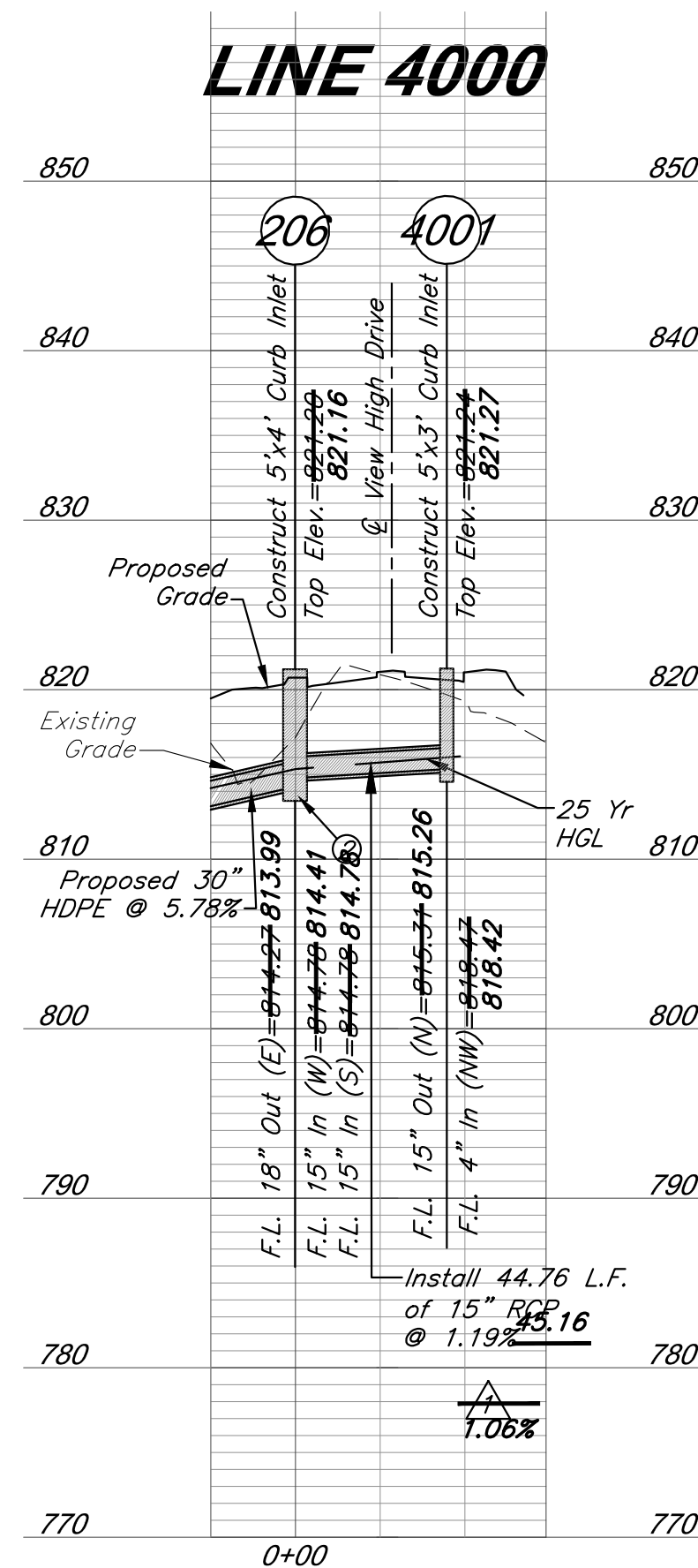
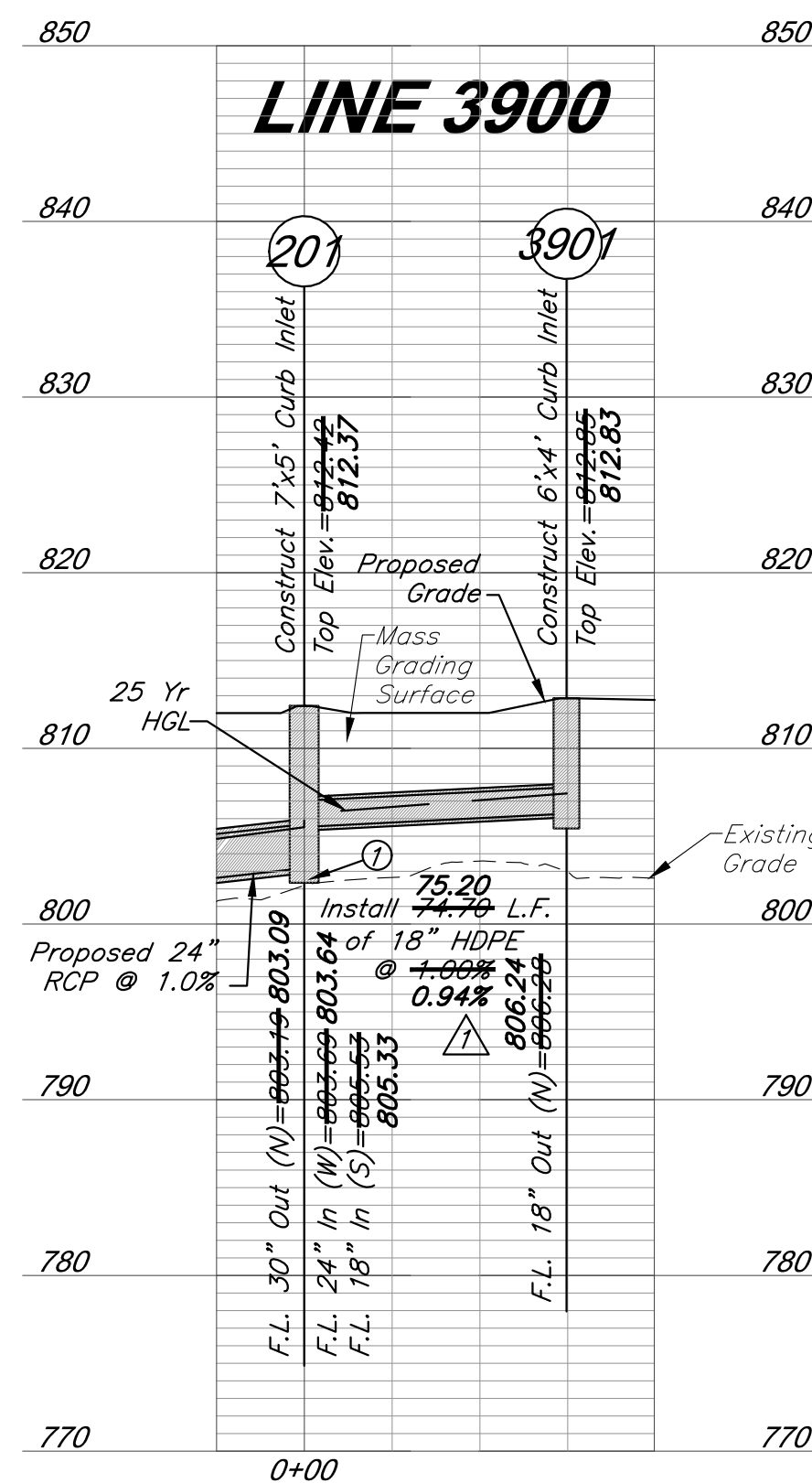
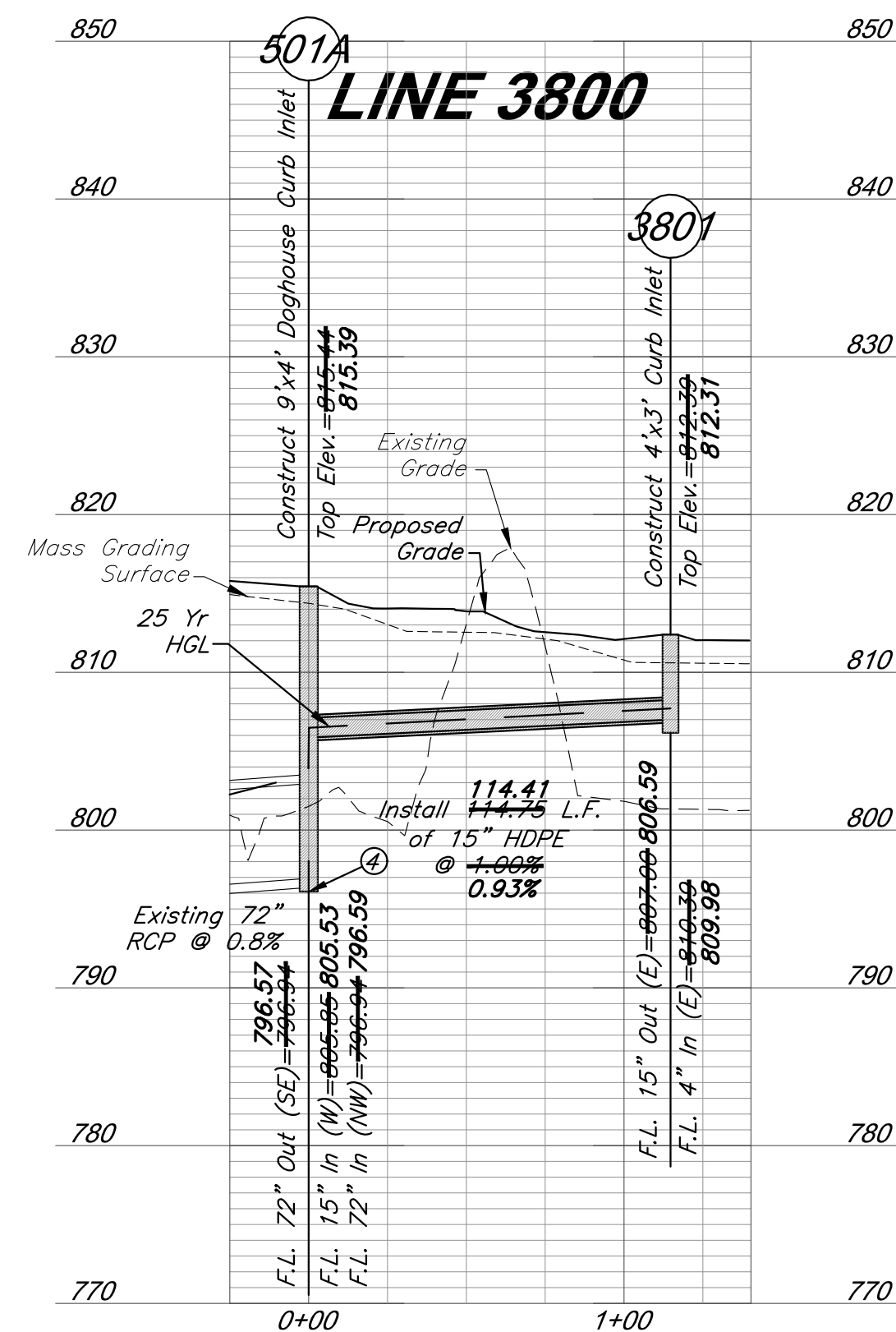
Connections:

- ① Line 3900 Sta 0+00.00 =
Line 200 Sta 0+86.33
- ② Line 4000 Sta 0+00.00 =
Line 200 Sta 4+81.43
- ③ Line 3300 Sta 0+00.00 =
Line 1200 Sta 1+19.13
- ④ Line 3800 Sta 0+00.00 =
Line 500 Sta 1+48.20

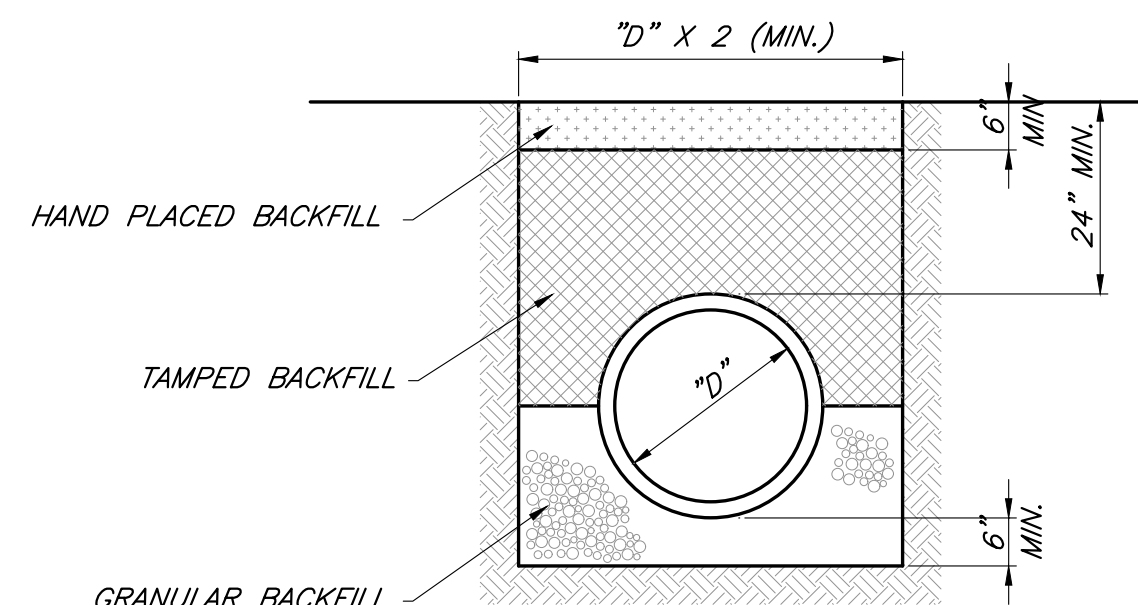
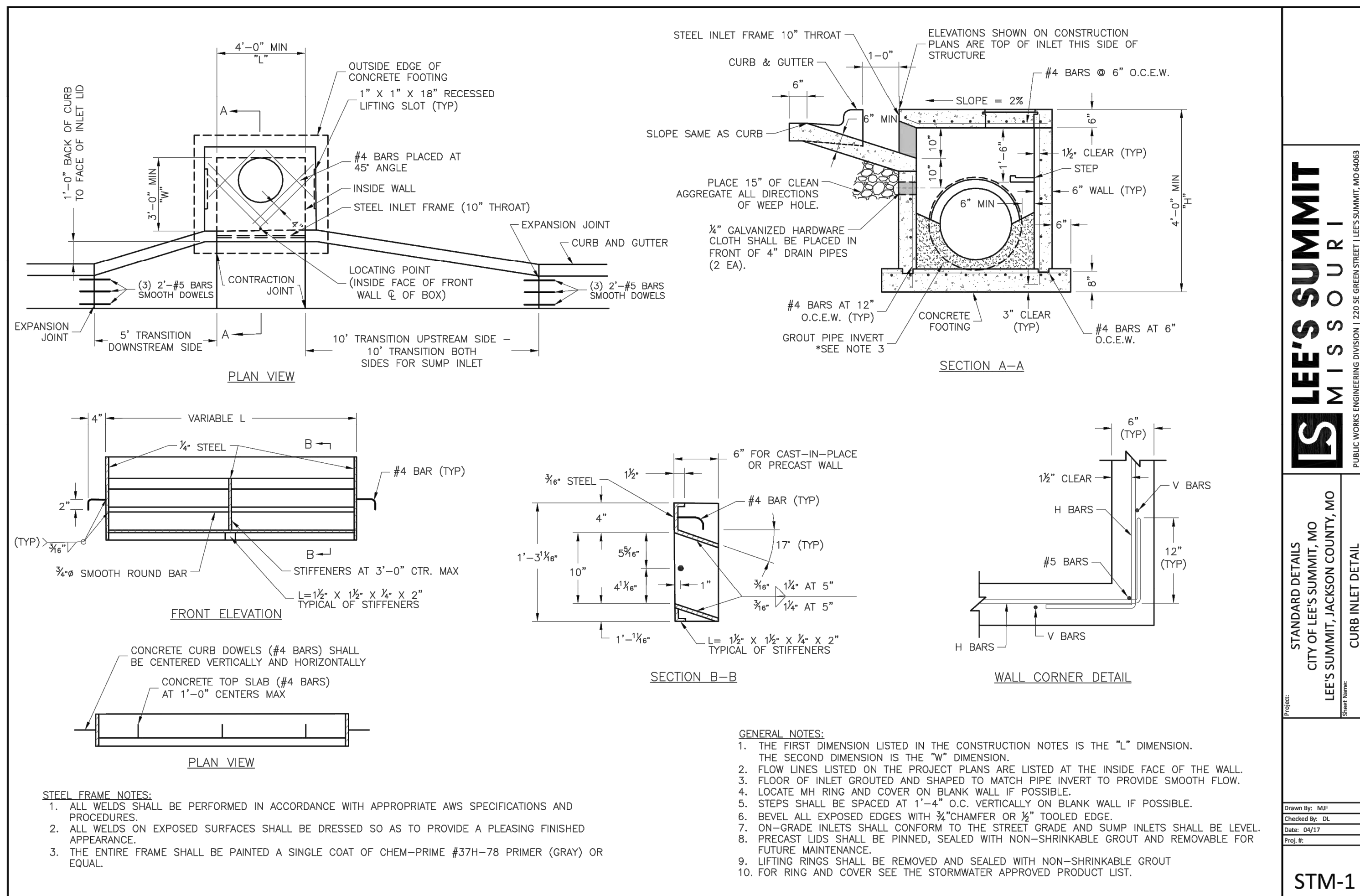
Horizontal Scale: 1" = 50'
Vertical Scale: 1" = 10'



0' 50' 100' 0'



Storm Sewer Profiles As-Built



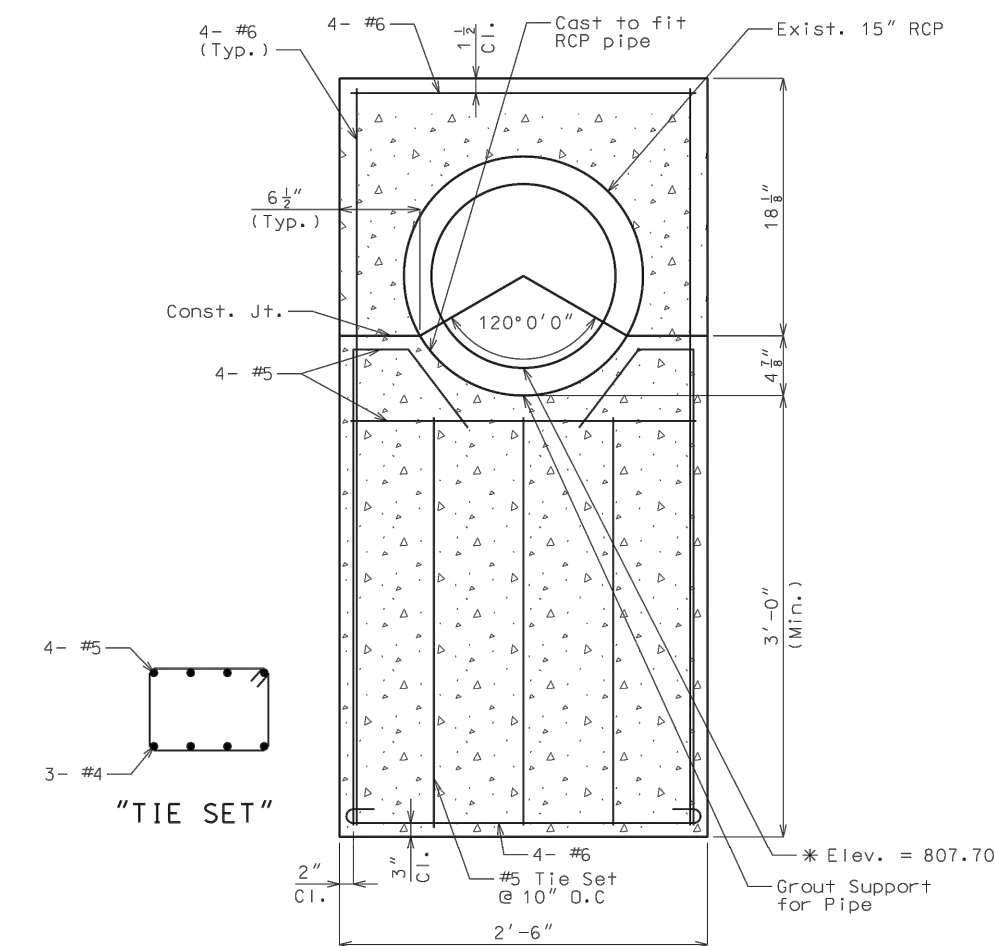
FIRST CLASS BEDDING (RCP)

NOTES:

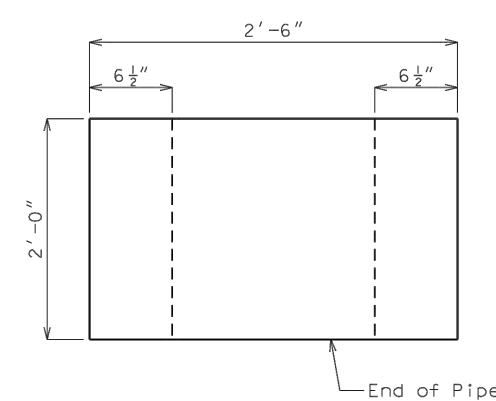
1. GRANULAR FILL SHALL BE 1/2" CLEAN ROCK, PLACED IN 6" LIFTS AND COMPACTED BY SLICING WITH A SHOVEL.
2. TAMPED FILL SHALL BE FINELY DIVIDED, JOB EXCAVATED MATERIAL FREE OF DEBRIS, ORGANIC MATERIAL, AND STONES, COMPACTED TO TYPE AA MR-5 COMPACTION.
3. HAND PLACED FILL SHALL BE FINELY DIVIDED MATERIAL, FREE OF DEBRIS AND STONES, COMPACTED TO TYPE AA MR-5 COMPACTION.
4. ALL PIPE SHALL BE INSPECTED PRIOR TO BACKFILL. ALL PIPE COVERED PRIOR TO INSPECTION SHALL BE UNCOVERED AT THE CONTRACTORS EXPENSE.

PIPE BEDDING DETAILS

Not to Scale



ELEVATION



PLAN

PIPE SUPPORT

Use KCMMB 4K concrete for pipe support.
Provide 1½" clear unless otherwise noted

4000 PSI Grout placed under RCP pipe for the full length of pipe. Locate pipe support so that end of the pipe is flush with the front edge of the support. Use grout per 2019 Missouri Standard Specifications for Highway Construction Section 1066. Payment for all materials, labor, excavation and incidentals used to construct the pipe support including grout shall be subsidiary to other items.

Contractor shall verify flowline and pipe dimensions prior to ordering materials or forming of Pipe Support. The Engineer shall be notified immediately if any discrepancies in elevations or plan are discovered. The bottom of the Pipe Support shall be set a minimum of 3 feet below grade.

STRUCTURE 204A CONCRETE
HEADWALL DETAIL

Not to Scale

Record Drawing

Storm Sewer Details

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA. Date: 4/7/23 <i>RJB</i> Certified by: Bradley D. Burton Title: Senior Associate Firm: GBA		GBA architects engineers 9801 Renner Boulevard Lenexa, Kansas 66042 913.492.0400 www.gbateam.com		DATE: 6-25-2020 DESIGN BY: CEL DRAWN BY: DRV PROJECT NO.: 12720 <table><tr><td>SHEET NO.</td><td>TOTAL SHEETS</td></tr><tr><td>35</td><td>104</td></tr></table>		SHEET NO.	TOTAL SHEETS	35	104
SHEET NO.	TOTAL SHEETS								
35	104								
RECORD DRAWING		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri							
Bradley D. Burton Professional Engineer License No. 25862									
NO.	DATE	REVISIONS		BY APPROVED					
	9/2/20	City Comments							
	11/23/20	Utility Updates							

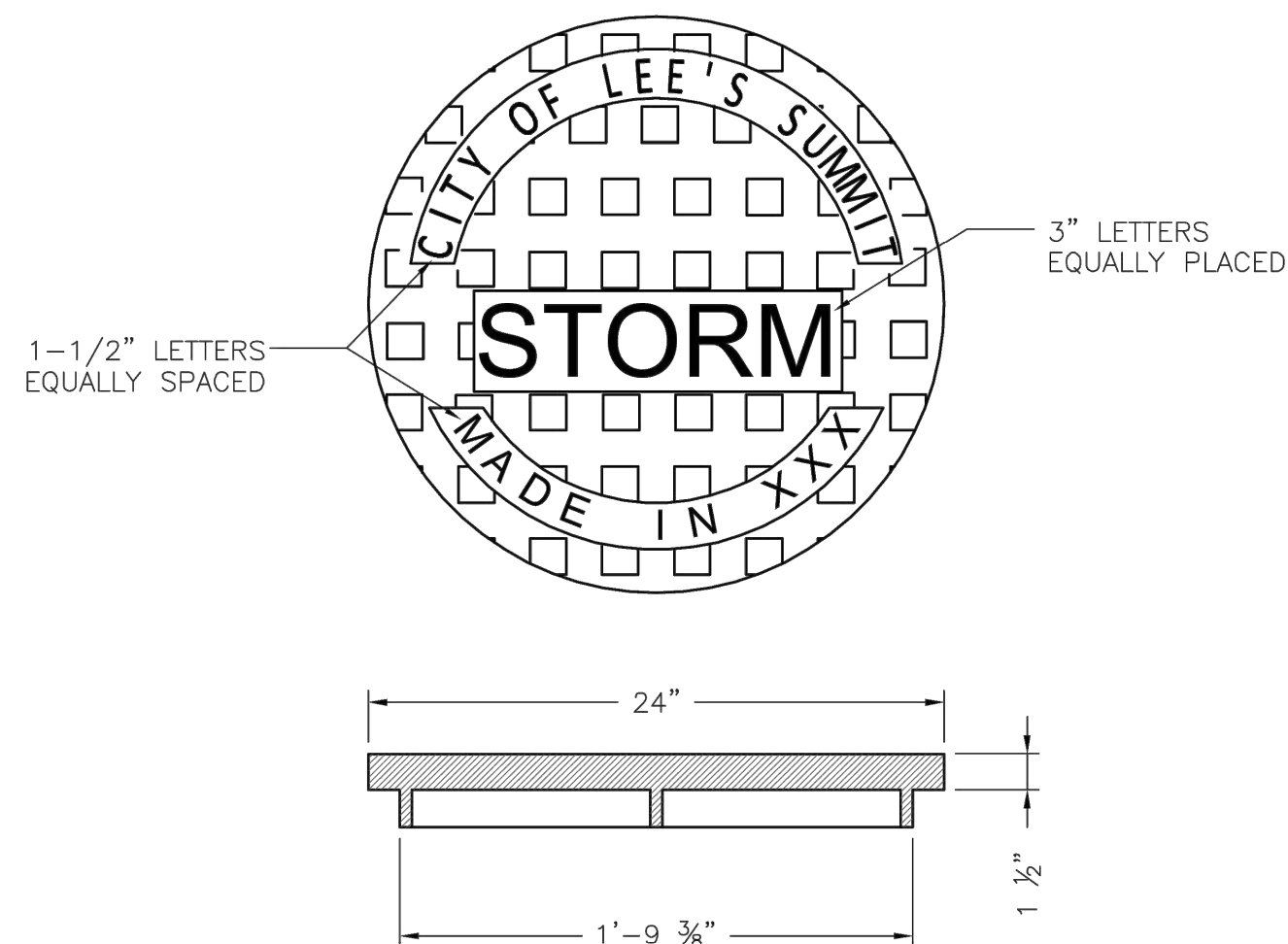
1	1/27/21	Revised Structure Size	As-Built: "100.00 100.10", "100.00 1.15%
2	2/4/21	Retaining Wall Station & Offsets	slope," or "8-inch HDPE PVC pipe" are all
	2/26/21	RFI 11	typical examples of revisions that indicate that
3	3/11/21	RFI 12	design data has been replaced with "as-built"
	3/11/21	Revised Line 400	information. All other data is as designed and
5	4/8/21	Utility Updates	has not been field verified.
6	5/25/21	Paver Revision	
7	6/15/21	Grading Updates	
8	6/24/21	Wiring Diagram Updates	
9	9/30/21	RFI 15-Irrigation Sleeves	
10	9/30/22	Record Drawings	
11	4/7/23	Record Drawings	

LS **LEE'S SUMMIT**
MISSOURI
PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64061

Project: STANDARD DETAILS
CITY OF LEE'S SUMMIT, MO
LEE'S SUMMIT, JACKSON COUNTY, MO
Curb Inlet Detail
Sheet Name:

Drawn By: MJF
Checked By: DL
Date: 04/17
Proj. #:

STM-1



STANDARD 24" MANHOLE COVER
MINIMUM WEIGHT = 160 LB
NOTE: PICK HOLES NOT SHOWN

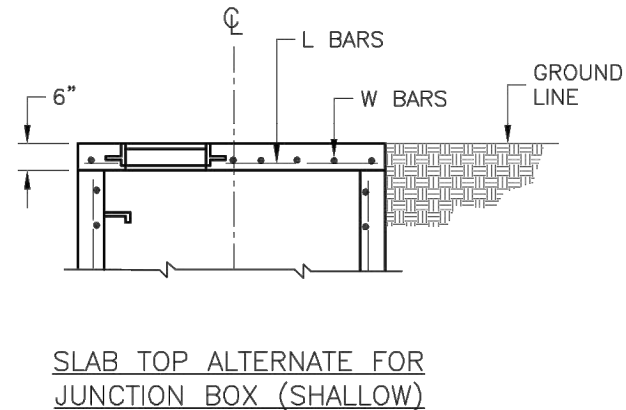
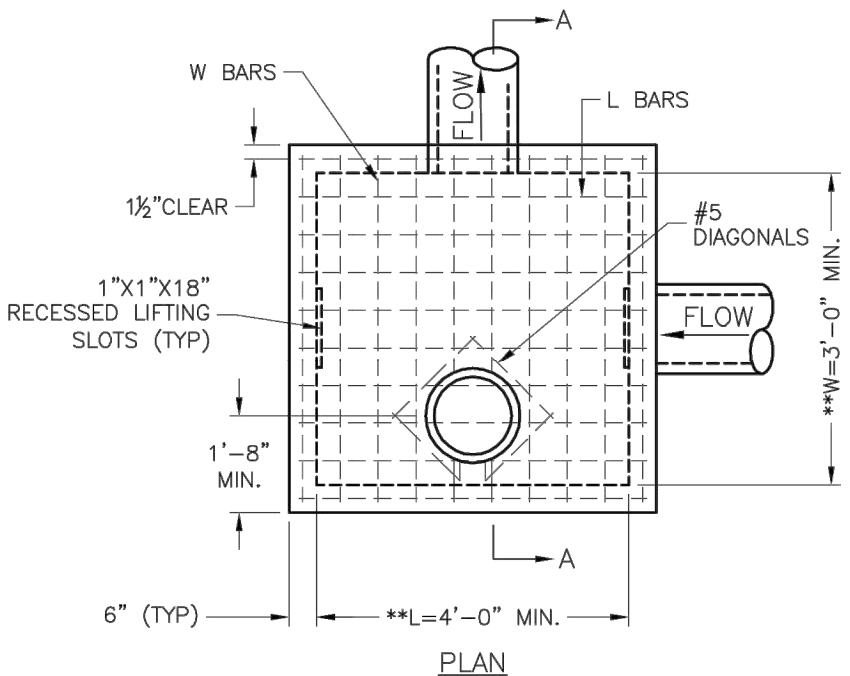
*COVER AND FRAME MODEL INFORMATION REFER TO THE STORMWATER APPROVED PRODUCT LIST.

	LEE'S SUMMIT MISSOURI PUBLIC WORKS ENGINEERING DIVISION 220 S 56 STREET LEE'S SUMMIT, MO 64063	Date: 04/17 Drawn By: MJF Checked By: DL
	STORM MANHOLE COVER DETAIL	STM-6

Date: 04/17
Drawn By: MJF
Checked By: DL

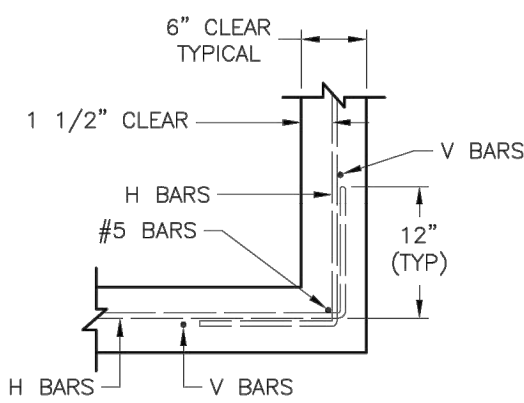
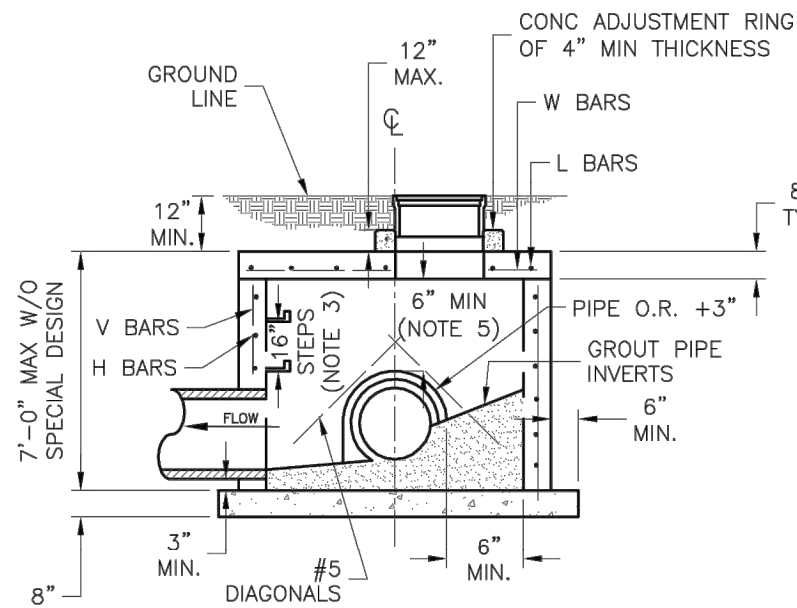
STM-6

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2200.dwg Layout: 36 Storm Sewer Details -- Thursday April 06, 2023, 3:42pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

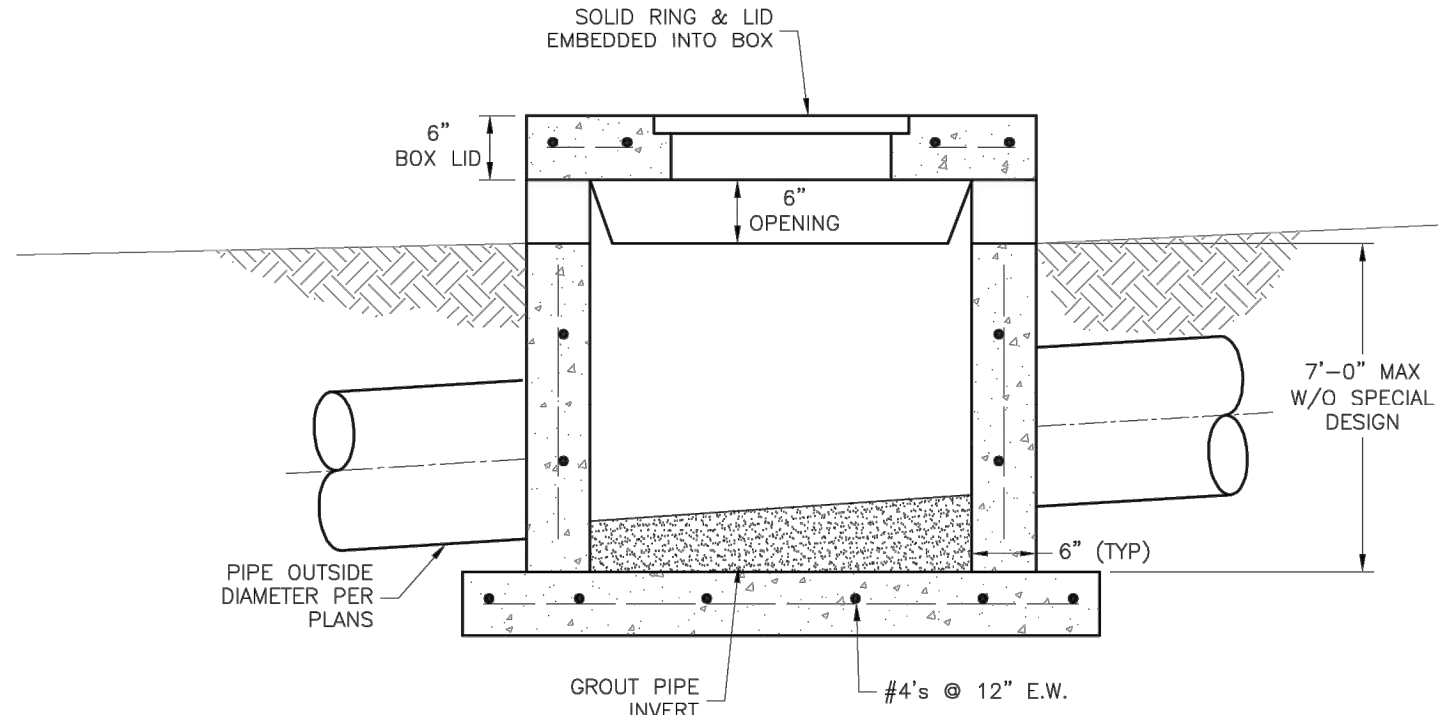
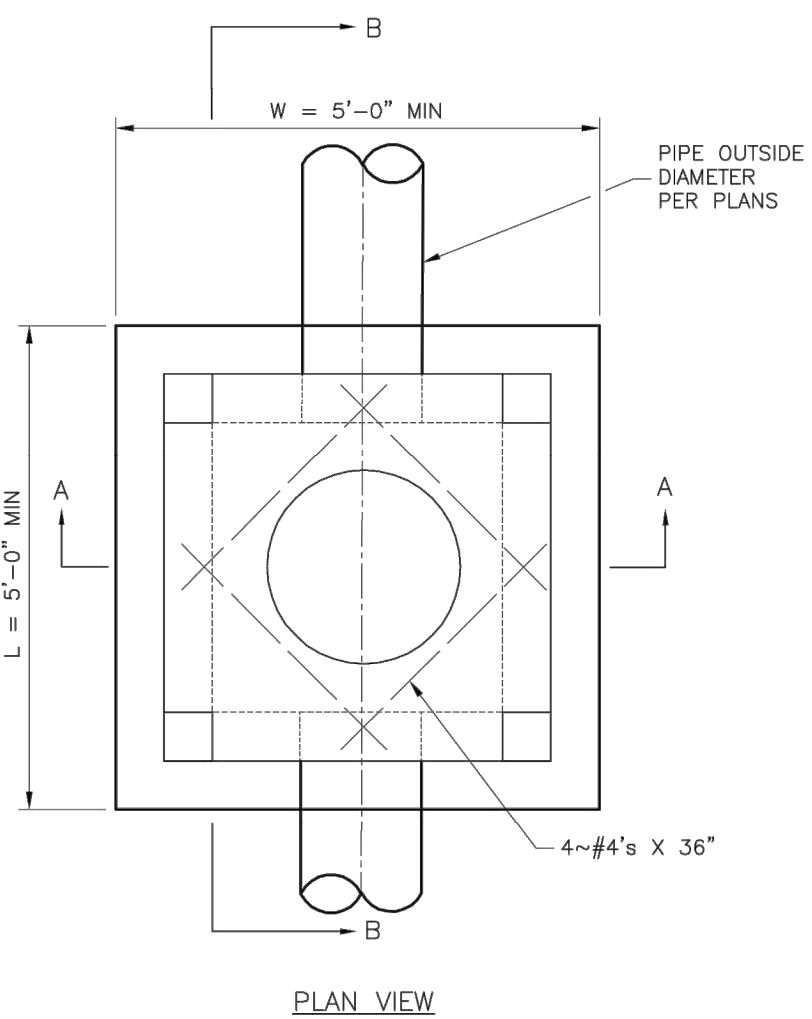


** INCREASE IN MULTIPLES OF 6"
(7'-0") MAX WITHOUT SPECIAL DESIGN.
(SEE PROJECT PLANS FOR DETAILS)

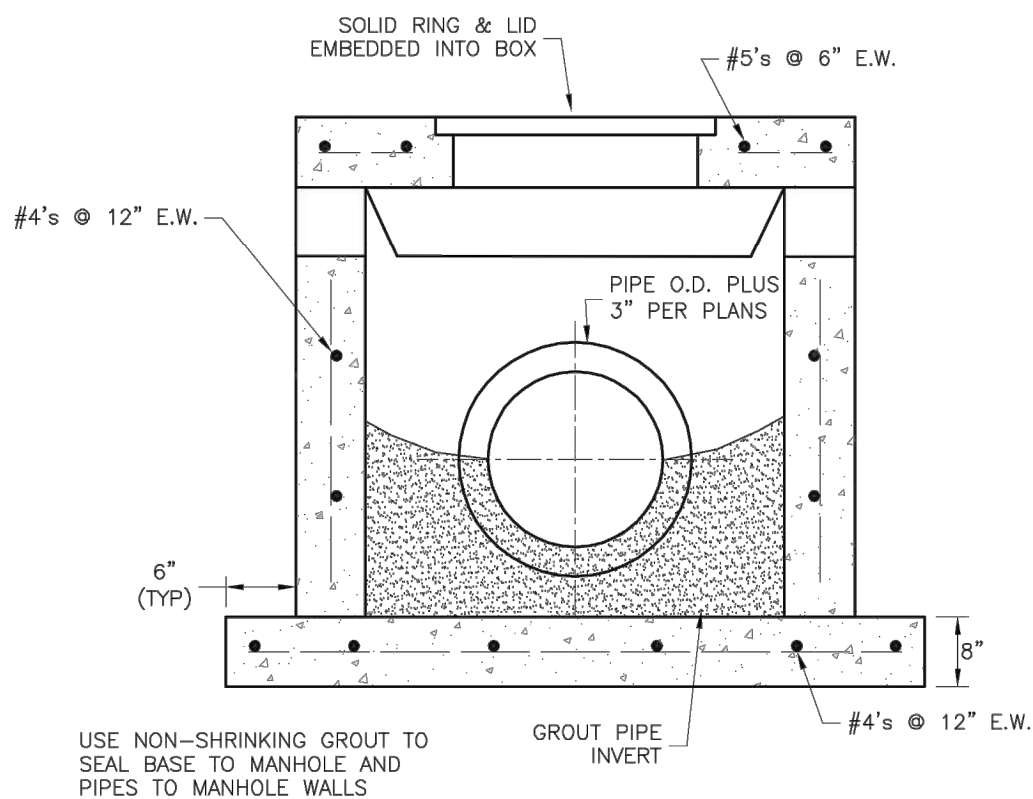
REINFORCING		
BAR	BAR SIZE	SPACING (IN.)
H	4	12
V	4	12
L	5	6
W	5	6



- GENERAL NOTES:
1. LOCATE RING AND COVER ON BLANK WALL.
 2. USE 3/4" CHAMFER STRIP OR 1/2" R EDGER TOOL ON ALL EXPOSED CONCRETE CORNERS.
 3. STEPS REQUIRED AT 16" O.C. WHEN DEPTH FROM TOP OF CASTING TO INVERT EXCEEDS 4' ON BLANK WALL IF POSSIBLE.
 4. BOXOUTS WILL NOT BE ALLOWED TO PROJECT THROUGH THE CORNERS OF THE STRUCTURE AND THE MINIMUM DISTANCE BETWEEN BOXOUTS IS 6".
 5. THE MINIMUM REINFORCING SHALL BE 1 H-BAR OVER A CAST-IN-PLACE PIPE AND 2 H-BARS OVER A PRECAST BOXOUT.
 6. PRECAST LIDS SHALL BE PINNED, SEALED WITH NON-SHRINKABLE GROUT AND REMOVABLE FOR FUTURE MAINTENANCE.
 7. REINFORCING OF COVERS IN STREETS REQUIRE SPECIAL DESIGN.
 10. FOR RING AND COVER SEE THE STORMWATER APPROVED PRODUCT LIST.



SECTION B-B



SECTION A-A

- GENERAL NOTES:
1. LOCATE RING AND COVER OVER OUTLET ON BLANK WALL.
 2. USE 3/4" CHAMFER ON ALL EXPOSED CONCRETE CORNERS.
 3. FLOOR OF INLET GROUTED AND SHAPED TO MATCH PIPE INVERT TO PROVIDE SMOOTH FLOW.
 4. STEPS REQUIRED AT 16" O.C. WHEN DEPTH FROM TOP OF CASTING TO INVERT EXCEEDS 3' ON BLANK WALL IF POSSIBLE.
 5. BOXOUTS WILL NOT BE ALLOWED TO PROJECT THROUGH THE CORNERS OF THE STRUCTURE.
 6. THE MINIMUM REINFORCING SHALL BE 1 H-BAR OVER A CAST-IN-PLACE PIPE AND 2 H-BARS OVER A PRECAST BOXOUT.
 7. SHOW FIELD INLET ORIENTATION ON PLANS PLUS NUMBER AND SIDE OF OPENINGS.
 8. PRECAST LIDS SHALL BE PINNED, SEALED WITH NON-SHRINKABLE GROUT AND REMOVABLE FOR FUTURE MAINTENANCE.
 9. FOR RING AND COVER SEE THE STORMWATER APPROVED PRODUCT LIST.

LEE'S SUMMIT
MISSOURI

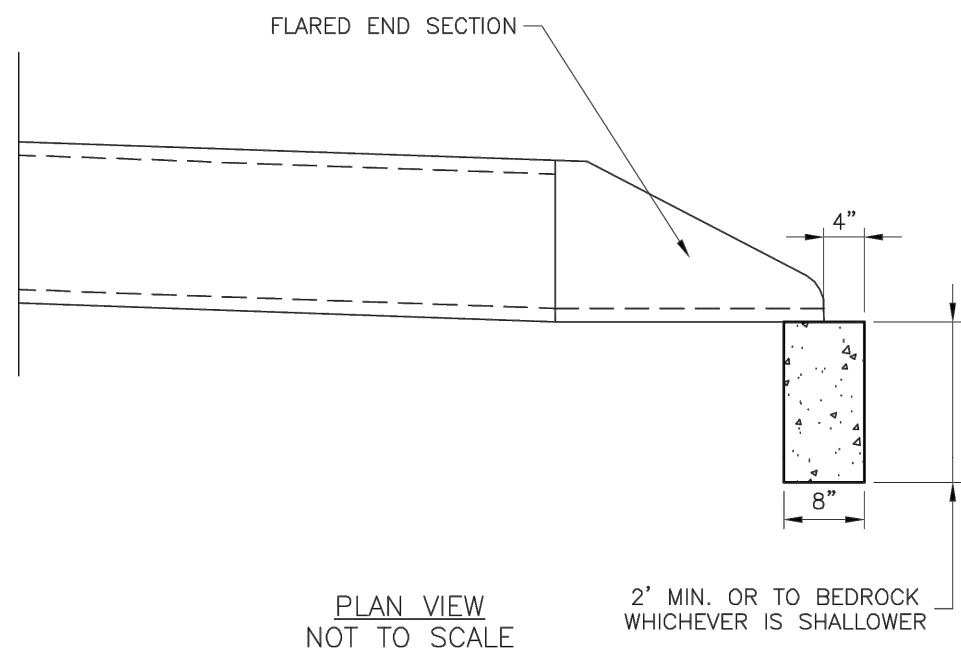
STANDARD DETAILS
CITY OF LEE'S SUMMIT, MO
LEE'S SUMMIT, JACKSON COUNTY, MO

STM-3

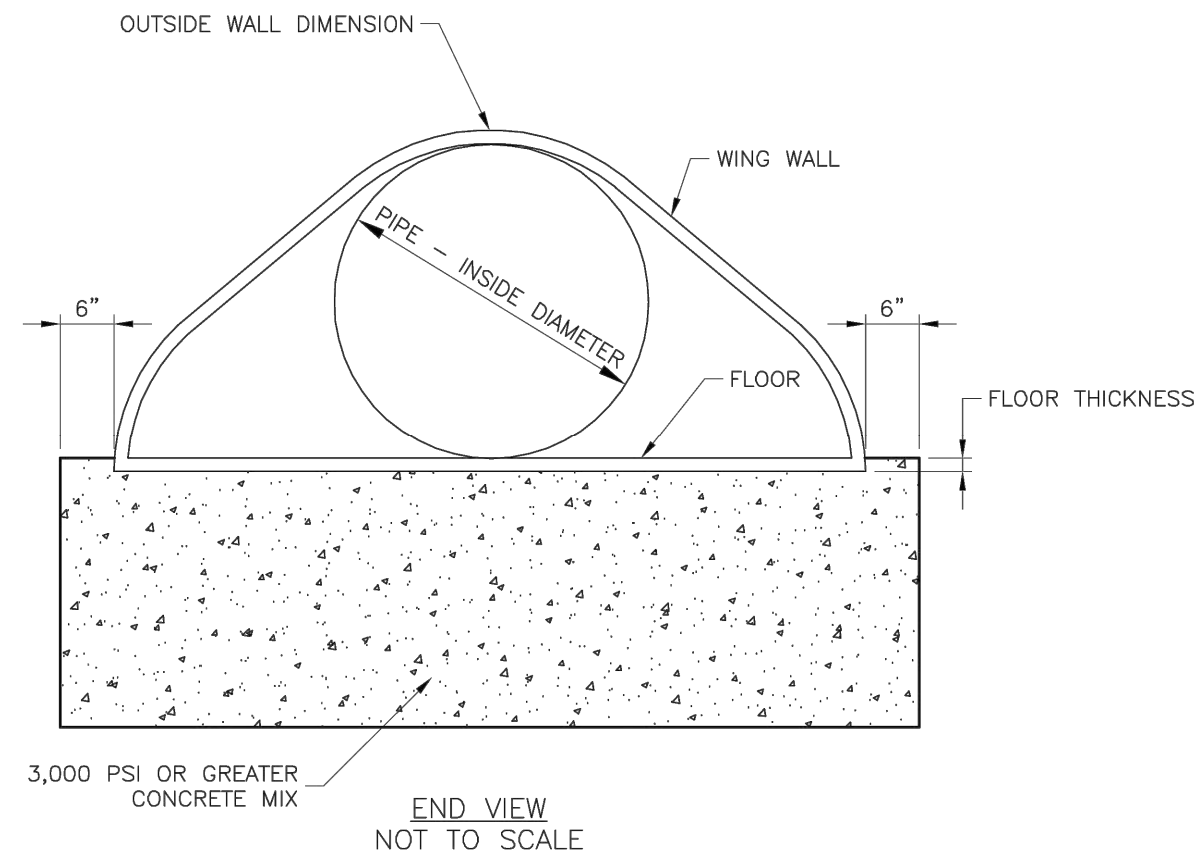
LEE'S SUMMIT
MISSOURI

STANDARD DETAILS
CITY OF LEE'S SUMMIT, MO
LEE'S SUMMIT, JACKSON COUNTY, MO

STM-2



PLAN VIEW
NOT TO SCALE

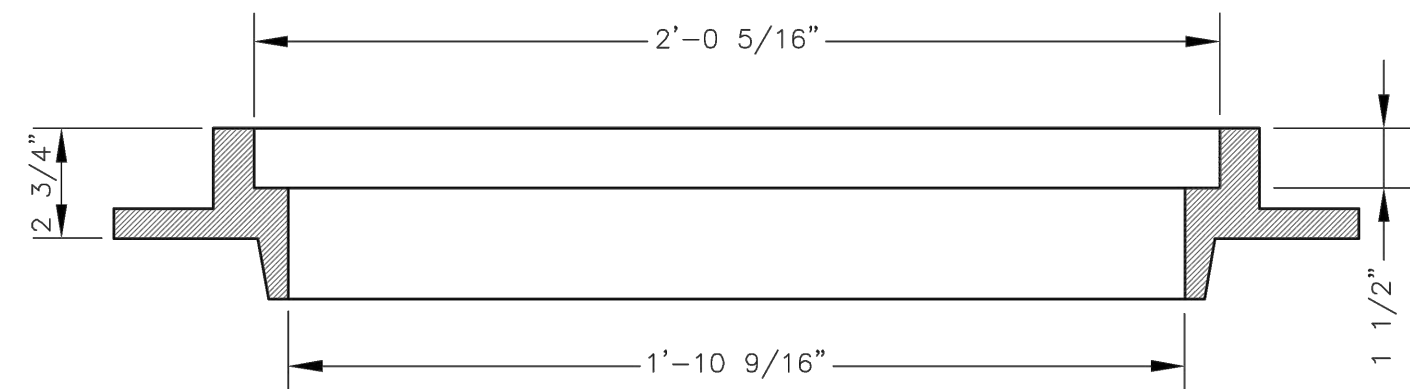


END VIEW
NOT TO SCALE

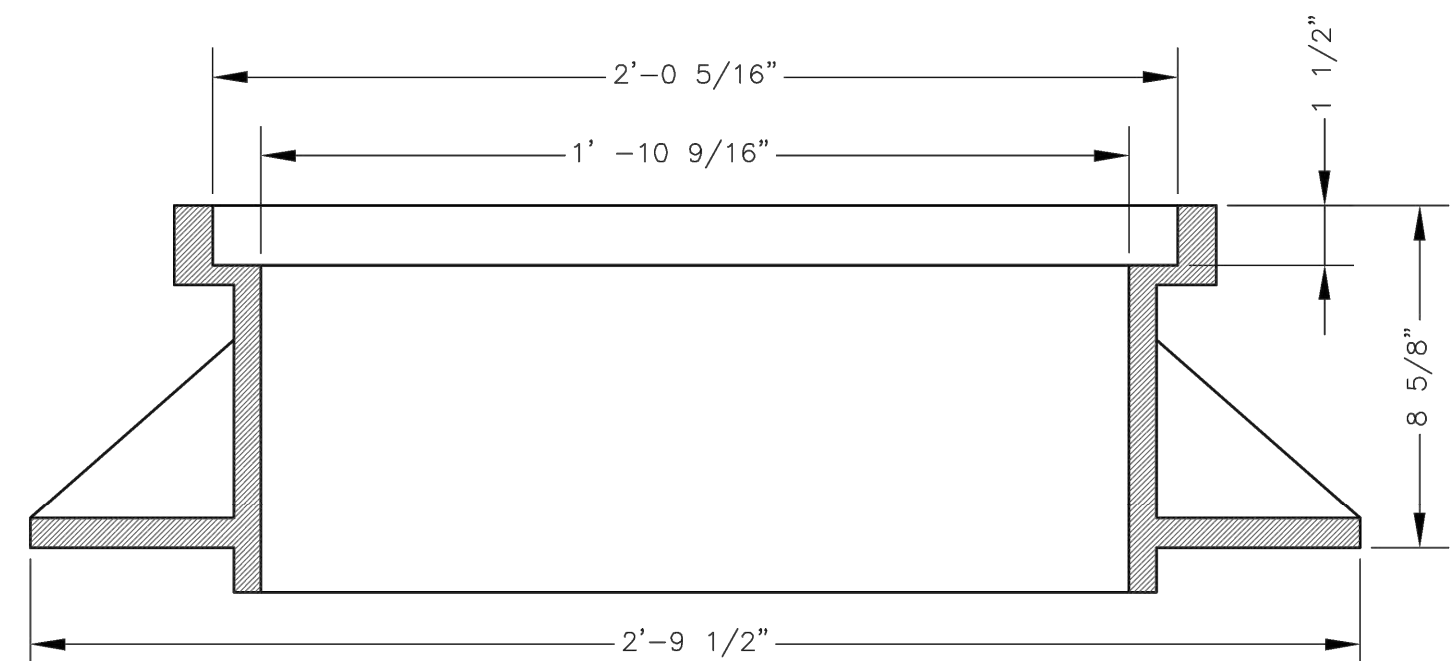
LEE'S SUMMIT
MISSOURI

FLARED END SECTION SUPPORT DETAIL

STM-5



SLAB MANHOLE FRAME
LEE'S SUMMIT PART NO.: LS103A
MINIMUM WEIGHT = 145 LB



STANDARD 24" MANHOLE FRAME
LEE'S SUMMIT PART NO.: LS101A
MINIMUM WEIGHT = 250 LB

*COVER AND FRAME MODEL INFORMATION REFER TO
THE STORMWATER APPROVED PRODUCTS LIST.

LEE'S SUMMIT
MISSOURI

STORM MANHOLE FRAME DETAIL

STM-7

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO. 36
TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

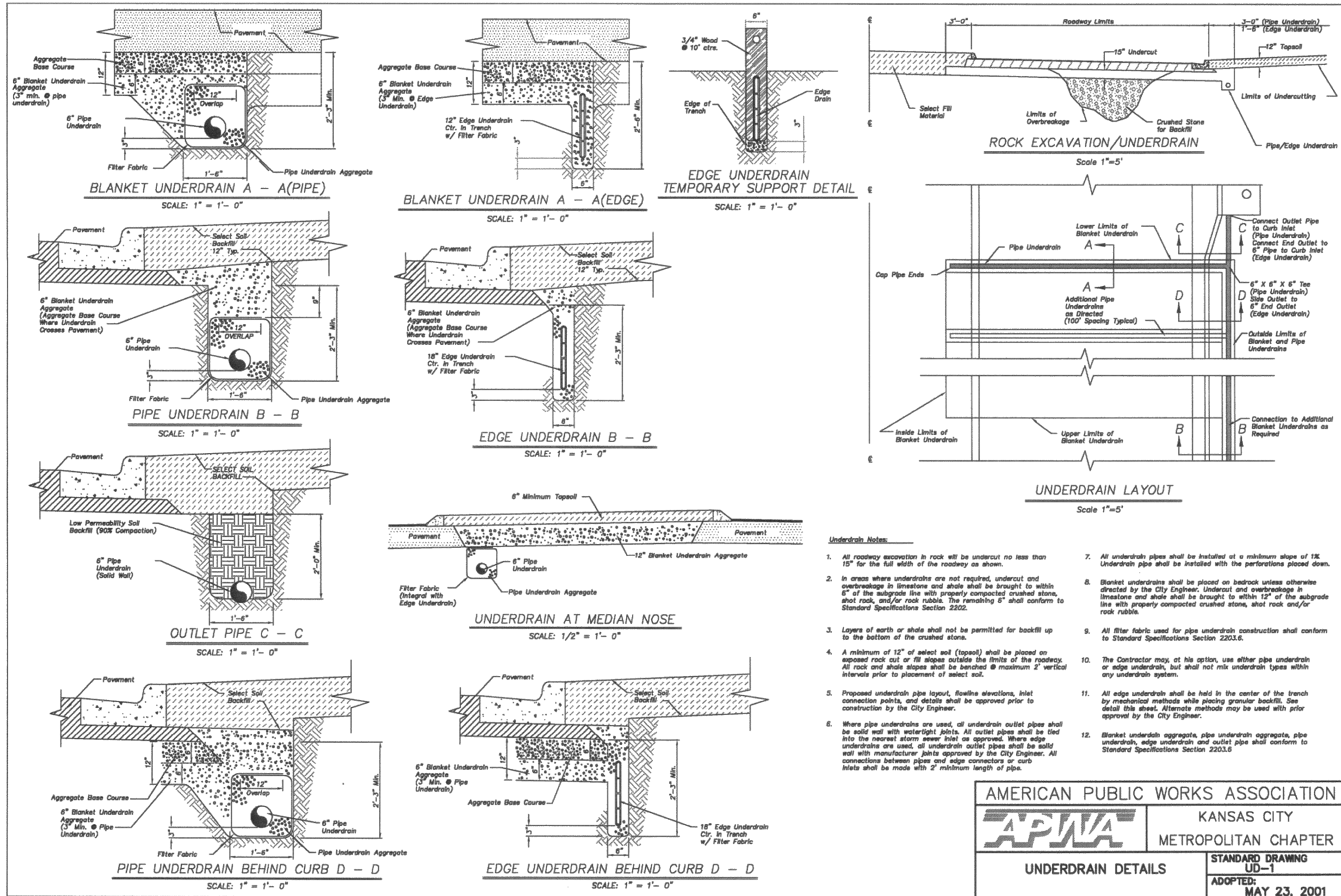
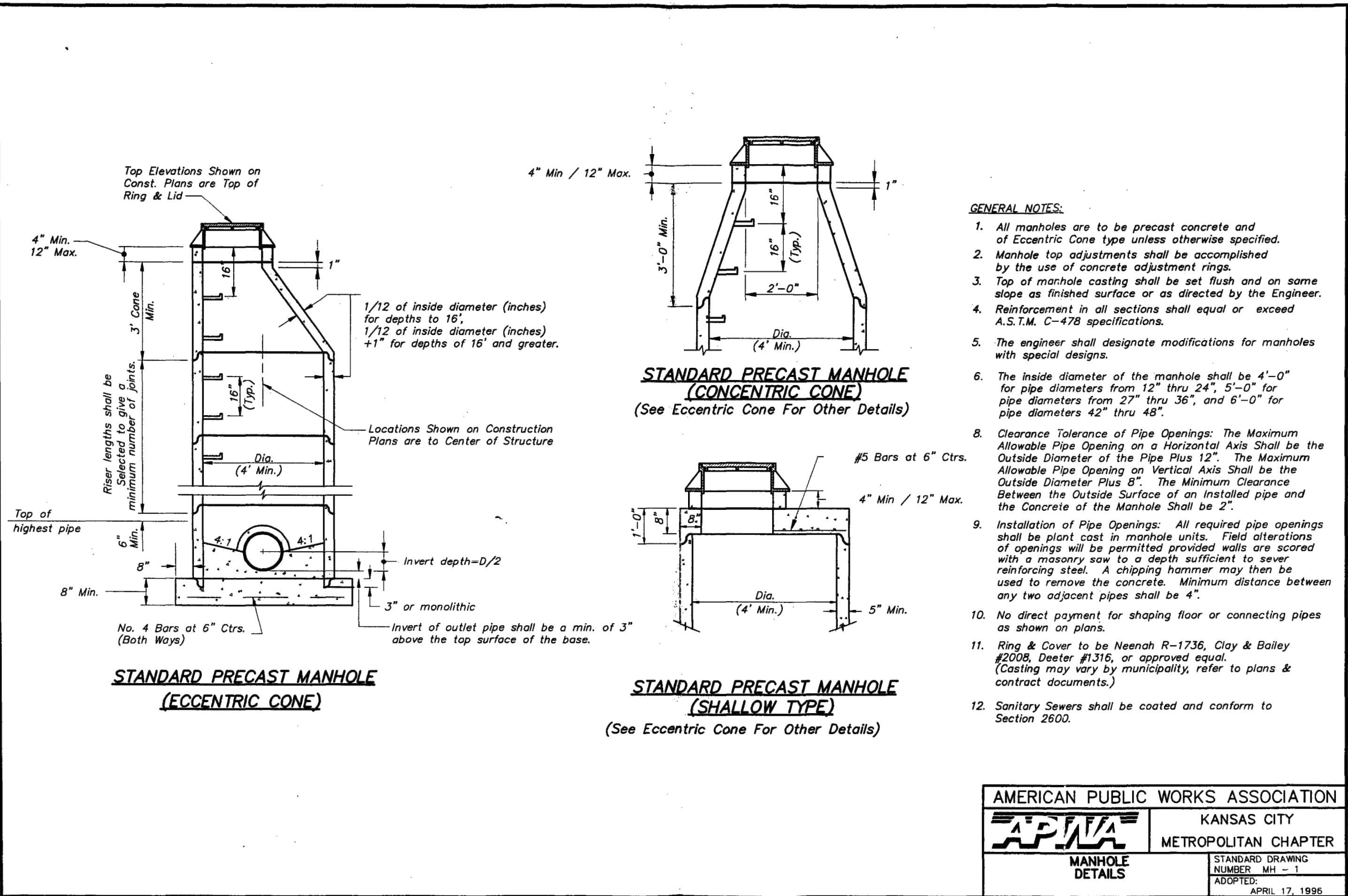
NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

As-Built: "400-00 100.10", "4-00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

Storm Sewer Details

Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059
C:\12220\Civil 3D\Production Drawings\Street & Storm Plans\122022002.dwg Layout: 37 Storm Sewer Details -- Thursday April 06, 2023, 3:42pm -- Copyright 2023, George Butler Associates, Inc.



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.		DATE: 6-25-2020	
DESIGN BY: CEL		DRAWN BY: DRV	
PROJECT NO.: 12720		SHEET NO. TOTAL SHEETS	
37		104	
Title: Senior Associate Firm: GBA		8801 Renner Boulevard Lenexa, Kansas 66219 913.492.0400 www.gbateam.com	
RECORD DRAWING		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	

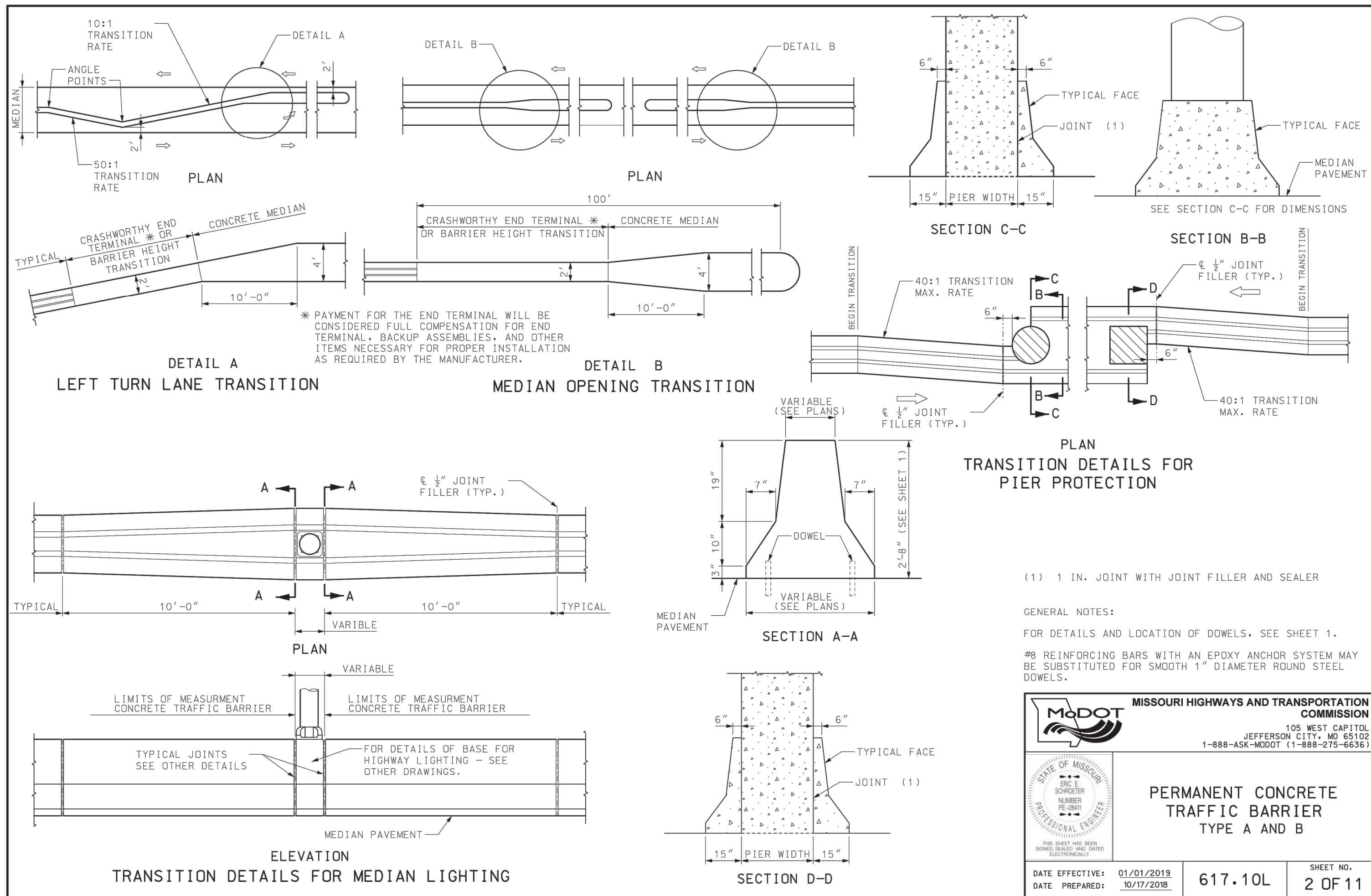
Bradley D. Burton Professional Engineer License No. 25862		RECORD DRAWING	
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NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

1	1/27/21	Revised Structure Size	As-Built: "400-90 100.10" "4-00% 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.
2	2/4/21	Retaining Wall Station & Offsets	
3	2/26/21	RFI 11	
4	3/11/21	RFI 12	
5	3/11/21	Revised Line 400	
6	4/8/21	Utility Updates	
7	5/25/21	Paver Revision	
8	6/15/21	Grading Updates	
9	6/24/21	Wiring Diagram Updates	
10	9/30/21	RFI 15-Irrigation Sleeves	
11	9/30/22	Record Drawings	
12	4/7/23	Record Drawings	

Record Drawing

Storm Sewer Details



Record Drawing

The information provided on this drawing conforms to construction records. It is not intended for construction, implementation or recording purposes, and it is solely based on information obtained by GBA. Date: 4/7/23 <i>RPR</i> Certified by: Bradley D. Burton Title: Senior Associate Firm: GBA RECORD DRAWING			DATE: 6-25-2020	
			DESIGN BY: CEL	
	DRAWN BY: DRV		PROJECT NO.: 12720	
	9801 Renner Boulevard Lenexa, Kansas 66219 913.492.0400 www.gbateam.com		SHEET NO.	TOTAL SHEETS
		38	104	

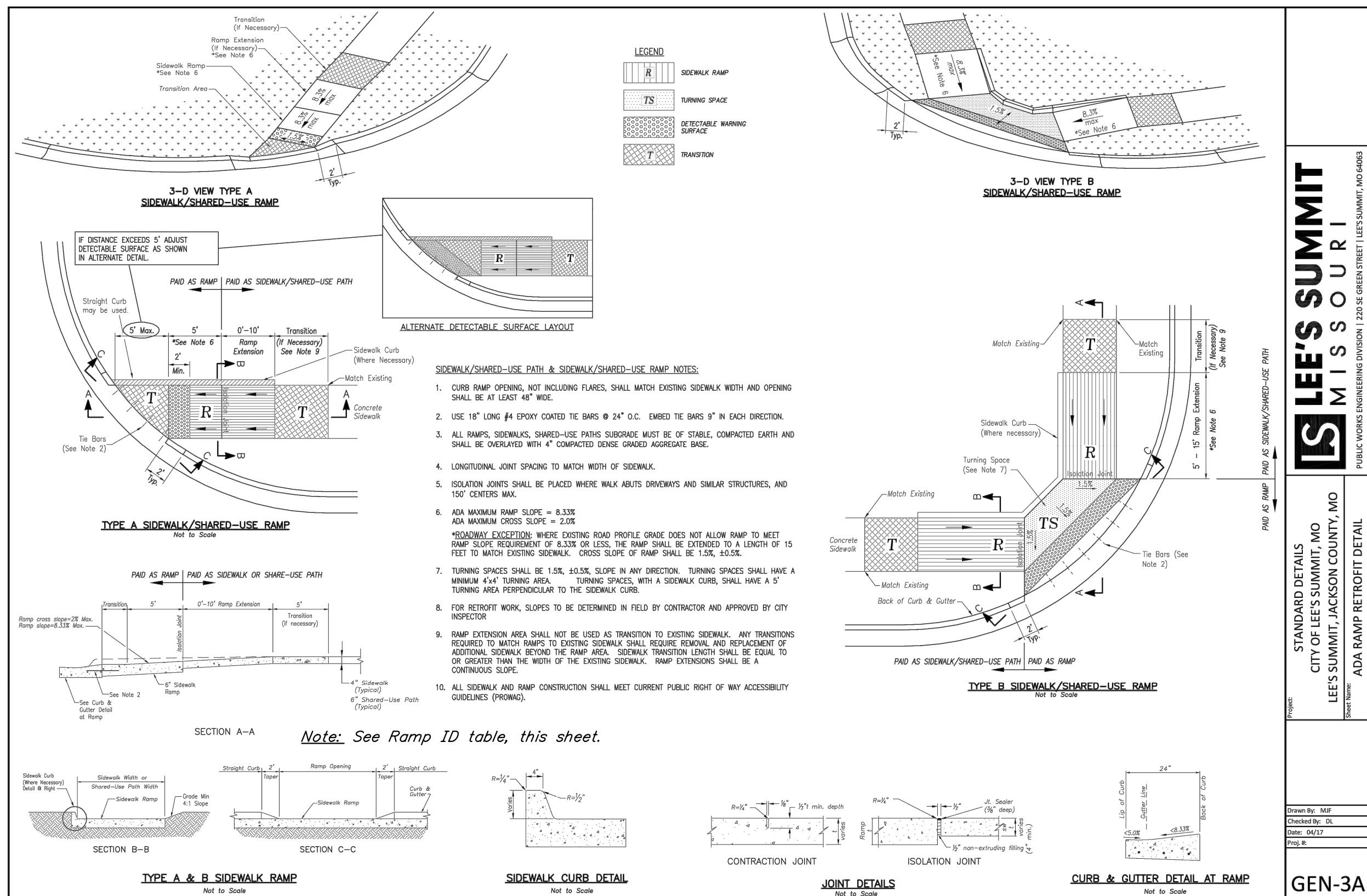
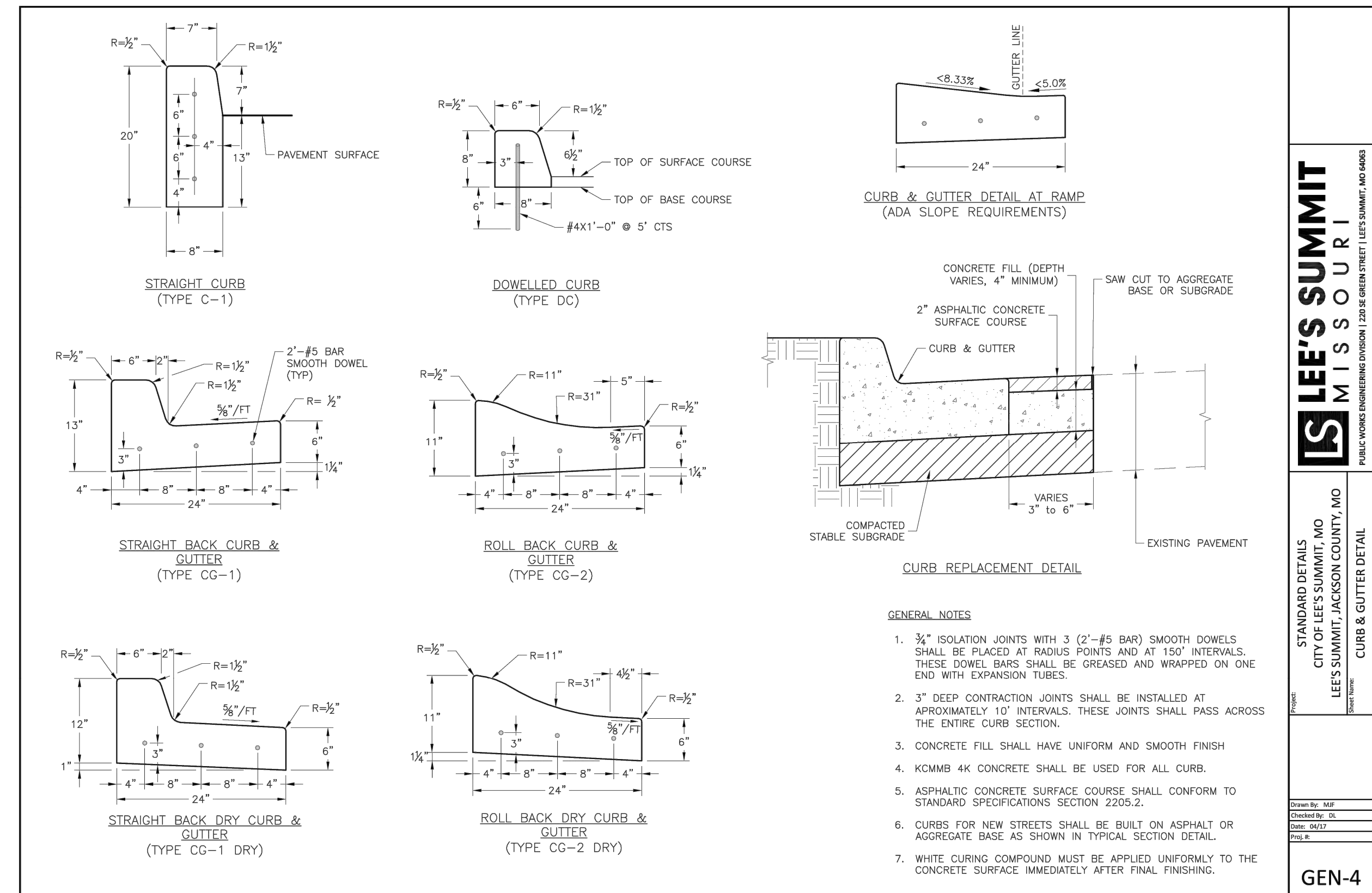
Bradley D. Burton Professional Engineer License No. 25862	<i>Street and Storm Sewer Plans</i> <i>Paragon Star Development</i> <i>Lee's Summit, Missouri</i>
---	--

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|---|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "400-00 100.10", "±0-00 1.15% slope", or "8-inch HDPE PVC pipe" are all |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | typical examples of revisions that indicate that |
| 3 | 2/26/21 | RFT 11 | design data has been replaced with "as-built" |
| 4 | 3/11/21 | RFT 12 | information. All other data is as designed and |
| 5 | 3/11/21 | Revised Line 400 | has not been field verified. |
| 6 | 4/8/21 | Utility Updates | |
| 7 | 5/25/21 | Paver Revision | |
| 8 | 6/15/21 | Grading Updates | |
| 9 | 6/24/21 | Wiring Diagram Updates | |
| 10 | 9/30/21 | RFT 15—Irrigation Sleeves | |
| 11 | 9/30/22 | Record Drawings | |
| 12 | 4/7/23 | Record Drawings | |

	Section A-A	Section B-B		Section C-C
Ramp ID	Ramp Extension (FT)	Ramp Width (FT)	Sidewalk Curb	Ramp Opening (FT)
1	0	10	Yes	10
2	N/A	10	Yes	10
3	N/A	10	Yes	11.5
4	0	10	Yes	10
5	1	10	Yes	12.67
6	1	10	Yes	12.67
7	0	10	Yes	10
8	N/A	10	Yes	10
9	N/A	10	Yes	10
10	0	10	Yes	10
11	1	6	Yes	8.33
12	1	6	Yes	8.33
13	0	10	Yes	10
14	N/A	10	Yes	10
15	N/A	10	Yes	10.5
16	0	10	Yes	10

Note: Ramp ID shown on sheet 21.



C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2100.dwg Layout: 39 Construction Details Thursday April 06, 2023, 3:43pm Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA

architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO. 39

TOTAL SHEETS 104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

3 2/26/21 RFI 11

4 3/11/21 RFI 12

5 3/11/21 Revised Line 400

6 4/8/21 Utility Updates

7 5/25/21 Paver Revision

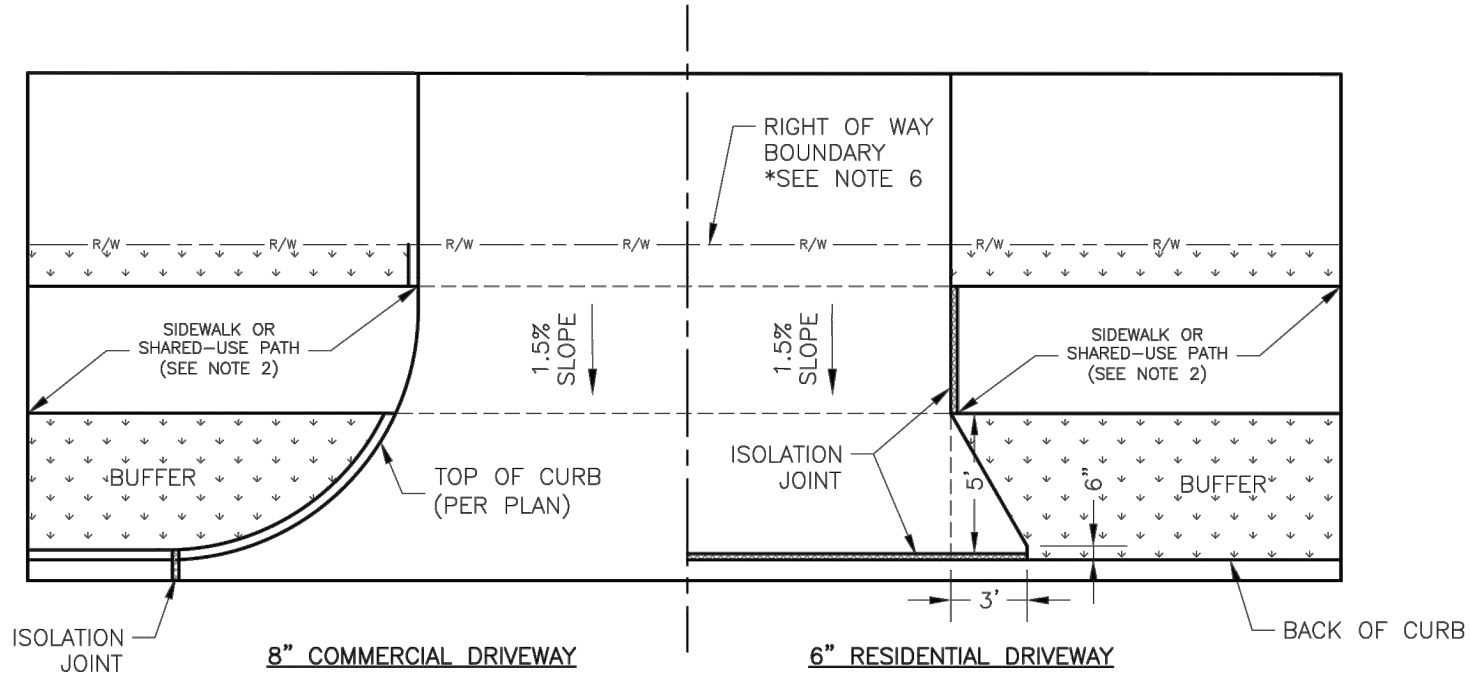
8 6/15/21 Grading Updates

9 6/24/21 Wiring Diagram Updates

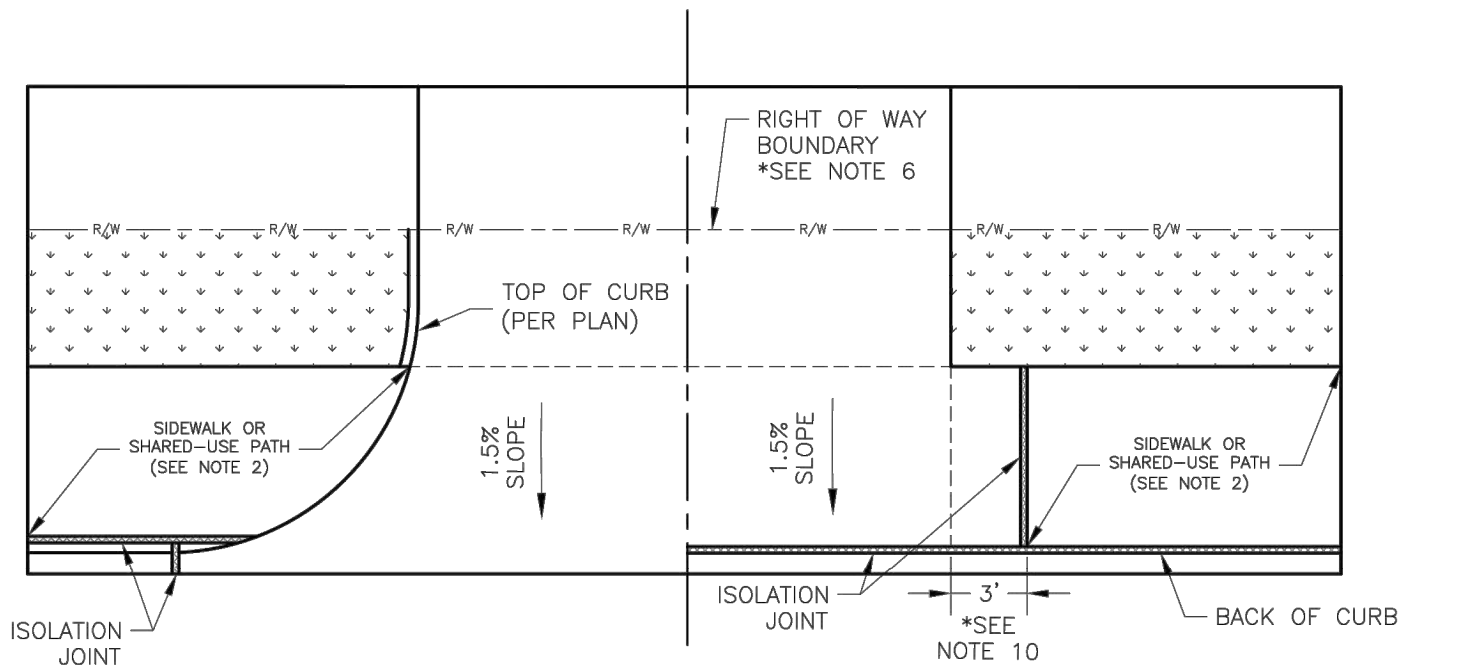
10 9/30/21 RFI 15-Irrigation Sleeves

11 9/30/22 Record Drawings

12 4/7/23 Record Drawings
- As-Built: "400-00 100.10" "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

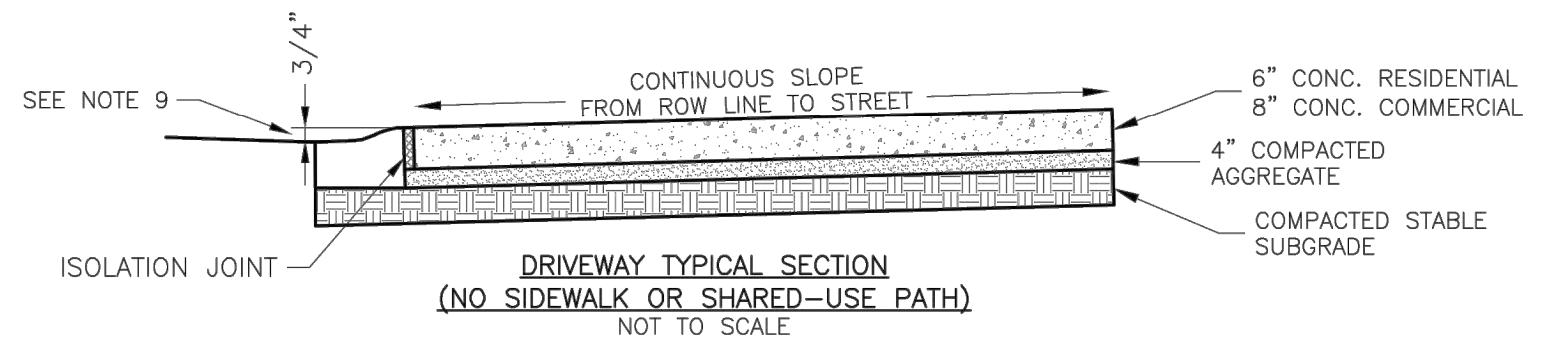


DRIVEWAY WITH BUFFER
NOT TO SCALE

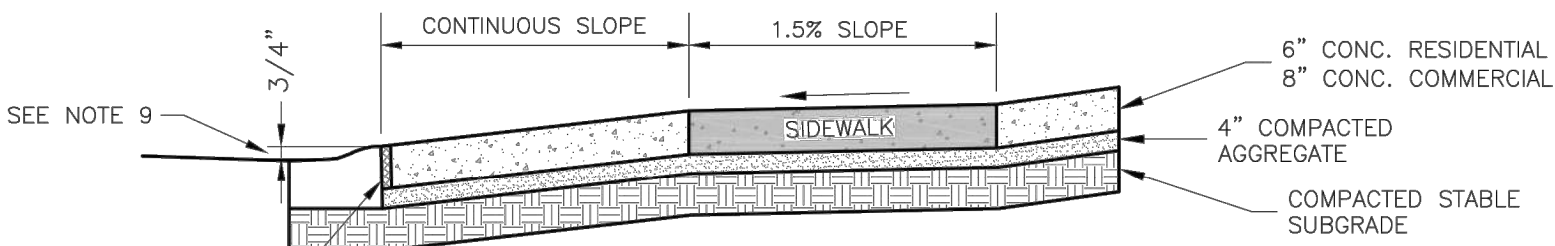


DRIVEWAY WITHOUT BUFFER
NOT TO SCALE

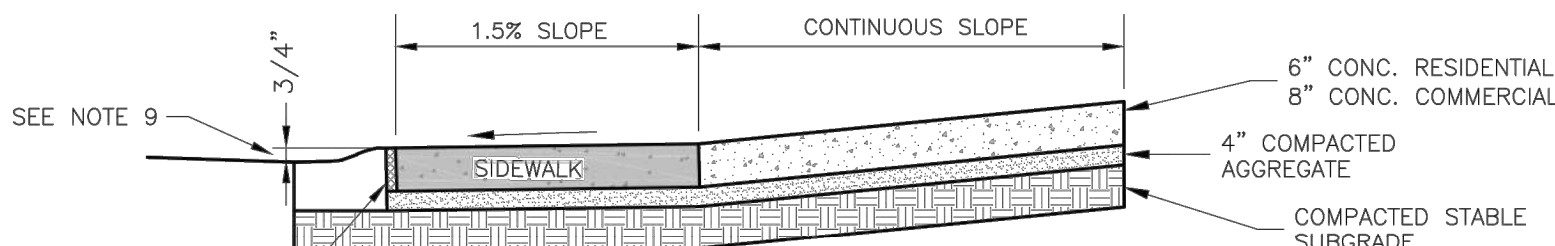
- GENERAL NOTES
- SUBGRADE SHALL BE STABLE, COMPACTED EARTH AND SHALL BE OVERLAYED WITH 4" COMPACTED DENSE GRADED AGGREGATE BASE.
 - ALL DRIVE APPROACHES SHALL MEET CURRENT PUBLIC RIGHT OF WAY ACCESSIBILITY GUIDELINES (PROWAG) FOR SLOPE REQUIREMENTS WHEN SIDEWALK IS REQUIRED (SEE ADA RAMP RETROFIT DETAIL GEN-3B, SIDEWALK/SHARED USE PATH RAMP AT DRIVEWAY DETAIL).
 - JOINT AT BACK OF CURB LINE SHALL BE AN ISOLATION JOINT FOR RESIDENTIAL DRIVEWAYS.
 - KCMMB 4K CONCRETE MIX IS REQUIRED FOR ALL CURBS.
 - COMMERCIAL DRIVEWAYS, IN THE PUBLIC RIGHT OF WAY, SHALL BE KCMMB 4K CONCRETE MIX.
 - RESIDENTIAL DRIVEWAYS, IN THE PUBLIC RIGHT OF WAY, KCMMB 4K CONCRETE MIX IS RECOMMENDED. OTHER CONCRETE MIXES NEEDS TO BE APPROVED BY CITY INSPECTOR.
 - A JOINT MUST BE INSTALLED AT THE RIGHT OF WAY BOUNDARY FOR PROPERTY DELINEATION.
 - WHITE CURING COMPOUND MUST BE APPLIED UNIFORMLY TO THE CONCRETE SURFACE IMMEDIATELY AFTER FINAL FINISHING.
 - 3/4" FROM TOP OF CURB TO FLOWLINE AT DRIVEWAY (TYPE CG-1 CURB ONLY). MUST MAINTAIN ORIGINAL FLOWLINE OF CURB.
 - SIDEWALK ADJOINING CURB SHALL BE 6" THICK, EXTENDING 3' FROM THE DRIVEWAY.
 - THE MAXIMUM WIDTH OF A RESIDENTIAL DRIVEWAY IS 36 FEET WITHIN THE RIGHT OF WAY.



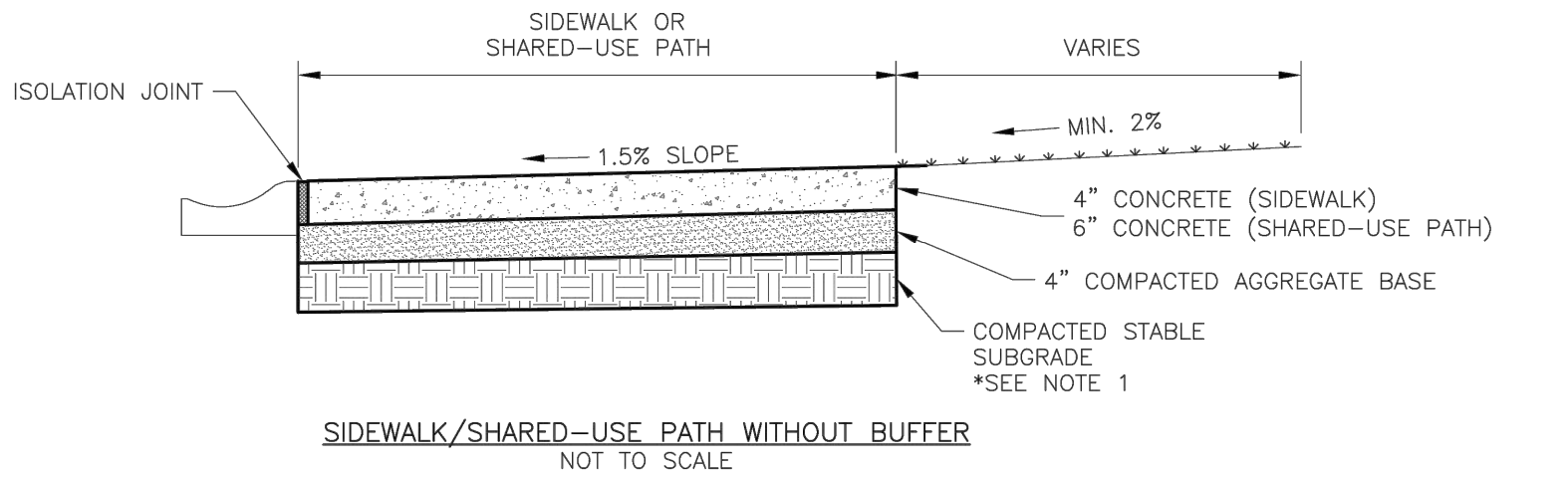
DRIVEWAY TYPICAL SECTION
(NO SIDEWALK OR SHARED-USE PATH)
NOT TO SCALE



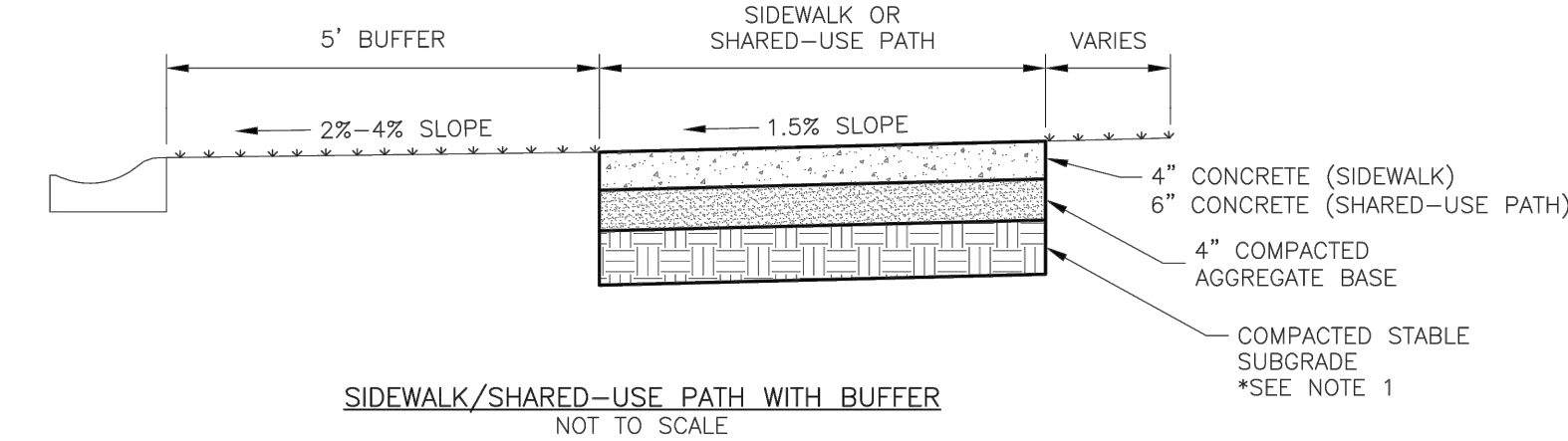
DRIVEWAY TYPICAL SECTION
(SIDEWALK OR SHARED-USE PATH WITH BUFFER)
NOT TO SCALE



DRIVEWAY TYPICAL SECTION
(SIDEWALK OR SHARED-USE PATH WITHOUT BUFFER)
NOT TO SCALE



SIDEWALK/SHARED-USE PATH WITHOUT BUFFER
NOT TO SCALE



SIDEWALK/SHARED-USE PATH WITH BUFFER
NOT TO SCALE

GENERAL NOTES:

- SUBGRADE MUST BE OF STABLE, COMPACTED EARTH AND SHALL BE OVERLAYED WITH 4" COMPACTED DENSE GRADED AGGREGATE BASE.
- 1.5% CROSS SLOPE MUST BE MAINTAINED THROUGH DRIVEWAYS.
- KCMMB 4K CONCRETE MIX SHALL BE REQUIRED FOR ALL SIDEWALKS/SHARED-USE PATHS OR AS APPROVED BY THE CITY INSPECTOR.
- ALL SIDEWALK/SHARED-USE PATHS SHALL MEET CURRENT PUBLIC RIGHT OF WAY ACCESSIBILITY GUIDELINES (PROWAG).
- AN ISOLATION JOINT SHALL BE PLACED AT A MAXIMUM OF 150 FT. CONSTRUCTION JOINTS SHALL BE PLACED THE SAME WIDTH OF SIDEWALK/SHARED-USE PATHS, BUT NO GREATER THAN 10 FT.
- AN ISOLATION JOINT SHALL BE PLACED WHERE THE SIDEWALK/SHARED-USE PATHS MEETS A RESIDENTIAL DRIVEWAY.
- SHARED-USE PATHS WIDTH SHALL BE 10 FT. WIDE.
- SIDEWALK/SHARED-USE PATHS FINISHING SHALL BE FULL BROOM FINISH OR AS DIRECTED BY CITY INSPECTOR.
- WHITE CURING COMPOUND MUST BE APPLIED UNIFORMLY TO THE CONCRETE SURFACE IMMEDIATELY AFTER FINAL FINISHING.



**LEE'S SUMMIT
MISSOURI**
PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64063

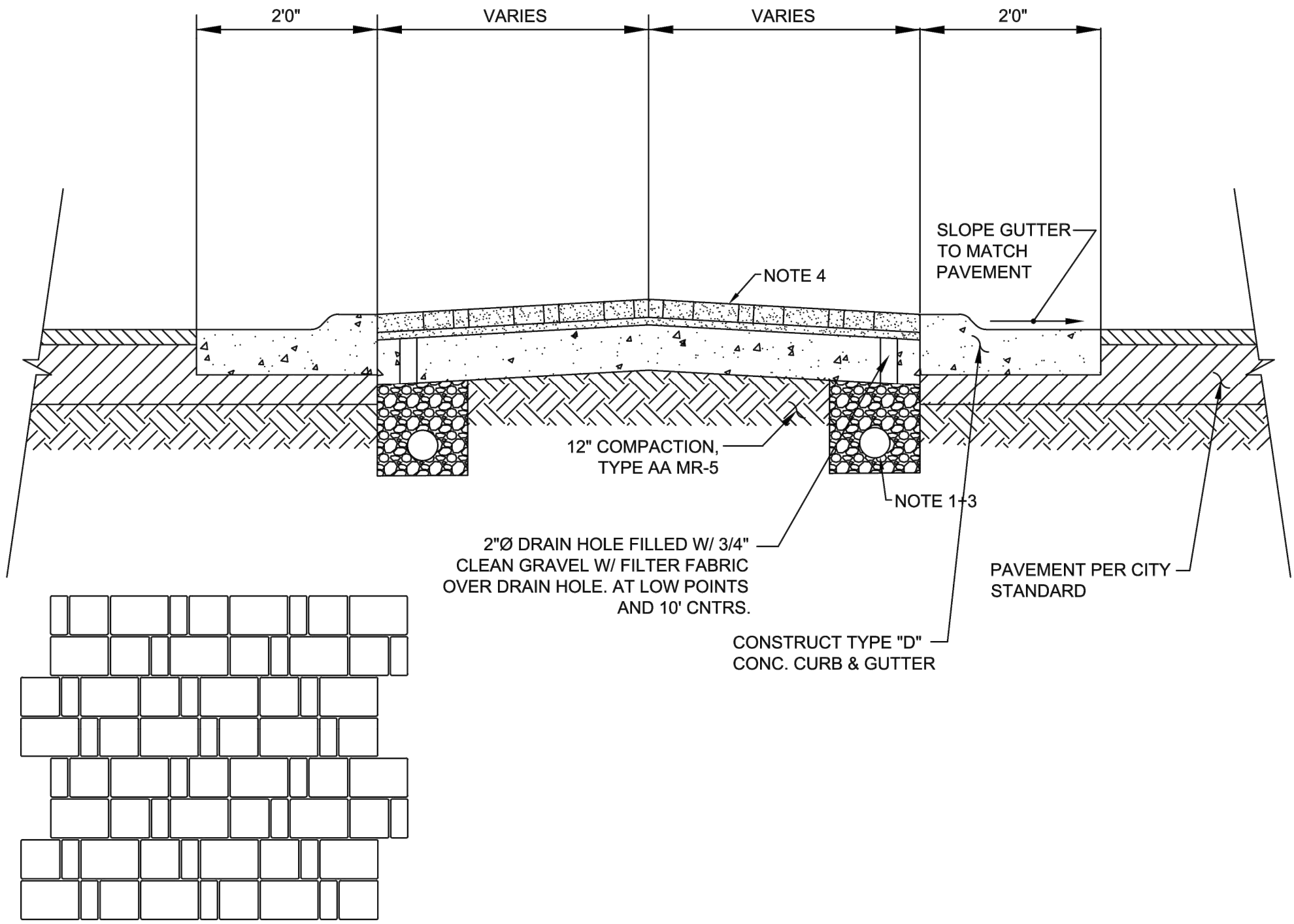
SIDEWALK/SHARED-USE PATH DETAIL

Date: 04/17
Drawn By: MJF
Checked By: DL
GEN-2

Record Drawing

Construction Details

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2100.dwg Layout: 40 Construction Details -- Thursday April 06, 2023, 3:43pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



++ PAVING PATTERN
NO SCALE

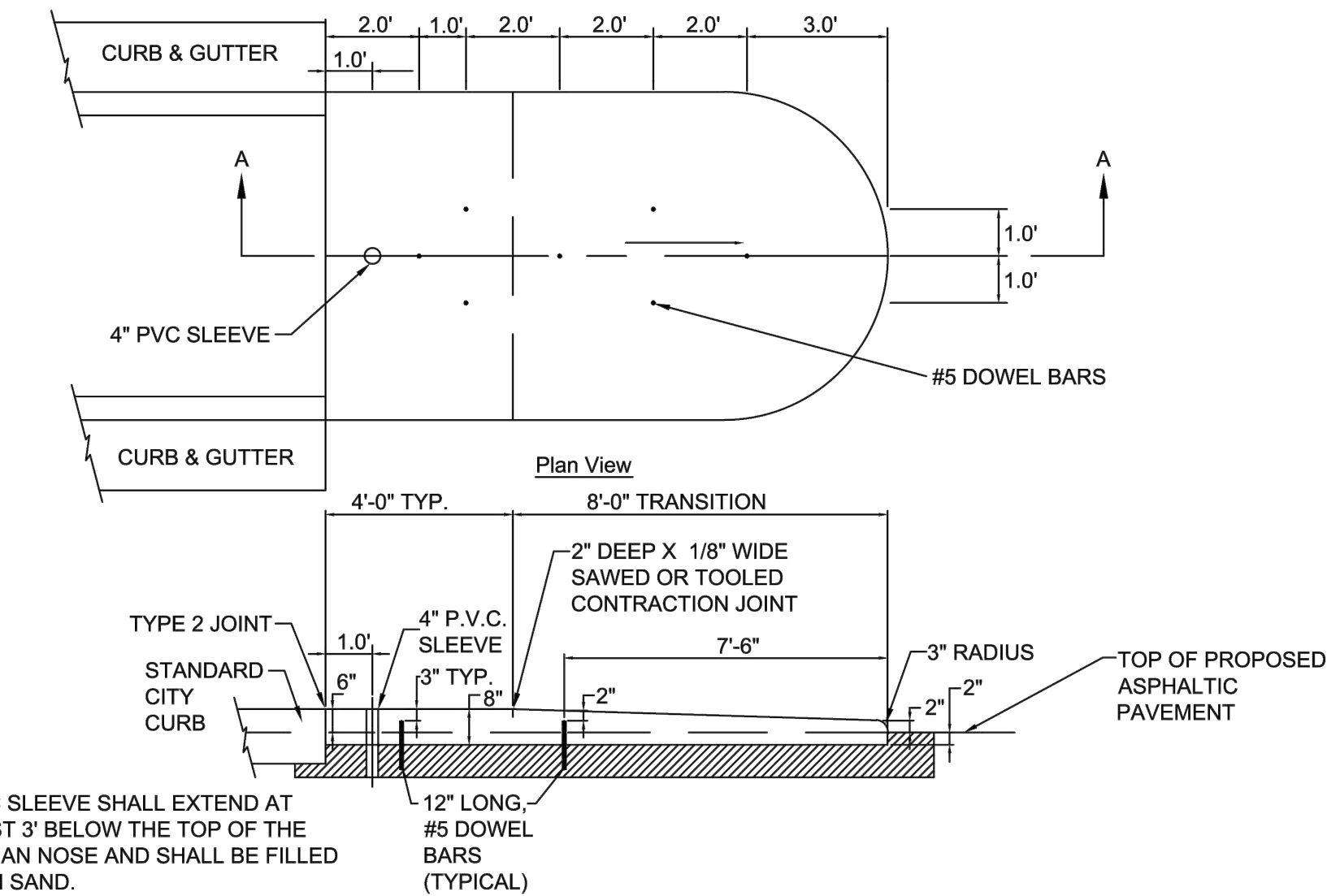
MOUNTABLE MEDIAN PAVER DETAIL

NOTES:

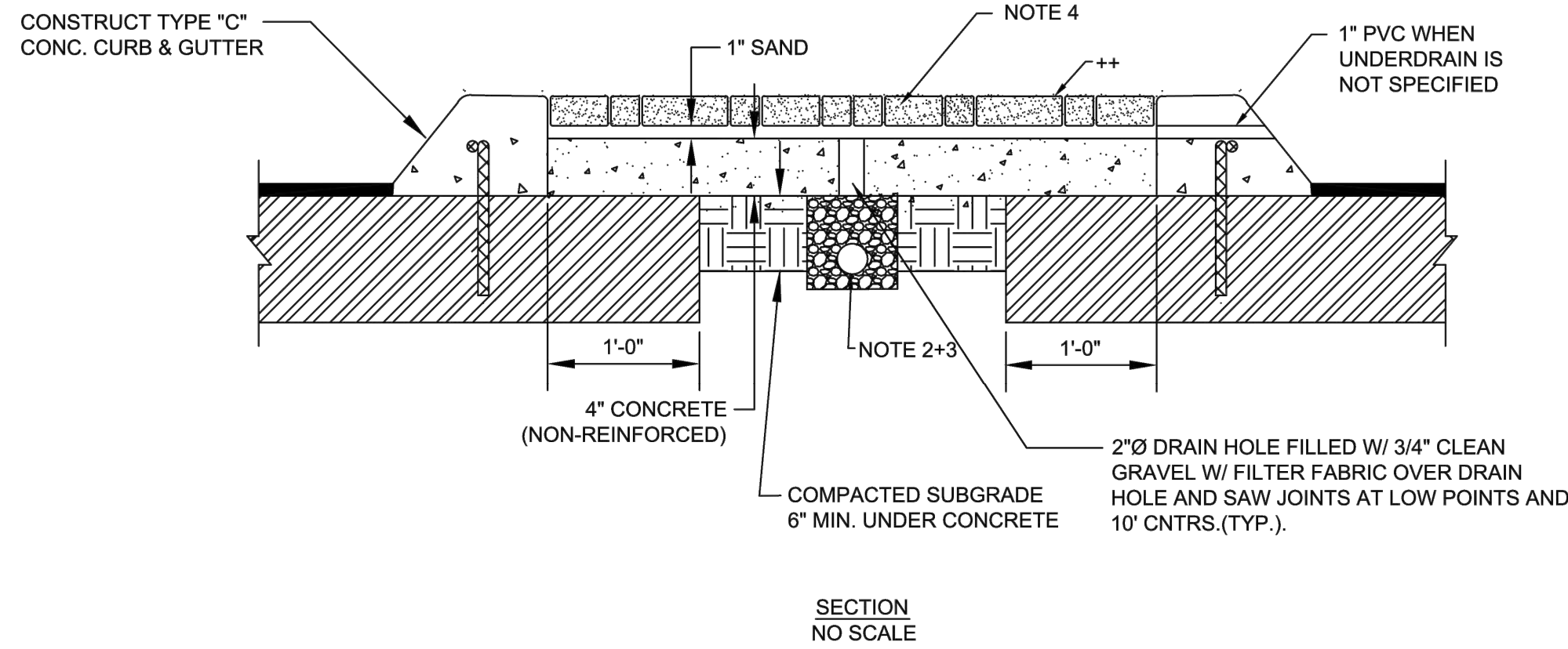
1. UNDERDRAIN SHALL BE INSTALLED AROUND THE PERIMETER OF THE MEDIAN AND CONNECTED TO THE STORM DRAIN SYSTEM.
2. UNDERDRAIN SHALL BE INSTALLED TO THE CENTER OF THE MEDIAN AND CONNECTED TO THE STORM DRAIN SYSTEM.

3. CONCRETE PAVERS, PAVESTONE "COBBLE STONE" OR EQUIV.
4-9/16"x2-1/8"x3/8"
4-9/16"x4-9/16"x2-3/8"
4-9/16"x6-13/16"x2-3/8"

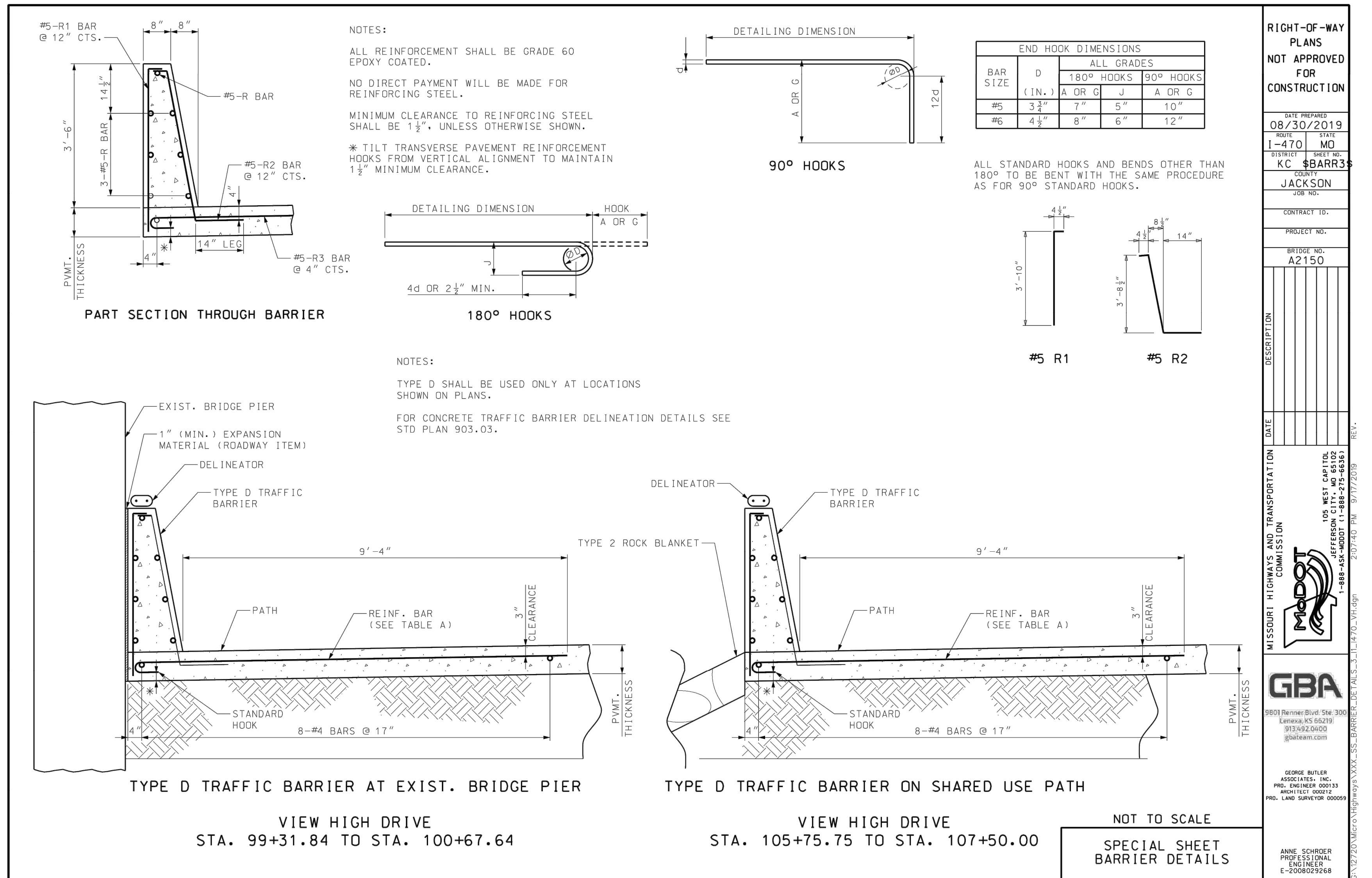
PAVER COLOR
VARIABLE. CONTACT ENGINEERING



MEDIAN NOSE DETAIL



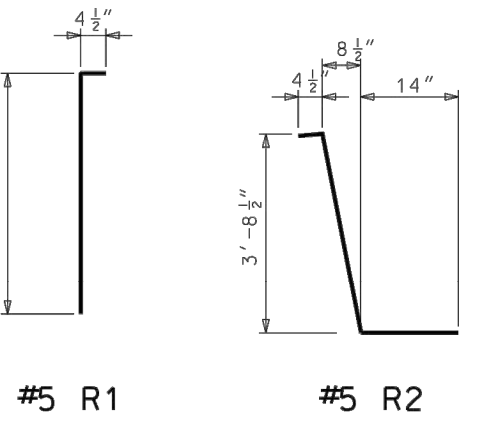
MEDIAN PAVER DETAIL



Record Drawing

END HOOK DIMENSIONS			
BAR SIZE (IN.)	D	ALL GRADES	
		180° HOOKS	90° HOOKS
#5	3 1/4"	7"	5"
#6	4 1/2"	8"	6"

ALL STANDARD HOOKS AND BENDS OTHER THAN 180° TO BE BENT WITH THE SAME PROCEDURE AS FOR 90° STANDARD HOOKS.



RIGHT-OF-WAY
PLANS
NOT APPROVED
FOR
CONSTRUCTION

DATE PREPARED
08/30/2019

ROUTE
1-470

DISTRICT
KC

COUNTY
JACKSON

JOB NO.
\$BARR3

CONTRACT ID.

PROJECT NO.

BRIDGE NO.
A2150

DESCRIPTION

DATE

REV.

MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION

GEORGE BUTLER ASSOCIATES, INC.
PROF. ENGINEER 000133
ARCHITECT 000212
PROF. LAND SURVEYOR 000059

9801 Renner Blvd Ste 300
Lenexa, KS 66219
913-922-0400
gbateam.com

ANNE SCHROEDER
PROFESSIONAL
ENGINEER
E-2008029268



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Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
42	104

Bradley D. Burton
Professional Engineer
License No. 25862

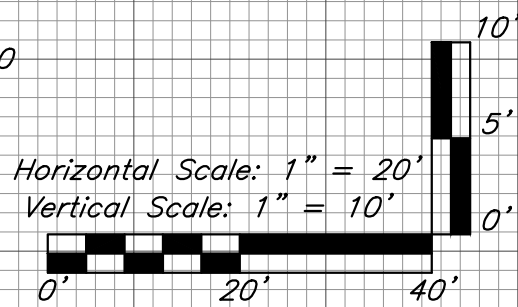
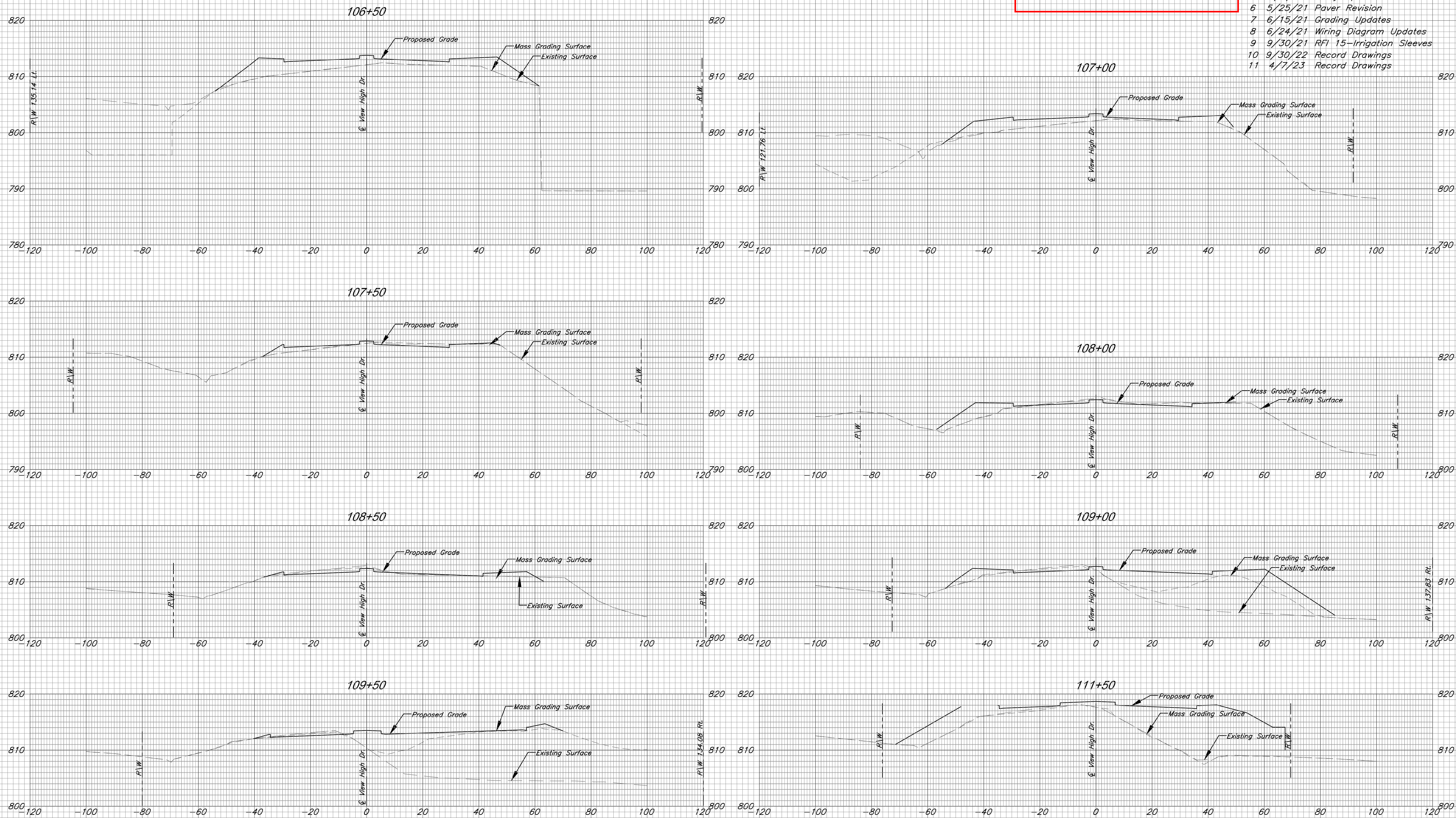
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVE
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|---|
| 1 | 1/27/21 | Revised Structure Size | As-Built: " 100.00 100.10", " 1+00.00 1+15.38 |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | slope", or "8-inch HDPE PVC pipe" are all |
| 3 | 2/26/21 | RFI 11 | typical examples of revisions that indicate the |
| 4 | 3/11/21 | RFI 12 | design data has been replaced with "as-built |
| 5 | 3/11/21 | Revised Line 400 | information. All other data is as designed and |
| 6 | 4/8/21 | Utility Updates | has not been field verified. |
| 7 | 5/25/21 | Paver Revision | |
| 8 | 6/15/21 | Grading Updates | |
| 9 | 6/24/21 | Wiring Diagram Updates | |
| 10 | 9/30/21 | RFI 15-Irrigation Sleeves | |
| 11 | 9/30/22 | Record Drawings | |
| 12 | 4/7/23 | Record Drawings | |

As-Built: "100.00 100.10", "1.00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate the design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing



View High Drive Cross Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2500.dwg Layout: 4.3 View High Drive Cross Sections -- Thursday April 06, 2023, 3:16pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA

architects
engineers

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Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.

TOTAL SHEETS

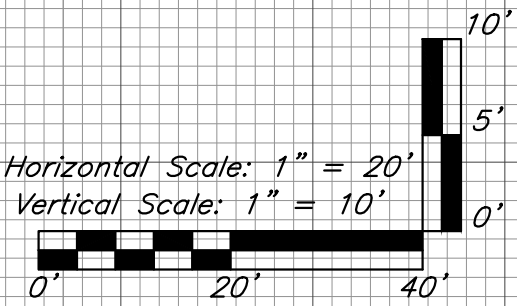
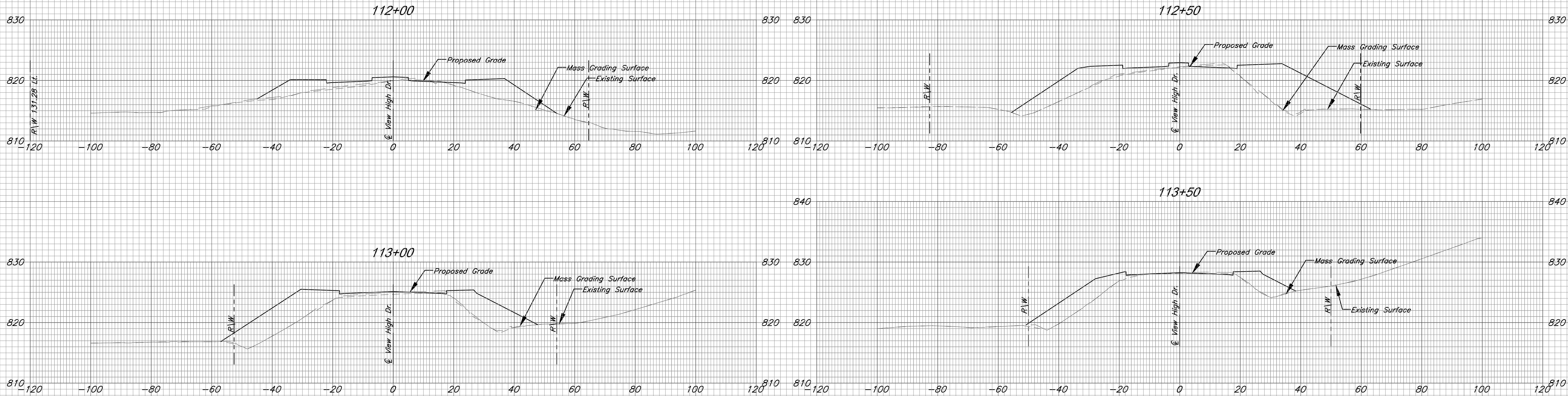
43104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
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10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

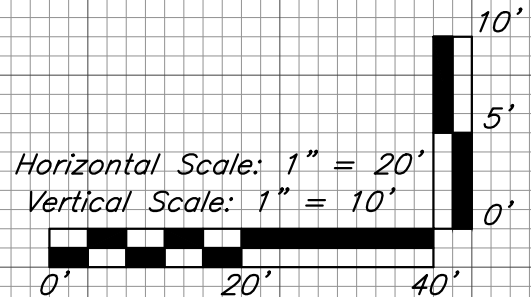
As-Built: "400-00 100.10" "4-00" 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



Record Drawing

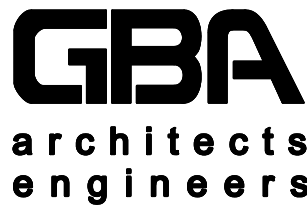
View High Drive Cross Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 44 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
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SHEET NO.	TOTAL SHEETS
44	104

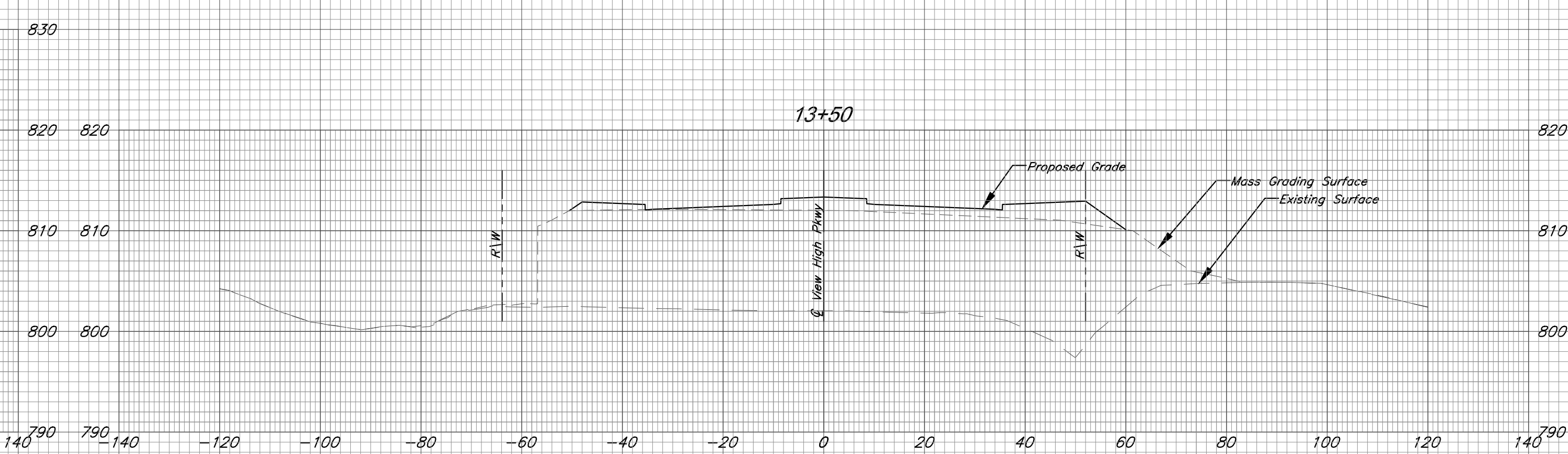
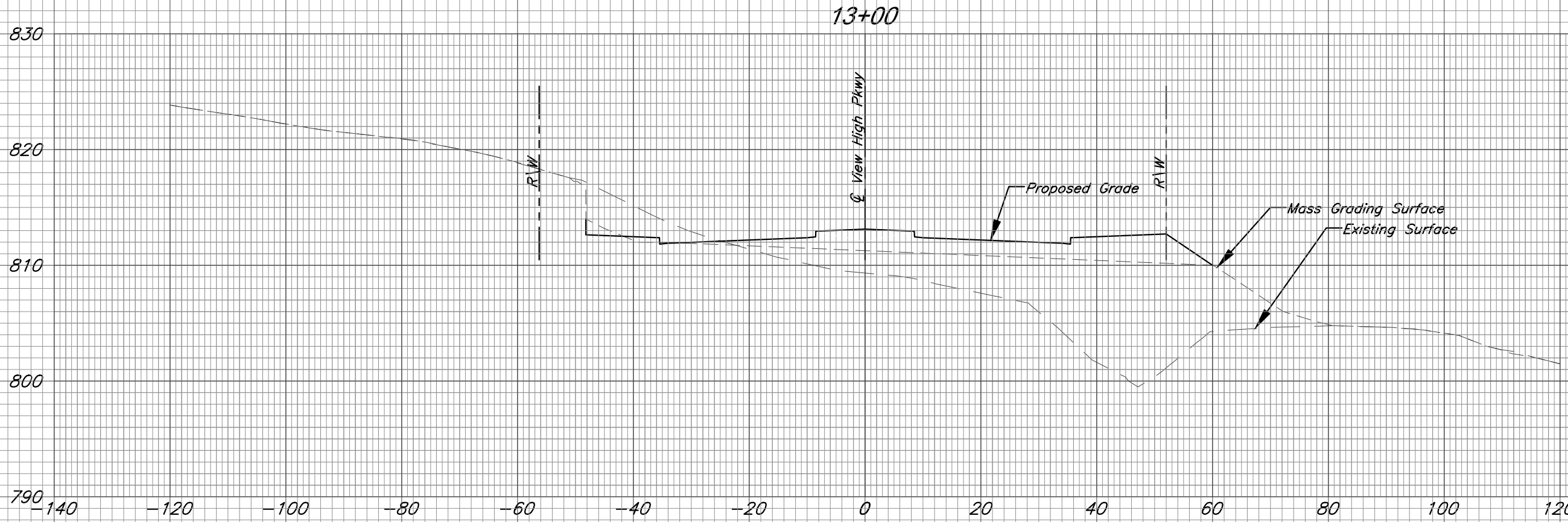
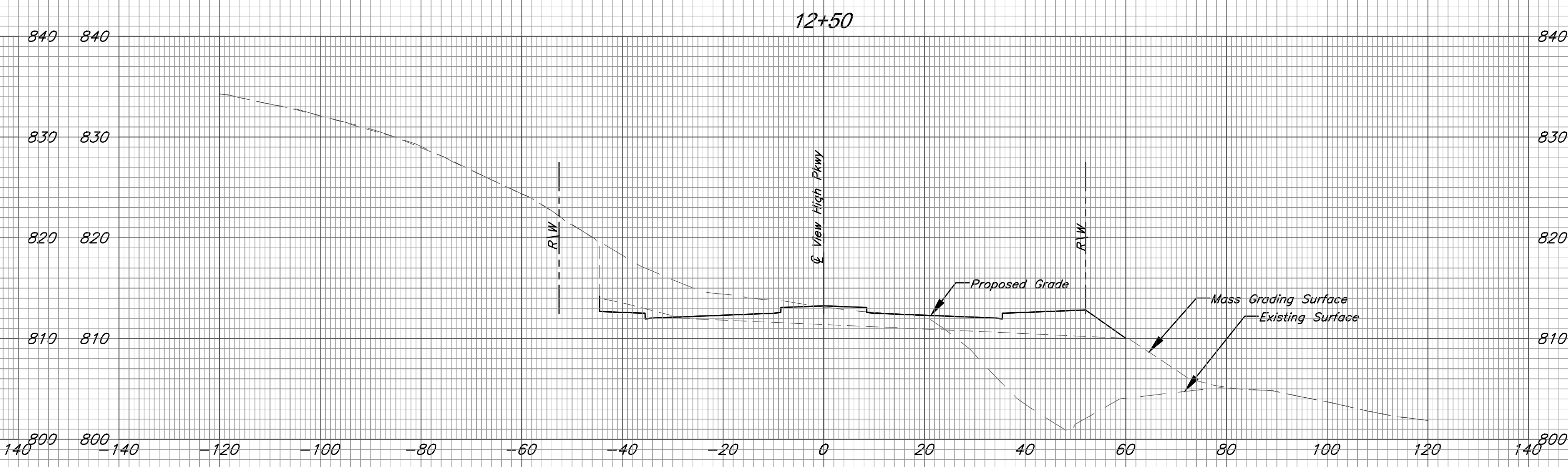
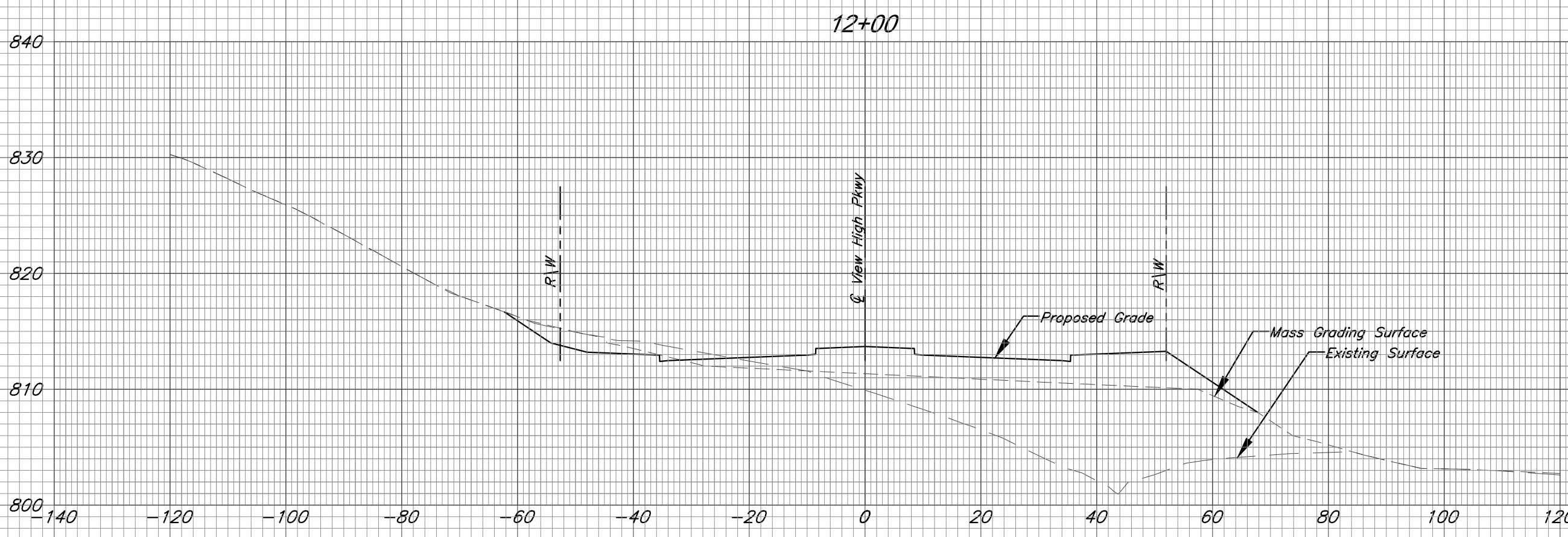
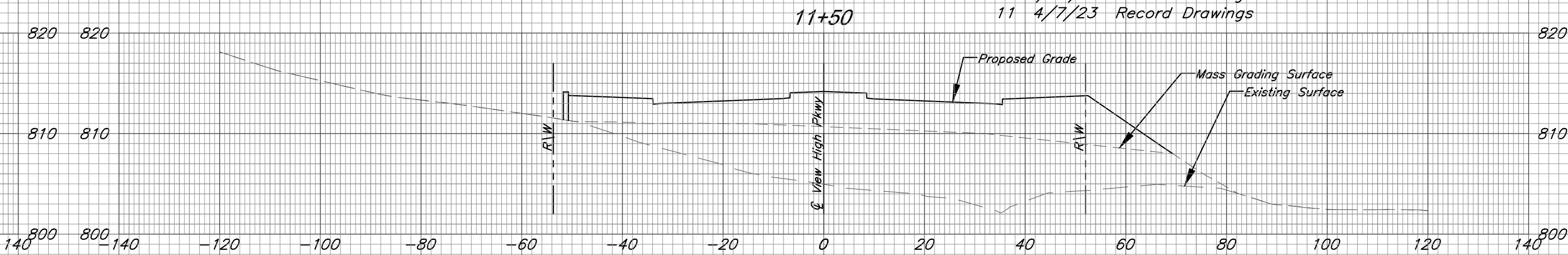
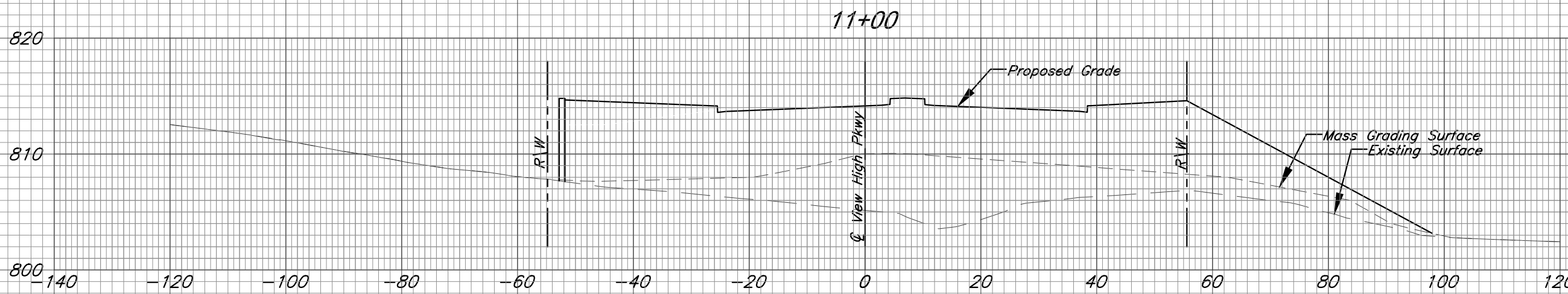
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

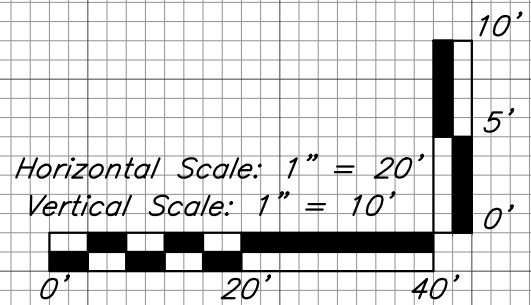
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Record Drawing



View High Parkway Cross Sections

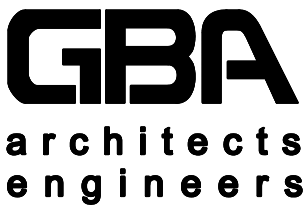
C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 45 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Title: Senior Associate
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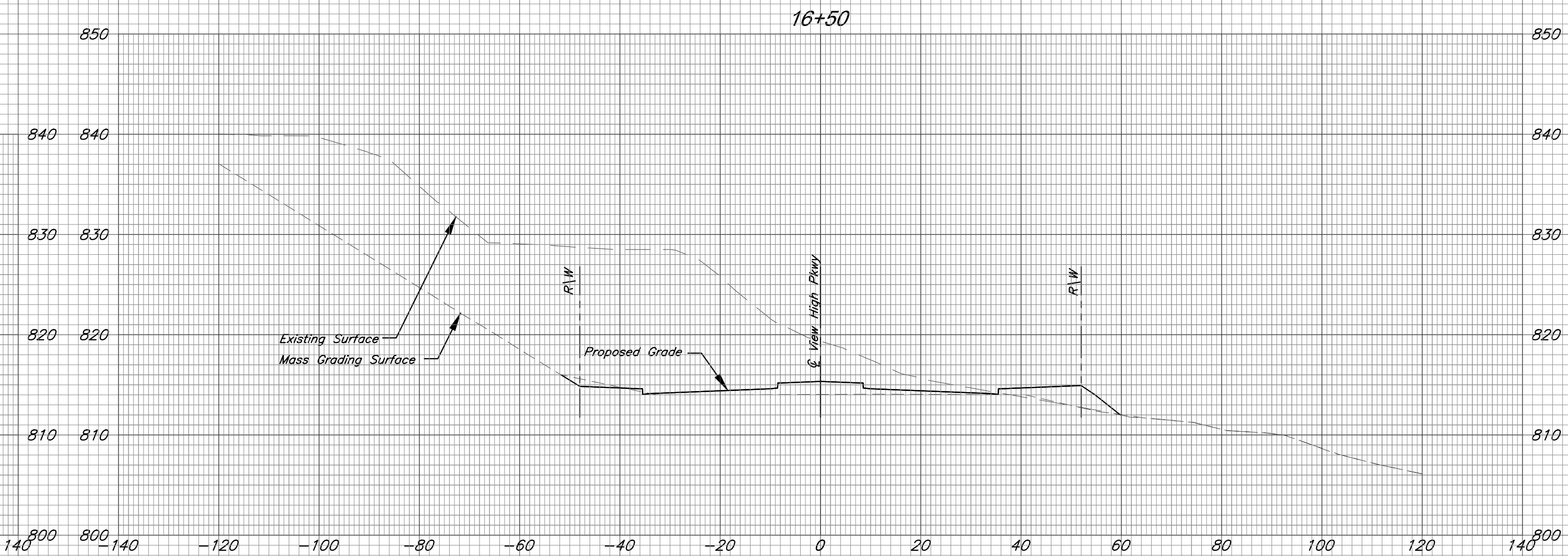
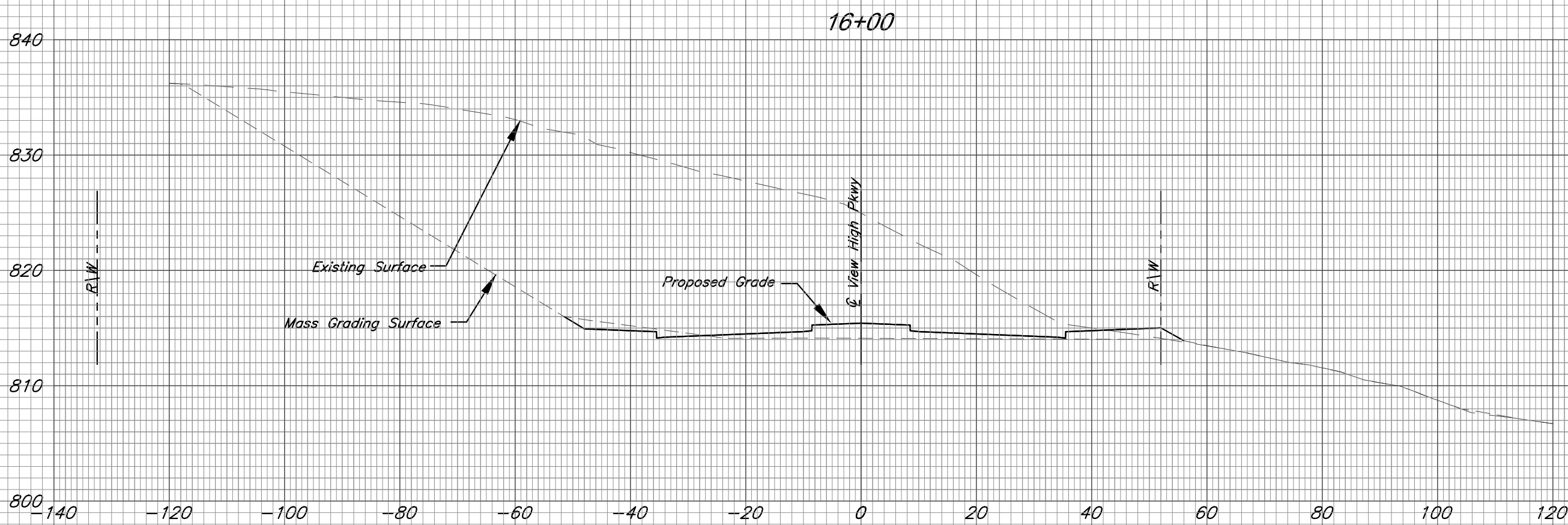
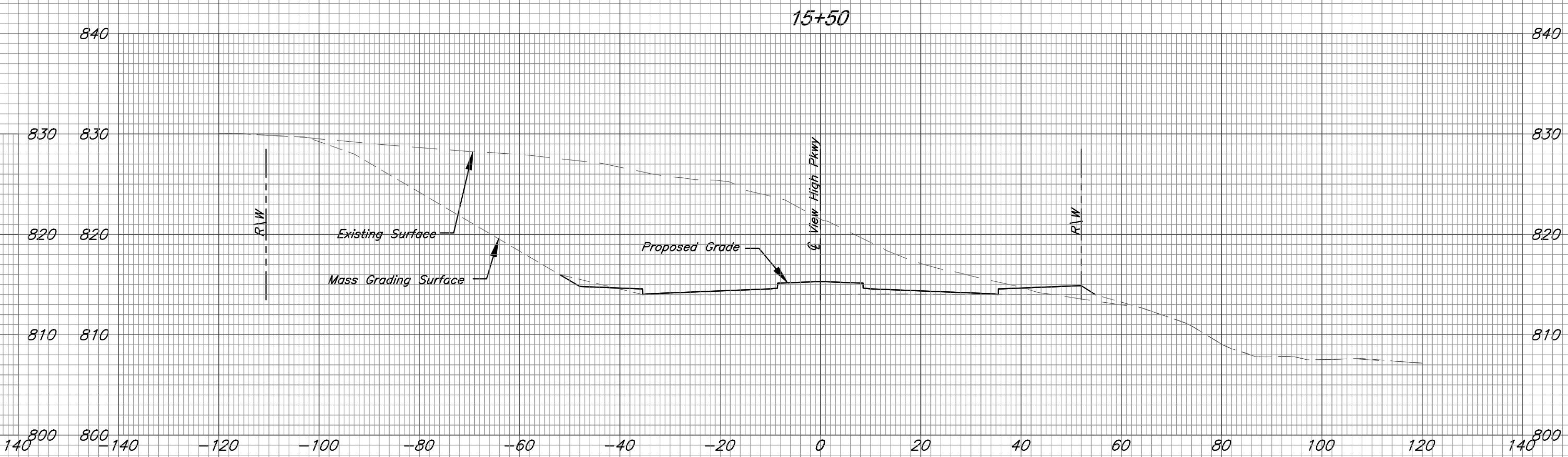
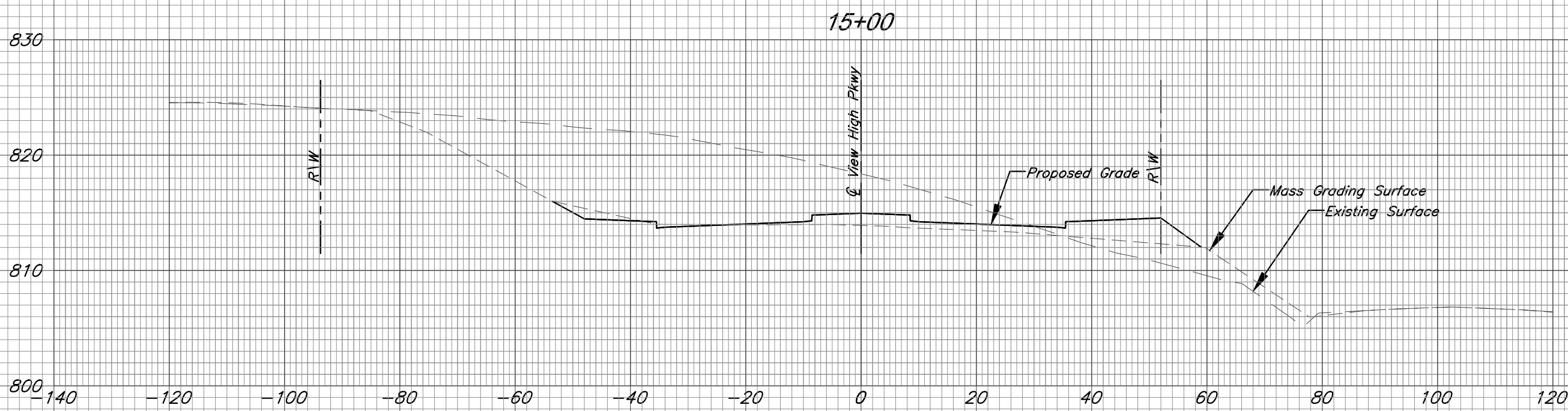
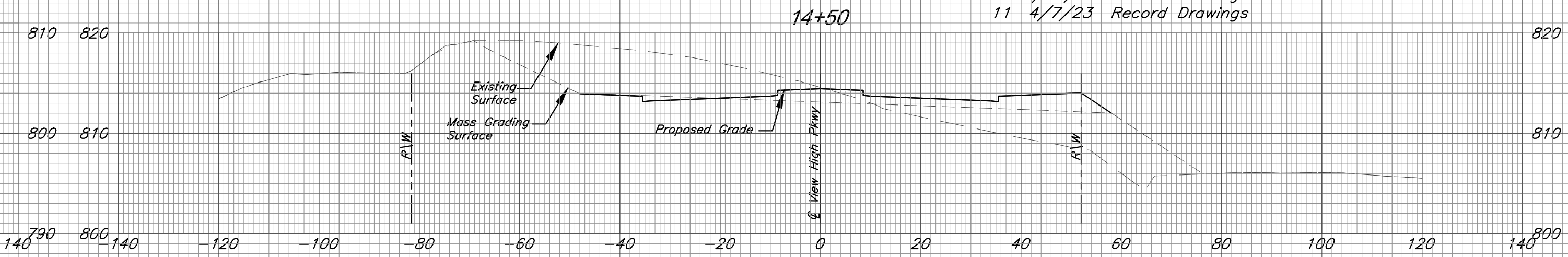
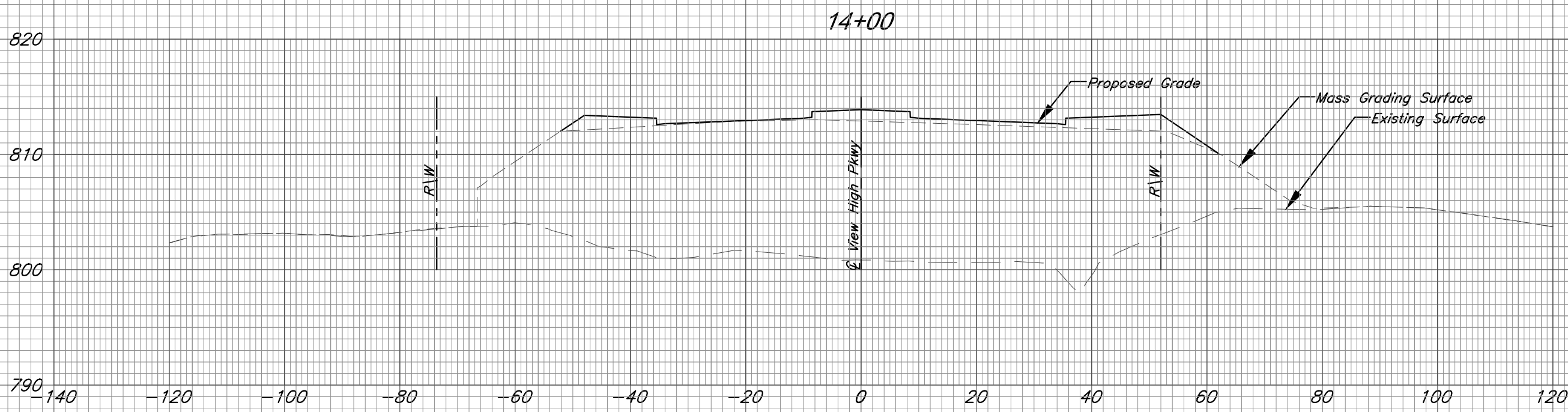
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DRAWN BY:	DRV
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SHEET NO.	TOTAL SHEETS
45	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
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11	4/7/23	Record Drawings		

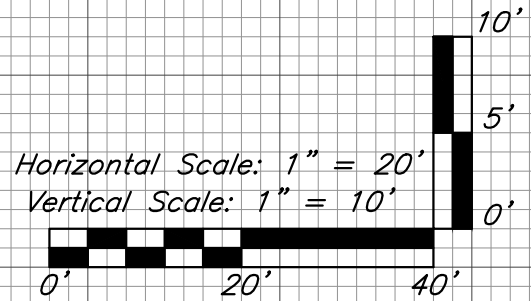
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Record Drawing

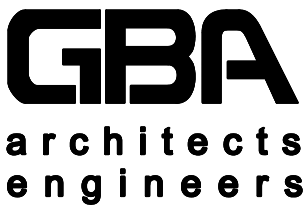
View High Parkway Cross Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 46 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Title: Senior Associate
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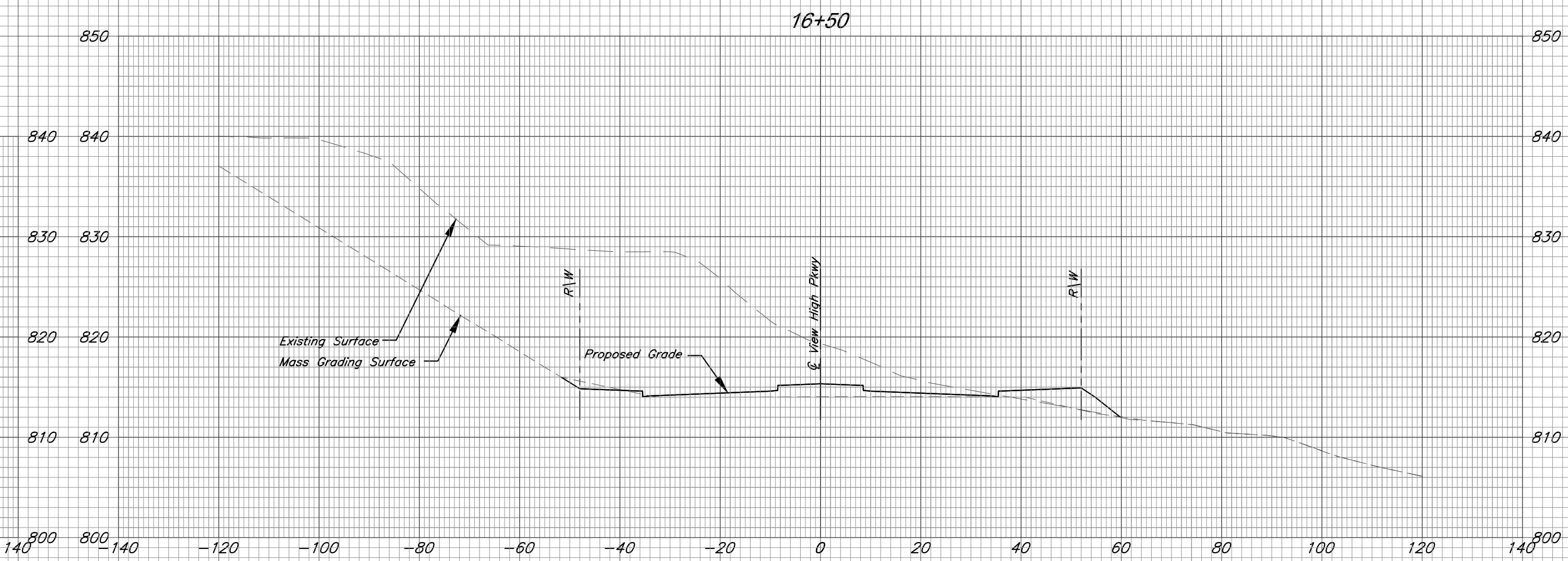
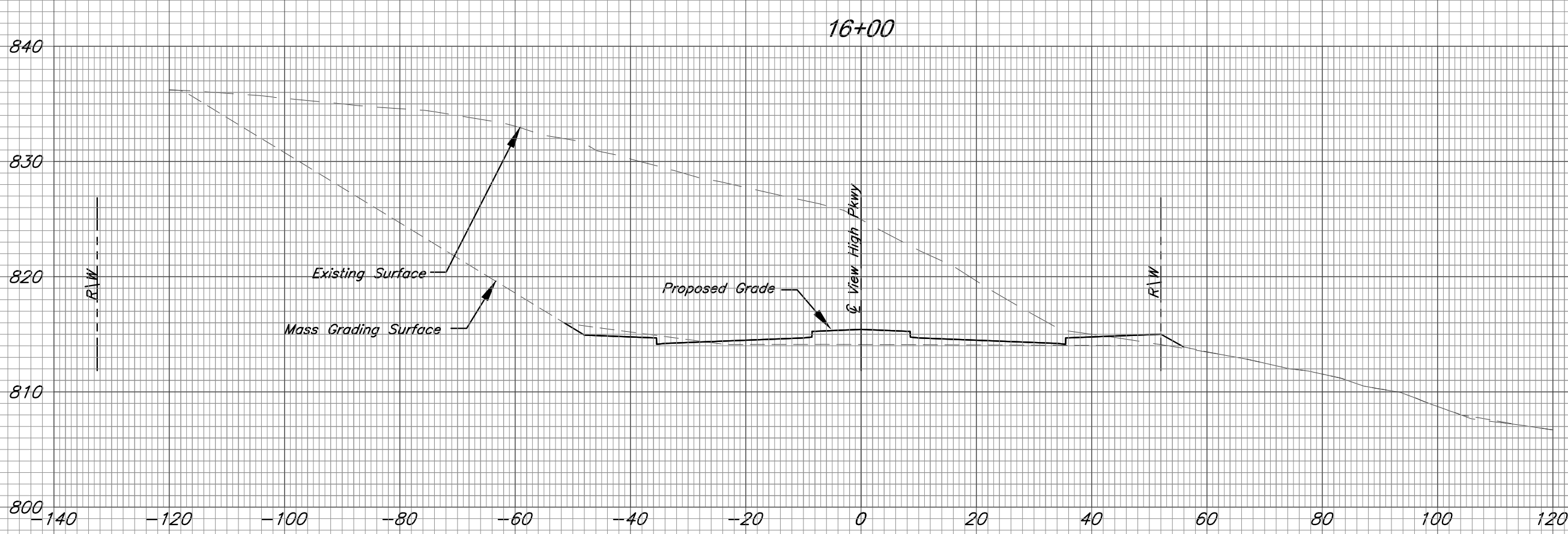
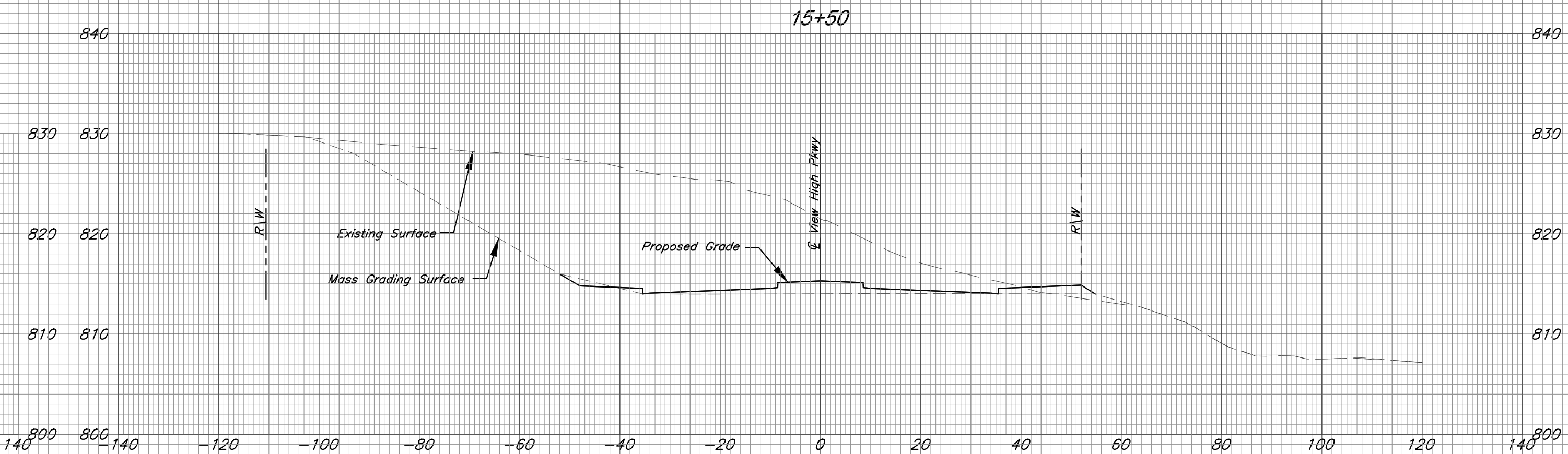
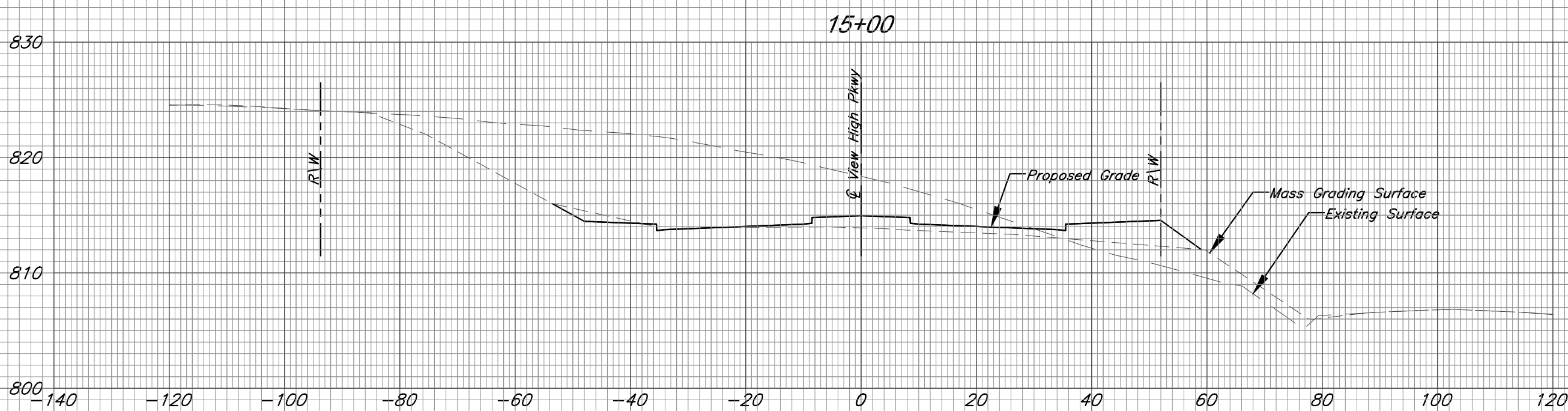
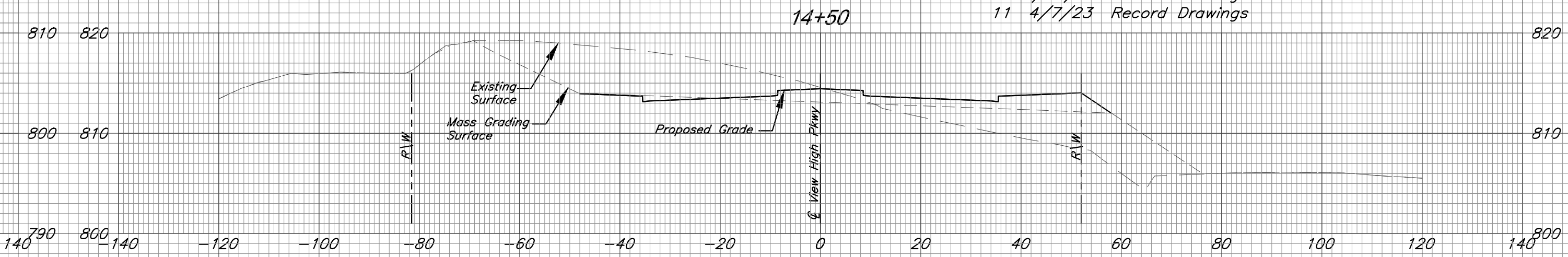
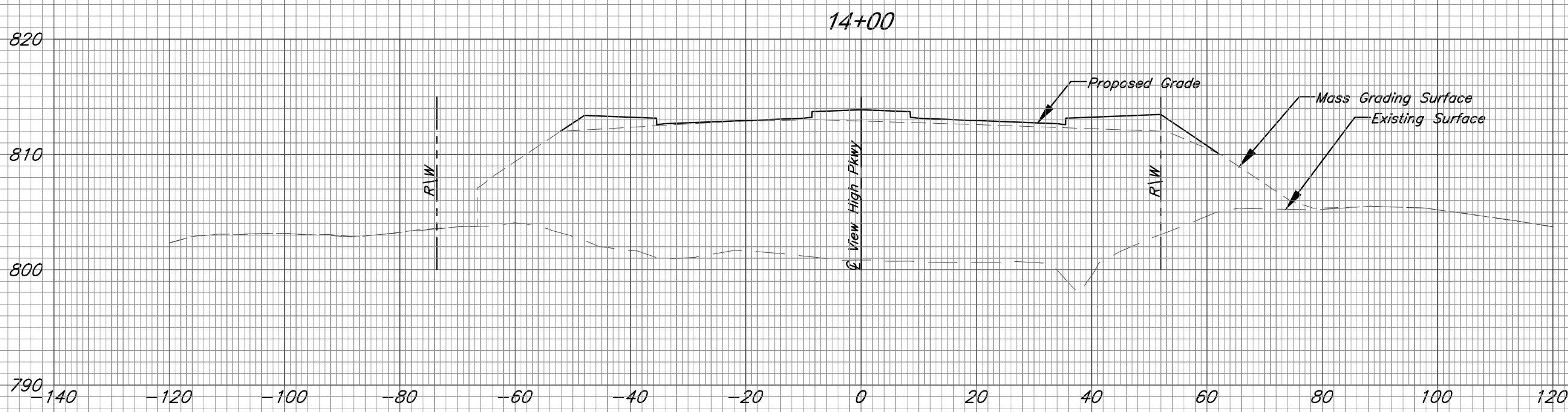
DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
46	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

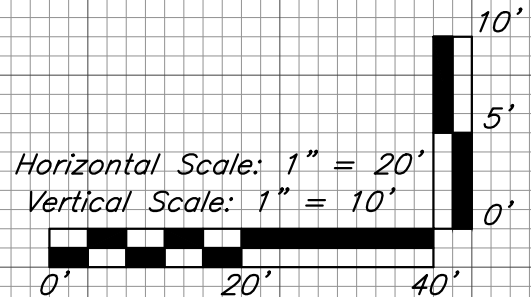
As-Built: "400-00 100.10" "1-000" 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



Record Drawing

View High Parkway Cross Sections

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Title: Senior Associate
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DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
47	104

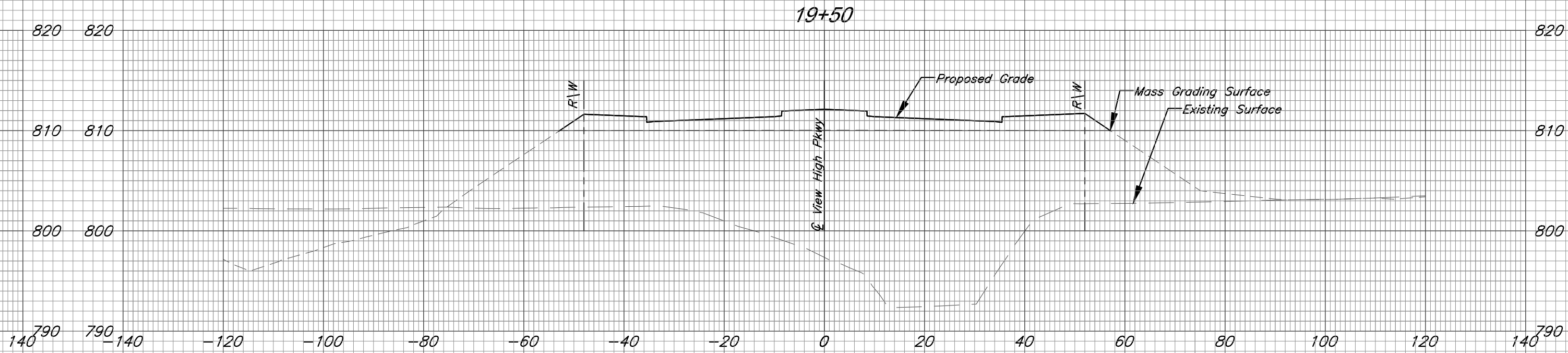
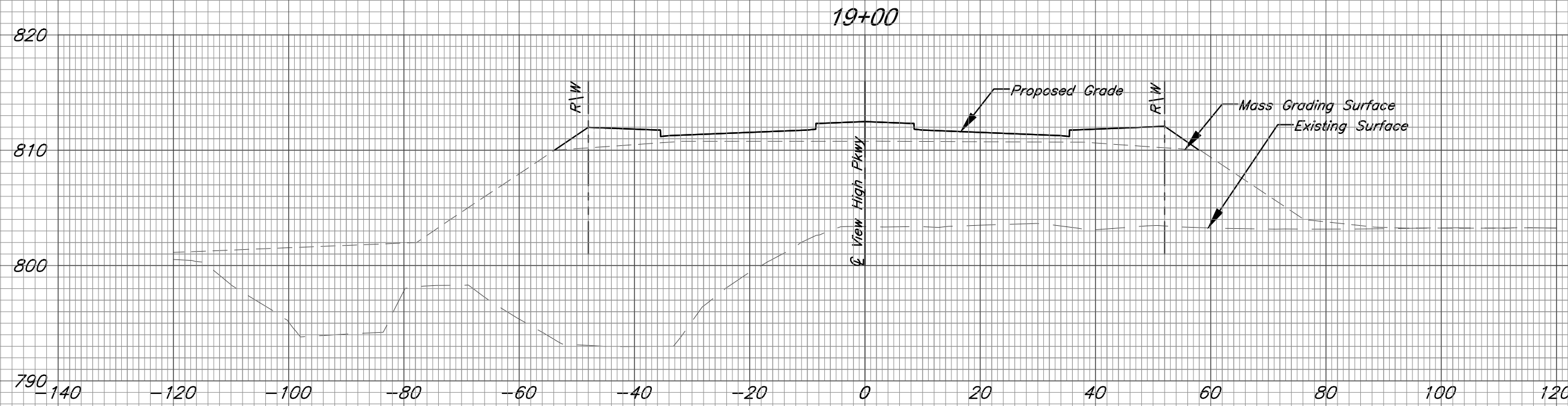
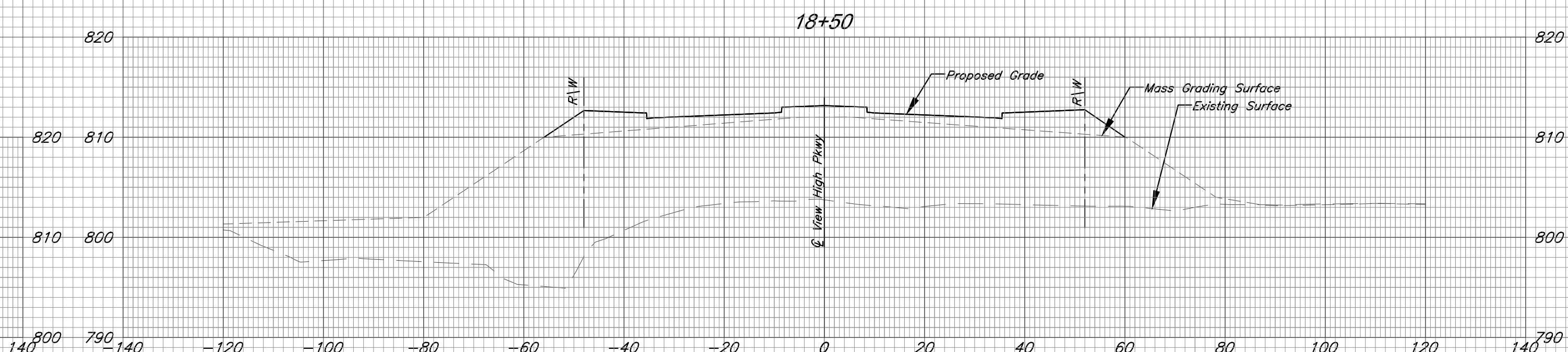
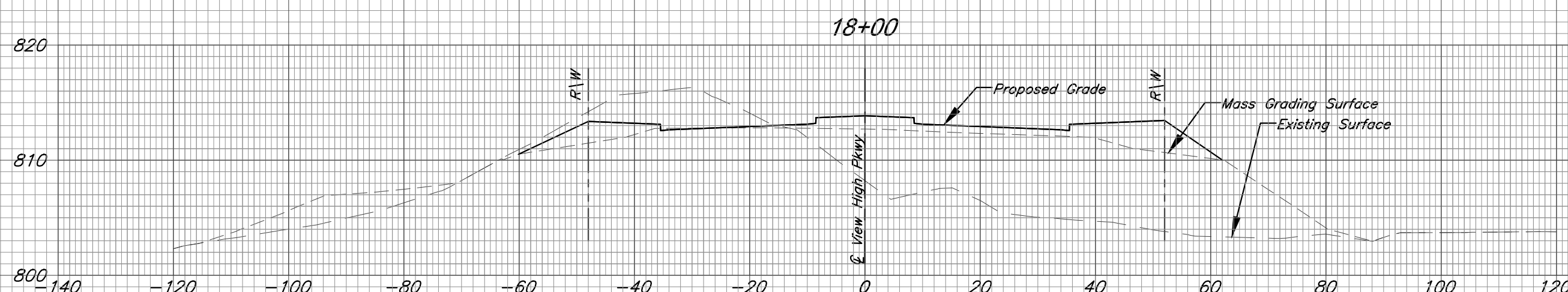
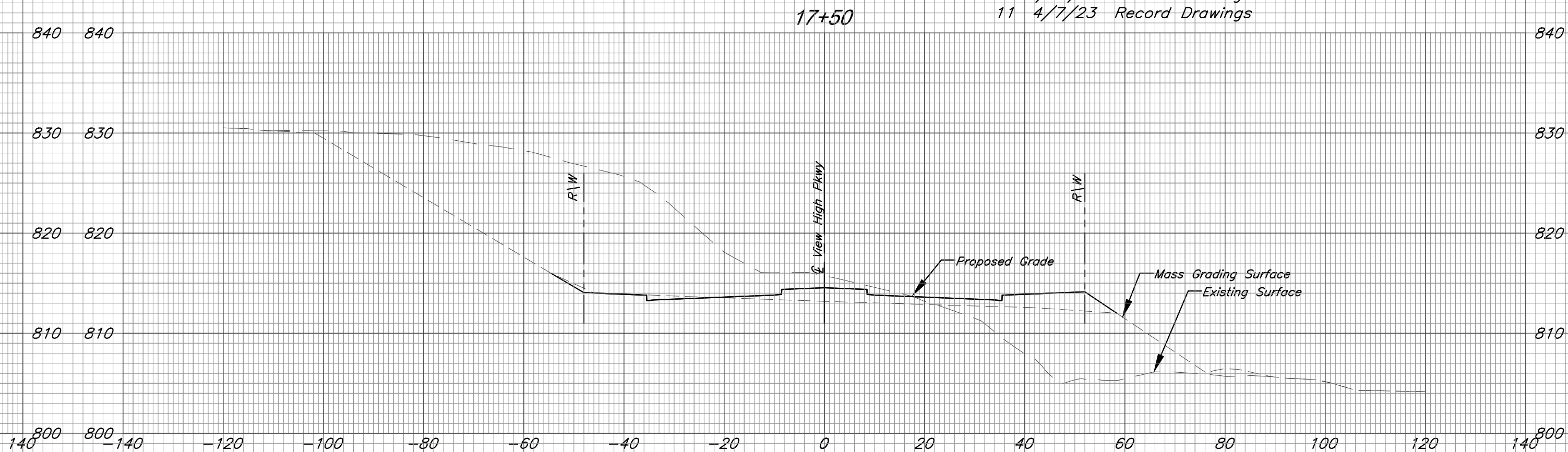
Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

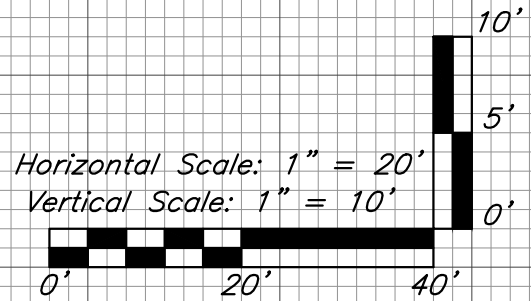
As-Built: "400-00 100.10" "1-000" 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



Record Drawing

View High Parkway Cross Sections

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Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
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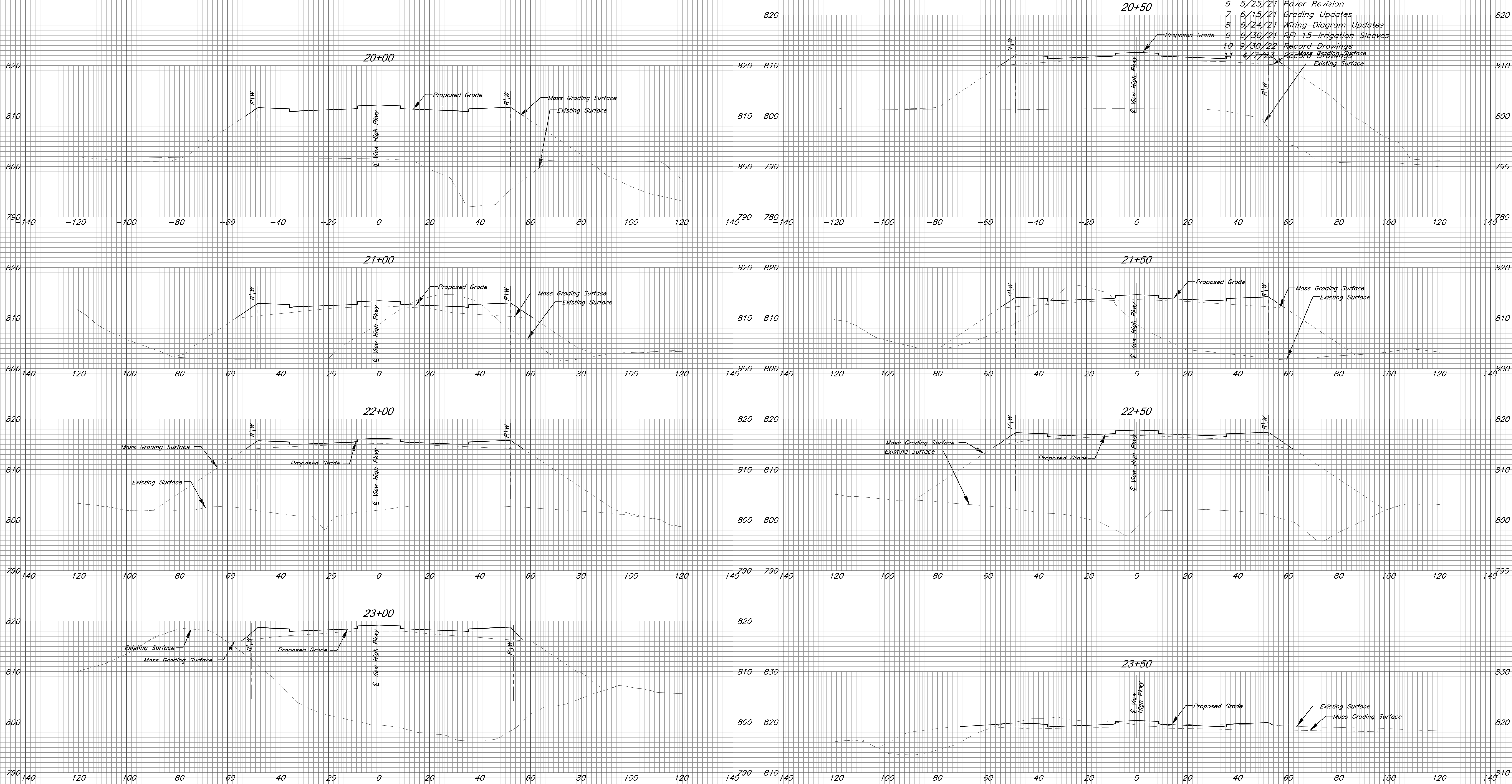
DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
48	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

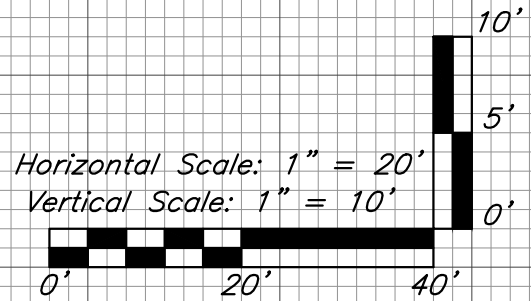
- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

As-Built: "As-Built" 100.10", "As-Built" 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



View High Parkway Cross Sections

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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

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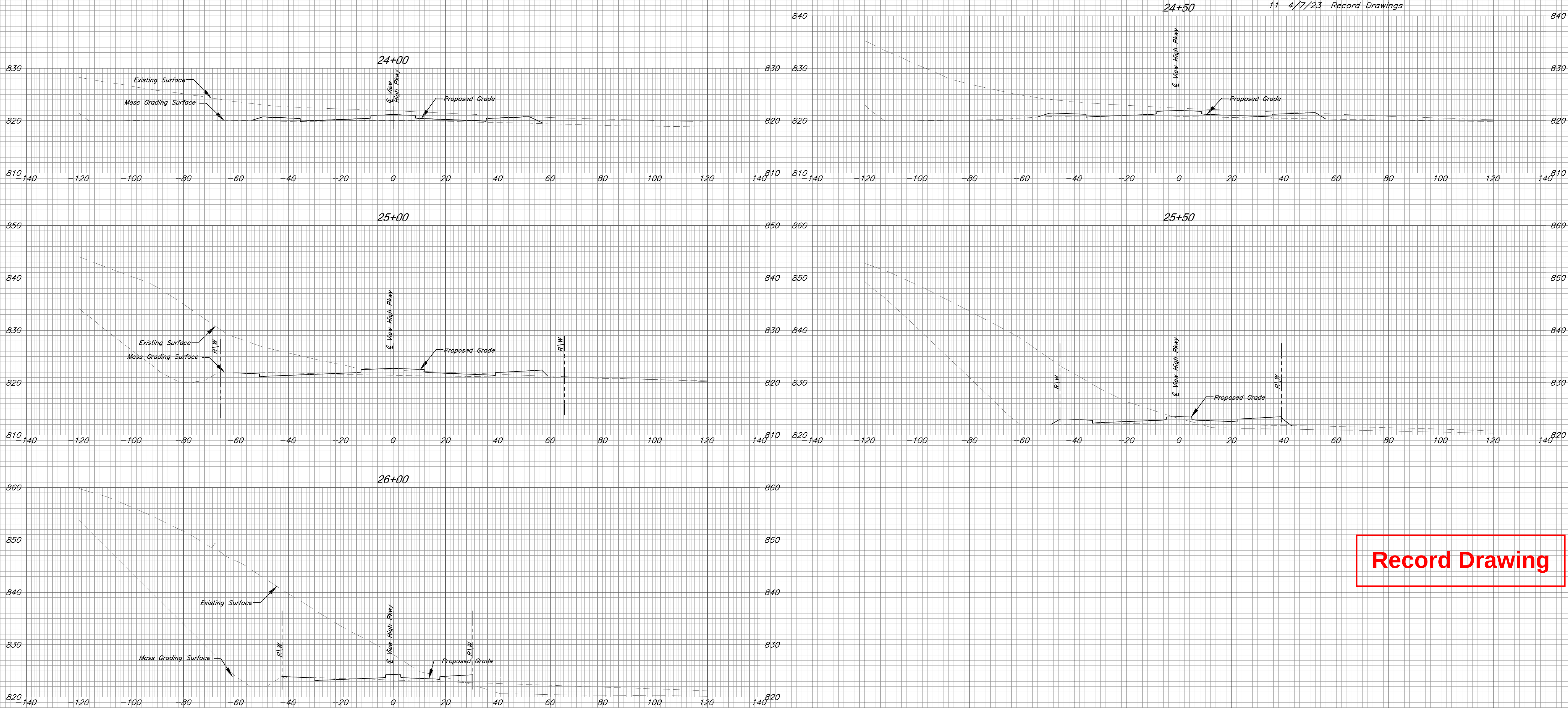
DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
49	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
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- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

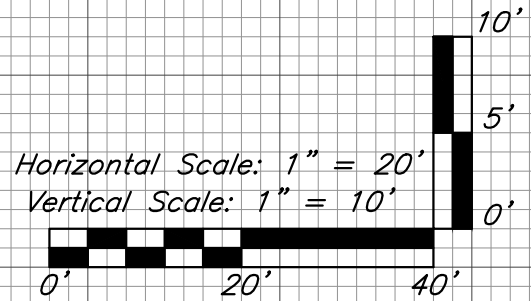
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Record Drawing

View High Parkway Cross Sections

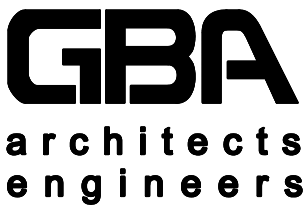
C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 50 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

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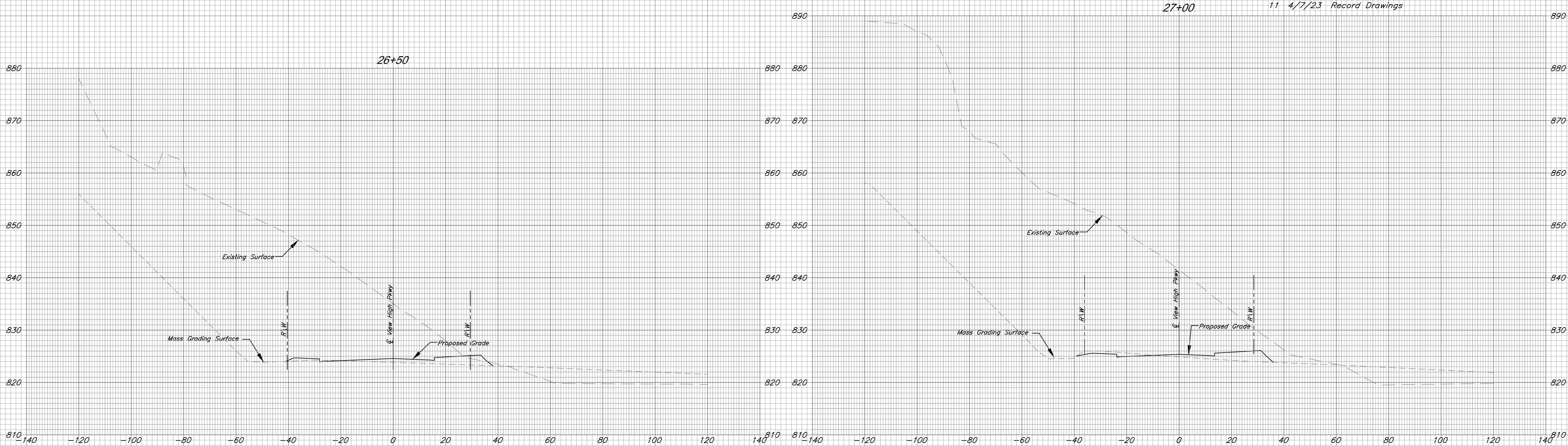
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DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
50	104

Street and Storm Sewer Plans
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Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
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10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

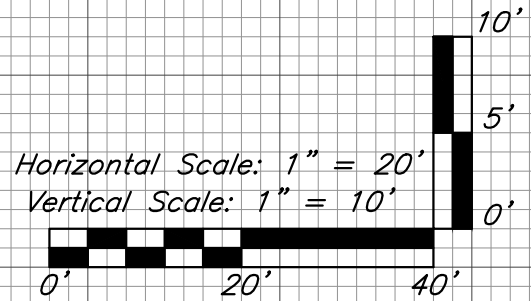
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Record Drawing

View High Parkway Cross Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 51 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23 *RJB*

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
51	104

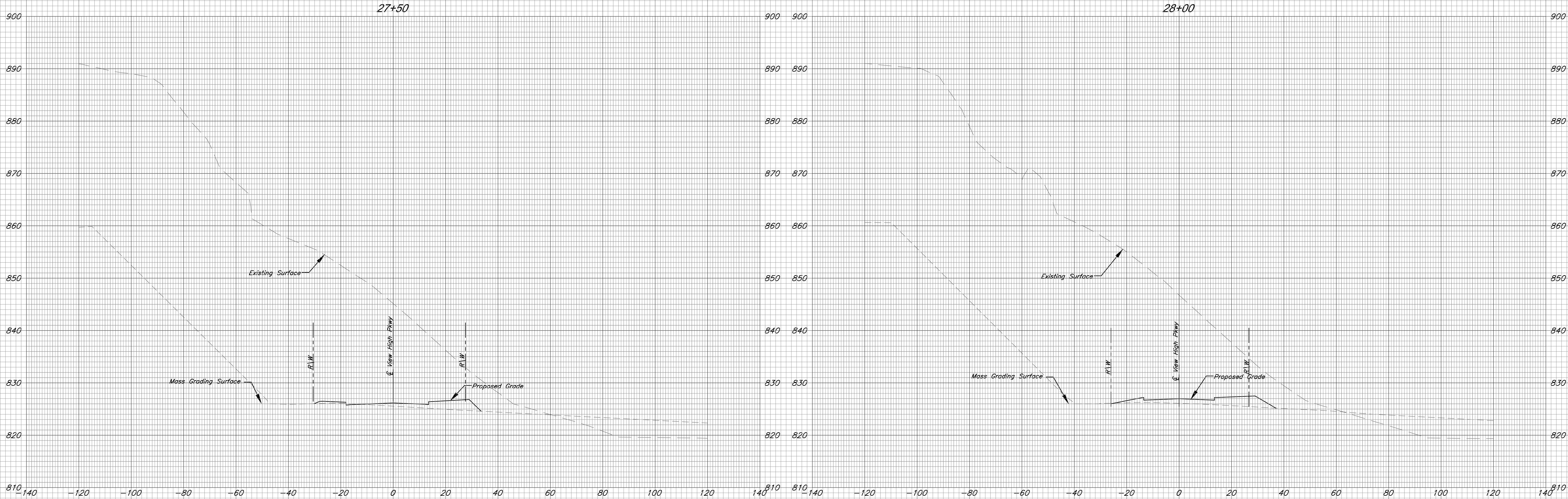
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Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
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5	4/8/21	Utility Updates		
6	5/25/21	Paver Revision		
7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
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11	4/7/23	Record Drawings		

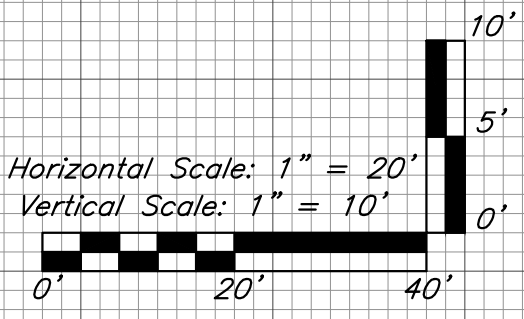
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Record Drawing



View High Parkway Cross Sections

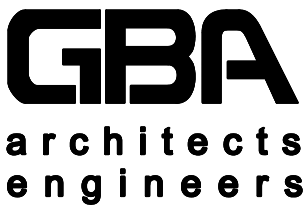
C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2501.dwg Layout: 52 View High Parkway Cross Sections -- Thursday April 06, 2023, 3:44pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

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DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
52	104

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License No. 25862

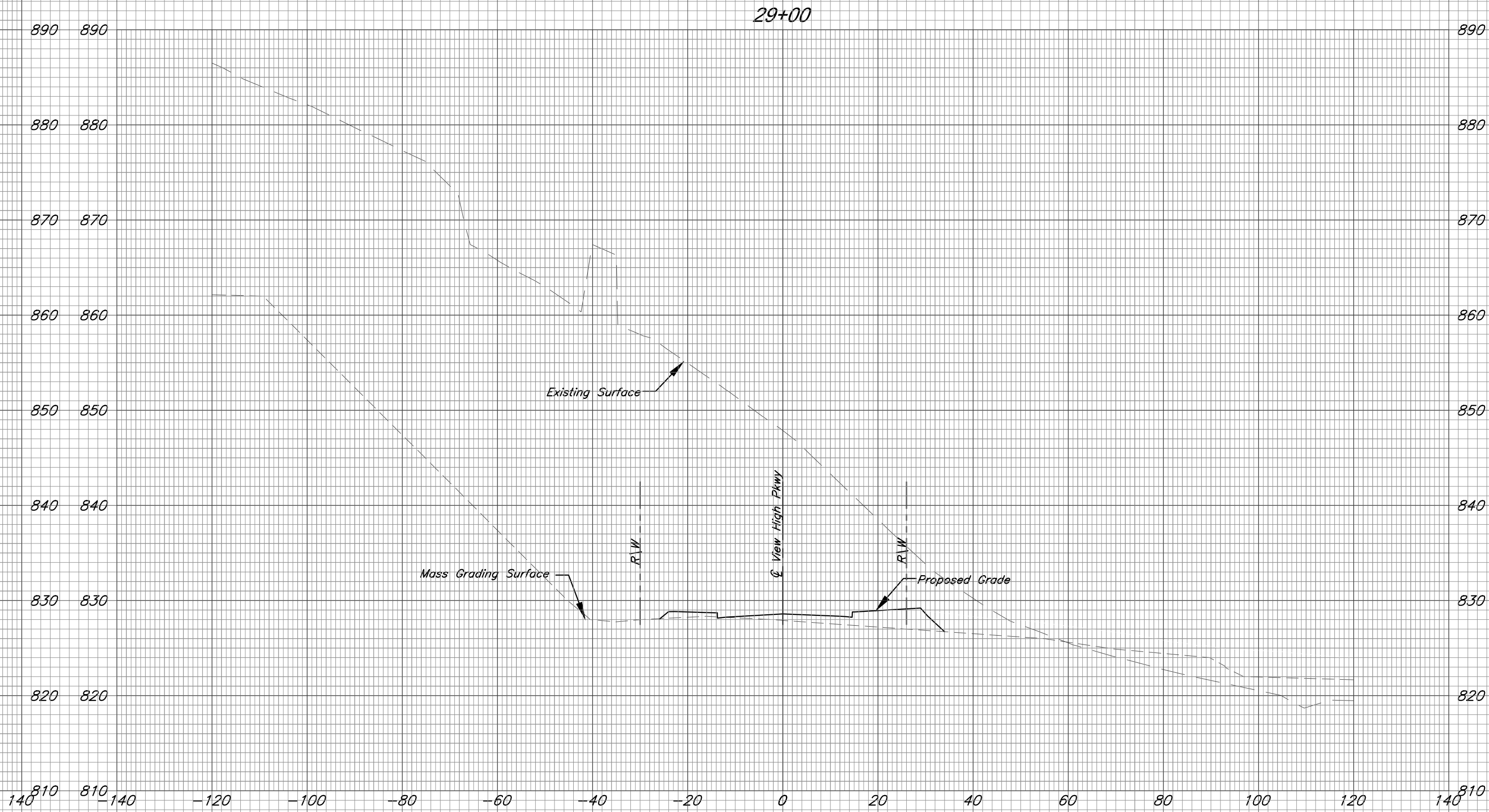
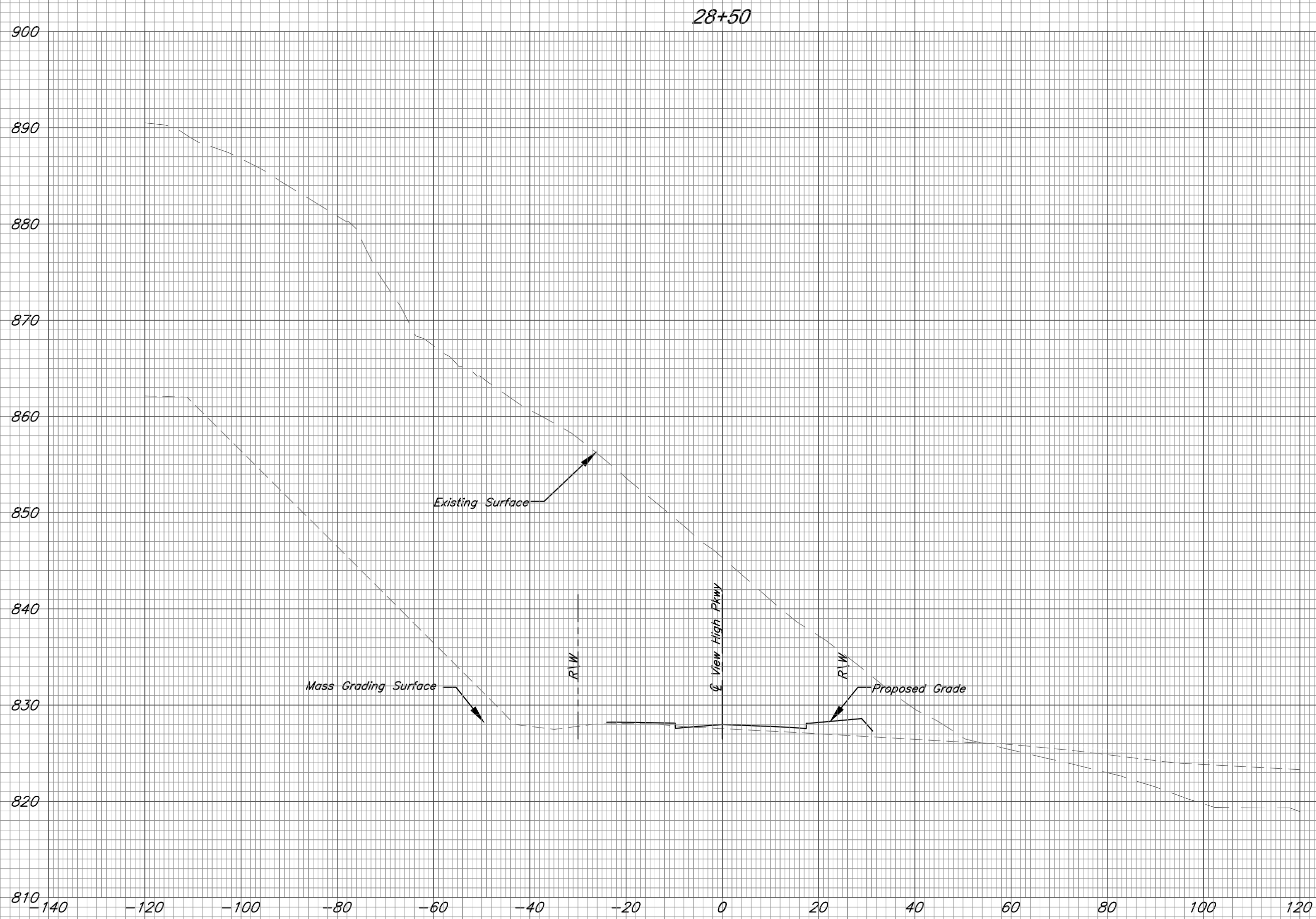
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings
- 4/7/23 Record Drawings

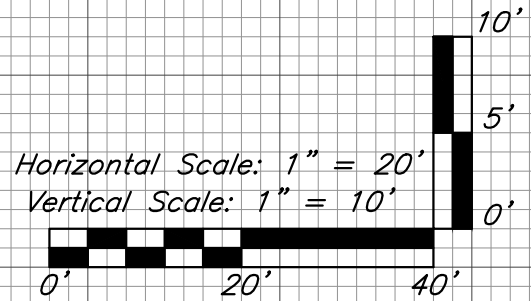
As-Built: "As-Built: 100-100 100.10" "As-Built: 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing



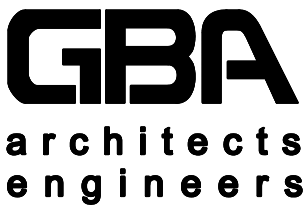
View High Parkway Cross Sections

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2502.dwg Thursday, April 06, 2023, 3:45pm Architect: 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
RECORD DRAWING



9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
53	104

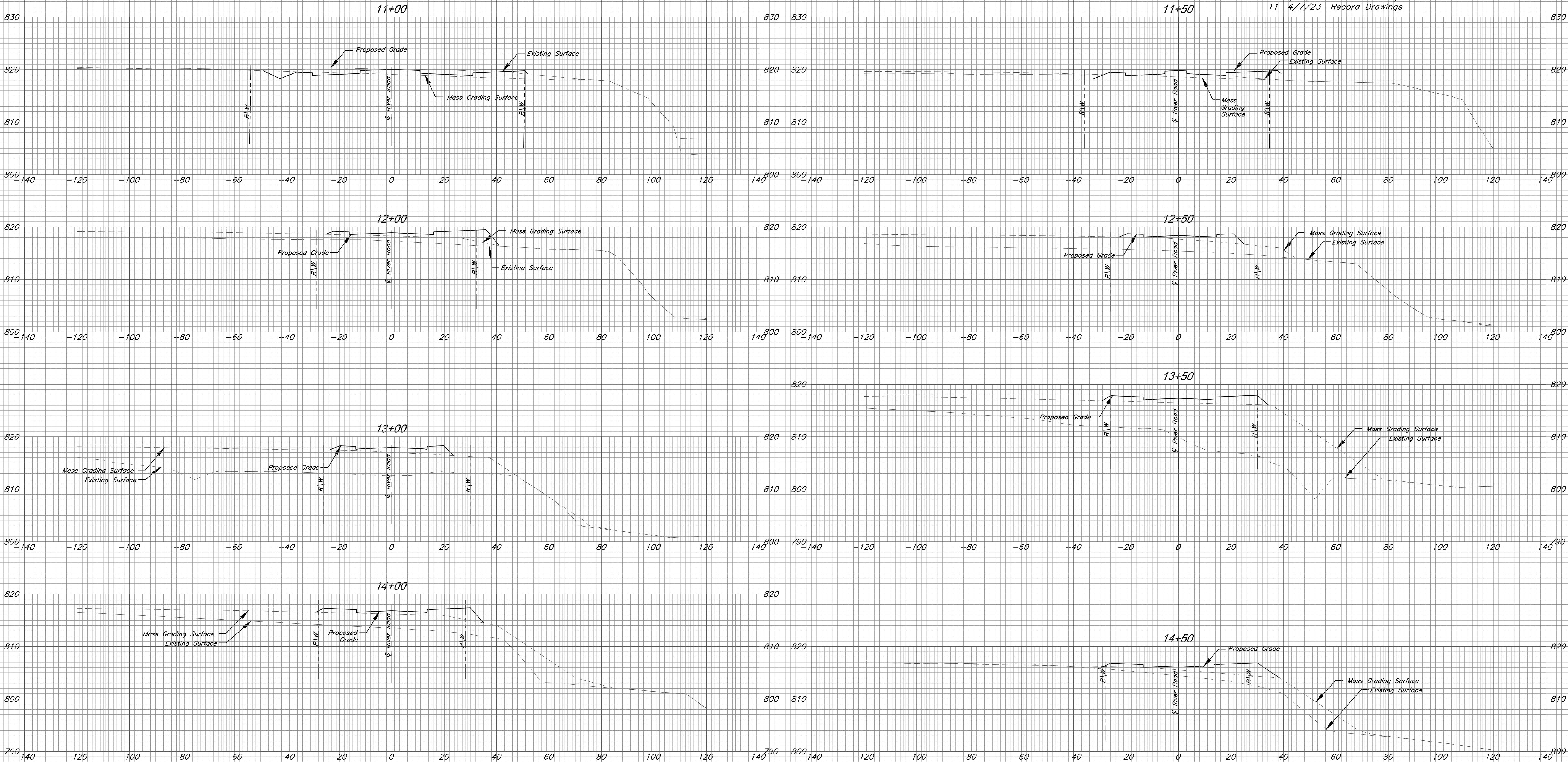
Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

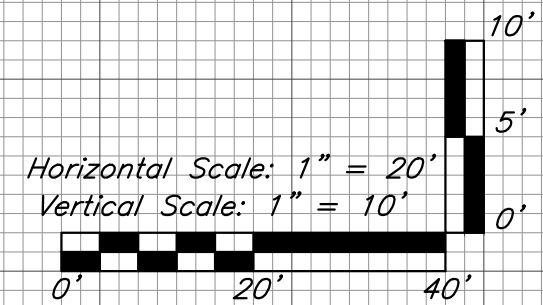
NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "As-Built: 100'-00" 100.10", "As-Built: 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified. |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | |
| 3 | 2/26/21 | RFI 11 | |
| 4 | 3/11/21 | RFI 12 | |
| 5 | 3/11/21 | Revised Line 400 | |
| 6 | 4/8/21 | Utility Updates | |
| 7 | 5/25/21 | Paver Revision | |
| 8 | 6/15/21 | Grading Updates | |
| 9 | 6/24/21 | Wiring Diagram Updates | |
| 10 | 9/30/21 | RFI 15-Irrigation Sleeves | |
| 11 | 9/30/22 | Record Drawings | |
| 12 | 4/7/23 | Record Drawings | |

Record Drawing



River Road Cross Sections



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbteam.com

DATE: 6-25-2020	
DESIGN BY: CEL	
DRAWN BY: DRV	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS

54 | 104

Bradley D. Burton
Professional Engineer
License No. 25862

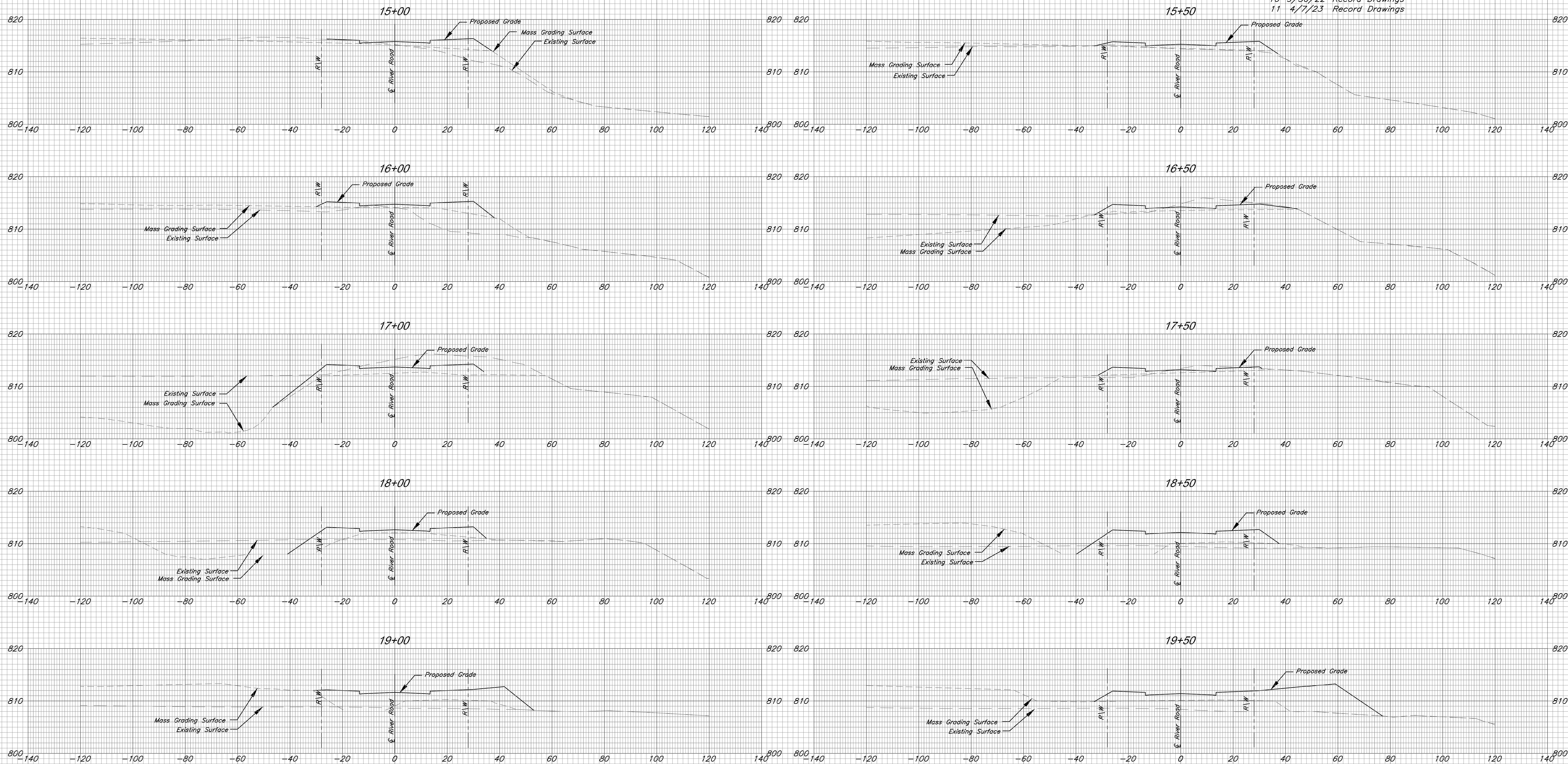
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROV
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|---|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "400x60 100.10"; "4-00W 1.15X |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | slope", or "8-inch HDPE PVC pipe" are all |
| 3 | 2/26/21 | RFI 11 | typical examples of revisions that indicate |
| 4 | 3/11/21 | RFI 12 | design details have been replaced with "As-B- |
| 5 | 3/11/21 | Revised Line 400 | information. All other data is as designed |
| 6 | 4/8/21 | Utility Updates | has not been field verified. |
| 7 | 5/25/21 | Paver Revision | |
| 8 | 6/15/21 | Grading Updates | |
| 9 | 6/24/21 | Wiring Diagram Updates | |
| 10 | 9/30/21 | RFI 15—Irrigation Sleeves | |
| 11 | 9/30/22 | Record Drawings | |
| 12 | 4/7/23 | Record Drawings | |

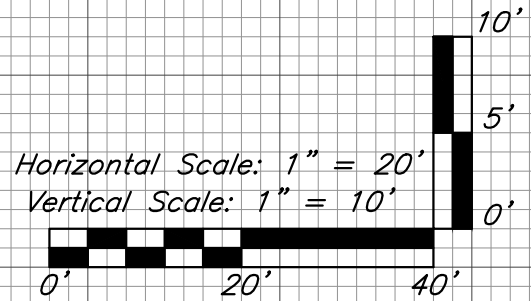
As-Built: "100.00 100.10", "+.00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate design data has been replaced with "as-built" information. All other data is as designed has not been field verified.

Record Drawing



River Road Cross Sections

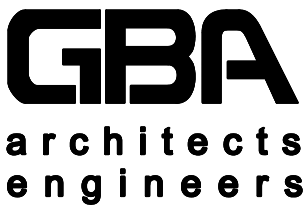
C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720C2502.dwg Layout: 55 River Road Cross Sections -- Thursday, April 06, 2023, 3:45pm -- Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

RECORD DRAWING



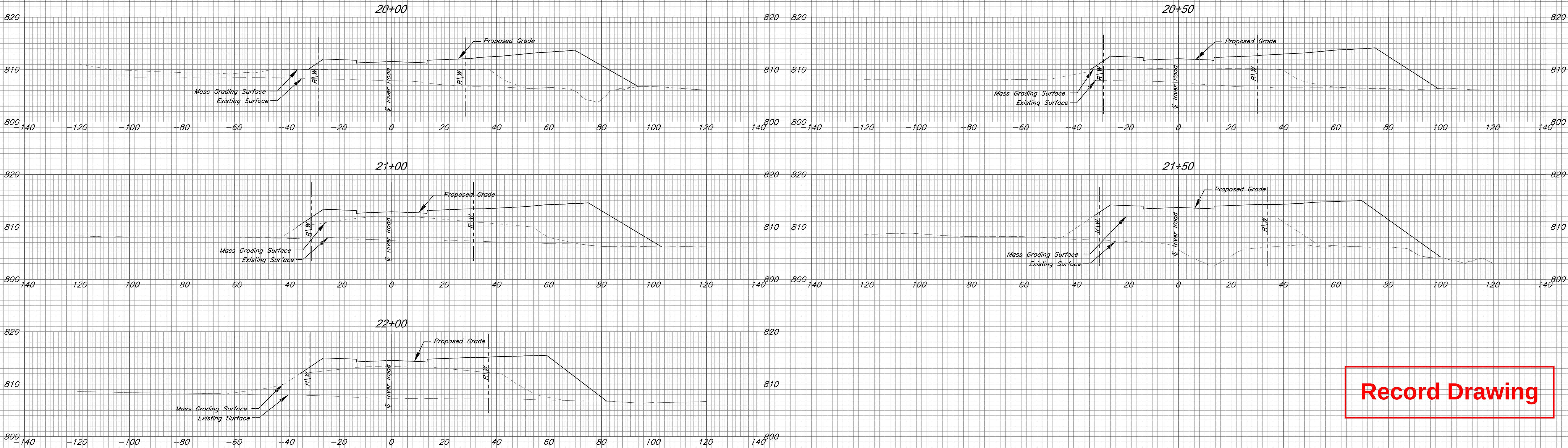
9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	CEL
DRAWN BY:	DRV
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
55	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		
1	1/27/21	Revised Structure Size		
2	2/4/21	Retaining Wall Station & Offsets		
	2/26/21	RFI 11		
3	3/11/21	RFI 12		
4	3/11/21	Revised Line 400		
5	4/8/21	Utility Updates		
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7	6/15/21	Grading Updates		
8	6/24/21	Wiring Diagram Updates		
9	9/30/21	RFI 15-Irrigation Sleeves		
10	9/30/22	Record Drawings		
11	4/7/23	Record Drawings		

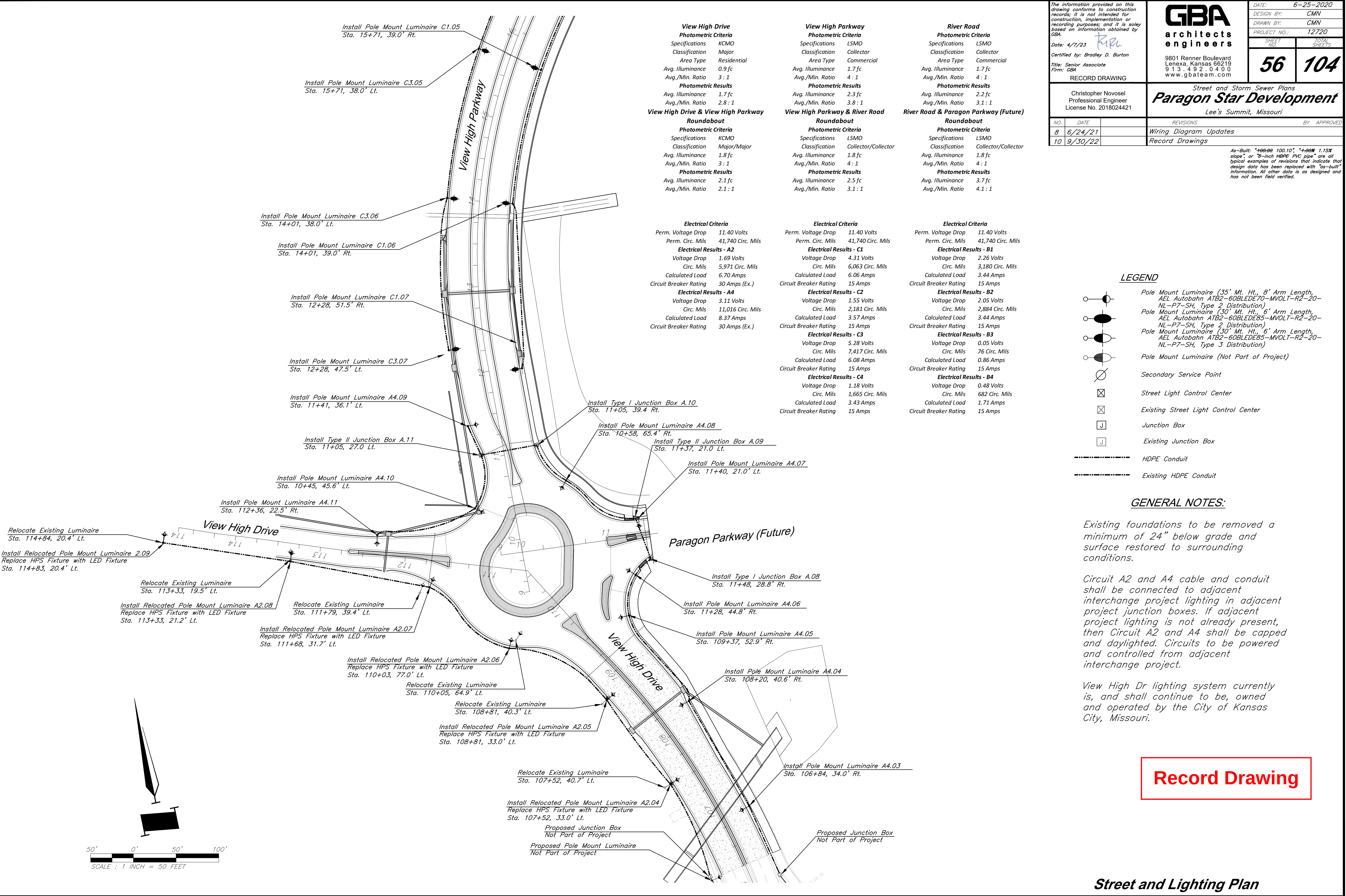
As-Built: "As-Built: 100-00 100.10" "As-Built: 1.15% slope; or "9-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

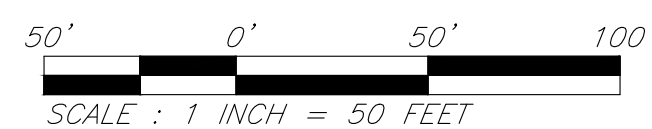
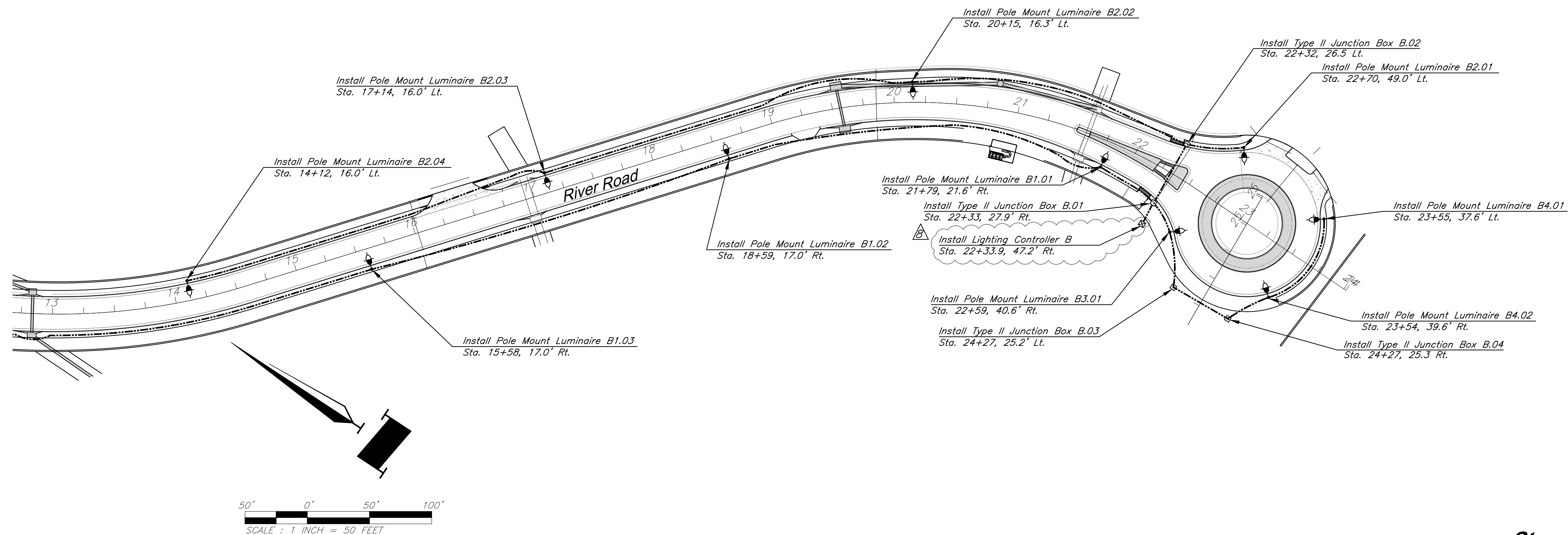
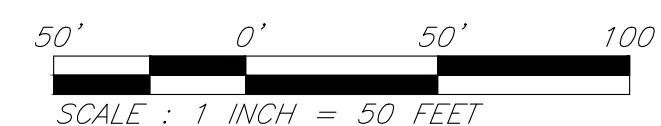
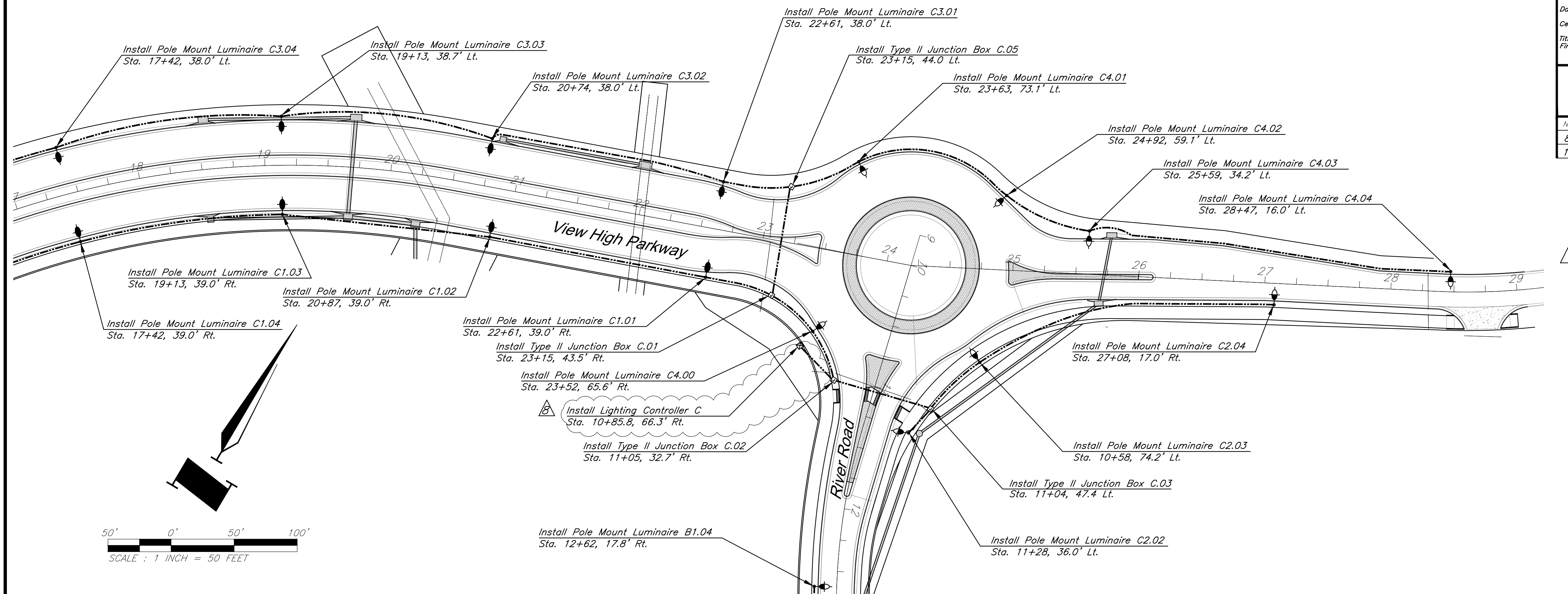


Record Drawing

River Road Cross Sections

C:\12220\Civil 3D\Production Drawings\Street & Storm Plans\122075100.dwg Layout: 56 Street and Lighting Plan -- Thursday, April 06, 2023, 3:46pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059





The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers
9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020	
DESIGN BY: CMN	
DRAWN BY: CMN	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
57	104

Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.		DATE	REVISIONS	BY	APPROVED
8	6/24/21		Wiring Diagram Updates		
10	9/30/22		Record Drawings		

As-Built: "~~100.00~~ 100.10", "~~1.00%~~ 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

LEGEND

- | | |
|---|--|
|  | <i>Pole Mount Luminaire (35' Mt. Ht., 8' Arm Length,
AEL Autobahn ATB2-60BLEDE70-MVOLT-R2-20-
NL-P7-SH, Type 2 Distribution)</i> |
|  | <i>Pole Mount Luminaire (30' Mt. Ht., 6' Arm Length,
AEL Autobahn ATB2-60BLEDE85-MVOLT-R2-20-
NL-P7-SH, Type 2 Distribution)</i> |
|  | <i>Pole Mount Luminaire (30' Mt. Ht., 6' Arm Length,
AEL Autobahn ATB2-60BLEDE85-MVOLT-R2-20-
NL-P7-SH, Type 3 Distribution)</i> |
|  | <i>Pole Mount Luminaire (Not Part of Project)</i> |
|  | <i>Secondary Service Point</i> |
|  | <i>Street Light Control Center</i> |
|  | <i>Existing Street Light Control Center</i> |
|  | <i>Junction Box</i> |
|  | <i>Existing Junction Box</i> |
|  | <i>HDPE Conduit</i> |
|  | <i>Existing HDPE Conduit</i> |

Record Drawing

Street and Lighting Plan

C:\12220\Civil 3D\Production Drawings\Street & Storm Plans\1222015600.dwg Layout: 58 KCMO Street Lighting Details --- Thursday April 06, 2023, 3:46pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

KCMO GENERAL LIGHTING NOTES

All work shall comply with the Kansas City, MO, Department of Public Works Standard Construction and Materials Specification, Division II Section 2800, Division V Section 5800, supplemental changes and other APWA sections required to restore the City's 'right-of-way' to its original condition.

1.Roadway and Area classifications are Major/Residential. Pavement classification is R3 with a LLF of 0.68 (Major/Residential).

2.The streetlight layout was based on the following:

250W LED (Type C) equivalent: Autobahn #ATB2-60BLEDE70-MVOLT-R2-20-NL-P7-SH (130W LED), Multi-volt, Type II Optics, 20kV SPD, 7 Pin Receptacle, and Dimmable Driver with Shorting Cap or approved equal.

3.Poles shall be a Valmont or approved equal, round tapered galvanized steel. The mounting heights and arms shall be 35ft with an 8ft arm. Poles shall meet APWA Section 2802.18. Poles shall match appearance of existing street lighting poles in the project area.

4.All distribution cable shall be installed in Schedule 40, 2"PVC conduit or in preassembled 'cable-in-duct', except where shown on plans. All conduit runs shall be place 2ft from back of cub where possible and at a minimum depth of 24".

5.Per APWA Section 5800, all street light poles, materials and controller must be installed within the City's 'Right-of-Way', except where shown on plans.

6.Distribution cable shall be as noted per plans, Type RHH/RHW/USE, 600 Volt, copper stranded and color coded black, red (or black) and green (APWA 2802.10) for a grounded 240Volt system (single phase).

7.Cable used within the poles shall be 3-#10, Type RHW/USE, 600 Volts rated, copper stranded, U.L. listed and color-coded red, black and green according to the NEC.

8.Provide and install in each pole base, 3 single-pole, set-screw, in-line, breakaway, fuseholders. Use Bussman (or approved equal) Model No. HEB-JW-RYC and HEB-JW-RLC-J (last pole). For the 2 "hot" breakaway conductors, place a 10 Amp KTK fuse in each breakaway fuseholder and a NNB Copper Slug in the system ground fuseholder."

9.Individual and system grounds shall be installed on all circuits (pole grounding rods and a ground wire from pole to pole). Grounding shall comply with Section 2803.8 of standards noted above.

10.All conduit crossings shall be indicated with an aluminum marker in the top of curb. Aluminum markers to be furnished and installed by the contractor.

11.The contractor is responsible for making his own determination as to type and location of underground and overhead utilities as may be necessary to avoid damage. The contractor shall verify location of underground pipelines, conduits, structures and overhead lines by contacting the owners of the utilities.

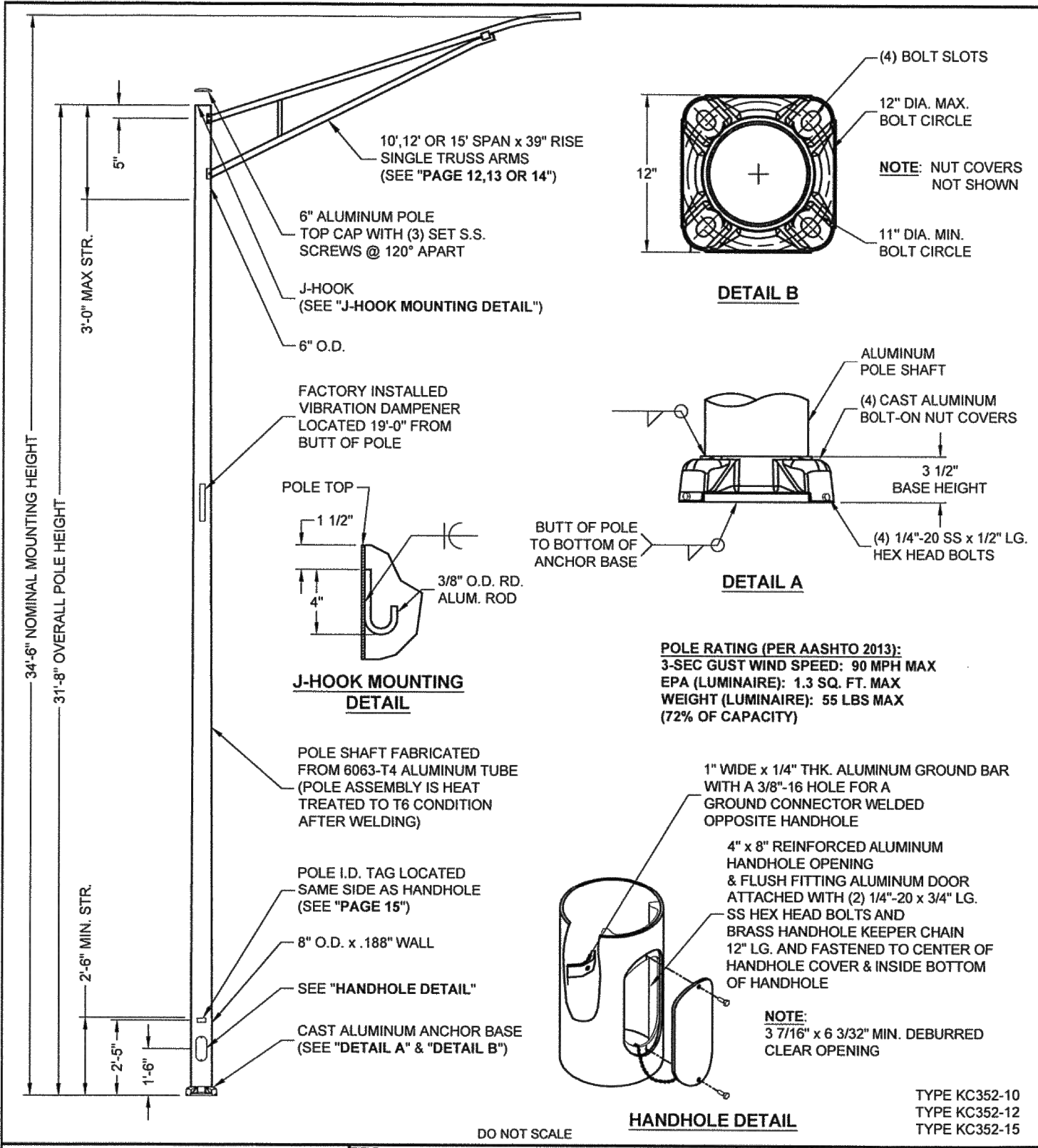
12.The Contractor shall be responsible for all restoration of the construction site to City specifications. The contractor shall also be responsible for all cost associated with any damage, including but not limited to landscaping, sprinkler systems, water, sewer, curbs and sidewalk, gas main, etc., caused by the construction.

13.All workmanship and materials shall be subject to inspection and approval by the Streetlighting, Public Works Department. Coordinate a final joint inspection with Sara Hurst at (816) 513-9882.

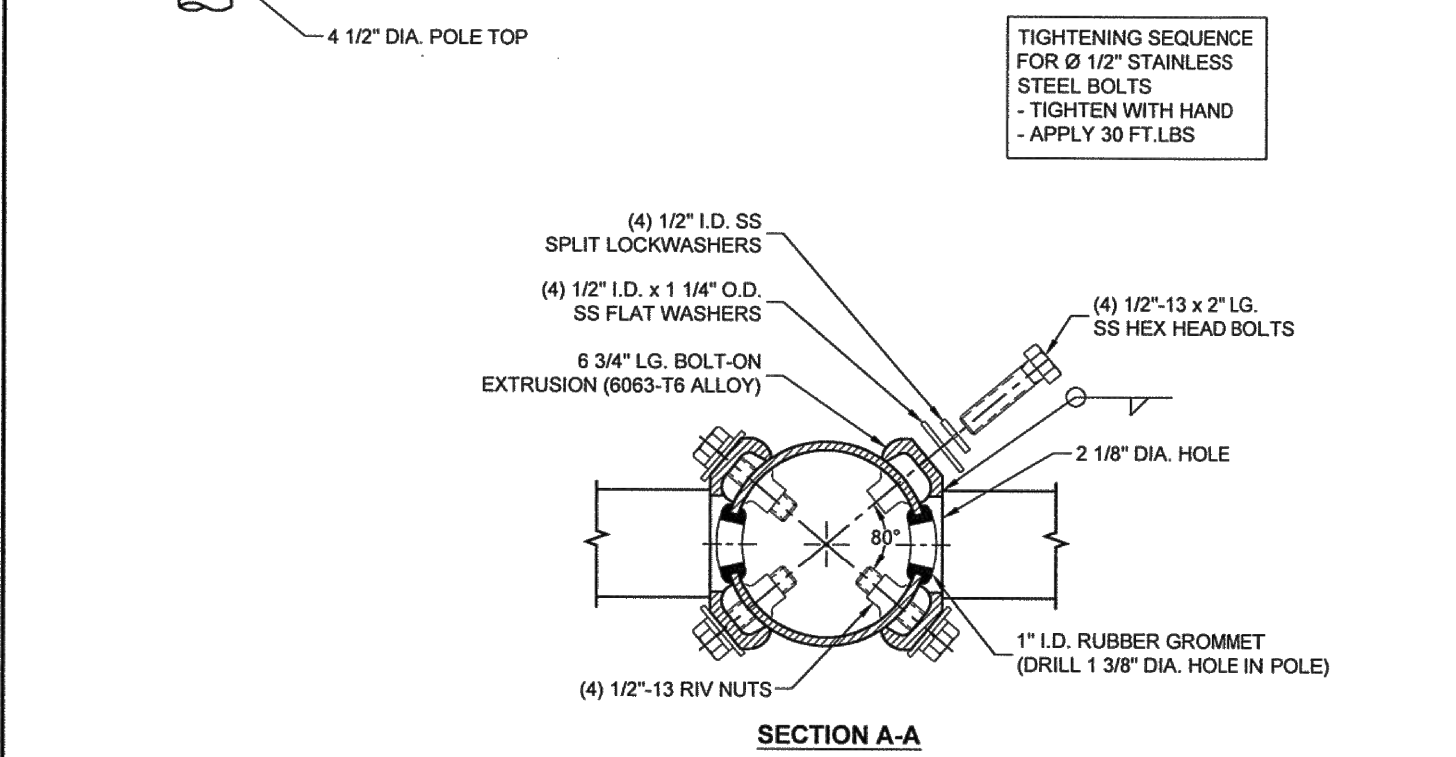
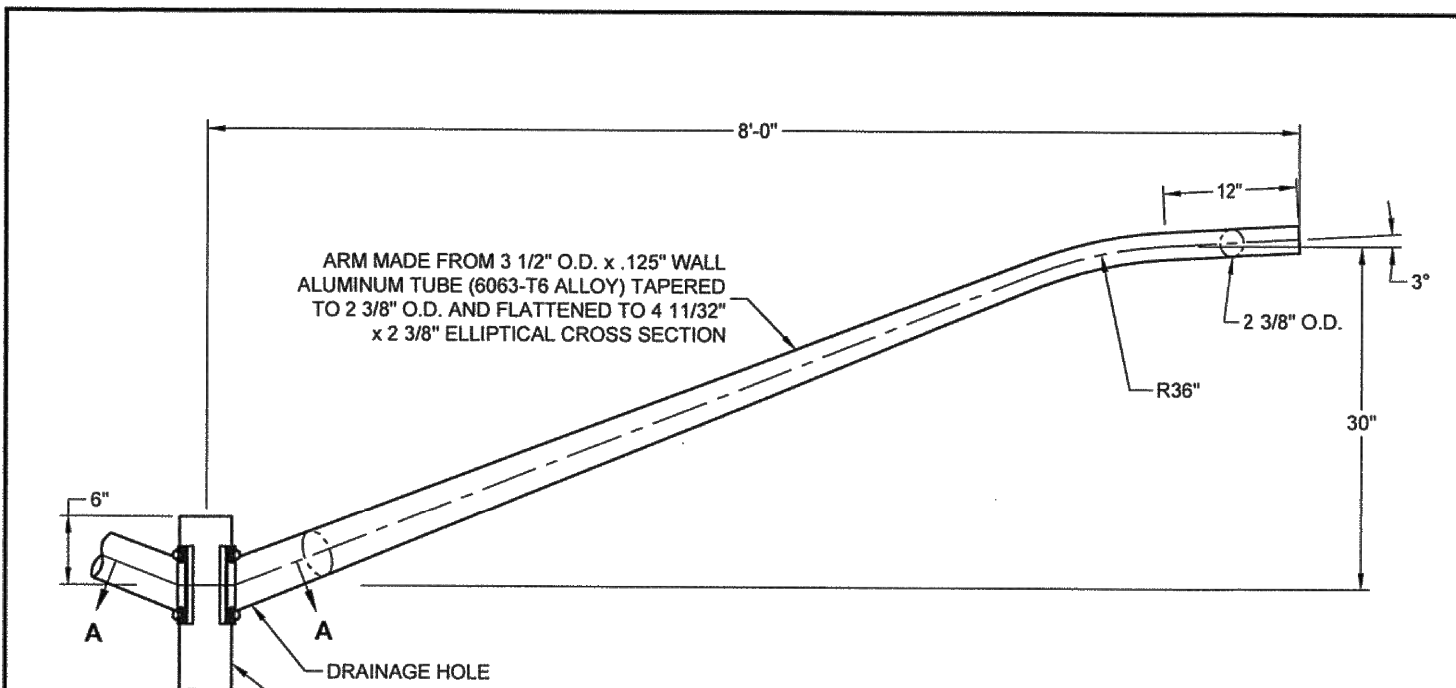
14.Luminaire and Controller Cabinet Labels: The labels shall be KCMO-2X16-ADDS or equal. Contact William Frick & Company at (847) 918-3700. The Contractor shall furnish and install luminaire and controller cabinet identification labels according to the construction plans. Identification labels shall consist of three letters and four numerals in vertical orientation with the letters at the top so as to read downward. Legend shall be 2 inch series "C"upper case black characters on silver retro-reflective sheeting with pressure sensitive adhesive backing, as prescribed for use on standard highways signs in the FHWA Manual of Uniform Traffic Control Devices. Labels must be coordinated with the Streetlighting Section at (816) 513-9500.

Steel poles shall be labeled by affixing self-adhesive decal directly on the pole. The label shall be position on the vertical axis of the pole facing the street and 8-10 feet above the pavement surface. Labels on cabinets shall be positioned near the top of the door adjacent to the door hinge.

15.The contractor shall install a cable retainer assembly mounted between a luminaire type pole and foundation anchor. The retainer is designed to secure the electrical conductors to prevent conductor theft. Contact PELCO at (405) 562-4680 for information and material.



valmont		TITLE: S ANCHOR BASE ALUMINUM POLE		QTY:
Valmont Industries, Inc. Structures Division 20805 Eaton Ave. Farmington, Minnesota 55024-7832 Phone: (651) 463-8960 (800) 899-7577 Fax: (651) 463-3340		MODEL NO.: 3108208024A MATERIAL: ALUMINUM ALLOY FINISH: 100 GRT SATIN POLISH PROJECT: CITY OF KANSAS CITY, MO SOLD TO: SHIP TO: P.O. NO:		DWN BY: HJT CHKD BY: JPB DATE: 06-25-18 REV: 5/15
POWER EQUIPMENT SALES		DWN NO: DSKC		PAGE: 5/15
CONFIDENTIAL The information contained in this drawing is privileged and confidential, and may be protected from disclosure. Please be aware that any use or dissemination of this drawing may be subject to legal restriction or sanction.		REV: DATE		REVISION DESCRIPTION



valmont		TITLE: S 8' x 30' x 3.5' SGL OR DBL MAST ARM 4.5'		QTY:
Valmont Industries, Inc. Structures Division 20805 Eaton Ave. Farmington, Minnesota 55024-7832 Phone: (651) 463-8960 (800) 899-7577 Fax: (651) 463-3340		MODEL NO.: (1) OR (2) MA08308450 MATERIAL: ALUMINUM ALLOY FINISH: 100 GRT SATIN POLISH PROJECT: CITY OF KANSAS CITY, MO SOLD TO: SHIP TO: P.O. NO:		DWN BY: HJT CHKD BY: JPB DATE: 06-25-18 REV: 10/15
POWER EQUIPMENT SALES		DWN NO: DSKC		PAGE: 10/15
CONFIDENTIAL The information contained in this drawing is privileged and confidential, and may be protected from disclosure. Please be aware that any use or dissemination of this drawing may be subject to legal restriction or sanction.		REV: DATE		REVISION DESCRIPTION

KCMO Street Lighting Details

PACIFIC UTILITY PRODUCTS
2950 E. PHILADELPHIA ST. ONTARIO CA 91761
FAL147001A
S.O. SE

INDUSTRIAL CONTROL - RAINPROOF / OUTDOOR TYPE 3R
SUITABLE FOR USE AS SERVICE EQUIPMENT
BONDED NEUTRAL REMOVE BONDING MEANS FOR TEST PURPOSES ONLY

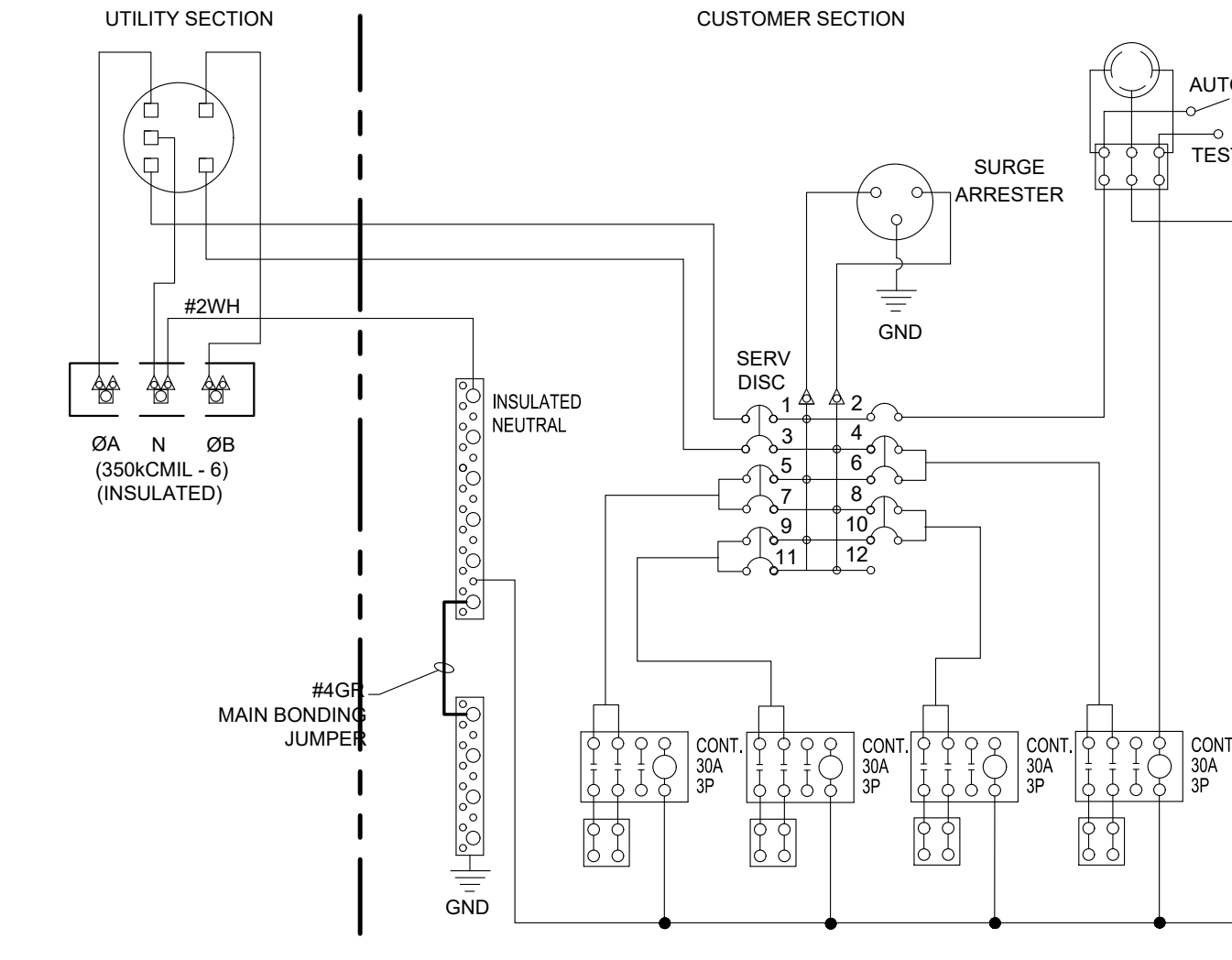
CAT.NO. USP16R-M2100-112C-KDOT-MOD 120/240VAC 1-PHASE 60Hz 3-WIRE 100 AMPS

SHORT CIRCUIT RATING: 10,000 RMS SYMMETRICAL AMPS @ 240 VAC MAX.
HOWEVER, THIS SHORT CIRCUIT RATING IS LIMITED TO THE LOWEST INTERRUPTING CAPACITY ON ANY DEVICE INSTALLED.

*MAIN SERVICE DISCONNECT: 100 AMPS CUTLER-HAMMER TYPE BR, BRH, *CIRCUIT BREAKERS 90 AMPS OR LESS: CUTLER-HAMMER TYPE BR, BRH, BD, BQ, GFCB, *REPLACEMENT BREAKER(S) MUST BE SAME TYPE AND RATING.
*AUTOMATIC TRIP IS INDICATED BY HANDLE POSITION MIDWAY BETWEEN (ON) AND (OFF). TO RESTORE POWER MOVE HANDLE TO (OFF), THEN (ON).
*METER SOCKET: DURHAM, 200 AMPS CONTINUOUS.
*LOAD CENTER IS SUITABLE FOR USE WITH 60/75 DEGREE C COPPER OR ALUMINUM WIRE.

*LOAD CENTER IS LIMITED TO A MAXIMUM OF 12 INSTALLED CIRCUITS THAT UTILIZE A NEUTRAL CONNECTION, EITHER SINGLE POLE, MULTI-POLE, OR A COMBINATION OF EACH.

*SHIPPING TENDS TO LOOSEN ELECTRICAL CONNECTIONS - TIGHTEN ALL CONNECTIONS BEFORE ENERGIZING UNIT.



Record Drawing

NO.	AMP.	POLE	DESCRIPTION
1-3	100	2	SERVICE DISCONNECT
5-7	30	2	LIGHTING
9-11	30	2	LIGHTING
2	15	1	PE CONTROL
4-6	30	2	LIGHTING
8-10	30	2	LIGHTING

*** TORQUE INFORMATION			
□ 350MCM - 6	CU/AL		325 IN.LB.
△ #14-1/0	CU/AL		50 IN.LB.
*** NEUTRAL & EQUIPMENT GROUND-SINGLE CONDUCTOR			
○ #14-1/0	CU/AL	#3-1/0	50 IN.LB.
		#4-10	45 IN.LB.
		#8	40 IN.LB.
		#14-10	25 IN.LB.
○ #14-6	CU/AL	#6	35 IN.LB.
		#8	25 IN.LB.
		#14-10	20 IN.LB.
*** EQUIPMENT GROUND-MULTIPLE CONDUCTOR			
○ (2 OR 3)		#10, 12, 14	CU/AL 45 IN.LB.
○ (2)		#12, 14	CU/AL 20 IN.LB.
*** FIELD INSTALLED DEVICES-TORQUE TO VALUES INDICATED ON OR WITH DEVICE			

As-Built: "400-90 100.10", "4-00W 1.15% slope", or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

SPECIFICATIONS

- * NEMA 3R CONSTRUCTION
- * FABRICATED FROM .125 THK NATURAL ALUMINUM
- * FACTORY WIRING 600 VOLT RATED COPPER
- * ALL EXTERIOR HINGES CONTINUOUS PIANO TYPE
- * ALL COMPONENTS ARE U.L. LISTED.

PAGE 1 OF 2

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COMPONENT DIRECTORY

CAT. NO. USP16R-M2100-112C-KCMO	QTY:
1 LANDING LUGS 350KCMIL-6 PER PH	
2 MTR SOCKET 200A 4J with 5th CLIP	
3 MAIN CB 100A 2P 120/240VAC 10kAIC	
4 LOAD CENTER 125A 120/240VAC 10kAIC	
5 (4) CB 30A 2P 120/240VAC 10kAIC	
6 (1) CB 15A 1P 120/240VAC 10kAIC	
7	
8	
9 (4) CONTACTOR BK 30A ABB #A63-30-120	
10 (4) TERM BLK 2P 85A MARATHON OR EQUAL	
11	
12 SWITCH TOGGLE SPST 20A	
13 PE RECEPTACLE	
14 (1) SURGE ARRESTER GE OR EQUAL	
15 INSULATED NEUTRAL BUS	

SERVICE PEDESTAL

S.O. No.	QTY:
DATE	02 JUNE 2017
JOB NAME	-
DISTRIBUTOR	POWER EQUIPMENT SALES

USP NON-RESIDENTIAL
SERVICE PEDESTAL
0 - 200 AMPERES
0 - 600 VOLTS

PACIFIC
UTILITY
PRODUCTS
2950 E. PHILADELPHIA ST.
ONTARIO CALIFORNIA 91761

FAL147001A
REVISED BY: BF 1/25/2018

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015600.dwg Layout: 59 Lee's Summit Street Lighting Details 1 of 5 Thursday April 06, 2023 3:46pm Architect 00212, George Butler Associates, Inc. Copyright 2023, George Butler Associates, Inc. Professional Engineer 000133, Professional Land Surveyor 000059

Lee's Summit Street Lighting Details 1 of 5

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: DJM
DRAWN BY: CMN
PROJECT NO.: 12720
SHEET NO. TOTAL SHEETS

59 104

Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO. DATE

8 6/24/21

10 9/30/22

REVISIONS BY APPROVED

Wiring Diagram Updates

Record Drawings

STREET LIGHT POLE, BRACKET ARM, AND BREAK-AWAY BASE

POLE TYPE	MOUNTING HEIGHT (A)	BRACKET ARMS		POLE SHAFT				SHOE BASE		ANCHOR BOLTS		
		LENGTH (B)		BASE O.D.	TOP O.D.	MIN. WALL THICKNESS	SHAFT LENGTH (C)	BOLT CIRCLE (BC)		DIAMETER	LENGTH	HOOK
P14	14'	-	-	6"	3"	0.156"	14'-0"	9.5"		0.75" 10NC	25"	3"
P30S	30'	6' or 10'	-	8"	6"	0.188"	26'-6" ±2"	11.0"		1.00" 8NC	36"	4"
P30D	30'	6' or 10'	6' or 10'	8"	6"	0.219"	26'-6" ±2"	11.0"		1.00" 8NC	36"	4"
P40S	40'	6', 10' or 15'	-	8"	6"	0.219"	36'-6" ±2"	11.5"		1.00" 8NC	36"	4"
P40D	40'	6', 10' or 15'	6', 10' or 15'	10"	6"	0.219"	36'-6" ±2"	14.5"		1.00" 8NC	48"	4"

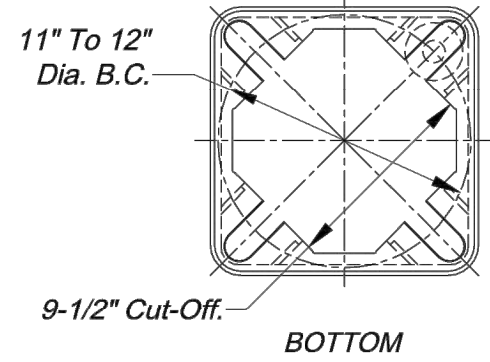
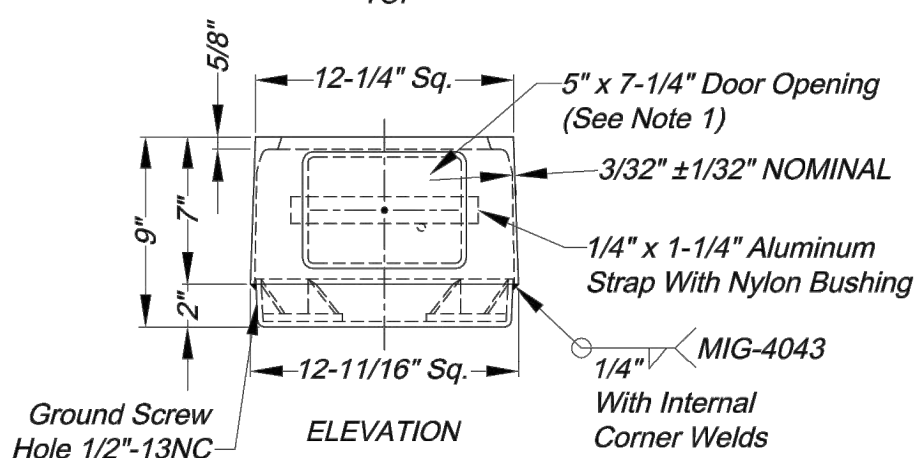
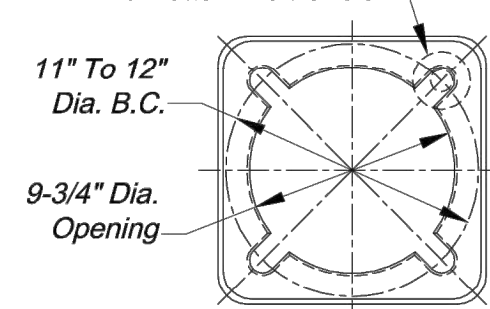
NOTES:

- All poles, arms, and miscellaneous equipment shall conform to these details and as specified by the latest city standard specifications.
- Pole shaft shall have a satin ground finish.
- All hardware (bolts, nuts, washers but not including anchor bolts) not otherwise specifically designated in the specifications or details shall be 300-series stainless steel conforming to ASTM A193 or A194.
- Anchor bolts shall be used with concrete bases. Anchor bolts shall be steel with 50,000 PSI minimum yield; top 10" min. galvanized; including 8 nuts and 8 flat washers galvanized to ASTM A153 standards. Galvanized hex head bolts (see pole foundation sheet) shall be used with screw-in anchor bases. 4 bolts, 4 nuts and 8 flat washers to provided with each anchor.
- All welding is to be done with 4043 weld wire. All arms and shafts are to be heat-treated to T6 temper after welding.
- Anchor bolts shall project above the concrete base as per manufacturer's recommended practices, 2 1/2" to 3".
- The aluminum street light pole assembly, including anchorage and luminaire, shall comply with the latest city standard specifications and the American Association of State Highway and Transportation Officials (AASHTO) load wind loading.
- All poles and arms shall be clearly identified by the manufacturer's name, abbreviation, or symbol engraved on the shaft, shoe base, hand hole, or other means such as to be readily visible after installation.

MATERIAL DATA

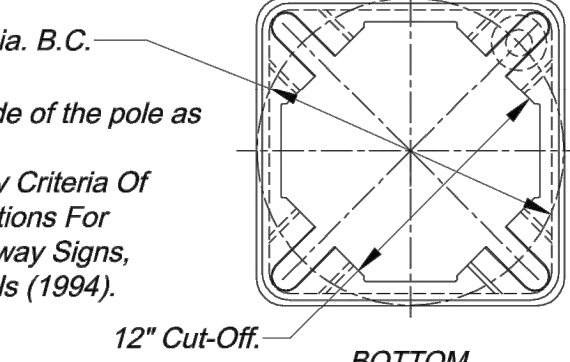
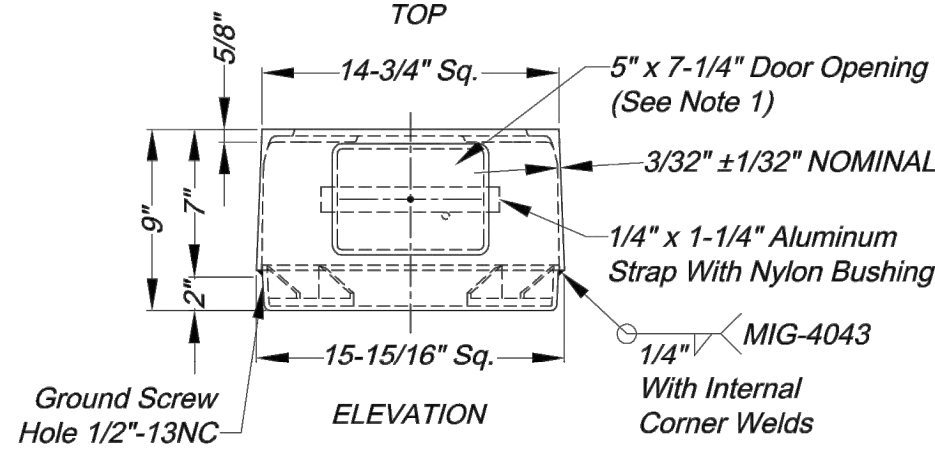
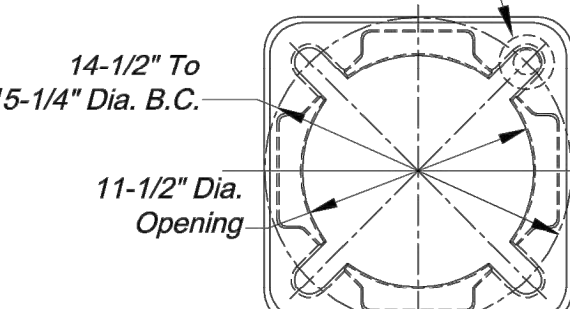
COMPONENT	ALUMINUM ALLOY DESIGNATION	SPECIFICATION
Shoe Base	356-T6, Cast	ASTM B26 or B108
Breakaway Base	356-T6, Cast	ASTM B108
Bolt Covers	356 or 360, Cast	ASTM B26 or B108
Pole Shaft	6063-T6, Extruded	ASTM B221 or B241
Ground Lug	6061-T5 or 6063-T6, Plate	ASTM B221
Reinforced Handhole Frame	356-T6 or 6061-T6	ASTM B26, B108 or B221
Handhole Cover	6063-T6	ASTM B209, B221 or B241
Bracket Arm & Tubing Pipes	6063-T6	ASTM B221, B241 or B249
Bracket Arm Mounting Plates	6061-T6 or 6063-T6 Extruded	ASTM B221
Bracket Arm Strut & Arm Connector	6061-T6 or 6063-T6 Extruded	ASTM B221, B241 or B249
Pole Cap	356, Cast	ASTM B26 or B108
Anchor Bolts	N/A	Galvanized per ASTM A153

Use 2-3/4" O.D. x 1-1/16" I.D.
x 1/2" Thick Washer For
1" Dia. Anchorage On Top
And Bottom Bolt Circle



11" BREAK-AWAY BASE

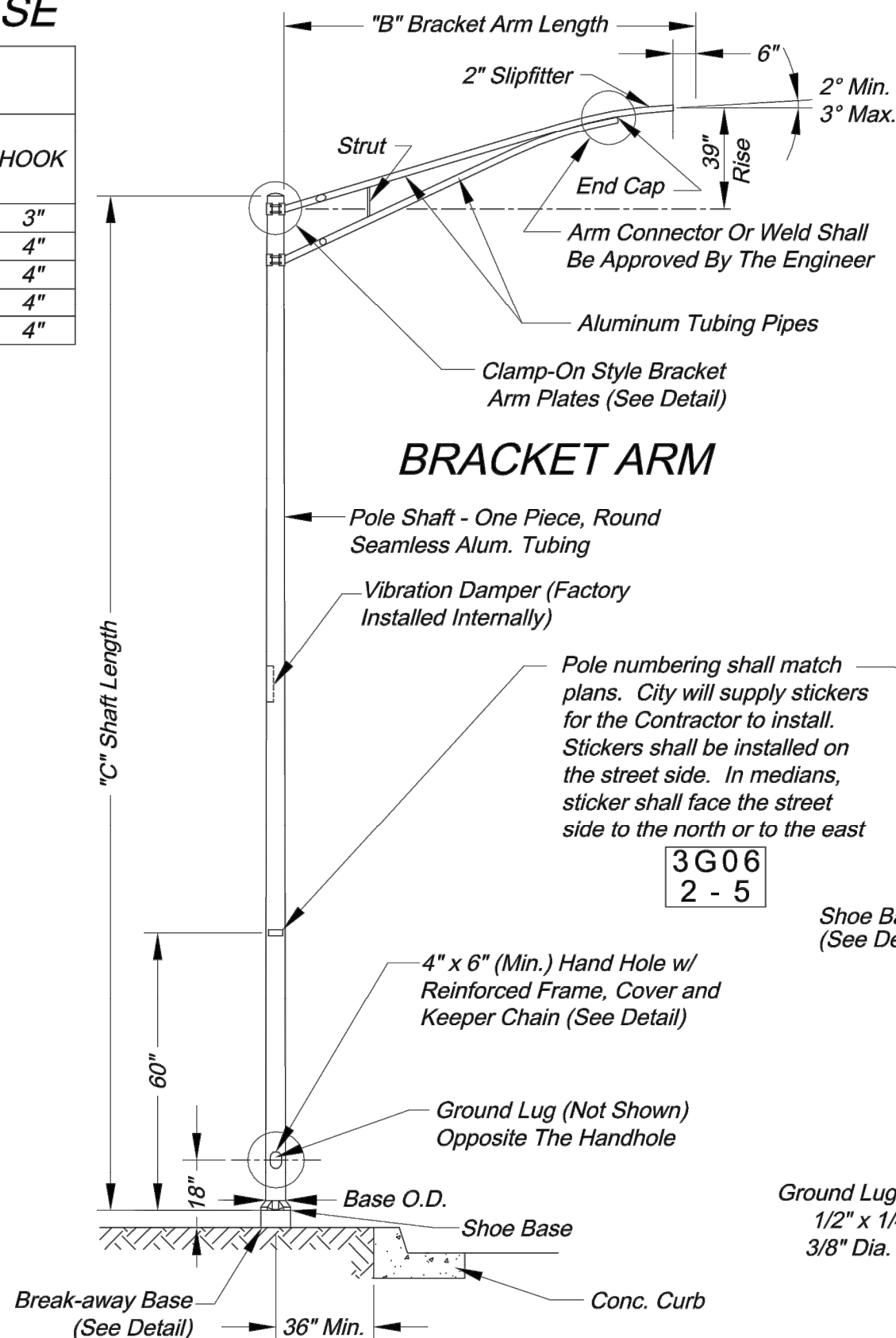
Use 2-3/4" O.D. x 1-1/16" I.D.
x 1/2" Thick Washer For
1" Dia. Anchorage On Top
And Bottom Bolt Circle



15" BREAK-AWAY BASE

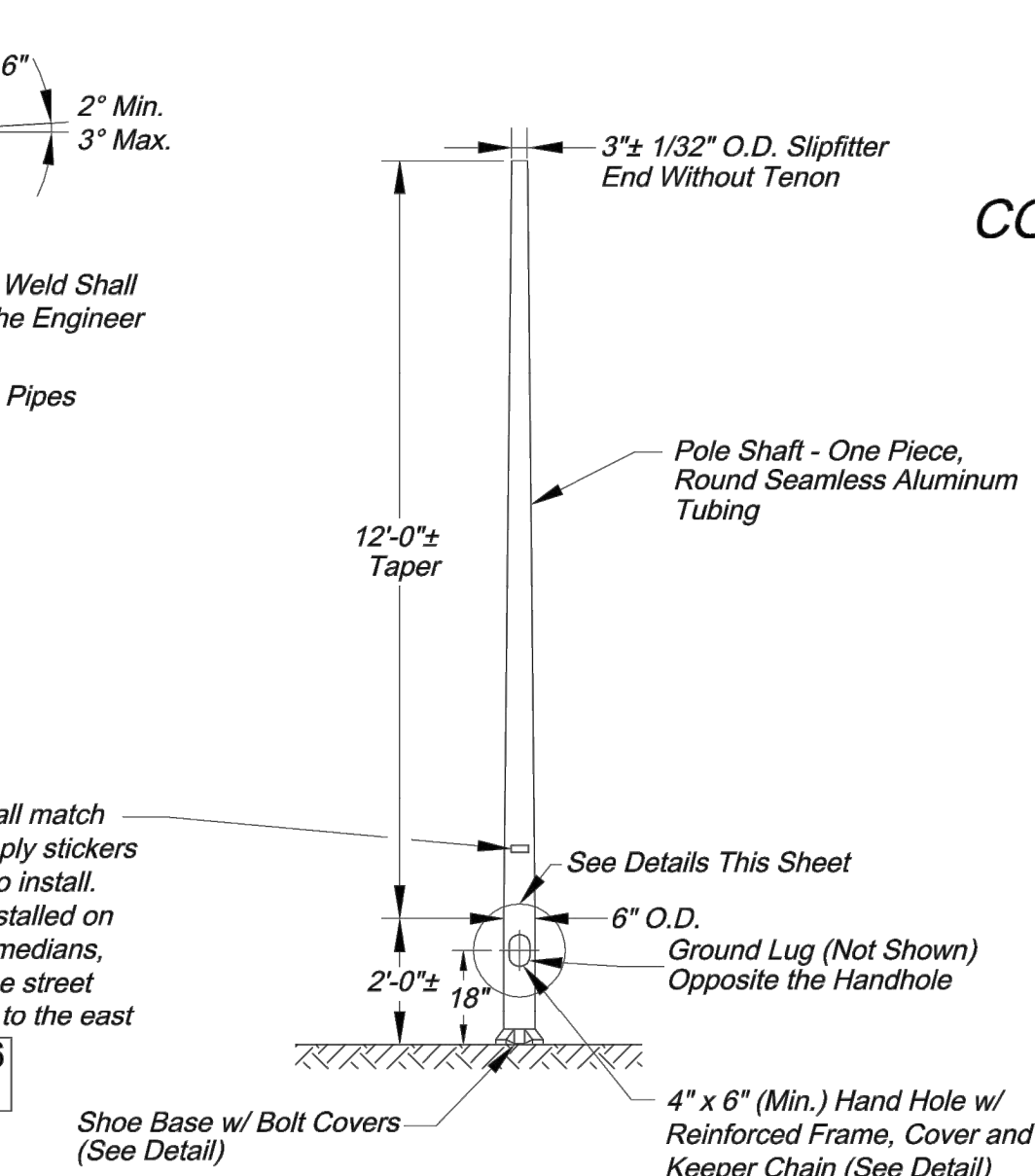
NOTES:

- Door shall be on the same side of the pole as the hand hole.
- Base Conforms to Breakaway Criteria Of AASHTO Standard Specifications For Structural Supports For Highway Signs, Luminaires And Traffic Signals (1994).

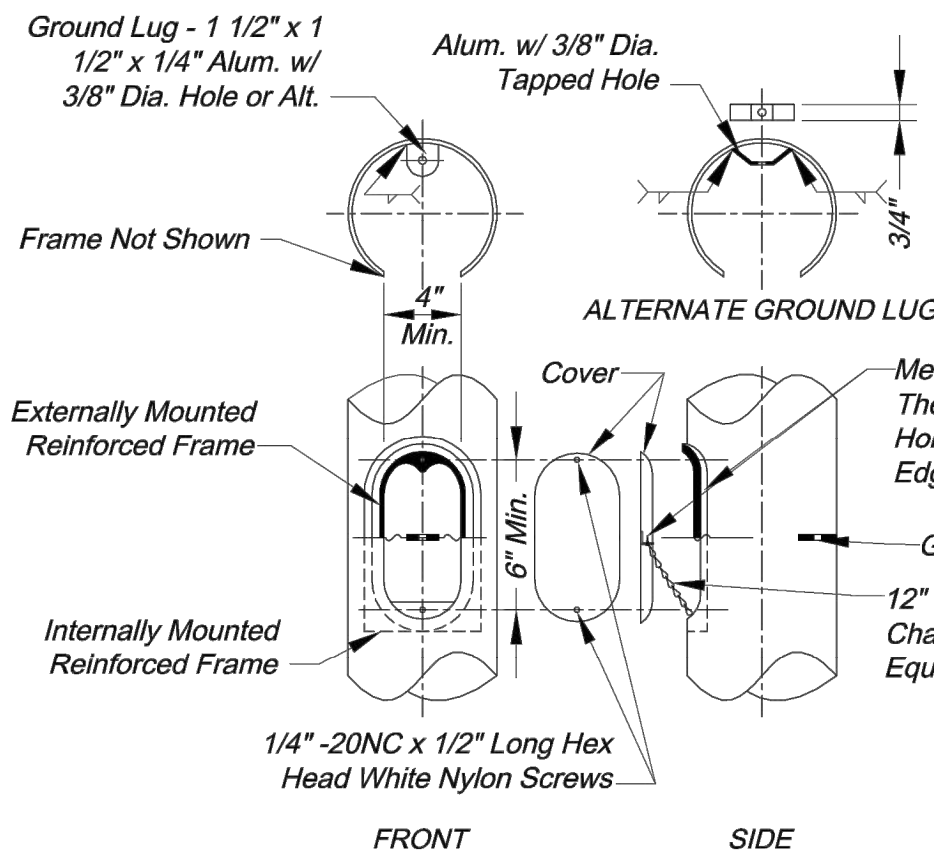


BRACKET ARM

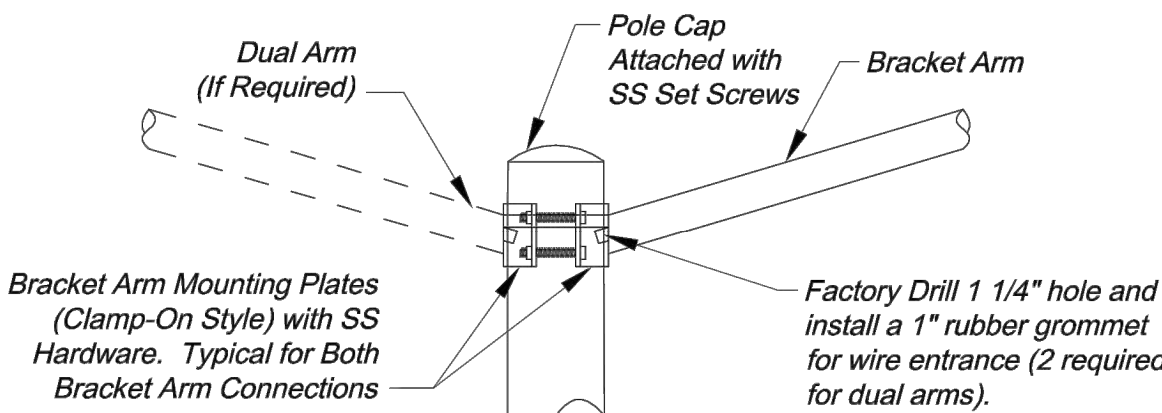
POLE ELEVATION
(See tables for dimensions and materials)



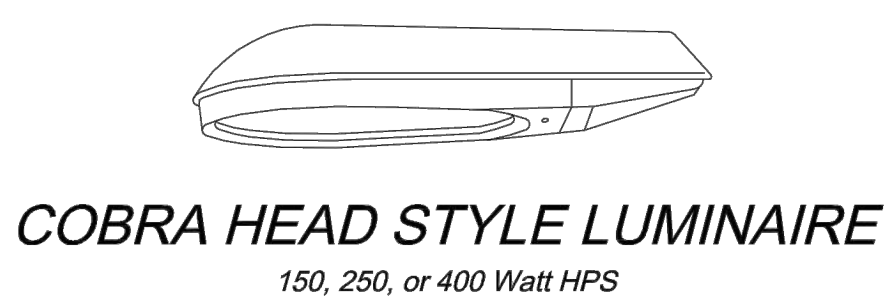
PEDESTAL POLE ELEVATION
(See tables for dimensions and materials)



HAND HOLE

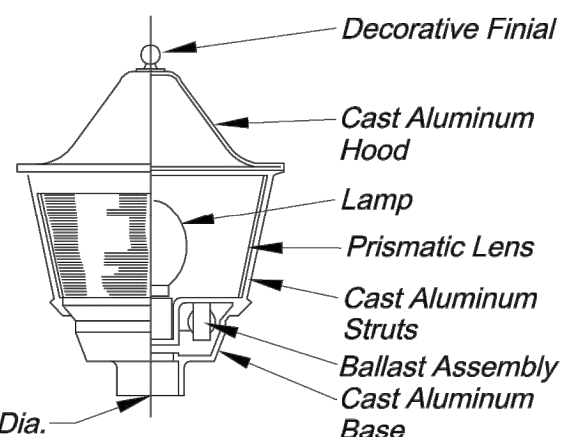


BRACKET ARM MOUNTING



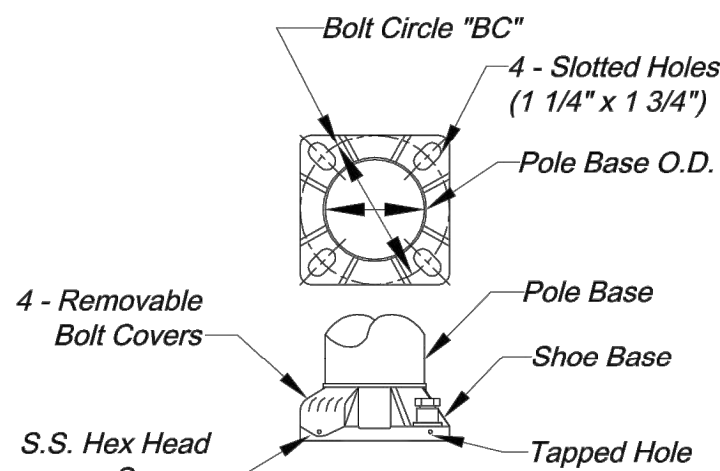
COBRA HEAD STYLE LUMINAIRE

150, 250, or 400 Watt HPS



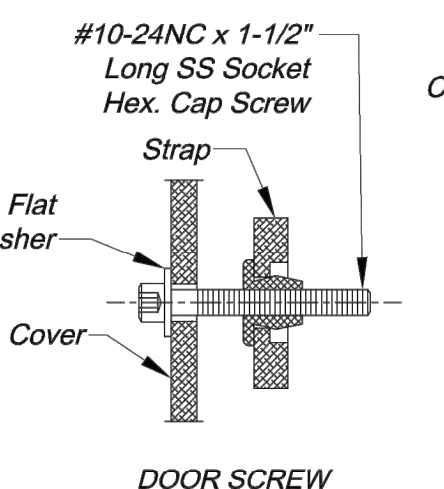
POST TOP LUMINAIRE

150 Watt HPS

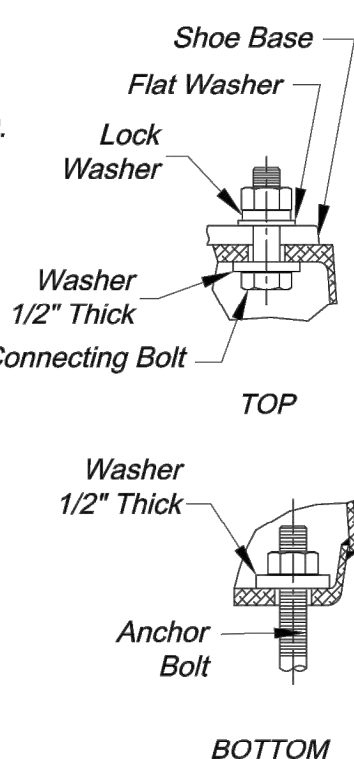


SHOE BASE

CONNECTING HARDWARE
(4) 1"-8NC x 4" Long Galv.
Hex Head Bolt SAE Gr. 5
(8) 1/2" Galv. Washer 2-3/4" O.D.
(4) 1" Galv. Hex. Nut
(4) 1" Galv. Flat Washer
(4) 1" Lock Washer



DOOR SCREW



BREAK-AWAY BASE ANCHORAGE

CITY OF LEE'S SUMMIT
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809



POLE AND LUMINAIRE
DETAILS

STANDARD DRAWING SL-1

Project:

Sheet Name:

Drawn By: JH
Checked By: JW
Date: 08/21/2009

1 OF 5

1

As-Built: "As-Built: 100,10", "1-80% 1.15% slope; or "8-inch HDBE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5600.dwg Layout: 60 Lee's Summit Street Lighting Details 2 of 5 -- Thursday April 06, 2023, 3:46pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Lee's Summit Street Lighting Details 2 of 5

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

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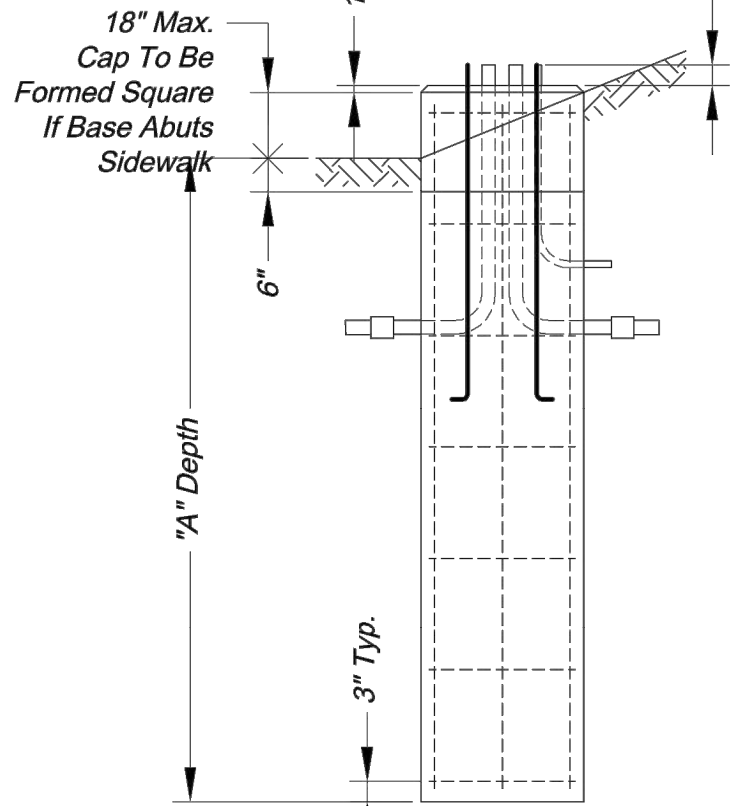
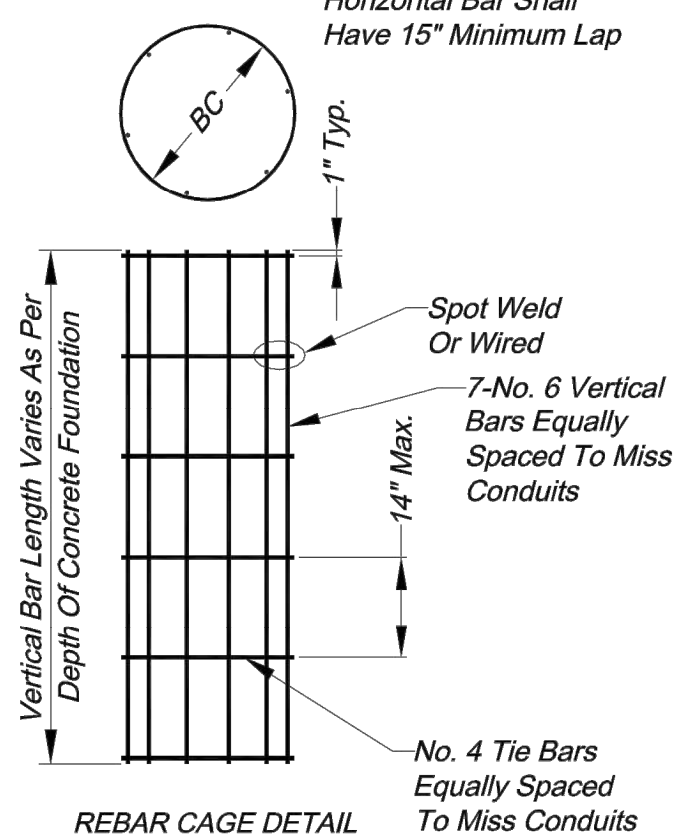
DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
60	104

Christopher Novosel Professional Engineer License No. 2018024421		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
NO.	DATE	REVISIONS	BY APPROVED
8	6/24/21	Wiring Diagram Updates	
10	9/30/22	Record Drawings	

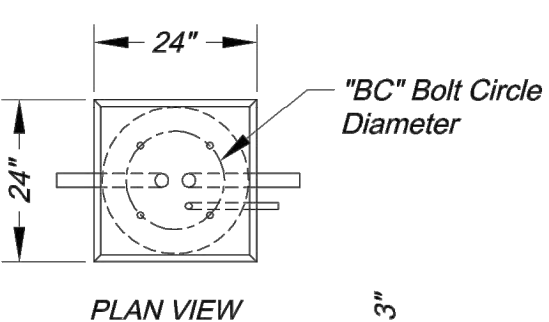
As-Built: "400-90 100.10", "1-80% 1.15% slope", or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

POLE TYPE	BRACKET ARM	DEPTH (A)	BOLT CIRCLE (BC)
P14	—	48"	9.5"
P30S or P30D	Single or Dual	72"	11.0"
P40S	Single	94"	11.5"
P40D	Dual	94"	14.5"

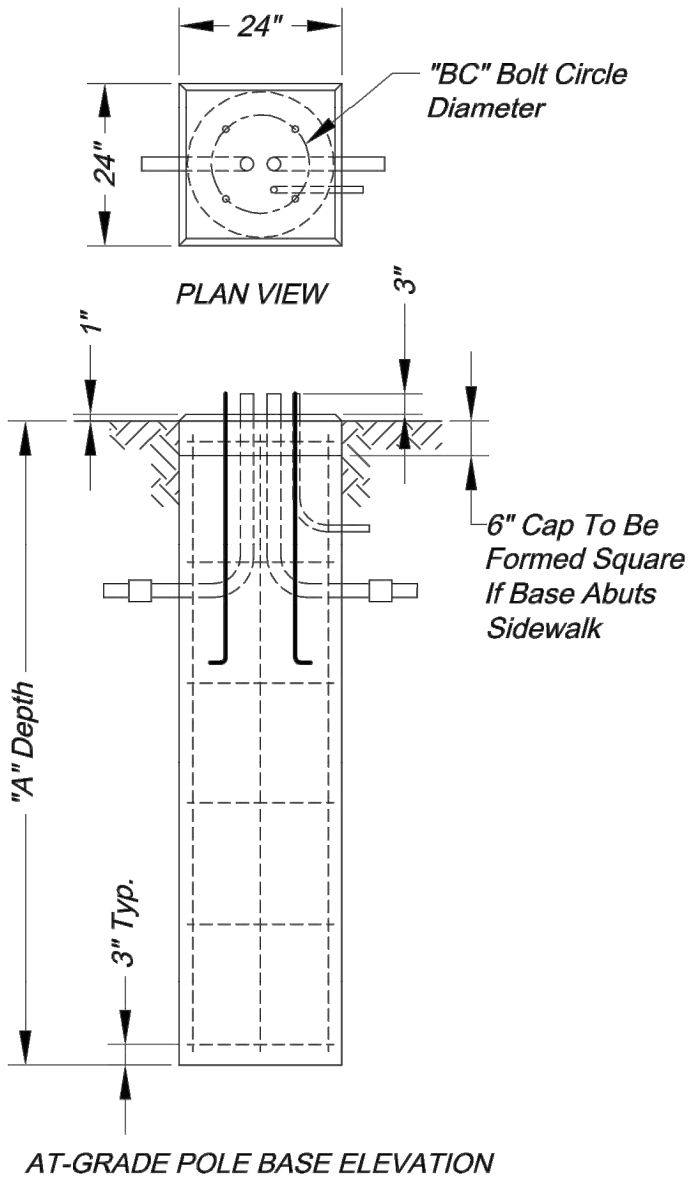
Horizontal Bar Shall Have 15" Minimum Lap



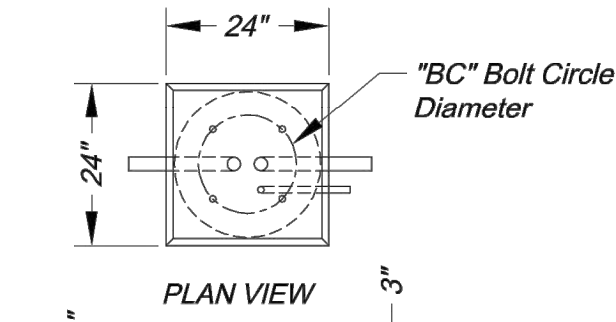
RAISED POLE BASE ELEVATION



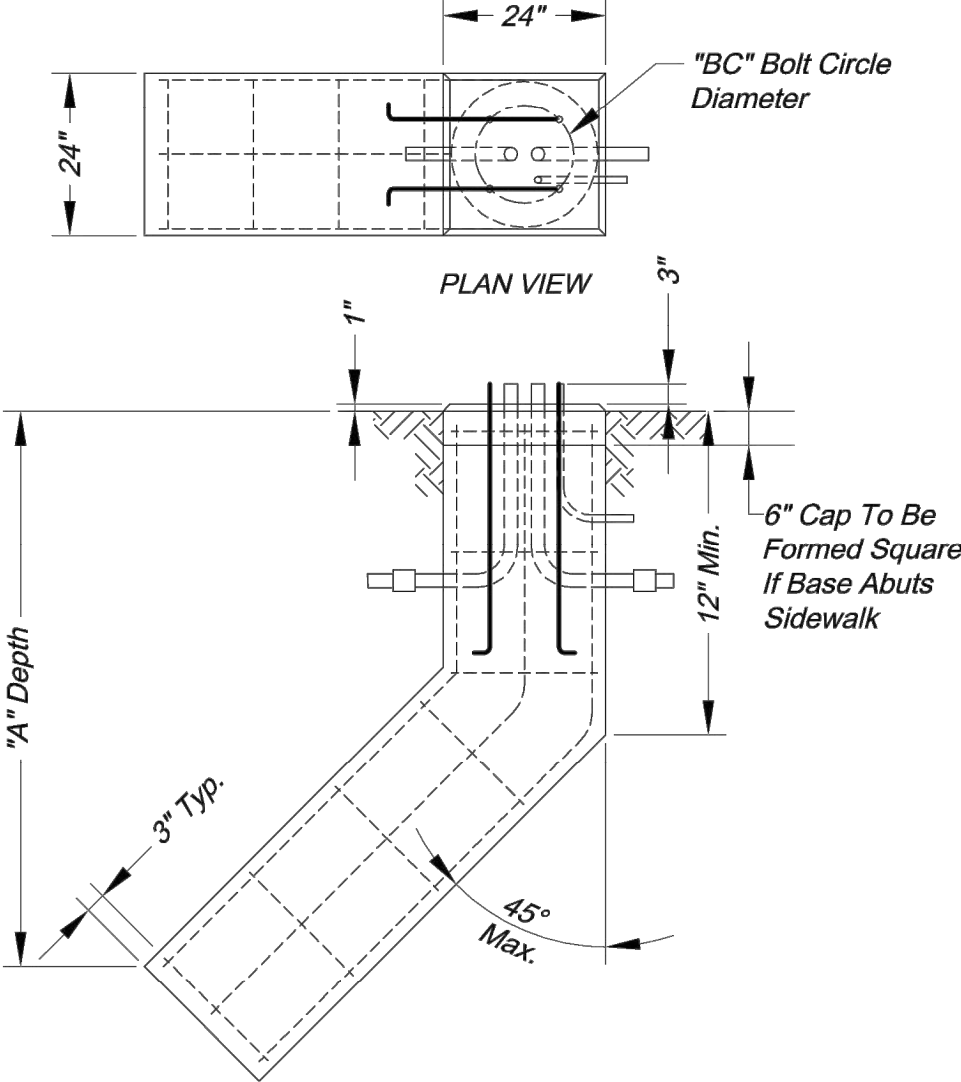
PLAN VIEW



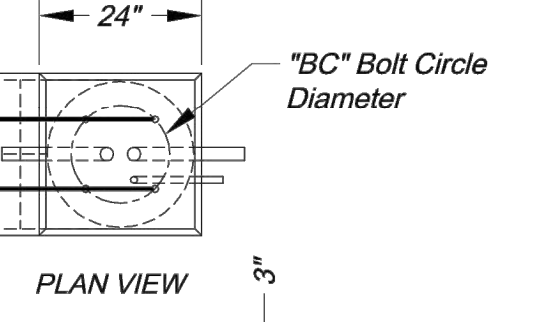
AT-GRADE POLE BASE ELEVATION



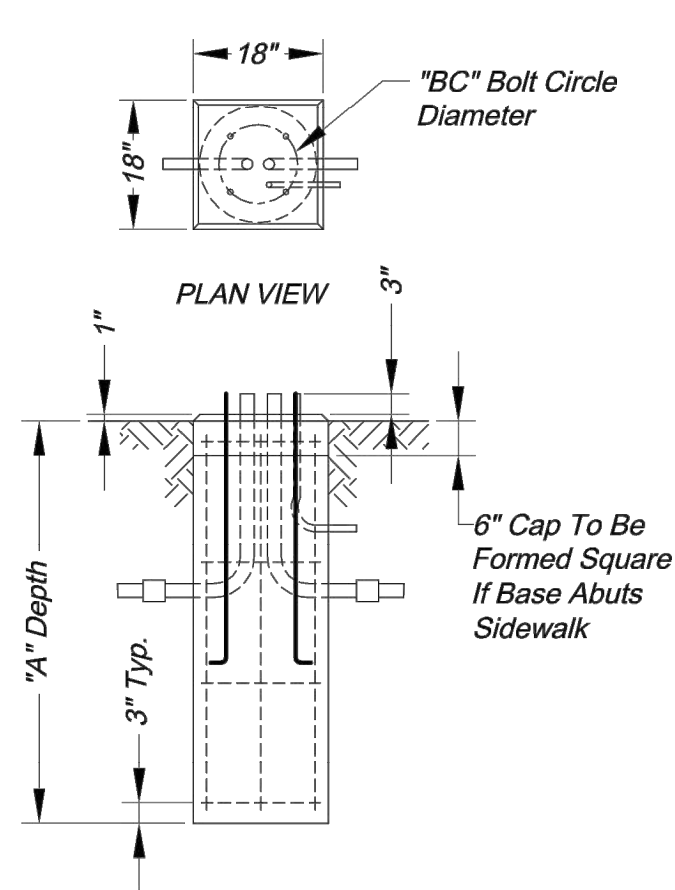
PLAN VIEW



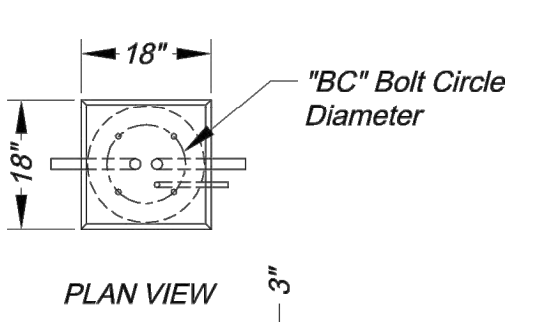
OFFSET CONCRETE BASE



PLAN VIEW



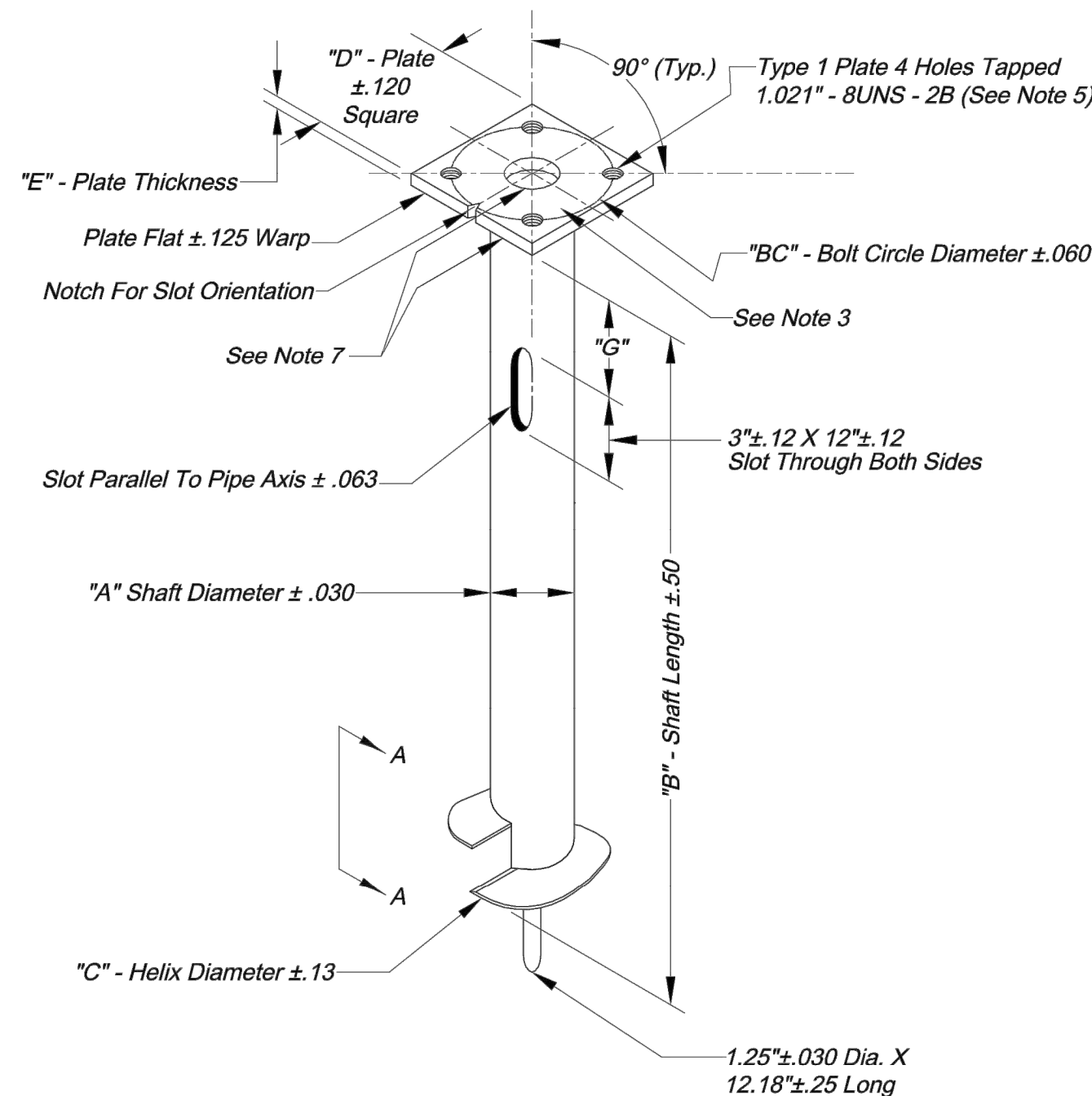
PEDESTAL POLE BASE



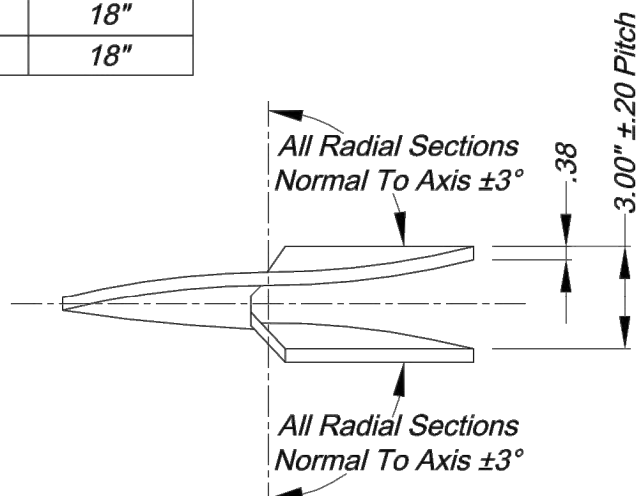
PLAN VIEW

CONCRETE BASE DETAILS

BASE TYPE	POLE TYPE	MINIMUM TORQUE RATING (lbs. ft.)	MAXIMUM TORQUE RATING (lbs. ft.)	SHAFT DIA. (A)	SHAFT LENGTH (B)	HELIX DIA. (C)	PLATE SIZE (D)	PLATE THICKNESS (E)	BOLT CIRCLE (BC)	SLOT LOCATION (G)
B14	P14	2,000	15,000	6"	48"	12"	10"	0.75"	9.5"	12"
B30	P30S & P30D	2,000	15,000	6"	60"	12"	12"	1.0"	11.0"	18"
B40S	P40S	2,000	20,000	8"	60"	14"	12"	1.0"	11.5"	18"
B40D	P40D	2,000	20,000	8"	60"	14"	15"	1.25"	14.5"	18"



SCREW-IN ANCHOR BASE DETAILS

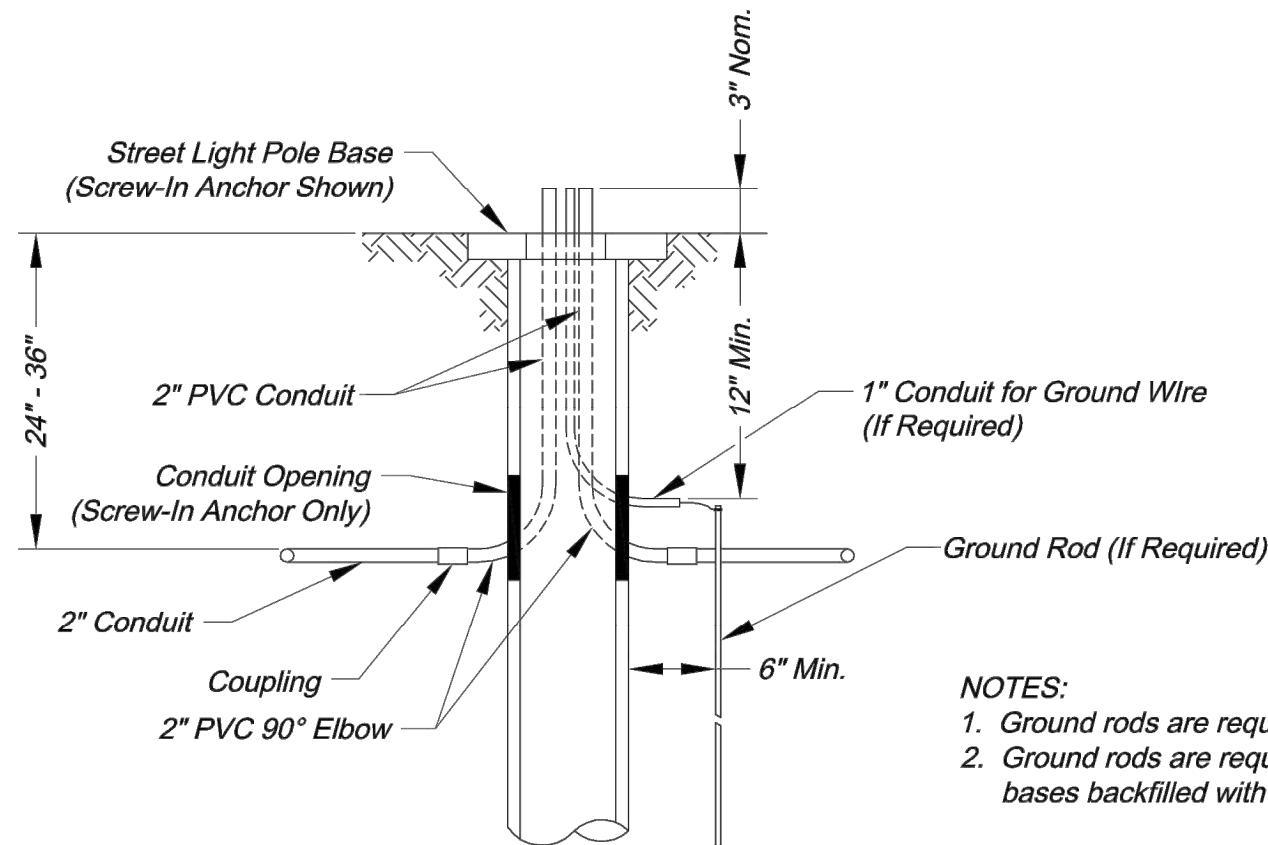


Helix Must Be Formed By Matching Metal Die
SECTION A-A

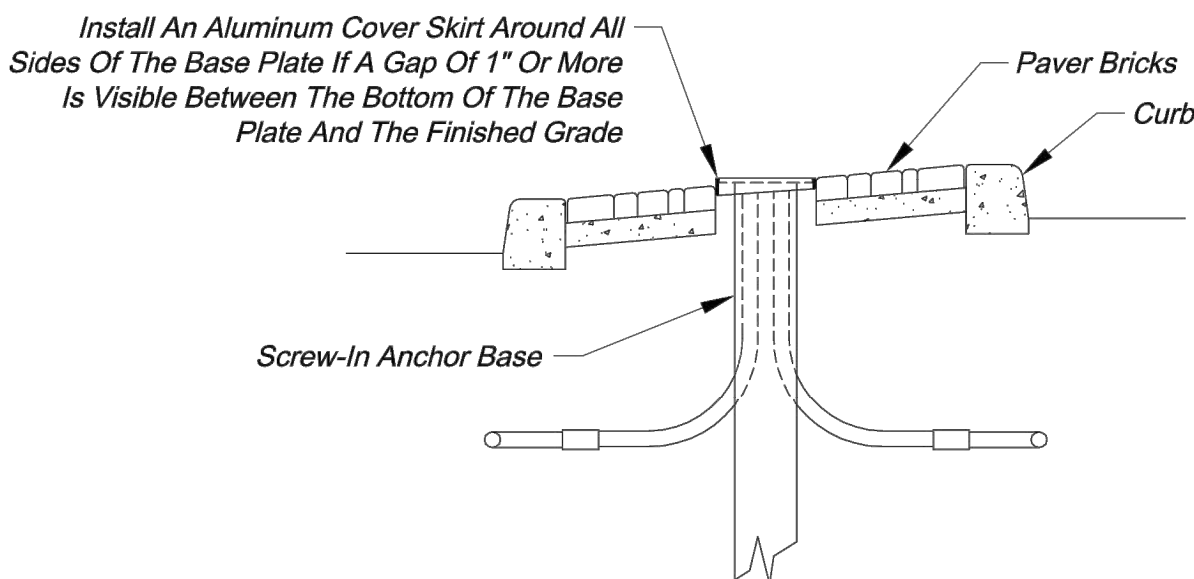
NOTES:

1. Finish: Hot dip galvanize per ASTM-A153 (latest revision).
2. Baseplate to be perpendicular to shaft axis (±1") and hole and concentric (±.188 I.D. Fin) to shaft axis.
3. All bases shall be identified by the manufacturer's initials and the anchor type (1 or 2) permanently stamped into the top plate with 1/2" letters., the Julian date of manufacture shall be permanently stamped in 1/4" numerals.
4. Pilot point and shaft axes to be concentric (±.125 Fin) and in line (±2").
5. Tap 1" holes on the specified bolt circle perpendicular to the baseplate. Clean and chase the threads after hot-dip galvanizing so that a bolt may be installed.
6. Preheat (room temperature 70°F), tumbleblast, handgrind, and clean baseplate, helix, and core on all weld areas.
7. Flame cut irregularities permissible:
 - (1) Valleys not to exceed 3/32 in. below nominal surface level.
 - (2) Peaks or positive irregularities not to exceed 1/32 in. above nominal surface level or intersections of nominal surfaces.
8. Manufacturer to have in effect industry recognized written quality control for all materials and manufacturing processes.
9. All material is to be new, unused and mill traceable meeting the following specifications:

Baseplate:	ASTM A36-(latest revision) hot rolled steel plate (conform to AASHTO technical bul. #270).
Shaft:	Steel pipe piles, seamless or straight welded, grade 2 per ASTM A252. Alternate material: pipe type E or S, grade B per ASTM A53.
Helix:	ASTM A635-(latest revision) hot rolled steel plate
Pilot Point:	ASTM A575-(latest revision) hot rolled steel
Bolt:	ASTM A325 or Grade 5 SAE J429 - 1" diameter hot dip galvanized hex head bolt. Bolt shall include one each lock and flat washer.
10. The design and performance integrity of the foundation shall be verified by full-scale tests by qualified engineers independent of the manufacturer. Certified test reports shall be provided upon request.
11. Flame cut notch or projection will be on the base plate to indicate slot orientation.

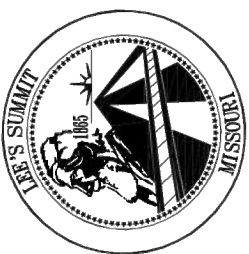


CONDUIT ENTRANCE AND GROUNDING



COVERSKIRT REQUIREMENTS

CITY OF LEE'S SUMMIT
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809



POLE BASE DETAILS

STANDARD DRAWING SL-2

Project:

Sheet Name:

Drawn By: JH
Checked By: JW
Date: 08/21/2009

2 OF 5

2

Record Drawing

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015600.dwg Layout: 61 Lee's Summit Street Lighting Details 3 of 5 Thursday April 06, 2023, 3:46pm Architect 00212, George Buller Associates, Inc. Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Lee's Summit Street Lighting Details 3 of 5

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
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DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
61	104

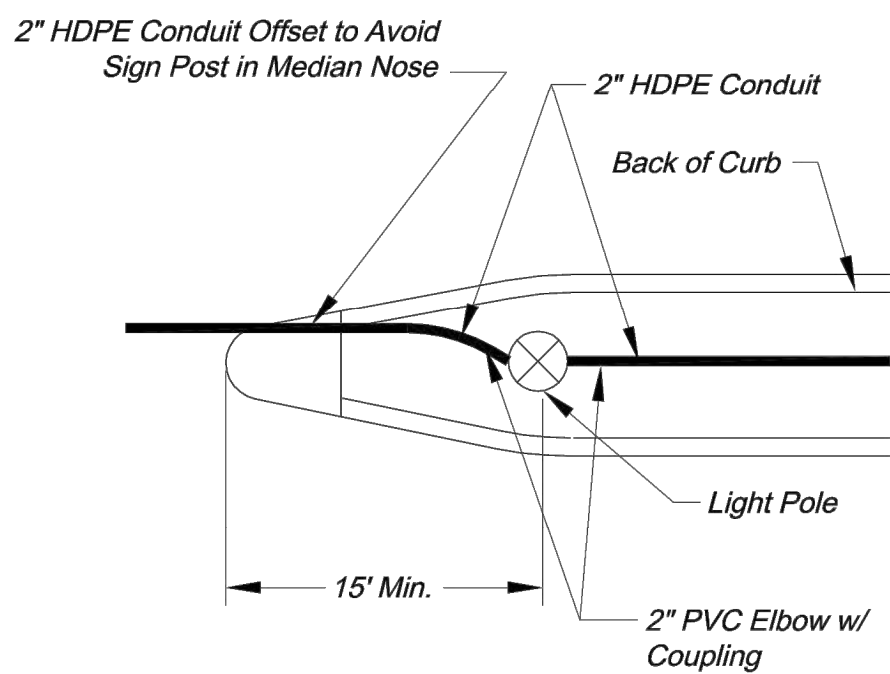
Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

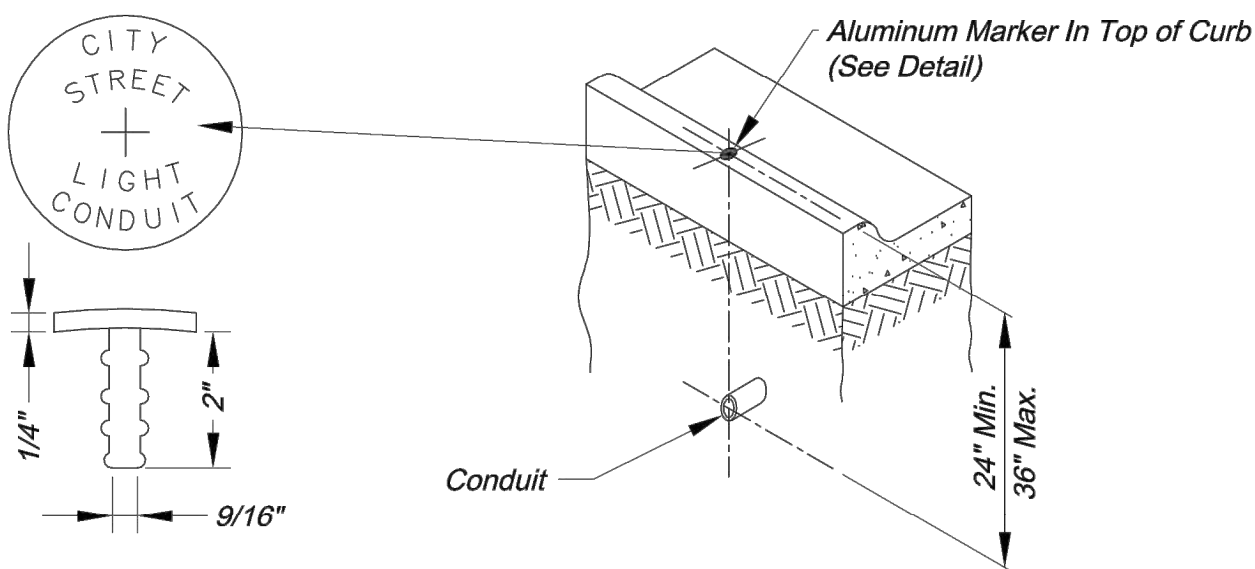
NO.	DATE
8	6/24/21
10	9/30/22

REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

As-Built: "400-90 100.10", "3-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

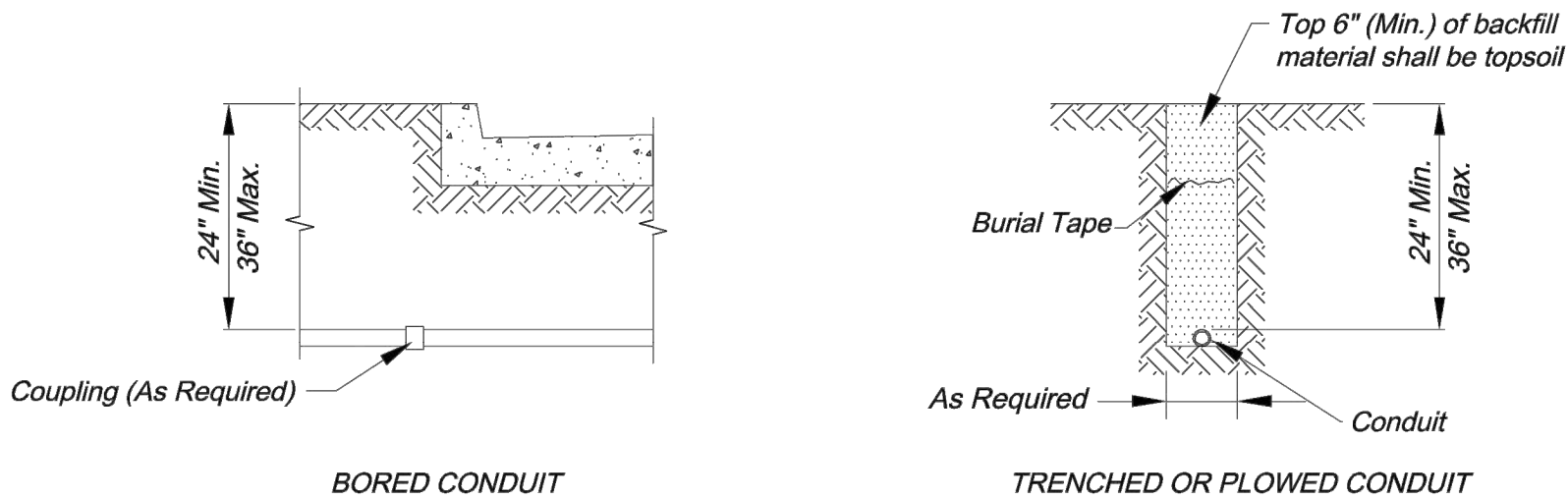


STREET LIGHT POLE
IN MEDIAN



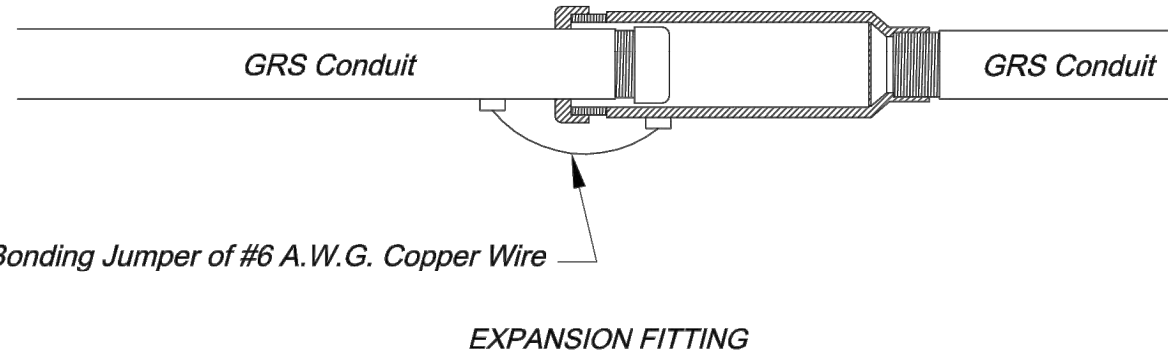
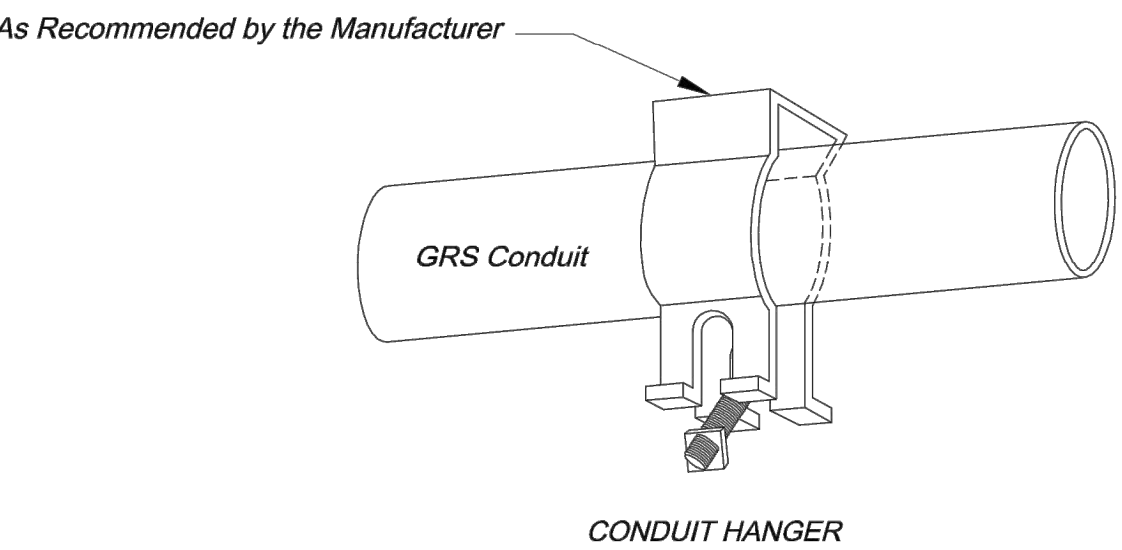
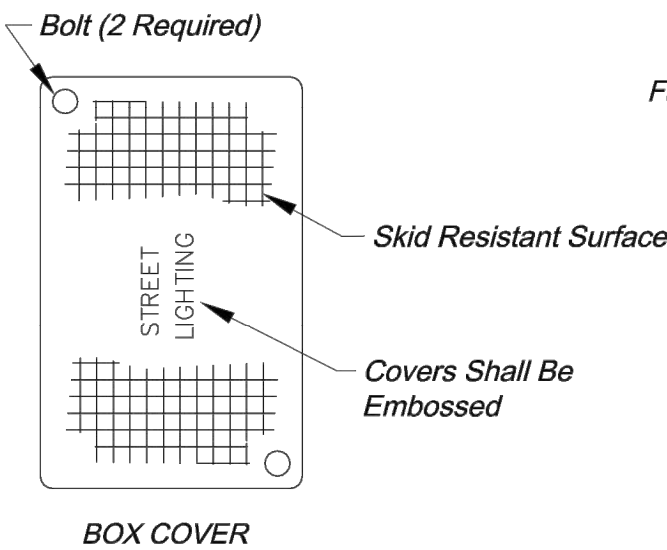
CONDUIT MARKING DETAIL

- NOTES:
1. An aluminum marker shall be placed in the top of the curb directly over the conduit.
 2. Markers shall be installed by drilling the curb and epoxying the marker in place. If installed in a sidewalk or curb ramp, the top of the marker shall be flush with the concrete surface.
 3. No direct payment shall be made for conduit markers; they are subsidiary to the installation of conduit.



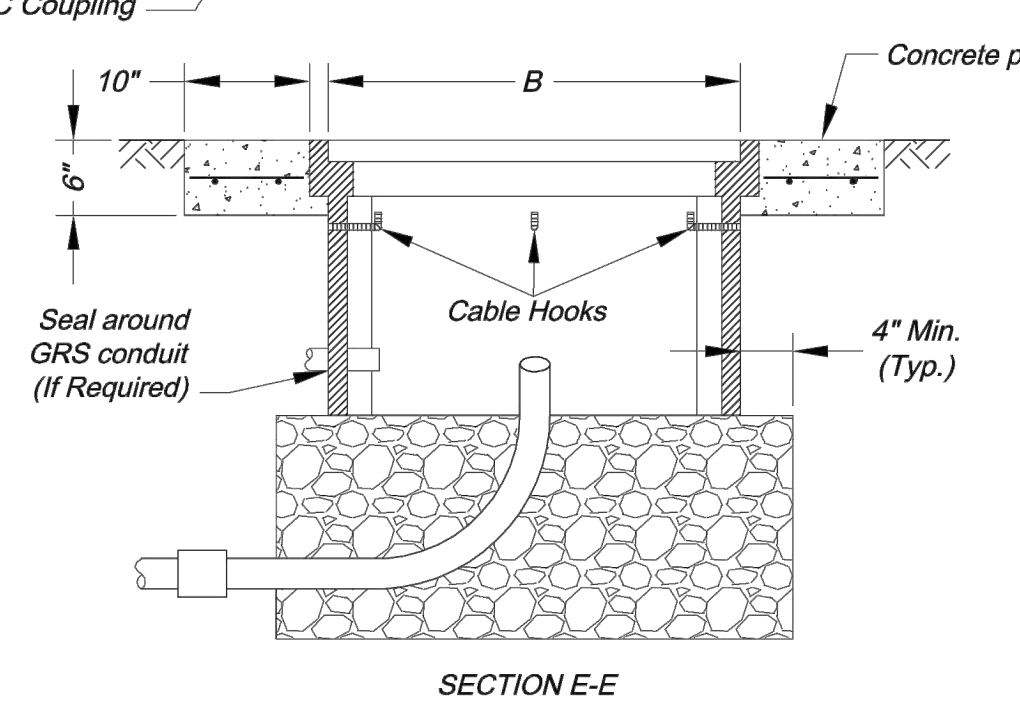
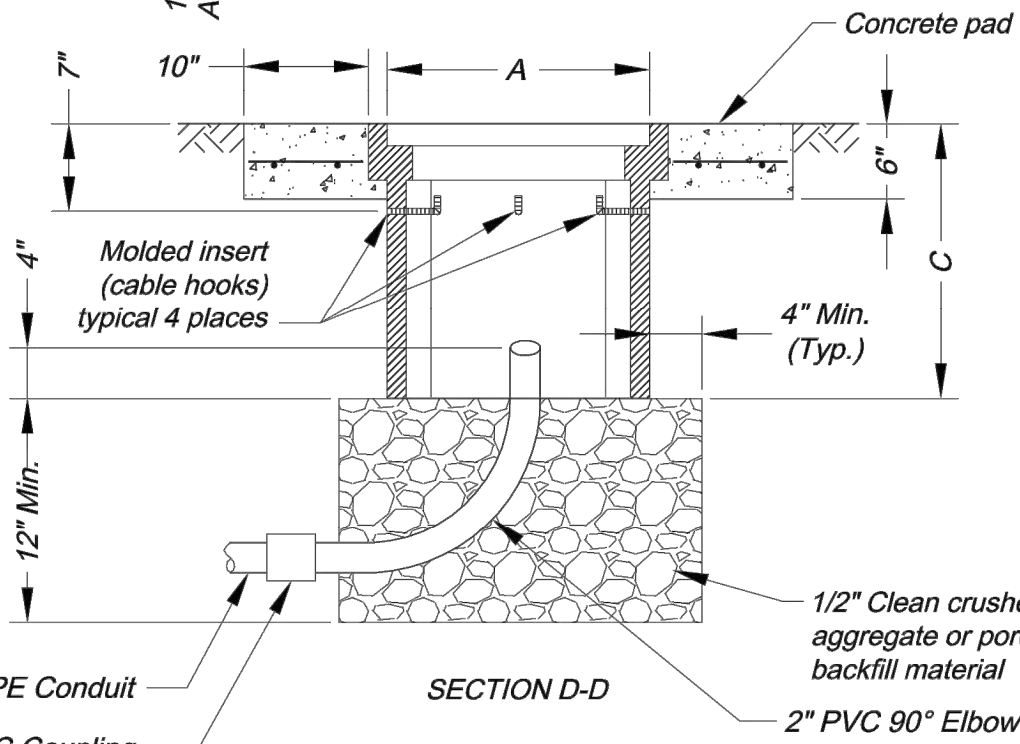
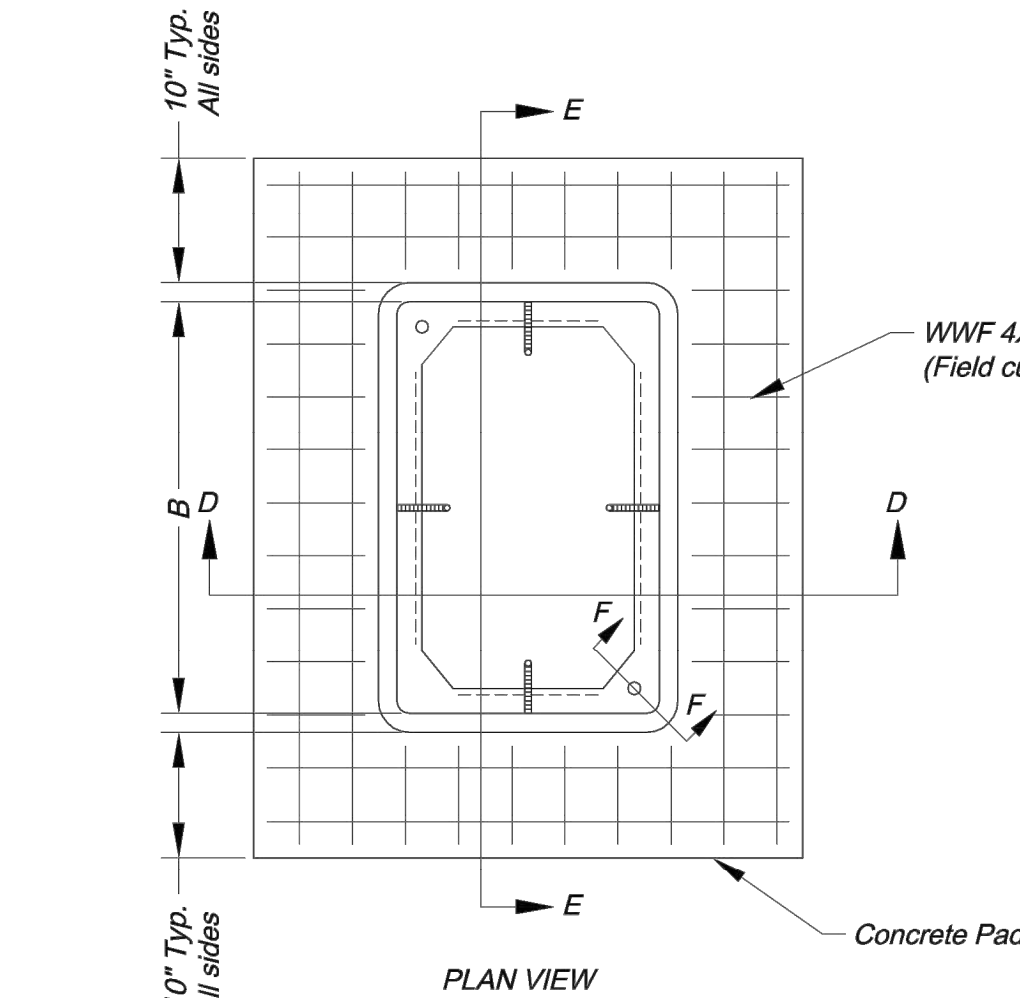
CONDUIT LOCATIONS

- NOTES:
1. Backfill under paved surfaces shall be flowable fill.
 2. The conduit shall not be covered unless inspected and approved by the City Engineer, so as to ensure proper depth, correct conduit material, and proper conduit end treatment.



GRS CONDUIT DETAILS

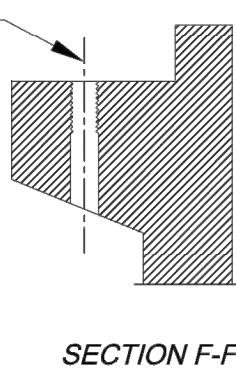
- NOTES:
1. All conduits installed above ground shall be GRS.
 2. Conduit attached to bridges shall have expansion fittings installed at each end of the bridge and at each expansion joint on the bridge.
 3. All GRS conduits shall be electrically bonded by a grounding bushing and ground wire as detailed.
 4. Install the conduit and connector assembly to permit a 1/2 inch minimum longitudinal travel in either direction.



PULL OR JUNCTION BOX DETAILS

Number of Entering/Exiting Conduits	Box Type	Minimum Box Dimensions		
		A	B	C
1 - 2	Type 1 Junction Box	12"	12"	12"
3 - 4	Type 2 Junction Box	12"	18"	12"
> 4	Class 1 Pull Box	17"	30"	22"

All dimensions shown are nominal



- NOTES:
1. Lift opening required on all covers.
 2. Preformed box walls may be either flared or vertical. The bottom of boxes shall be open to below.
 3. If an extension is used with a preformed box, the lip of the extension may be interior or exterior. The extension shall be compatible and from the same manufacturer.
 4. Cable hooks are to be included with Class 1 Pull Boxes only.
 5. A Class 1 Pull Box shall be installed adjacent to each 4-Circuit Power Supply.

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PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
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BOX AND CONDUIT DETAILS

STANDARD DRAWING SL-3

Project:

Sheet Name:

Drawn By: JH
Checked By: JW
Date: 08/21/2009

3 OF 5

3

Record Drawing

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Lee's Summit Street Lighting Details 4 of 5

Record Drawing

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

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Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
62	104

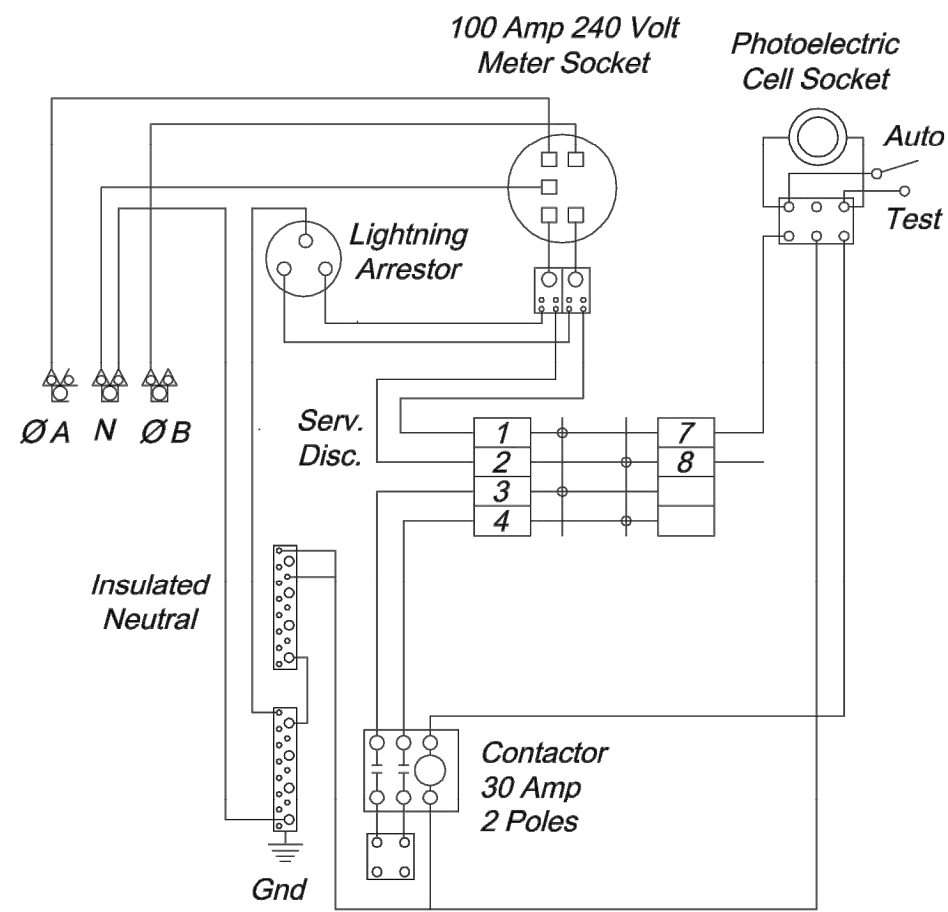
Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

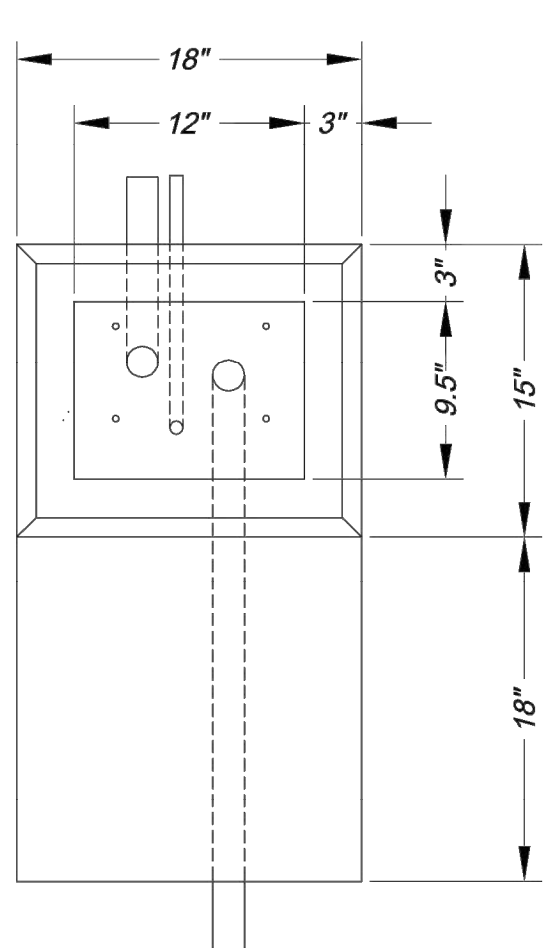
NO.	DATE
8	6/24/21
10	9/30/22

REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

As-Built: "400-90 100.10" "1-80% 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

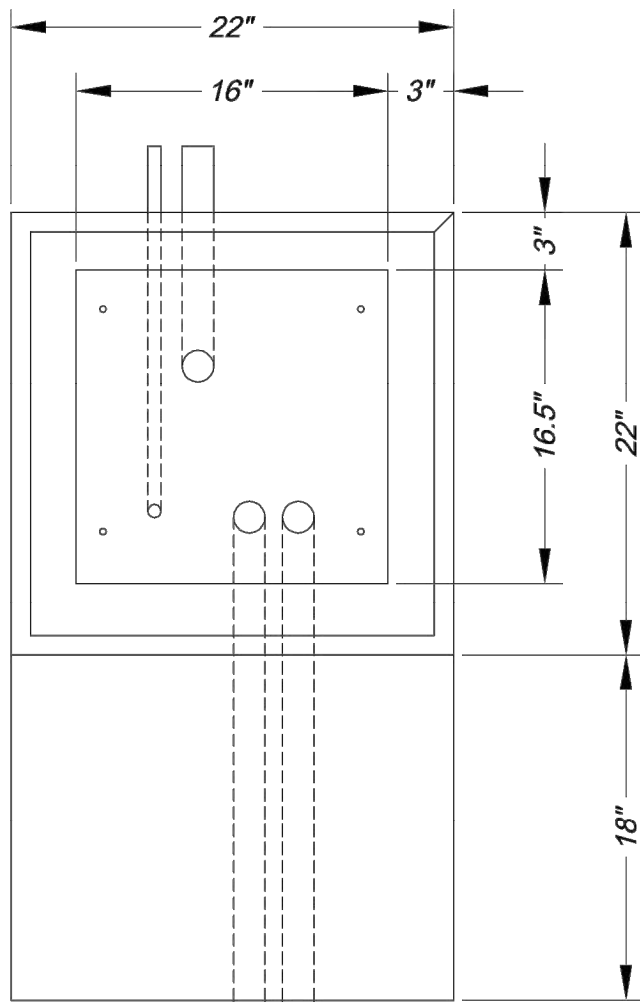


WIRING SCHEMATIC

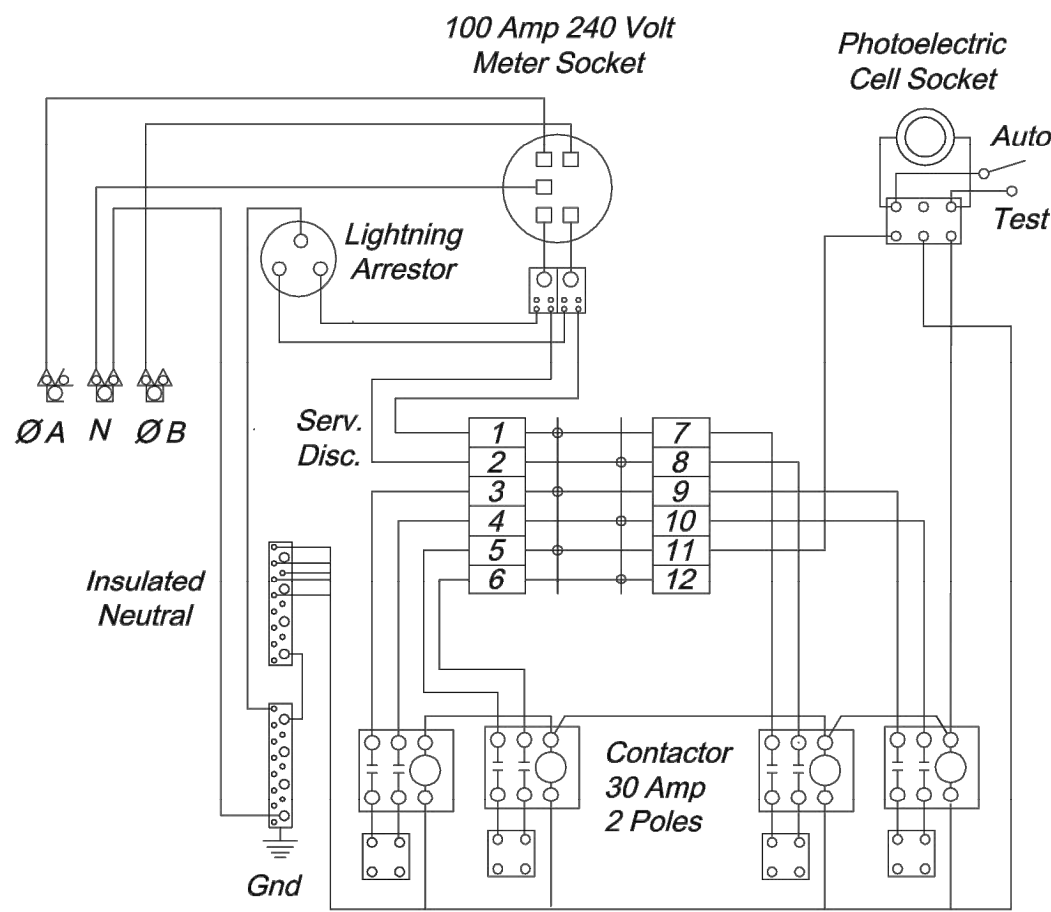


PLAN VIEW

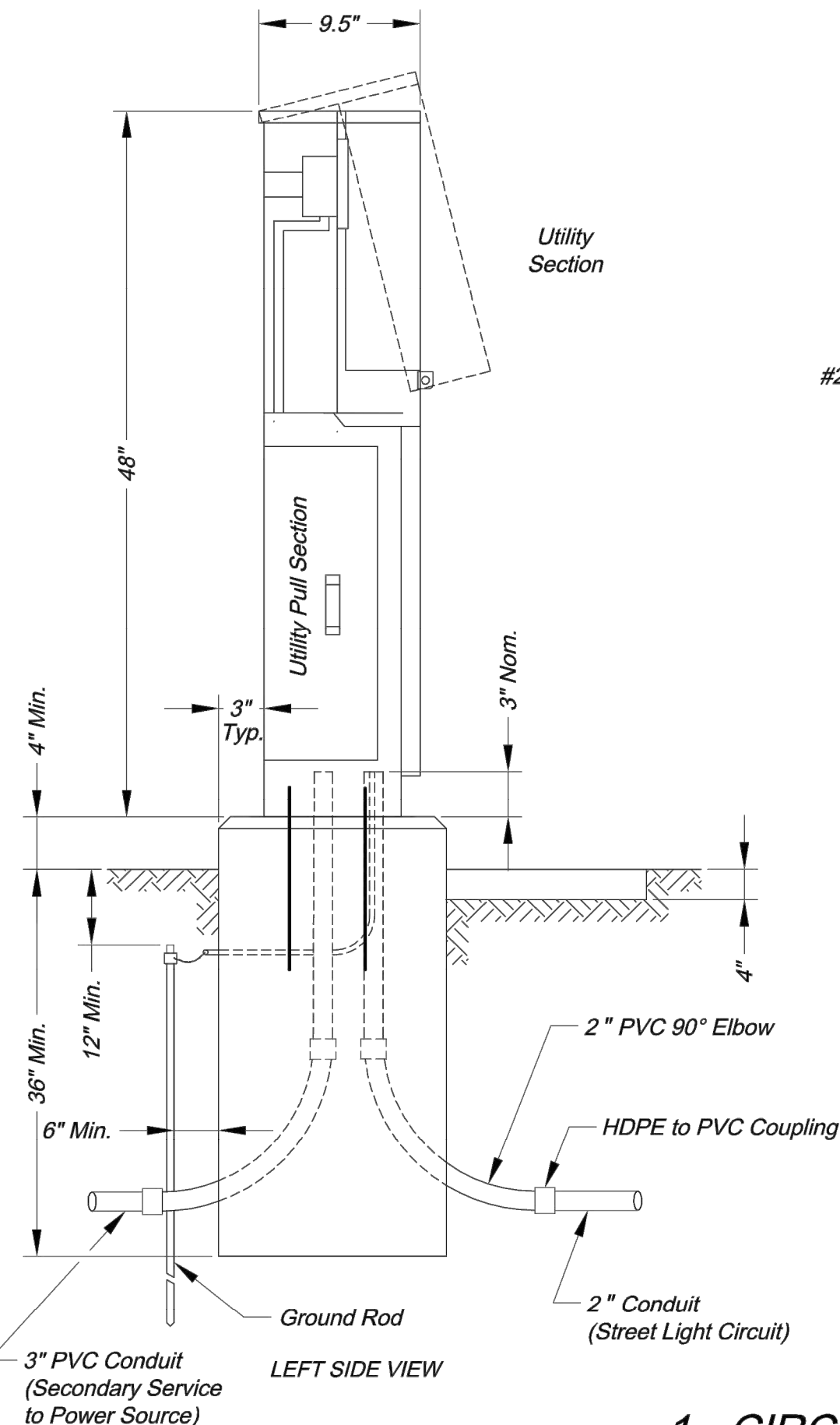
FUSED CONTACTORS
ARE NOT PERMITTED



PLAN VIEW

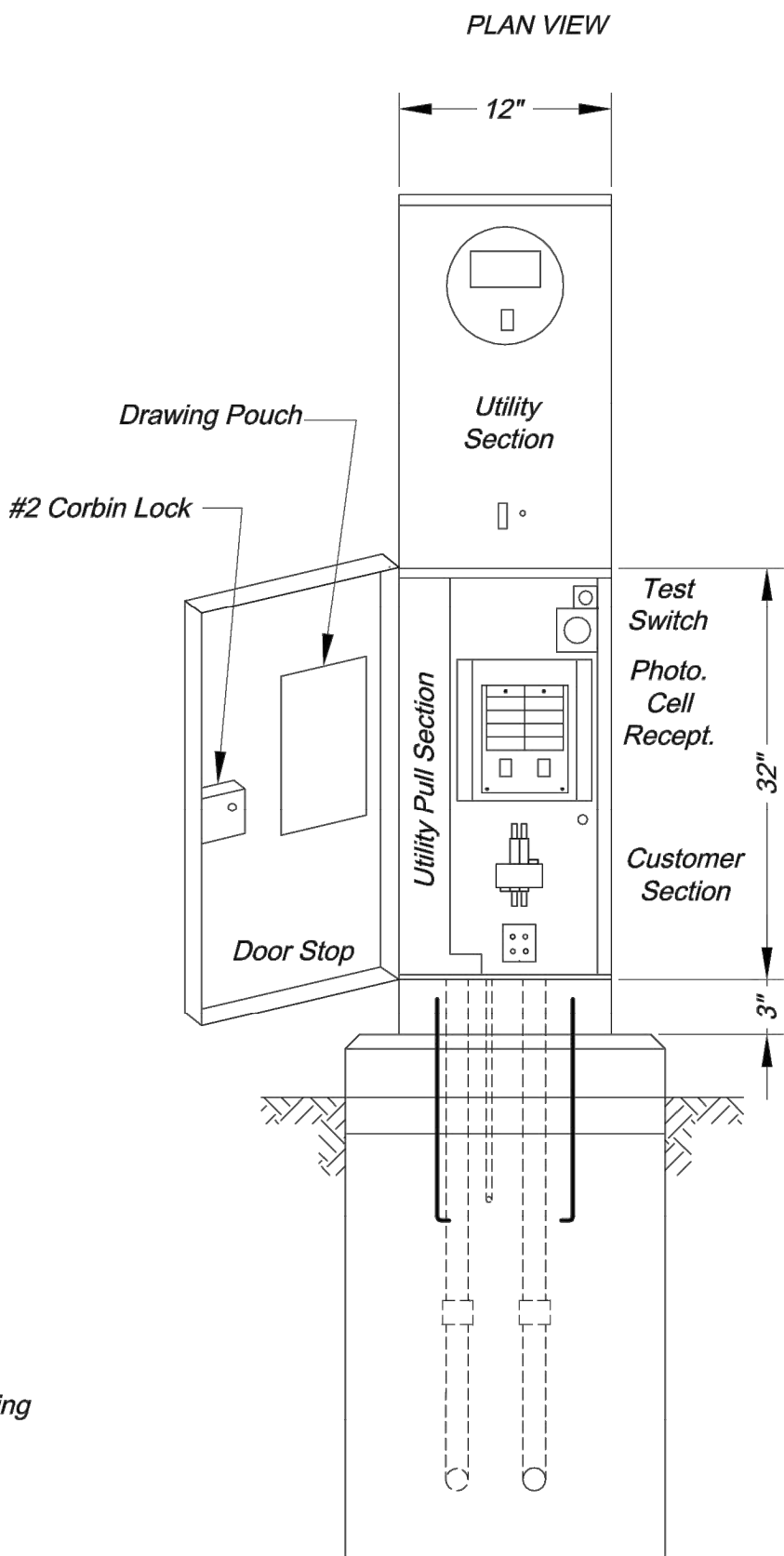


WIRING SCHEMATIC



LEFT SIDE VIEW

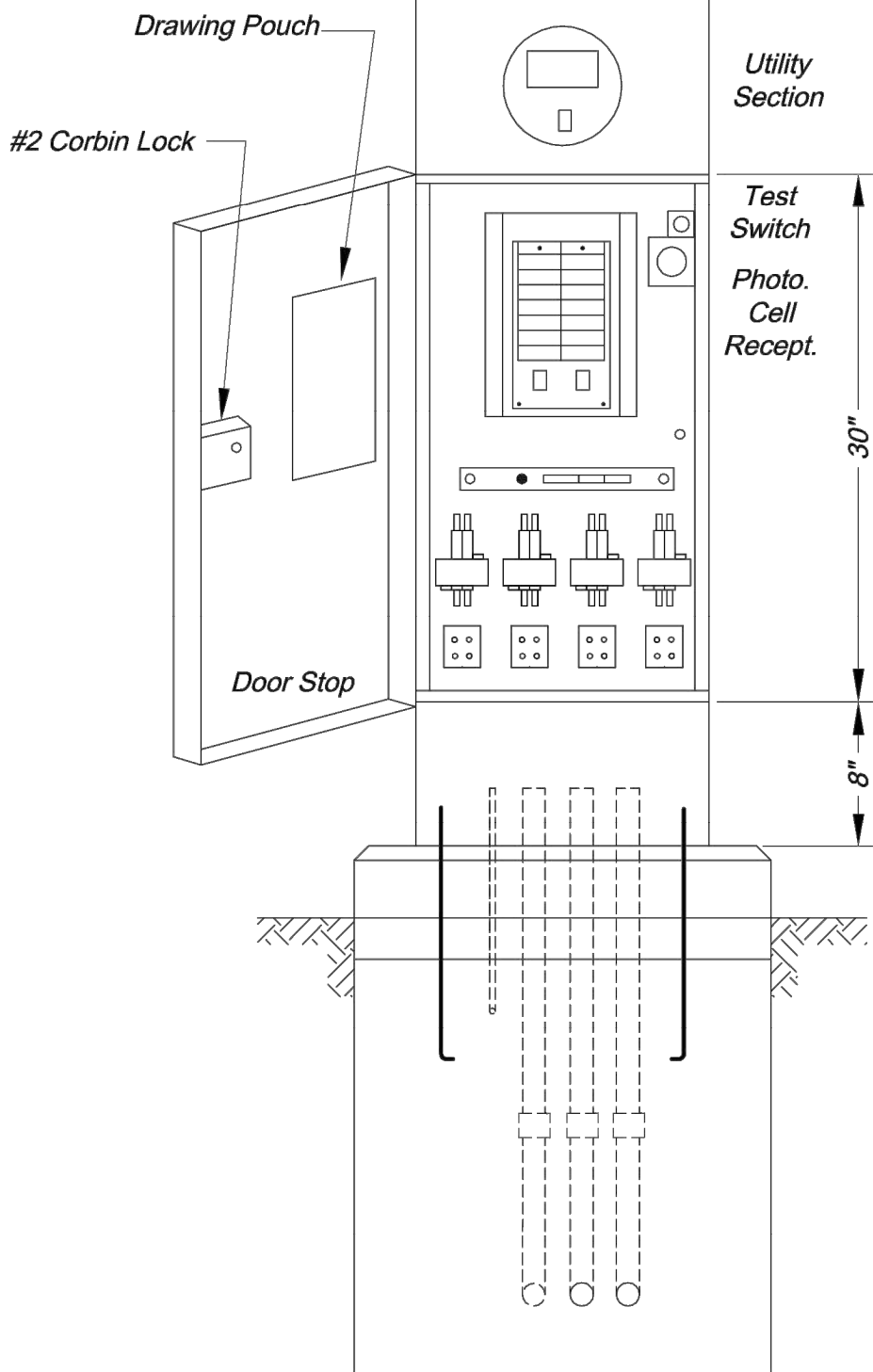
1 - CIRCUIT
POWER SUPPLY



FRONT VIEW

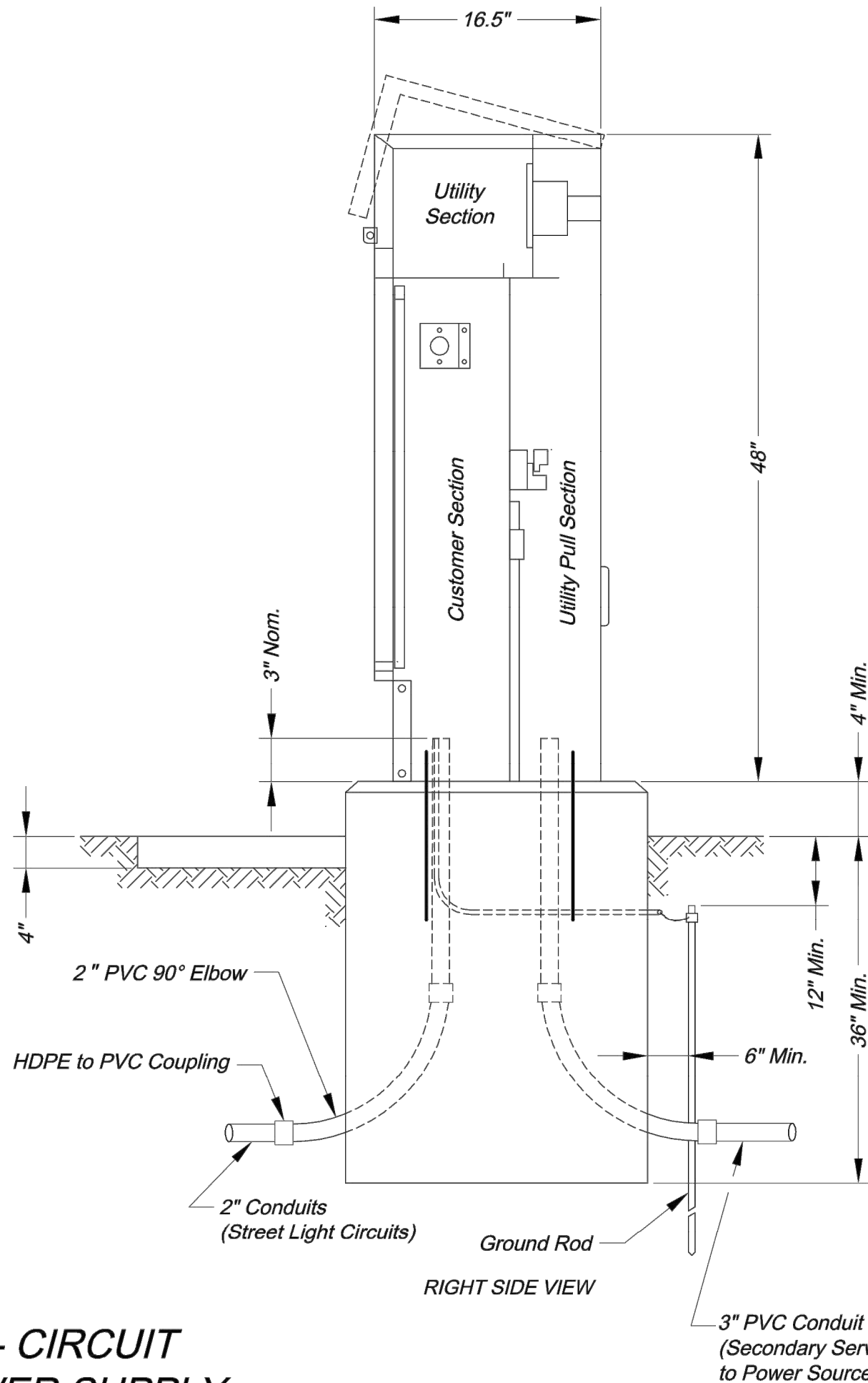
NOTES:

1. Photoelectric cell should be oriented to the north or east.
2. Seal around joint between cabinet and base with lifetime silicone caulk.
3. All exposed edges of the base should have a 1" chamfer
4. If base is adjacent to a traffic signal controller, raised portion of base (above finished grade) should be constructed to the same height as the signal controller base.
5. The street address with the power supply number below it should be labeled on the upper portion of the cabinet facing the street. The City will supply stickers for the Contractor to install.



FRONT VIEW

4 - CIRCUIT
POWER SUPPLY



RIGHT SIDE VIEW

CITY OF LEE'S SUMMIT
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809



POWER SUPPLY DETAILS

STANDARD DRAWING SL-4

Project:

Sheet Name:

Drawn By: JH
Checked By: JW
Date: 08/21/2009

4 OF 5

4

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015600.dwg Layout: 63 Lee's Summit Street Lighting Details 5 of 5 Thursday April 06, 2023, 3:46pm Architect 00212, George Butler Associates, Inc. Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Record Drawing

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

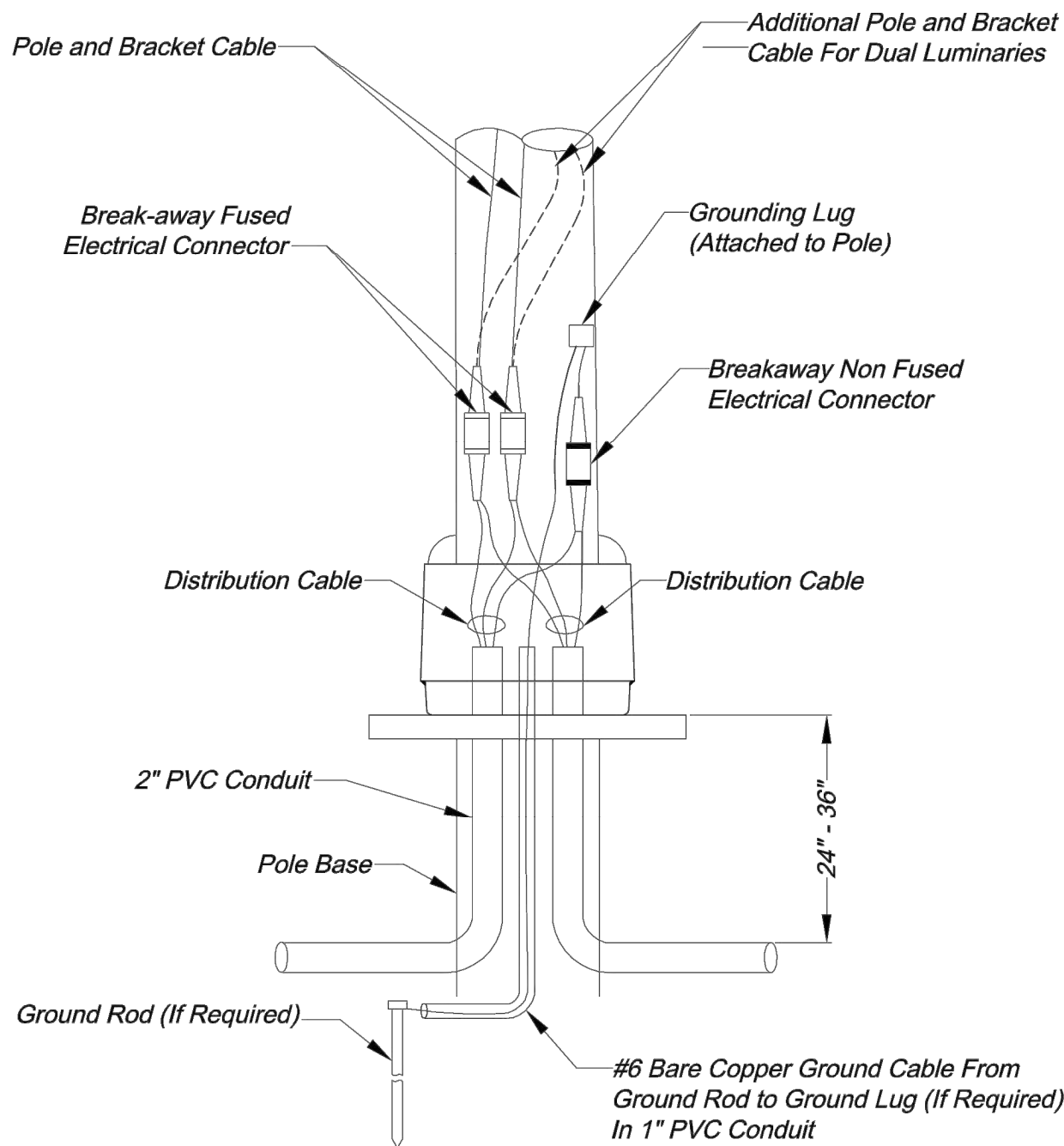
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Lenexa, Kansas 66219
913.492.0400
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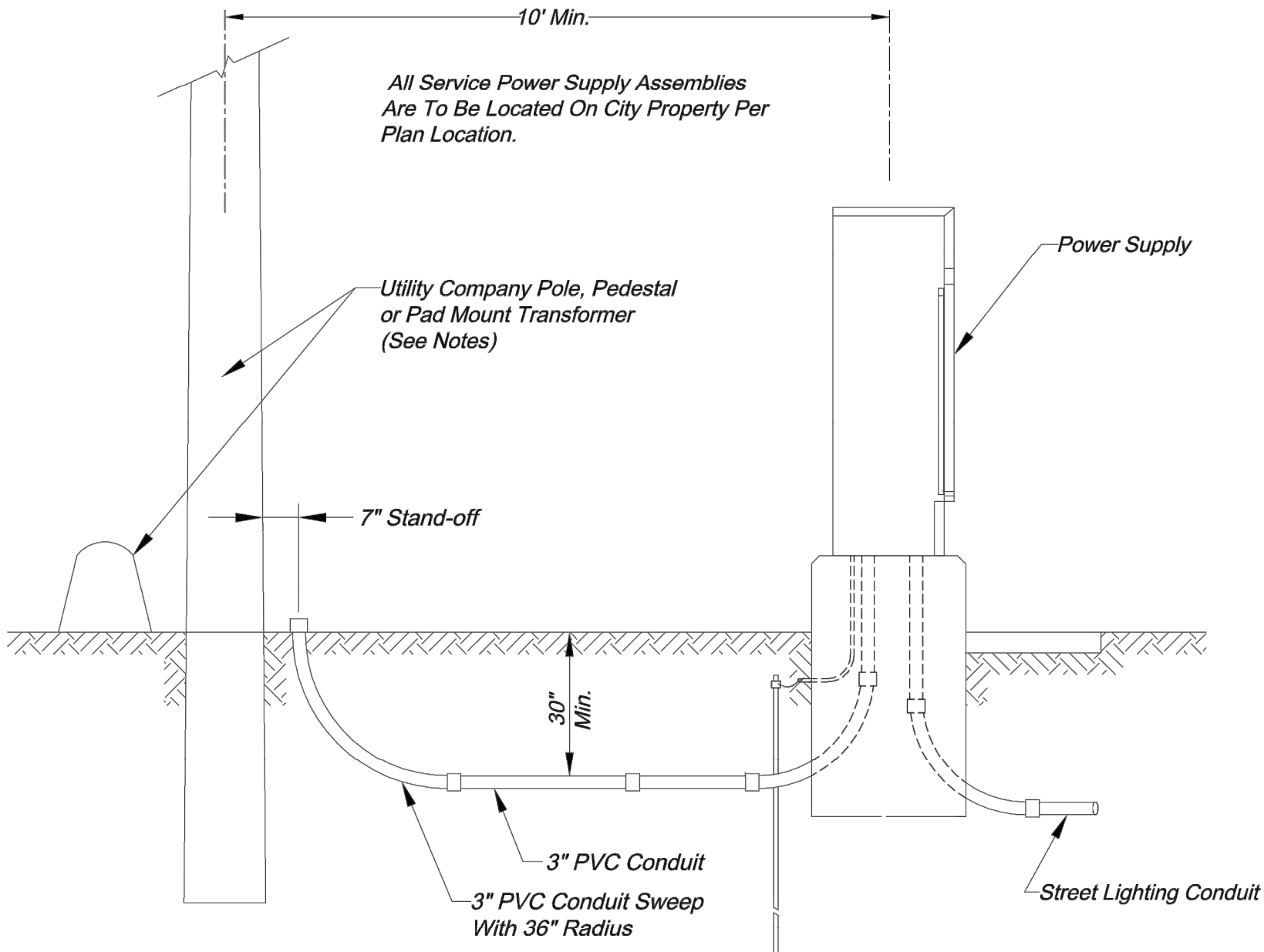
DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
63	104

Christopher Novosel Professional Engineer License No. 2018024421		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
NO.	DATE	REVISIONS	BY APPROVED
8	6/24/21	Wiring Diagram Updates	
10	9/30/22	Record Drawings	

As-Built: "400-00 100.10" "3-00% 1.15% slope" or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

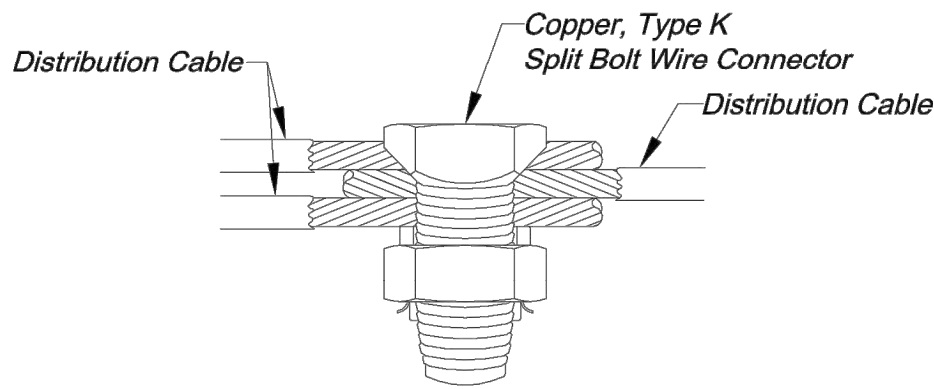


POLE WIRING DETAILS



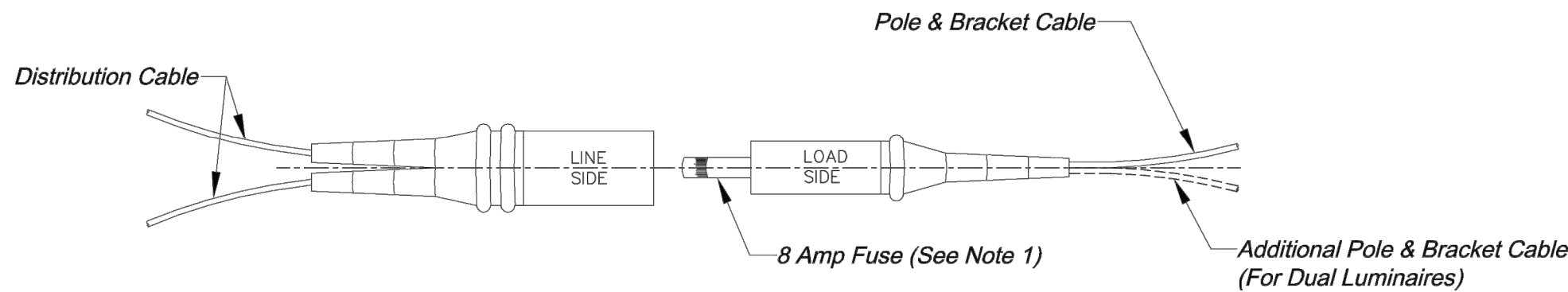
SECONDARY SERVICE CONNECTION DETAILS

- NOTES:
- Contractor shall install a conduit stub 24" to 6" above ground at utility poles. Conduit shall be stubbed to the side of the pole that will allow a direct run up the pole to the transformer without crossing other utility lines or cables. The end of the conduit shall be capped.
 - Contractor shall install conduit in a trench to within 24" of pedestals or pad mount transformers and leave a 36" x 36" x 36" access hole in the ground. Contractor shall keep open trench covered and promptly backfill access hole when service is completed.

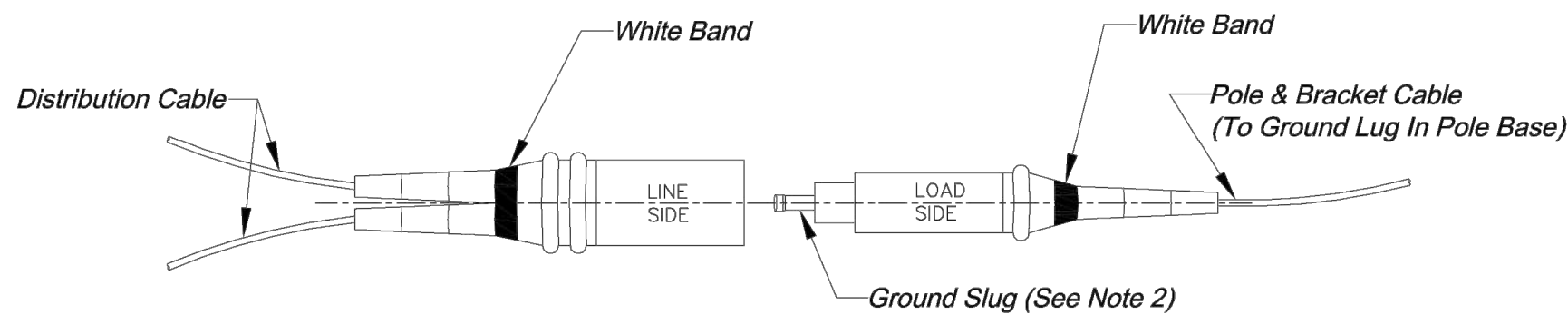


SPLICE KIT DETAILS

- NOTES:
- To be used only in junction or pull boxes where circuits branch or "tee".
 - All splices shall be protected with a resin splice kit (not shown) installed in accordance with the manufacturer's recommendations.

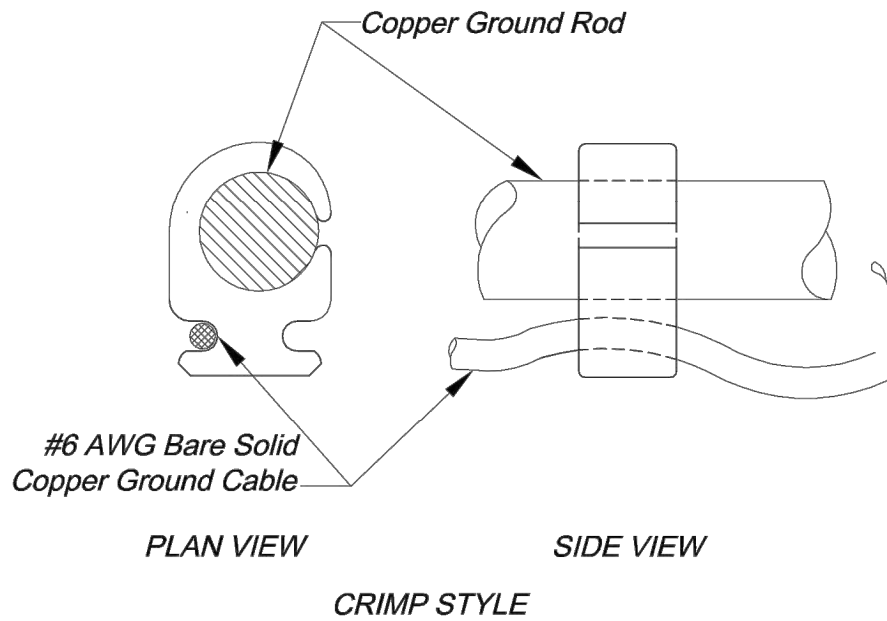
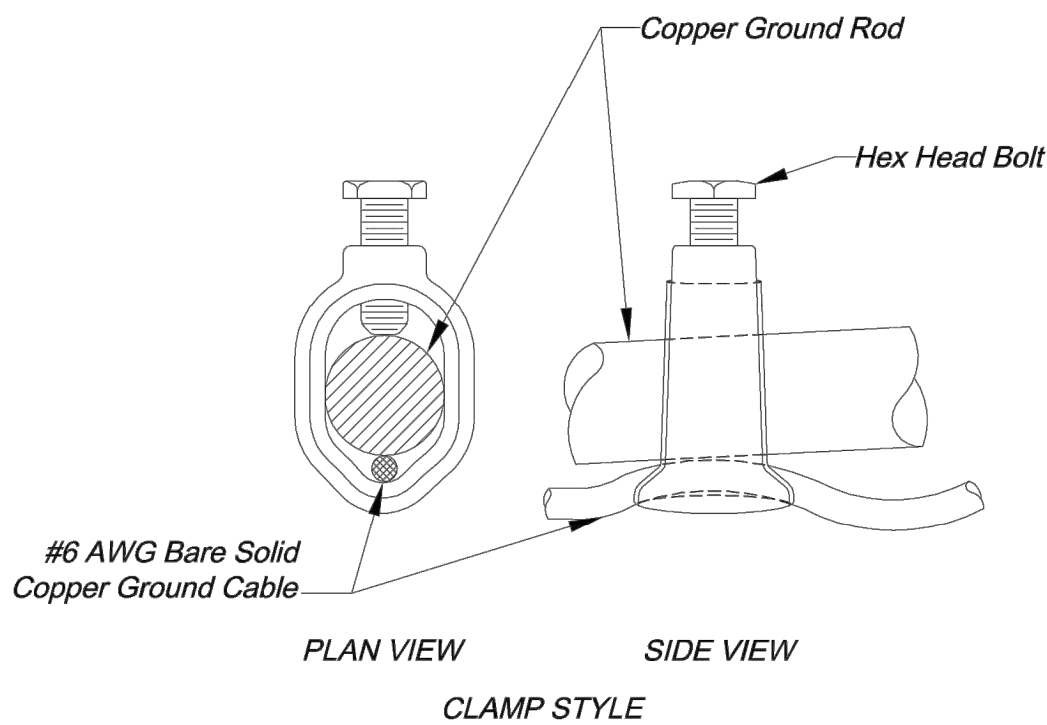


BREAK-AWAY FUSED ELECTRICAL CONNECTORS



BREAK-AWAY NON FUSED ELECTRICAL CONNECTOR

- NOTES:
- Fuse remains in "Load Side" after break-away.
 - Ground "Slug" remains in "Load Side" after break-way.
 - Connectors shall have set screw type terminals to attach cables.



GROUND ROD CONNECTION DETAILS

CITY OF LEE'S SUMMIT
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809

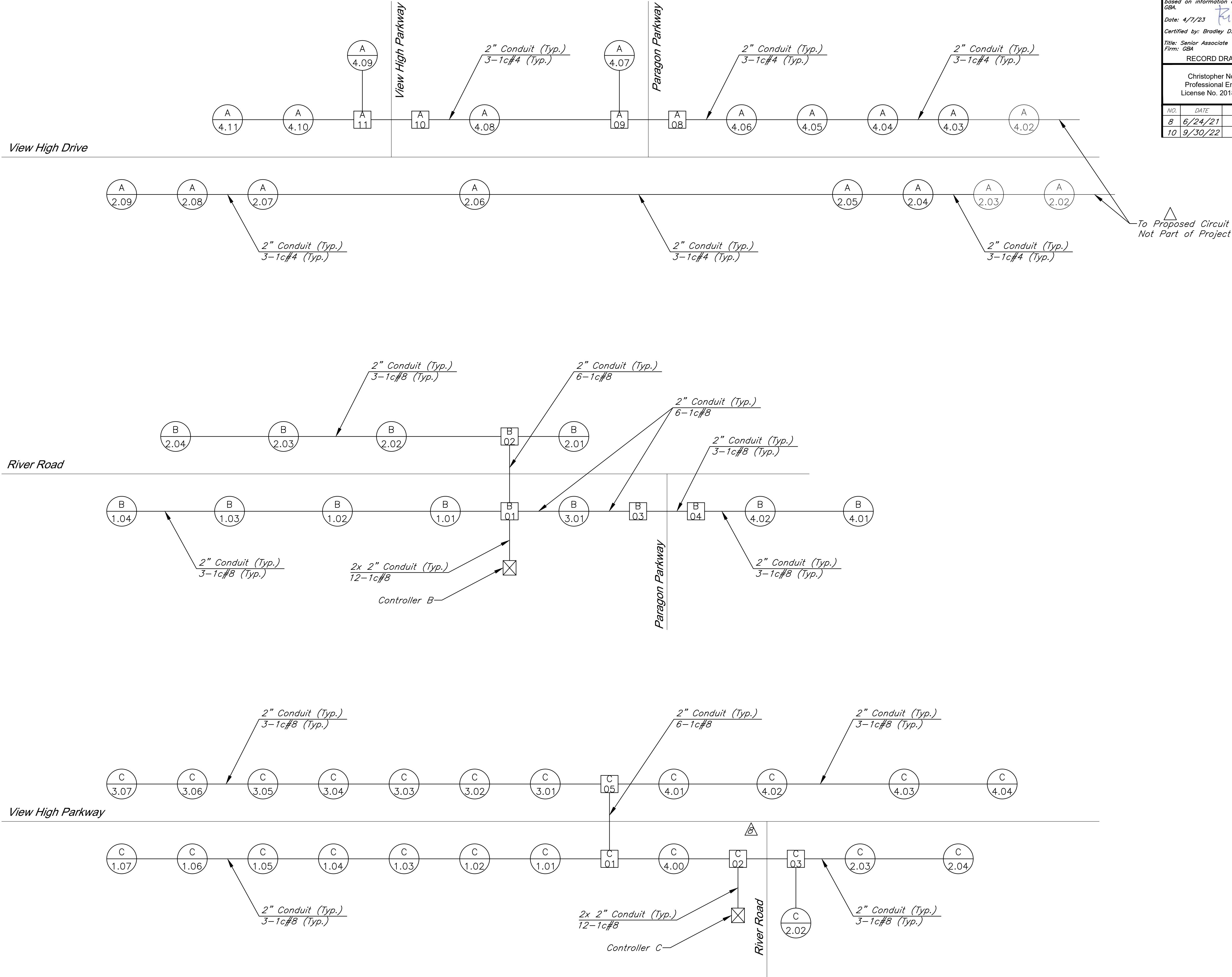


ELECTRICAL DETAILS
STANDARD DRAWING SL-5

Project:
Sheet Name:
Drawn By: JH
Checked By: JW
Date: 08/21/2009

5 OF 5

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5601.dwg Layout: 56 Street Lighting Wiring Diagram --- Thursday, April 06, 2023, 3:46pm --- Copyright 2023, George Buler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

DATE: 6-25-2020

DESIGN BY: CEL

DRAWN BY: DRV

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
64	104

GBA architects engineers

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Lenexa, Kansas 66219
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Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

Christopher Novosel
Professional Engineer
License No. 2018024421

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

LEGEND

- Controller
- Circuit/Luminaire Number
- Junction Box
- Secondary Service Point
- Control Center
- Existing Junction Box
- Existing Secondary Service Point
- Existing Control Center
- Existing Luminaire

Record Drawing

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015200.dwg Layout: 65 Pavement Marking & Signing Plan View High Drive -- Thursday April 06, 2023, 3:47pm -- Copyright 2023, George Butler Associates, Inc./Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: ECK

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
65	104

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-00 100.10" "4.00% 1.15% slope; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

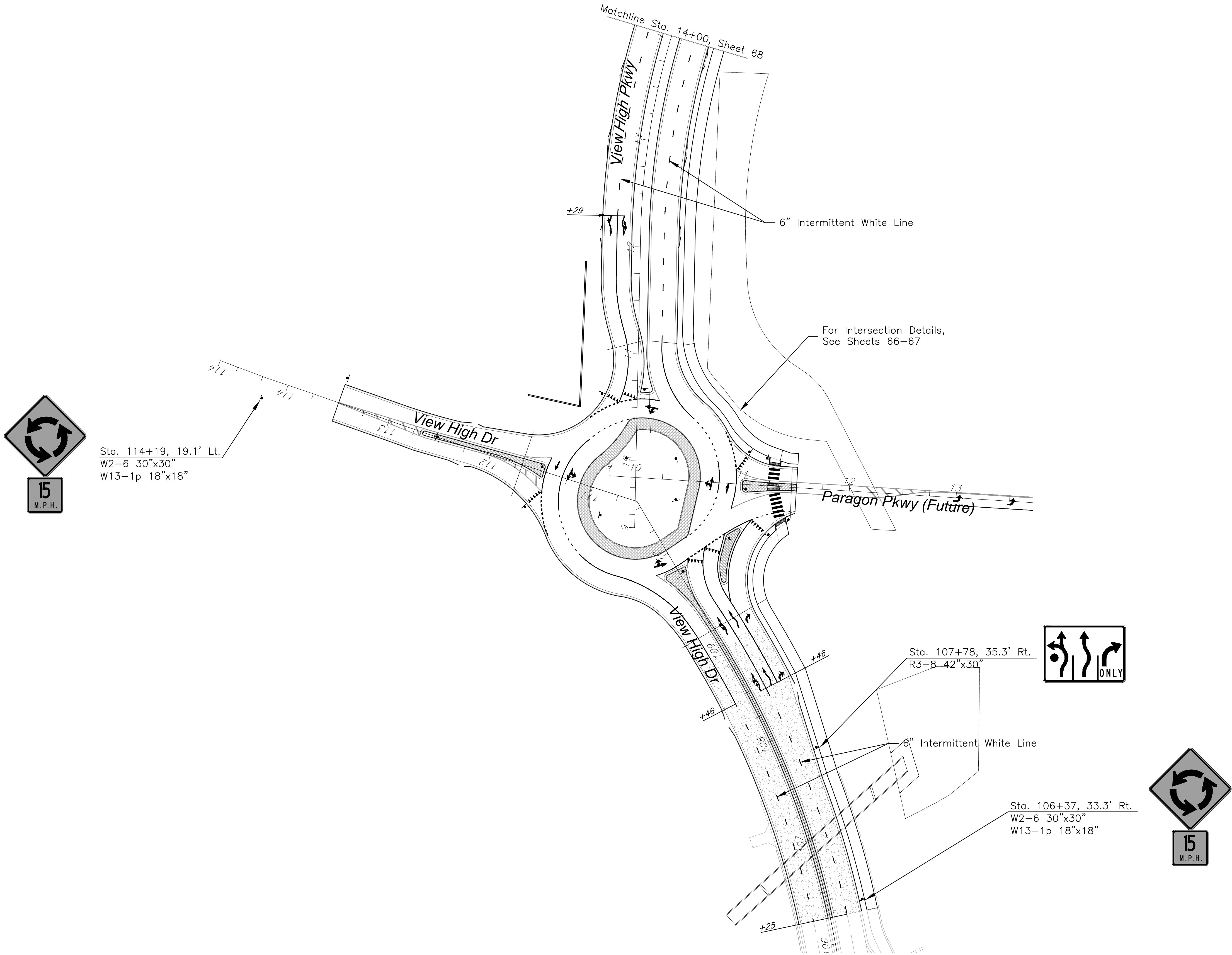
GENERAL NOTES:

All pavement marking within or under the jurisdiction of the City of Lee's Summit shall be preformed thermoplastic for pavement marking symbols, including stop lines, yield lines, diagonal lines, lane use arrows, and crosswalk lines, or high-build paint for longitudinal lines.

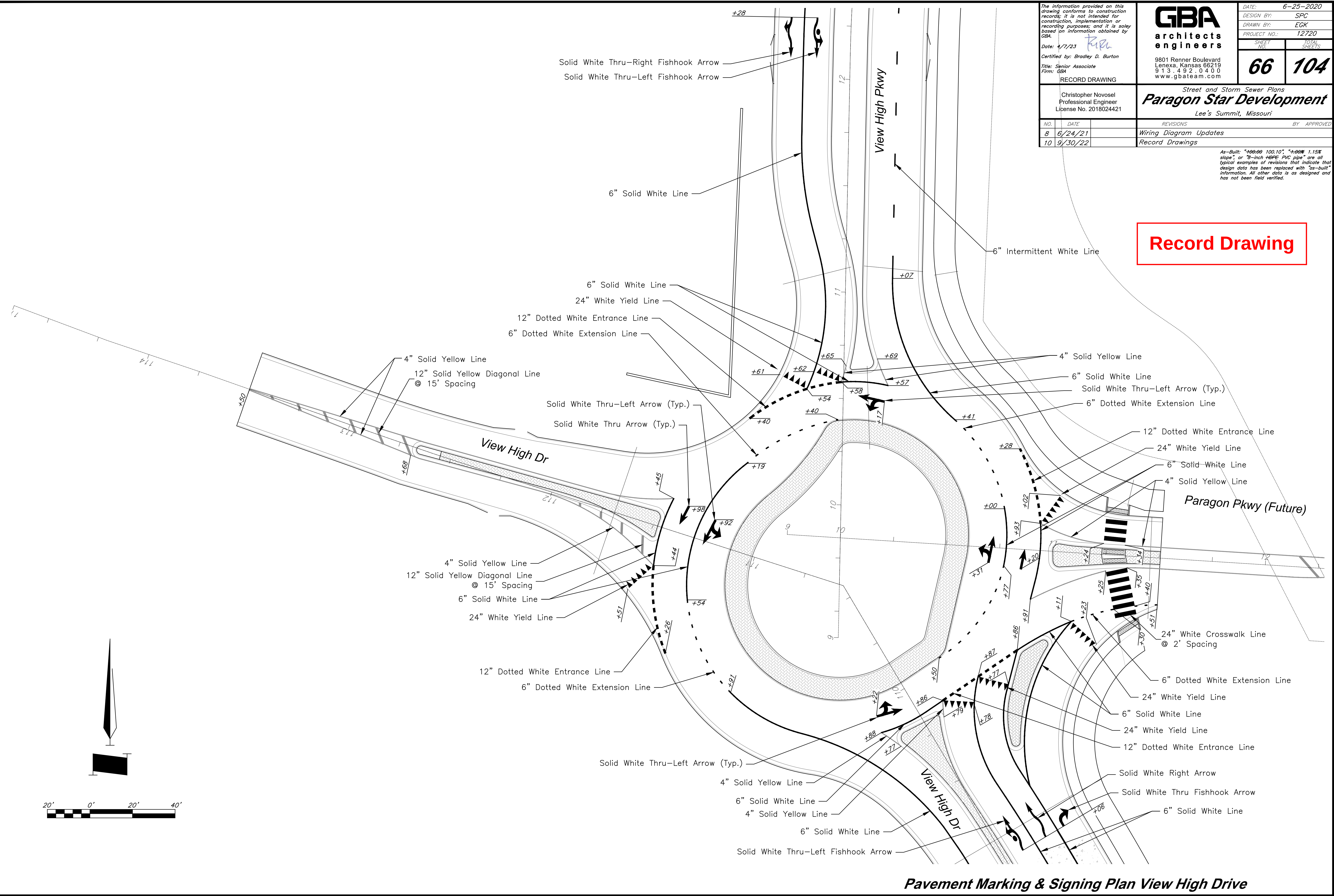
All pavement marking within or under the jurisdiction of the City of Kansas City, Missouri shall conform to the latest specifications of the City.

All portions of View High Drive within the City of Lee's Summit but which are maintained by the City of Kansas City, Missouri by executed agreement shall follow the latest specifications of the City of Kansas City, Missouri.

Record Drawing

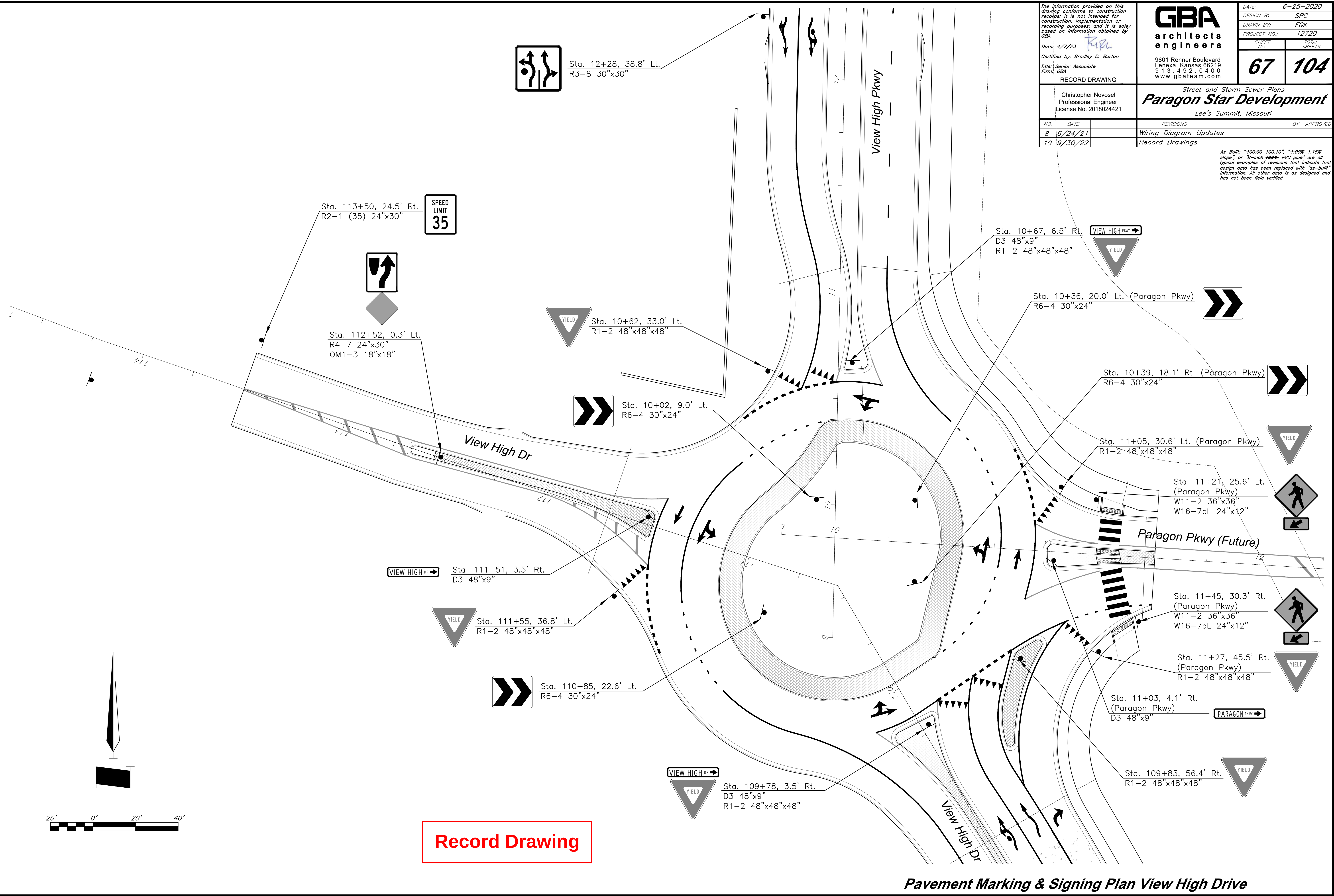


Pavement Marking & Signing Plan View High Drive



Pavement Marking & Signing Plan View High Drive

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA. Date: 4/7/23 <i>RJA</i> Certified by: Bradley D. Burton Title: Senior Associate Firm: GBA	 9801 Renner Boulevard Lenexa, Kansas 66119 913.492.0400 www.gbateam.com	DATE: 6-25-2020 DESIGN BY: SPC DRAWN BY: EGK PROJECT NO.: 12720 <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; text-align: center;">SHEET NO.</td> <td style="width: 50%; text-align: center;">TOTAL SHEETS</td> </tr> <tr> <td style="text-align: center; font-size: 2em;">67</td> <td style="text-align: center; font-size: 2em;">104</td> </tr> </table>	SHEET NO.	TOTAL SHEETS	67	104
SHEET NO.	TOTAL SHEETS					
67	104					
RECORD DRAWING						
Christopher Novosel Professional Engineer License No. 2018024421						
<i>Street and Storm Sewer Plans</i> <i>Paragon Star Development</i> <i>Lee's Summit, Missouri</i>						
NO.	DATE	REVISIONS BY APPROVED				
8	6/24/21	Wiring Diagram Updates				
10	9/30/22	Record Drawings				



Record Drawing

Pavement Marking & Signing Plan View High Drive

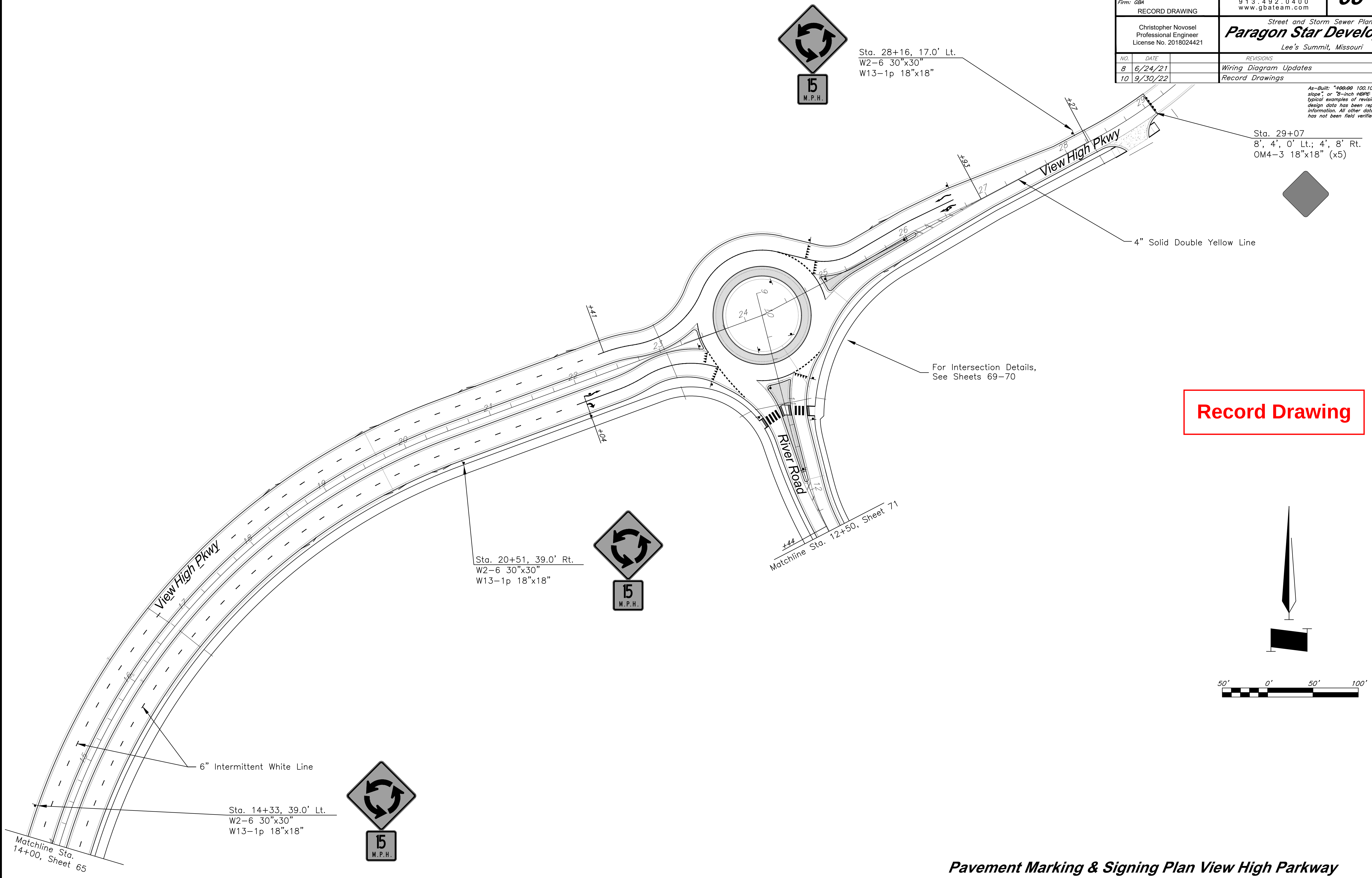
DATE: 6-25-2020	
DESIGN BY: SPC	
DRAWN BY: EGK	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS

68 **104**

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

Sta. 29+07
8', 4', 0' Lt.; 4', 8' Rt.
OM4-3 18"x18" (x5)



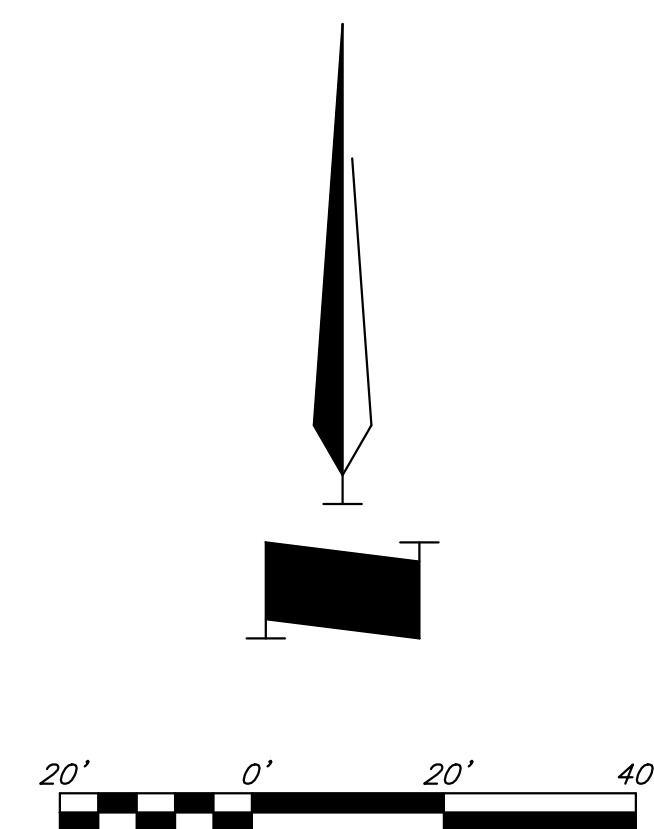
Pavement Marking & Signing Plan View High Parkway

DATE: 6-25-2020	
DESIGN BY: SPC	
DRAWN BY: EGK	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS

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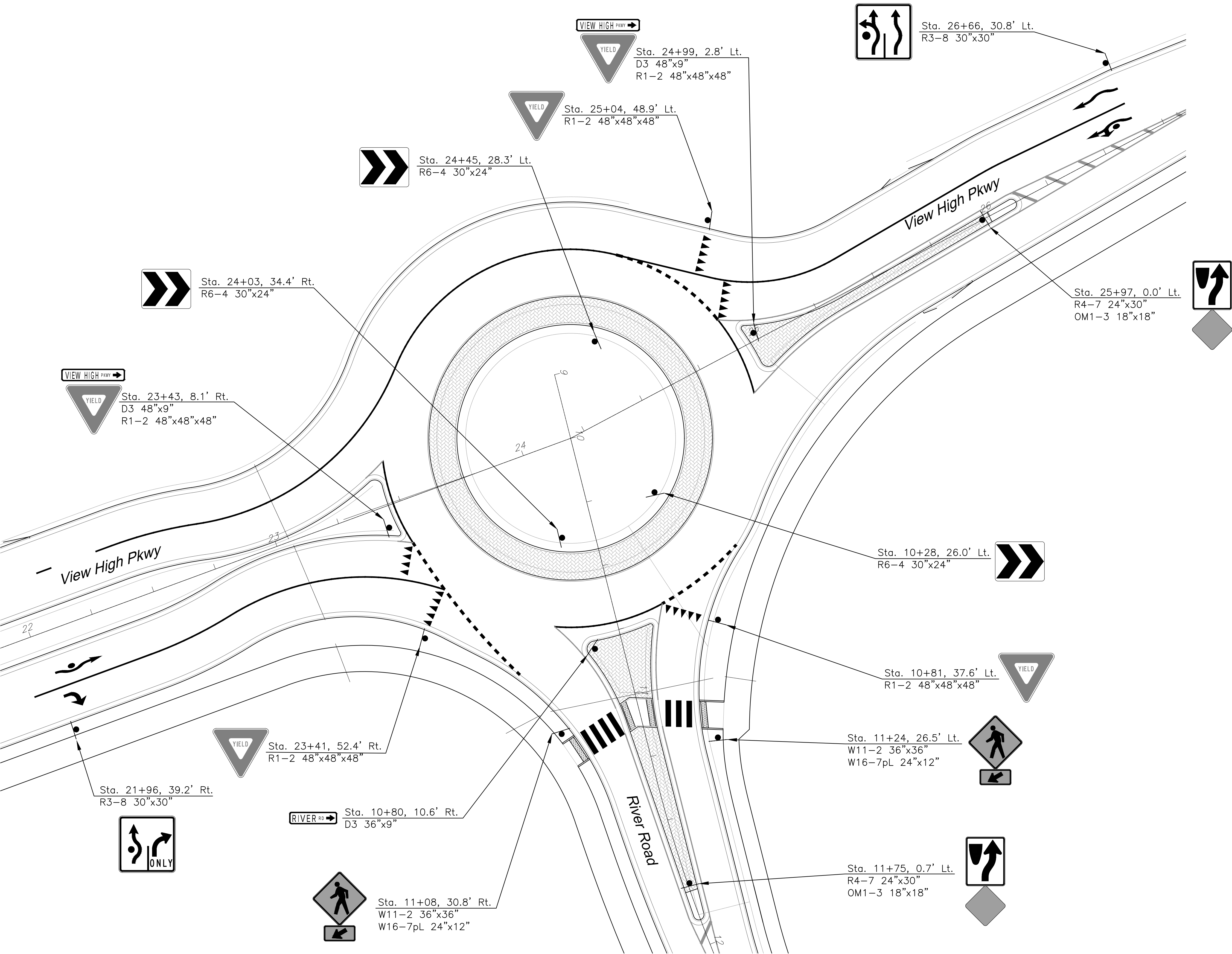
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

As-Built: "100.00 100.10", "1.00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



Pavement Marking & Signing Plan View High Parkway

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\127201501.dwg Layout: 70 Pavement Marking & Signing Plan View High Parkway -- Thursday April 06, 2023, 3:47pm -- Copyright 2023, George Butler Associates, Inc.



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: ECK

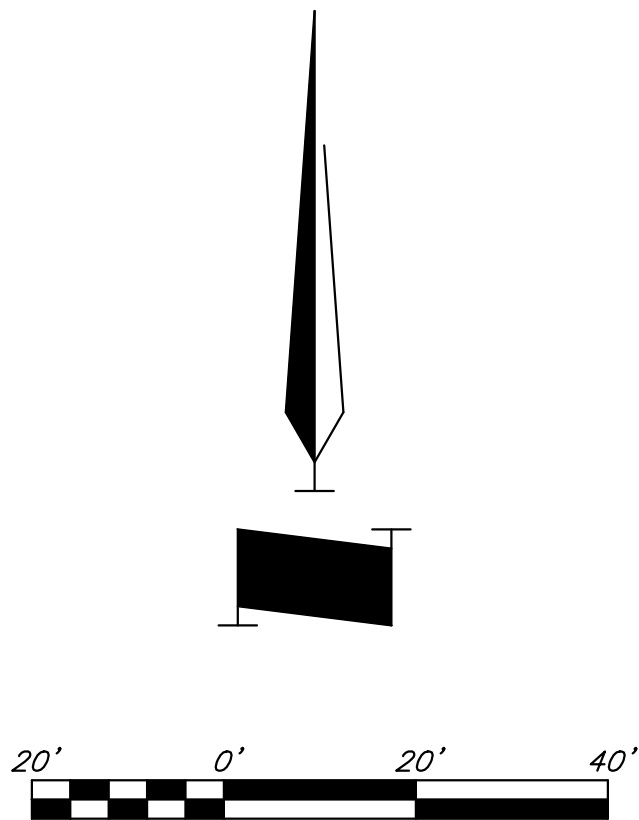
PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
70	104

Christopher Novosel Professional Engineer License No. 2018024421		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
NO.	DATE	REVISIONS	BY APPROVED
8	6/24/21	Wiring Diagram Updates	
10	9/30/22	Record Drawings	

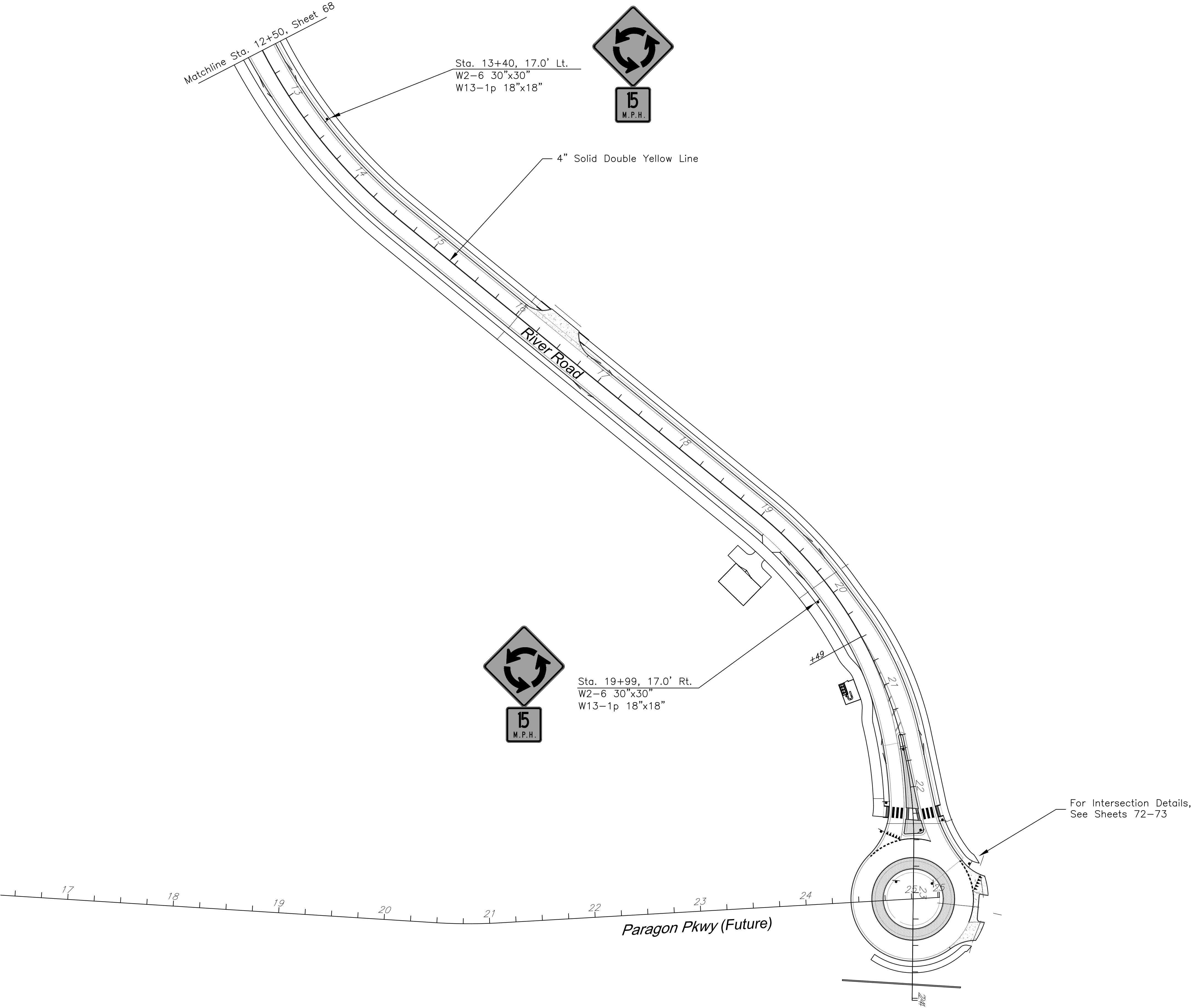
As-Built: "400-90 100.10", "4-00% 1.15% slope; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

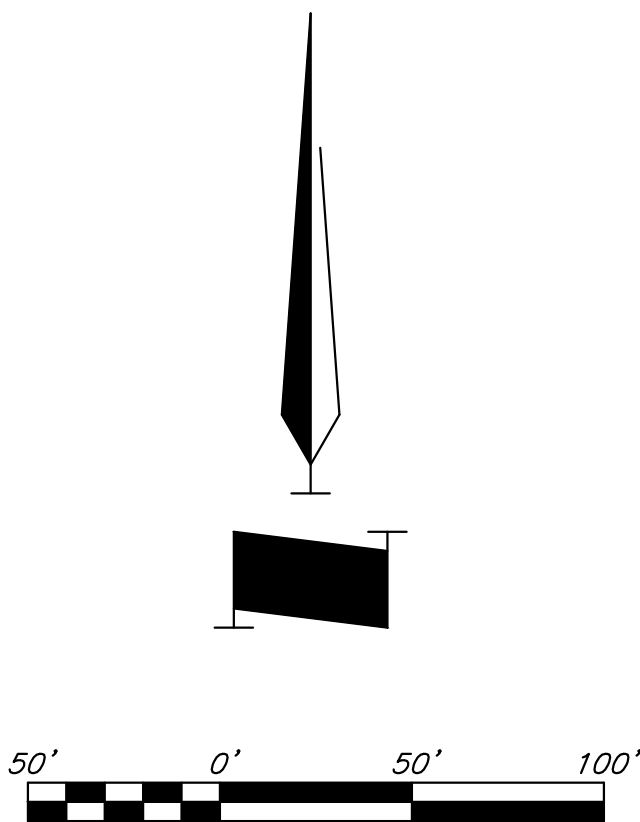


Pavement Marking & Signing Plan View High Parkway

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015202.dwg Layout: 71 Pavement Marking & Signing Plan River Road --- Thursday, April 06, 2023, 3:47pm --- Copyright 2023, George Buller Associates, Inc.



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Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: ECK

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
71	104

Street and Storm Sewer Plans

Paragon Star Development

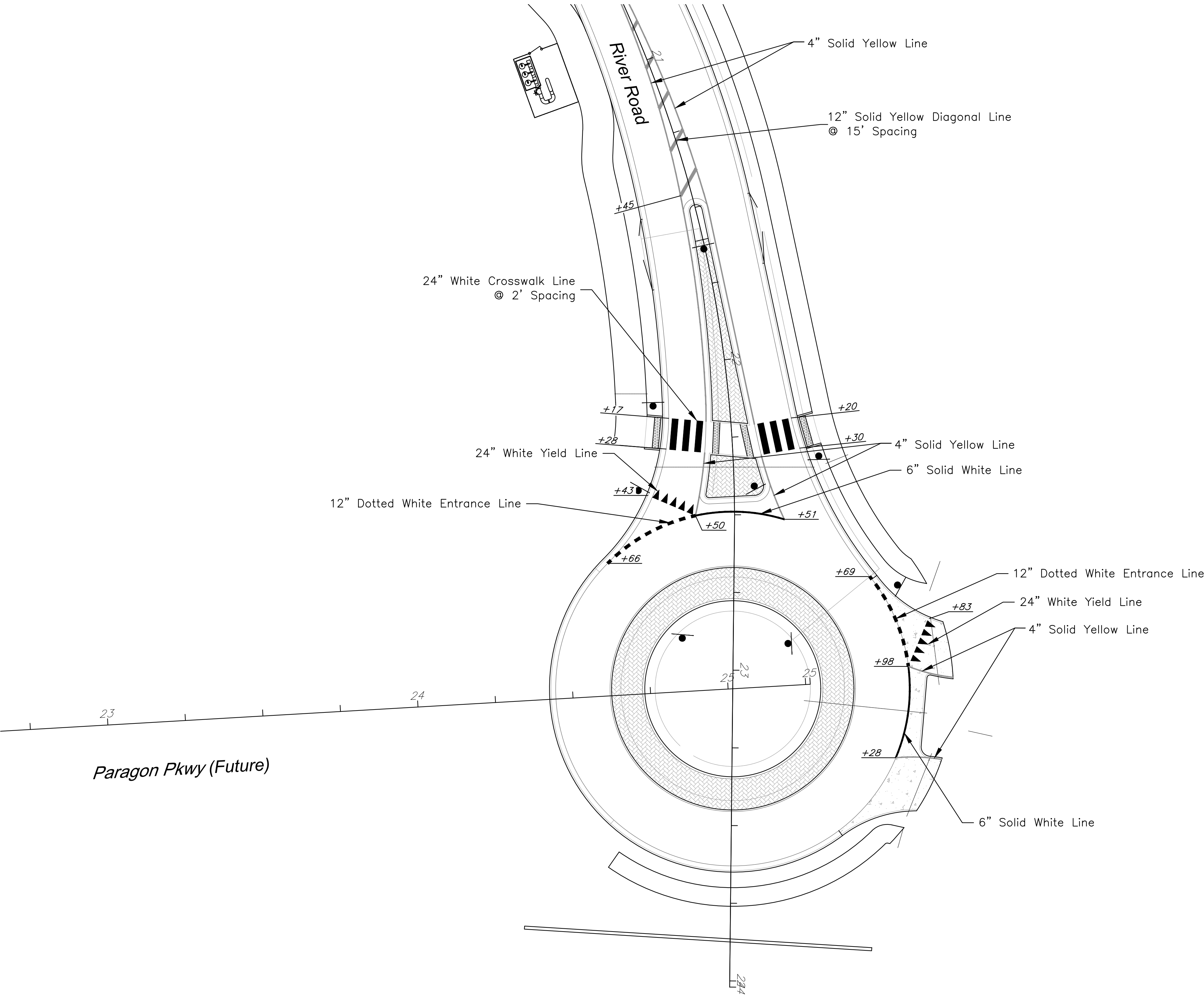
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-90 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Pavement Marking & Signing Plan River Road

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015202.dwg Layout: 72 Pavement Marking & Signing Plan River Road --- Thursday, April 06, 2023, 3:47pm --- Copyright 2023, George Buller Associates, Inc.



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: ECK

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
72	104

Street and Storm Sewer Plans

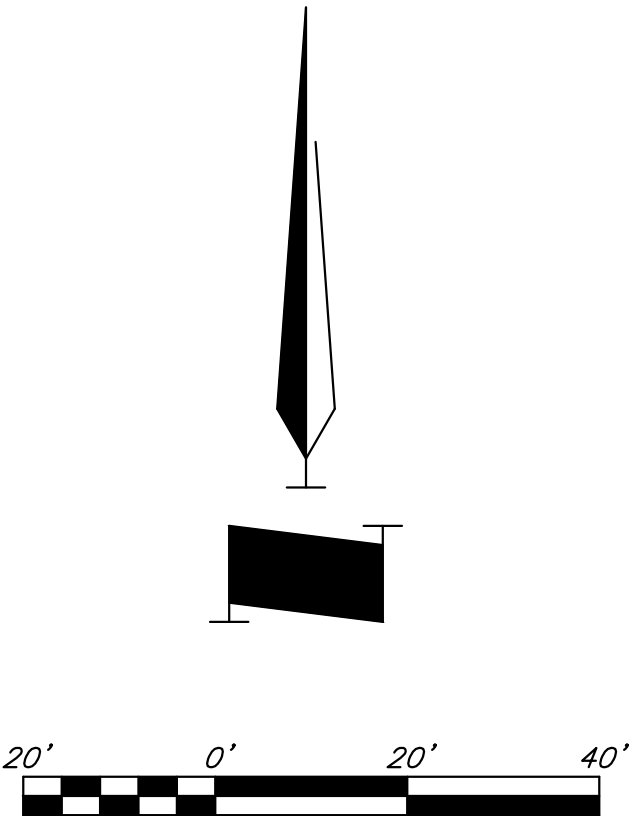
Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

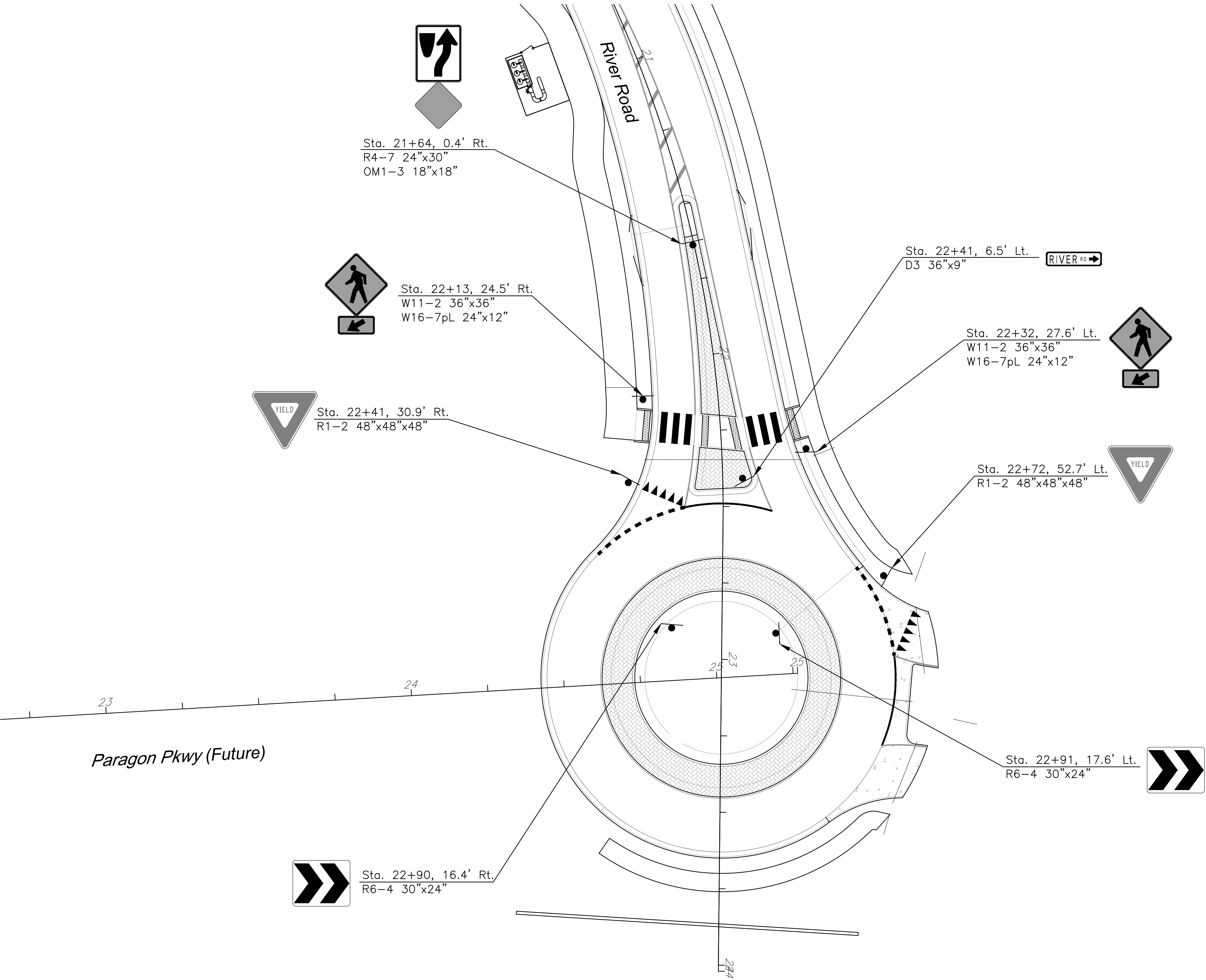
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Record Drawing

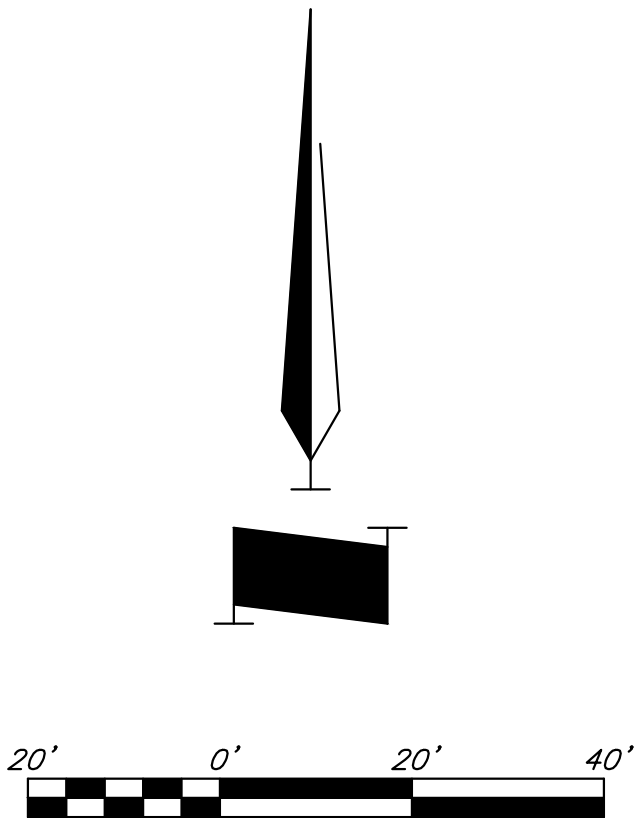


Pavement Marking & Signing Plan River Road

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015202.dwg Layout: 73 Pavement Marking & Signing Plan River Road -- Thursday, April 06, 2023, 3:47pm -- Copyright 2023, George Buller Associates, Inc.



Record Drawing



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: ECK

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
73	104

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "480-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Pavement Marking & Signing Plan River Road

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015700.dwg Layout: 74 Pavement Marking & Signing Details Thursday April 06, 2023, 3:47pm Copyright 2023, George Butler Associates, Inc.

Pavement Marking & Signing Details

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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
RECORD DRAWING



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Lenexa, Kansas 66219
913.492.0400
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DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
74	104

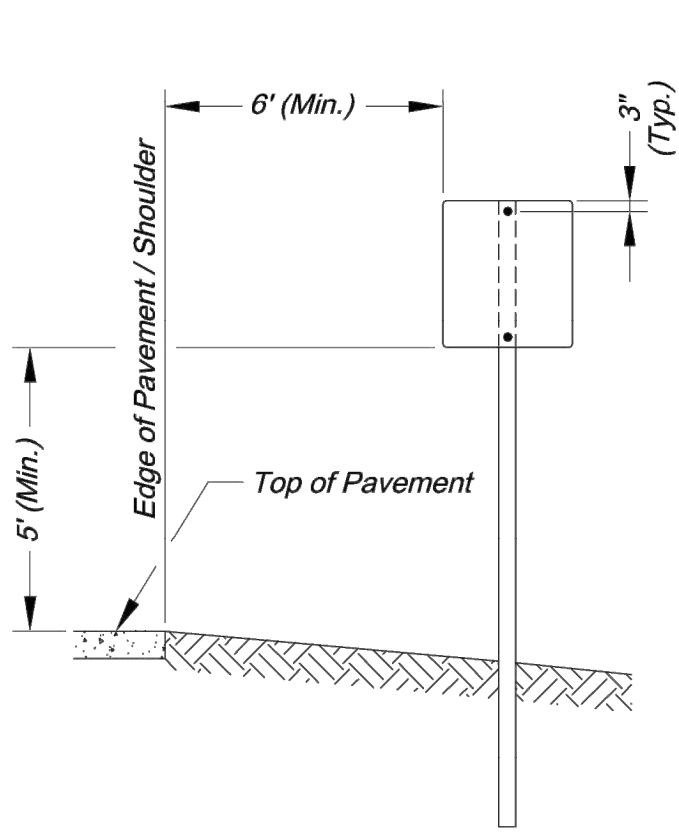
Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

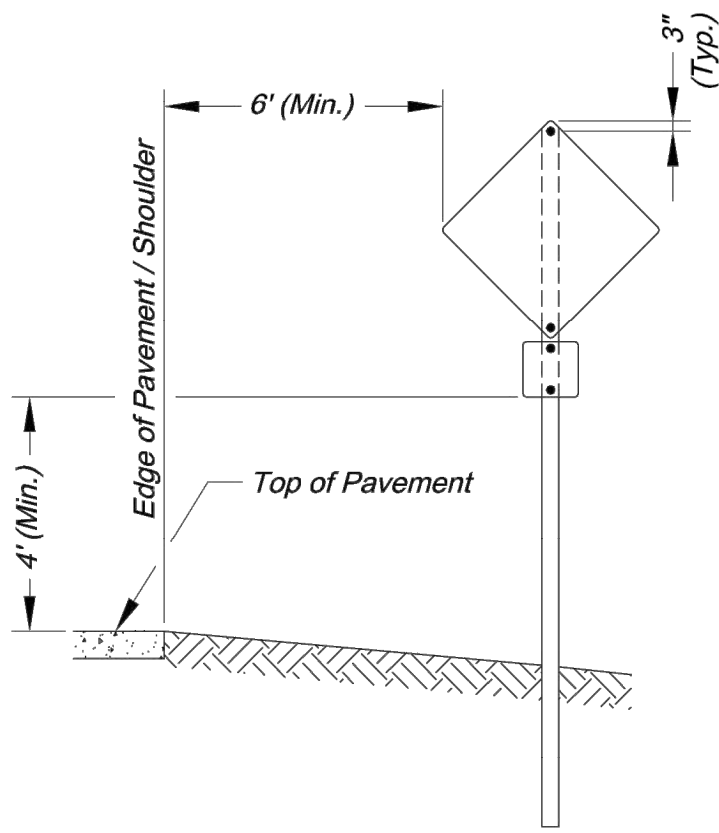
NO.	DATE
8	6/24/21
10	9/30/22

REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

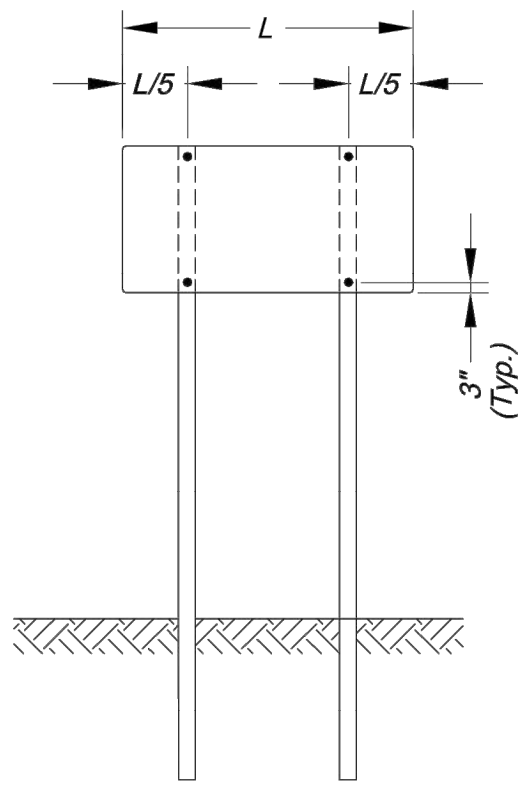
As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



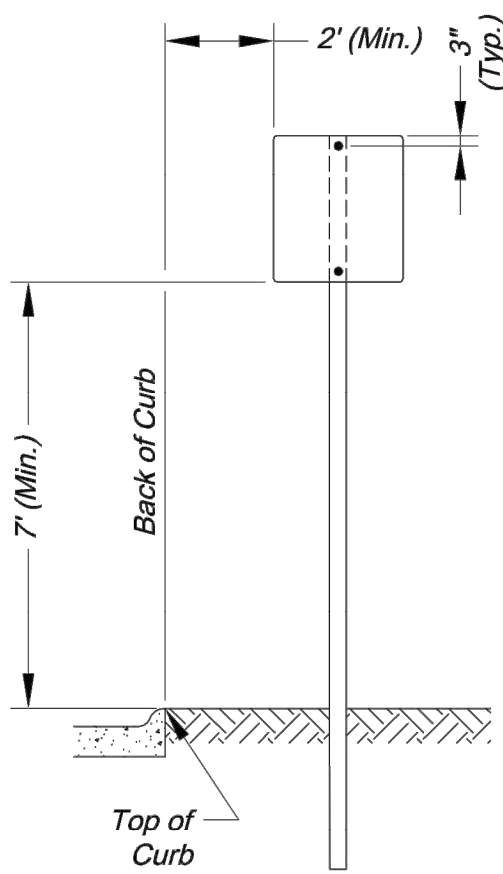
SIGN INSTALLATION FOR NON-CURBED STREET



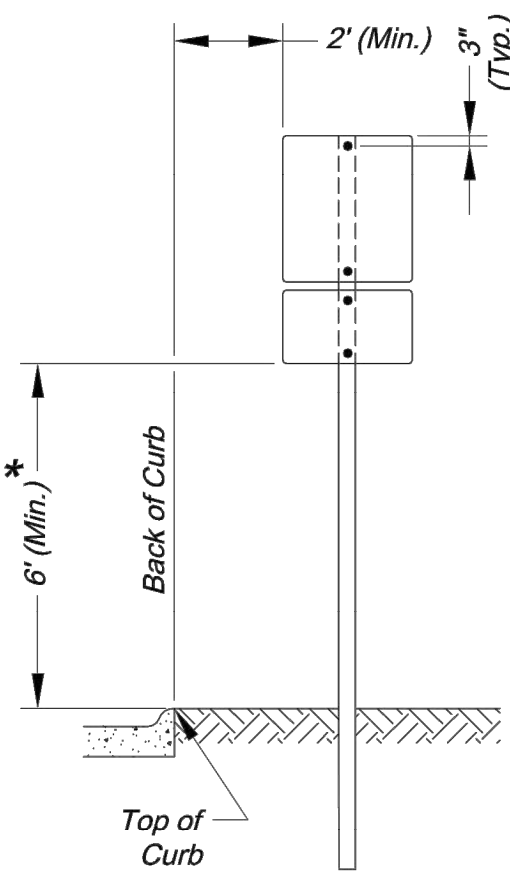
SIGN INSTALLATION WITH AUXILARY SIGN FOR NON-CURBED STREET



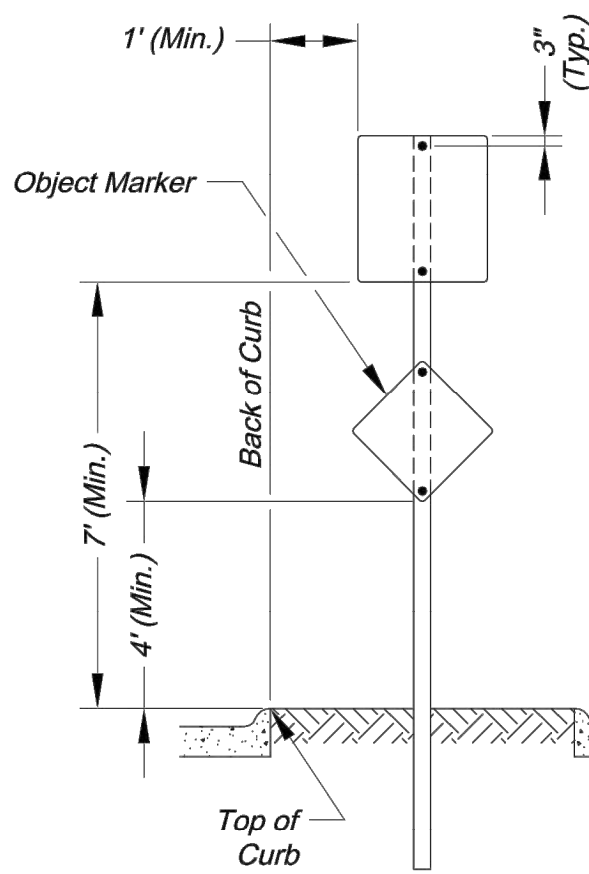
SIGN INSTALLATION WITH TWO SIGN POSTS



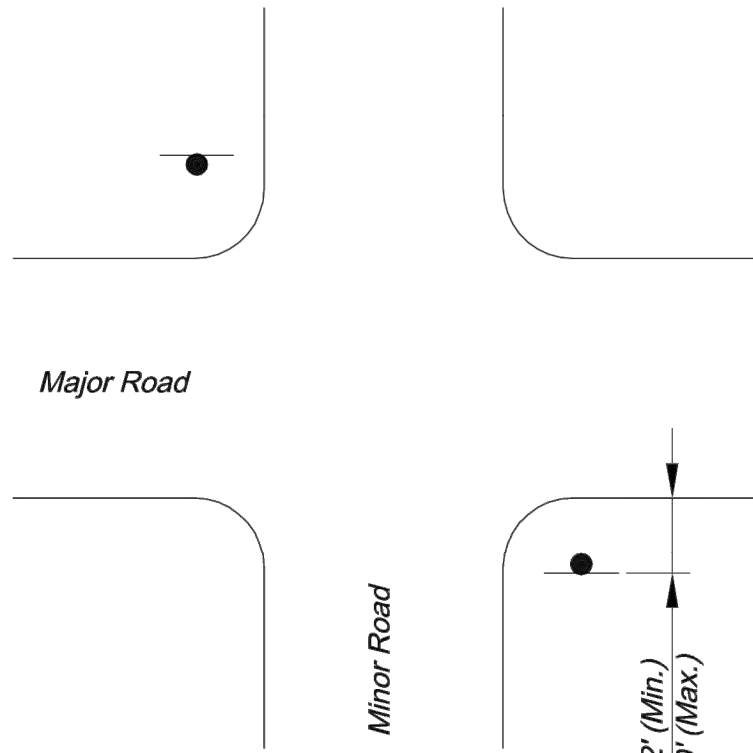
SIGN INSTALLATION FOR CURBED STREET



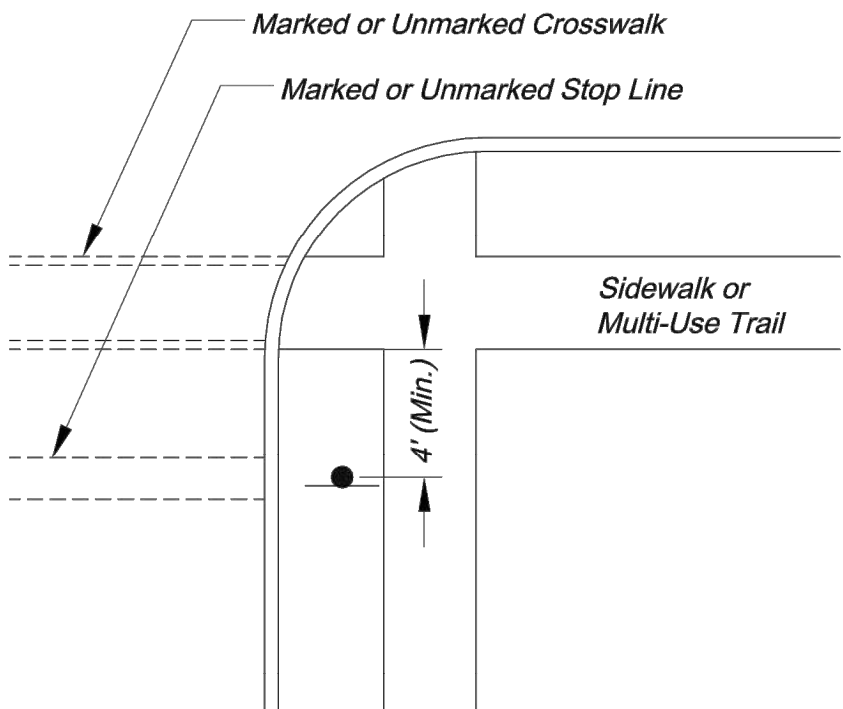
SIGN INSTALLATION WITH AUXILARY SIGN FOR CURBED STREET



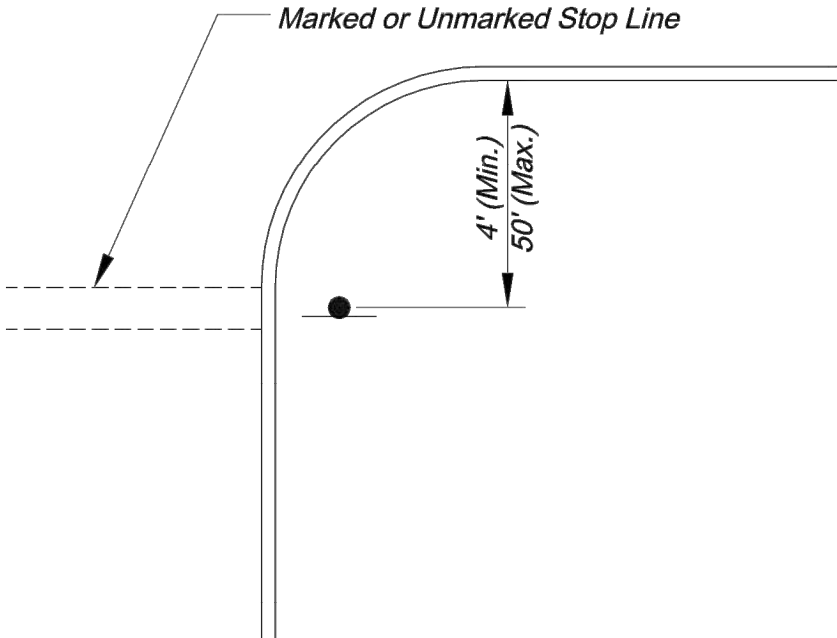
SIGN INSTALLATION FOR RAISED MEDIANS



NON-CURBED INTERSECTION INSTALLATION

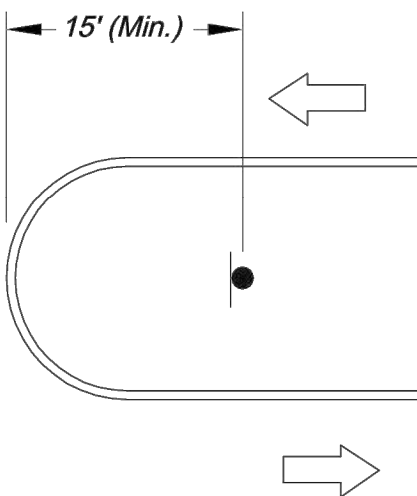


INTERSECTION WITH SIDEWALK / MULTI-USE TRAIL INSTALLATION



CURBED INTERSECTION INSTALLATION

CONTROL SIGN LOCATION



TYPICAL MEDIAN SIGN LOCATION

MEDIAN SIGN LOCATION

- NOTES:
1. A 4" P.V.C. sleeve shall be installed in new concrete medians at each location where a sign is to be installed.
 2. For existing concrete medians, a 4" hole shall be cored into the concrete.

SIGN MOUNTING DETAILS

* The height to the bottom of a sign when it is located in a pedestrian walkway or extends into a walkway shall be a minimum of 80 inches above the walkway.

- NOTE:
1. Generally, the sign mounting height should not be more than 1' greater than the minimum mounting height.

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PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809



SIGN MOUNTING DETAILS

STANDARD DRAWING SN-1

Record Drawing

Drawn By: AS
Checked By: JW
Date: 08/26/2009
Project#

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015700.dwg Layout: 75 Pavement Marking & Signing Details -- Thursday April 06, 2023, 3:47pm -- Copyright 2023, George Butler Associates, Inc.

Pavement Marking & Signing Details

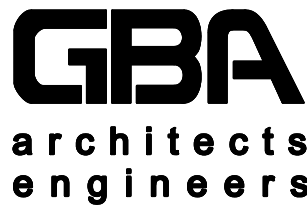
The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING



9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
75	104

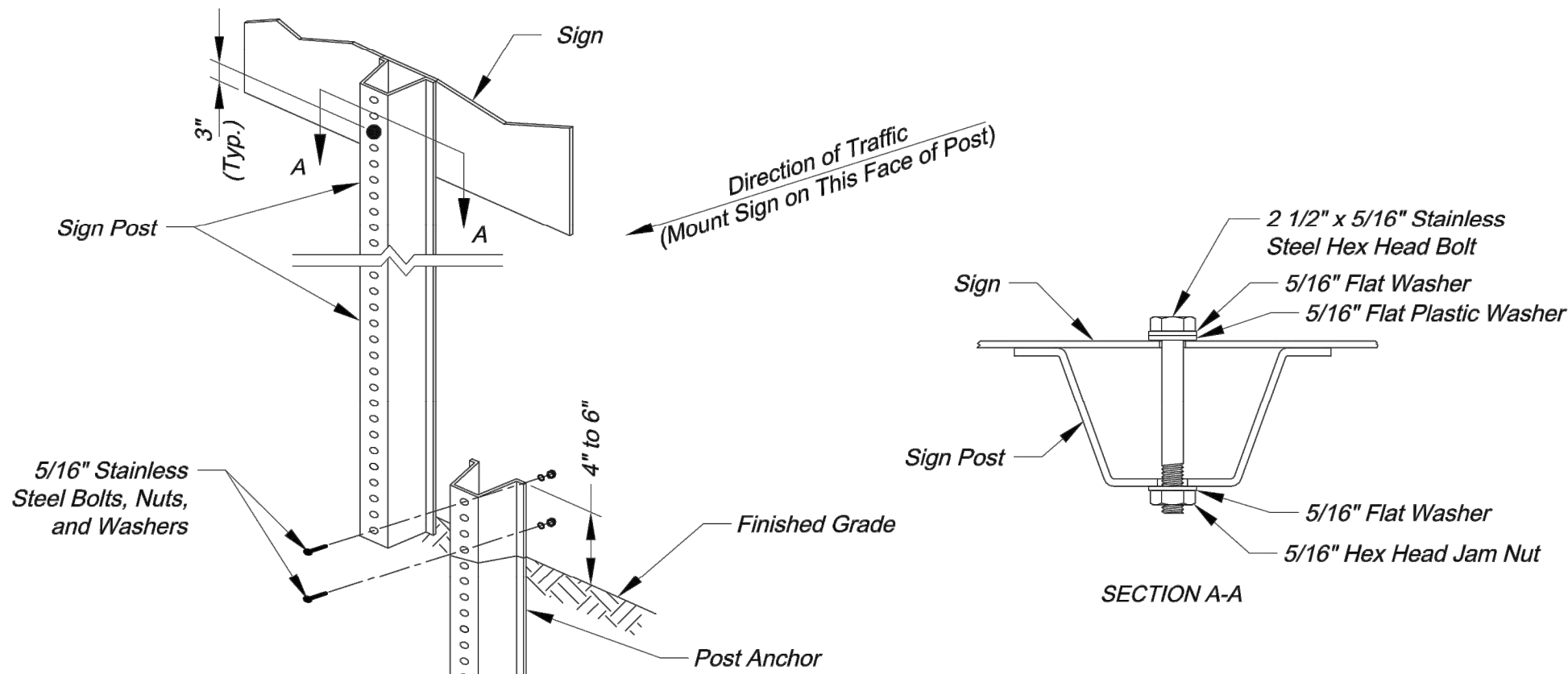
Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE
8	6/24/21
10	9/30/22

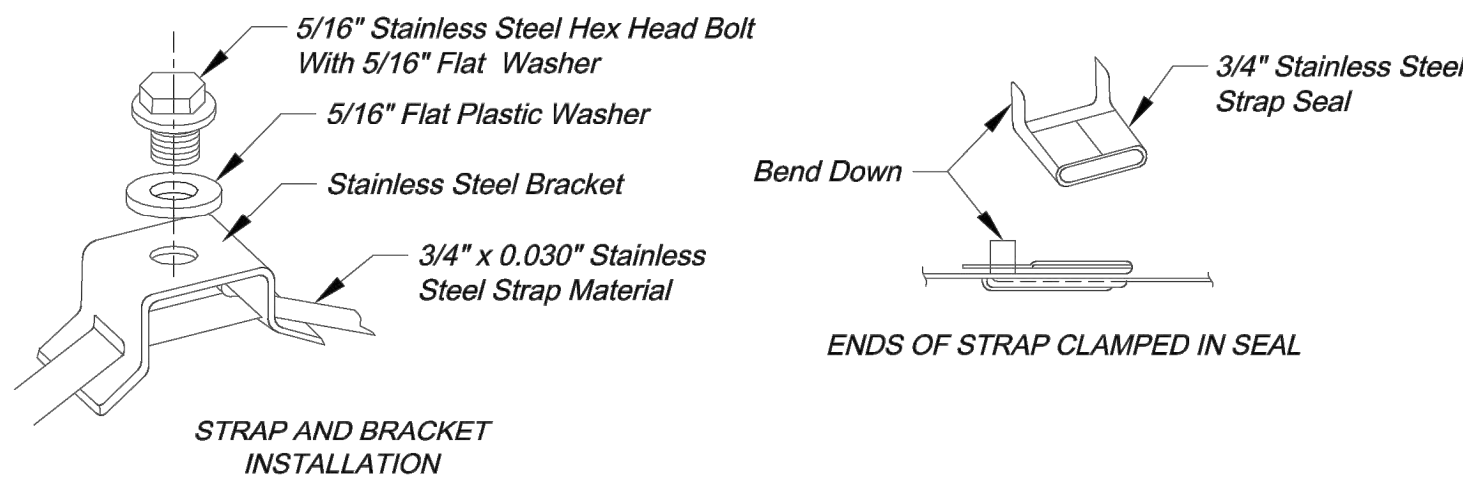
REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

As-Built: "400-00 100.10", "4-00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



U-STEEL POST DETAILS

- U-STEEL POST NOTES:
1. Splice shall be positioned entirely between finished grade line and 18" above finished grade line. Only one splice will be allowed per post.
 2. U-Steel post shall be 3 lb./ft., galvanized according to ASTM A123.
 3. U-Steel post can be used for installation of signs with an area of less than 2.5 square feet.
 4. All posts shall be embedded a minimum of 3 feet.

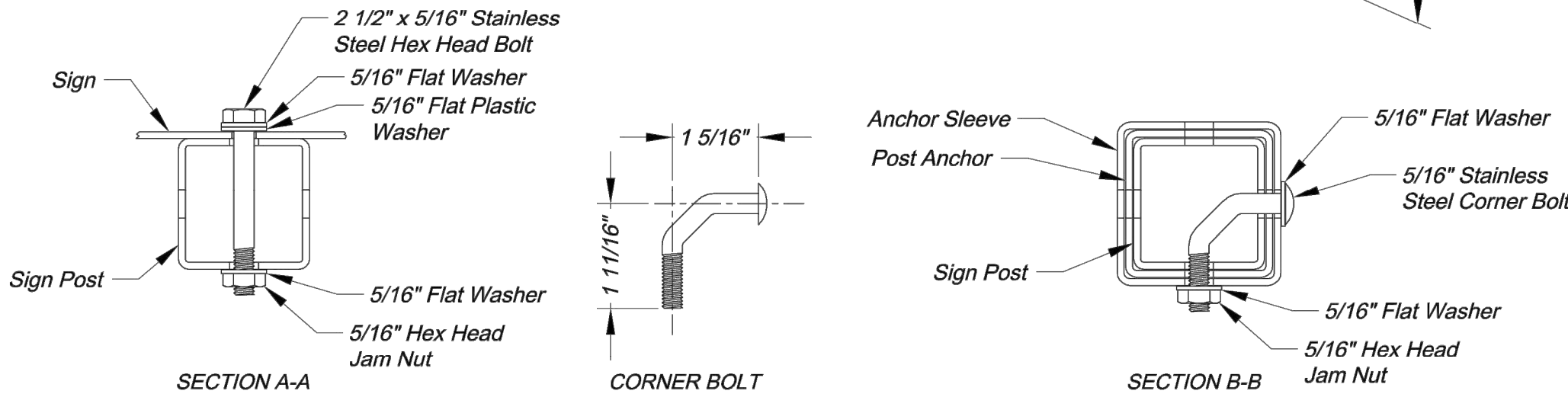


STRAP TYPE SIGN SUPPORT DETAILS

- METAL POLE SIGN MOUNTING NOTES:
1. Signs on metal poles shall be attached with two brackets and stainless steel bands.
 2. Holes in sign for attachment to the mounting brackets shall be offset a minimum of 2 inches from the edge of the sign.
 3. Holes in sign shall be located such that the sign is level.
 4. All strap, bracket, and seal materials should be Type 201 stainless steel.

- PERMANENT SIGNING GENERAL NOTES:
1. All signing shall be in accordance with the latest edition of the Manual on Uniform Traffic Control Devices (MUTCD).
 2. The Contractor is responsible for avoiding any and all utilities when installing sign posts, whether the utility is indicated on the plans or not.
 3. All workmanship and materials shall be subject to the inspection and approval of the Public Works Department of the City of Lee's Summit.
 4. The Contractor shall stake the location of all sign posts to be installed. The City Inspector shall inspect the staking prior to installation. Minor relocation to avoid conflicts may be allowed with the approval of the City Traffic Engineer or designee.
 5. Signs shown to be installed on the side of metal poles shall be mounted with stainless steel straps or wing brackets as detailed. No signs are to be installed on wood poles. See Traffic Signal Standard Drawings for the installation of signs on mast arms.
 6. All post mounted signs shall be installed with breakaway anchors according to the Standard Drawings.
 7. All existing signs will be used in place during construction and protected from damage unless otherwise indicated in the plans. If the Contractor damages any existing sign or posts during construction, the Contractor will be required to replace the damaged materials with new signs or posts of the same type and size at the Contractor's expense. The Contractor shall be responsible for removing and storing any signs that are to be reinstalled on the project. All equipment shall be reinstalled in good condition.
 8. Existing permanent signs and posts removed by the Contractor for construction purposes which are not to be reinstalled shall be delivered to the City's Public Works Maintenance Facility (1971 SE Hamblen Road). The Contractor shall be responsible for removing and storing equipment in good condition and is fully responsible for the equipment until it is delivered.
 9. All Stop, Yield, or street name signs shall be maintained in a conspicuous location for the driving public. All Stop and Yield signs removed for construction purposes can be temporarily erected in reflectorized drums (no less than 7 feet above the pavement surface) until they can be reinstalled. Any temporary Stop or Yield sign installation to be left in place overnight will require prior approval from the City Inspector.

- SQUARE STEEL POST INSTALLATION SEQUENCE:
1. Sign post anchor driven partially into the ground using a drive cap with a sledge or power equipment.
 2. Anchor sleeve slipped over anchor and drive into the ground together with the sign post anchor.
 3. Insert sign post into the post anchor and bolt in place.



SQUARE STEEL POST DETAILS

- SQUARE STEEL POST NOTES:
1. Square steel sign posts and break-away anchor shall consist of the following materials:
 - Sign Post - 14 Ga. 2" x 2" Square Steel Post
 - Post Anchor - 12 Ga. 2 1/4" x 2 1/4" x 36" Square Steel Post
 - Anchor Sleeve - 12 Ga. 2 1/2" x 2 1/2" x 18" Square Steel Post
 2. 14 Gauge posts must meet a certified minimum yield strength of 60,000 psi.
 3. In all installations the first hole above the finished grade line on the sign post, anchor, and anchor sleeve must be in line for the insertion of the corner bolt.
 4. The maximum area for one sign post is 9.0 square feet. A sign or combination of signs with an area greater than 9.0 square feet will require two posts. Also, signs with a width greater than 36" (not including 36" x 36" diamond shaped signs) will require two posts.

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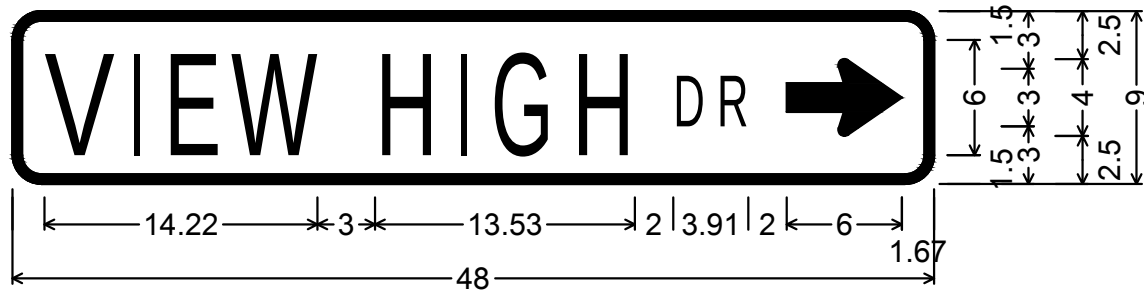
SIGN POST DETAILS
STANDARD DRAWING SN-2

Project:
Sheet Name:
Drawn By: AS
Checked By: JW
Date: 08/26/2009
Project#

2 OF 3

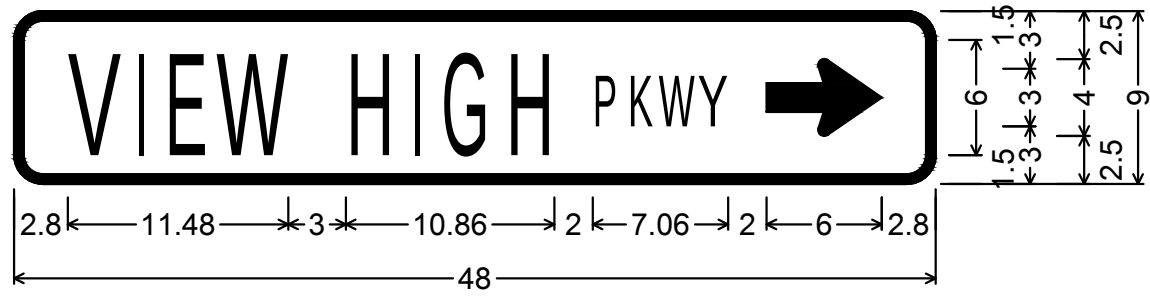
Record Drawing

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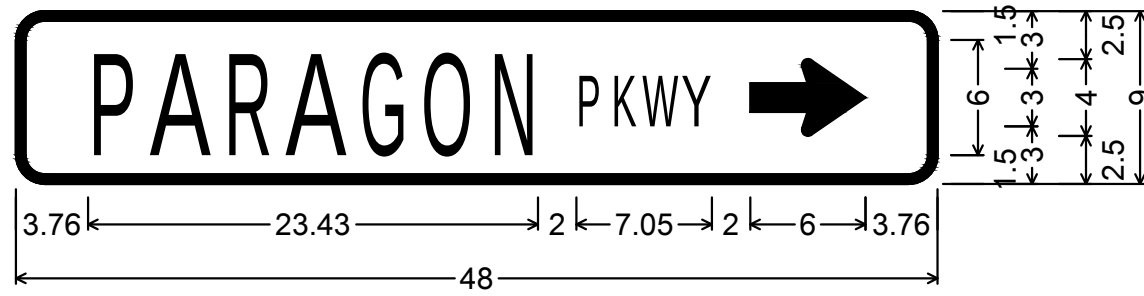
D3-1;
1.50" Radius, 0.50" Border, White on, Green;
"VIEW HIGH", C 75% spacing; "DR", C;
Standard Arrow Custom 6.00" X 4.00" 0';
Table of distances between letter and object lefts

V	W	H	I	S	D	R	→	
1.67	4.42	1.79	3.51	7.50	4.23	1.79	4.23	5.28
2.27	3.64	6.00	1.67					



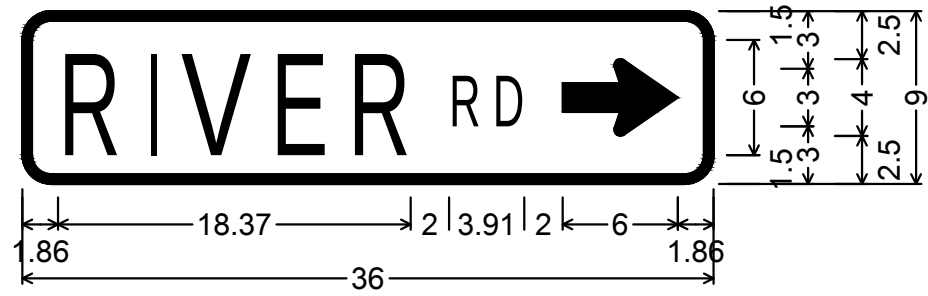
D3-1;
1.50" Radius, 0.50" Border, White on, Green;
"VIEW HIGH", B 75% spacing; "PKWY", B;
Standard Arrow Custom 6.00" X 4.00" 0';
Table of distances between letter and object lefts

V	W	H	I	S	D	R	→	
2.80	3.44	1.59	2.70	6.75	3.37	1.59	3.37	4.53
1.83	1.61	2.02	3.60	6.00	2.80			



D3-1;
1.50" Radius, 0.50" Border, White on, Green;
"PARAGON", B 75% spacing; "PKWY", B;
Standard Arrow Custom 6.00" X 4.00" 0';
Table of distances between letter and object lefts

P	A	R	A	S	O	N	P	K	W	Y	→	
3.76	3.20	3.86	3.21	3.86	3.21	3.56	4.53	1.82	1.62	2.02	3.59	6.00
3.76												



D3-1;
1.50" Radius, 0.50" Border, White on, Green;
"RIVER", C; "RD", C;
Standard Arrow Custom 6.00" X 4.00" 0';
Table of distances between letter and object lefts

R	I	V	E	R	R	D	→	
1.86	4.55	1.85	4.67	4.02	5.28	2.27	3.64	6.00
1.86								

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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
RECORD DRAWING

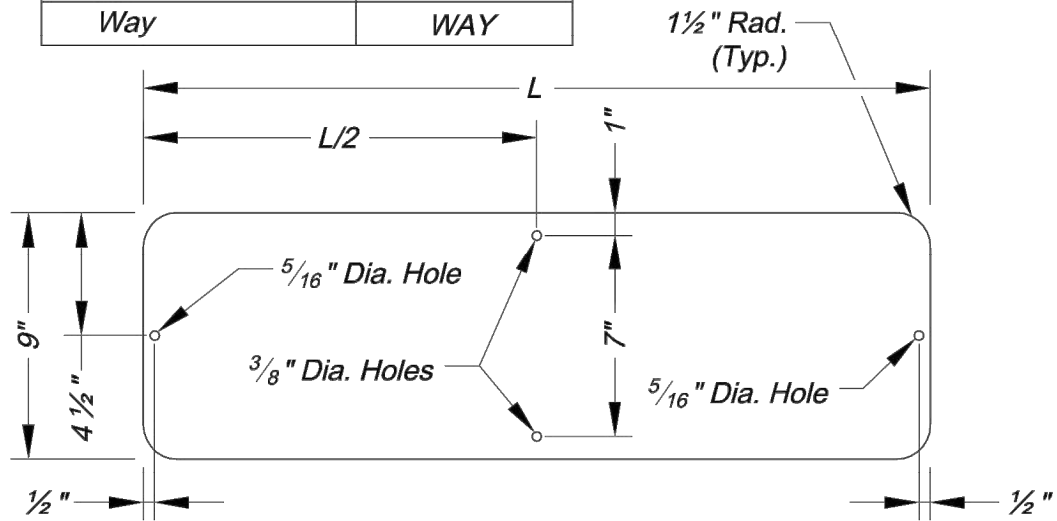
GBA
architects
engineers
9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: DJM
DRAWN BY: CMN
PROJECT NO.: 12720
SHEET NO. 76
TOTAL SHEETS 104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri
Christopher Novosel
Professional Engineer
License No. 2018024421
REVISIONS
NO. DATE BY APPROVED
8 6/24/21 Wiring Diagram Updates
10 9/30/22 Record Drawings

STANDARD ABBREVIATION LISTS

Named Streets		Numbered Streets	
Avenue	AVE	First	ST
Boulevard	BLVD	Second	ND
Circle	CIR	Third	RD
Creek	CR	Fourth to Tenth	TH
Court	CT		
Crossing	XING		
Drive	DR		
Highway	HWY		
Lane	LN		
Parkway	PKWY		
Place	PL		
Road	RD		
Street	ST		
Terrace	TER		
Trail	TRL		
Way	WAY		

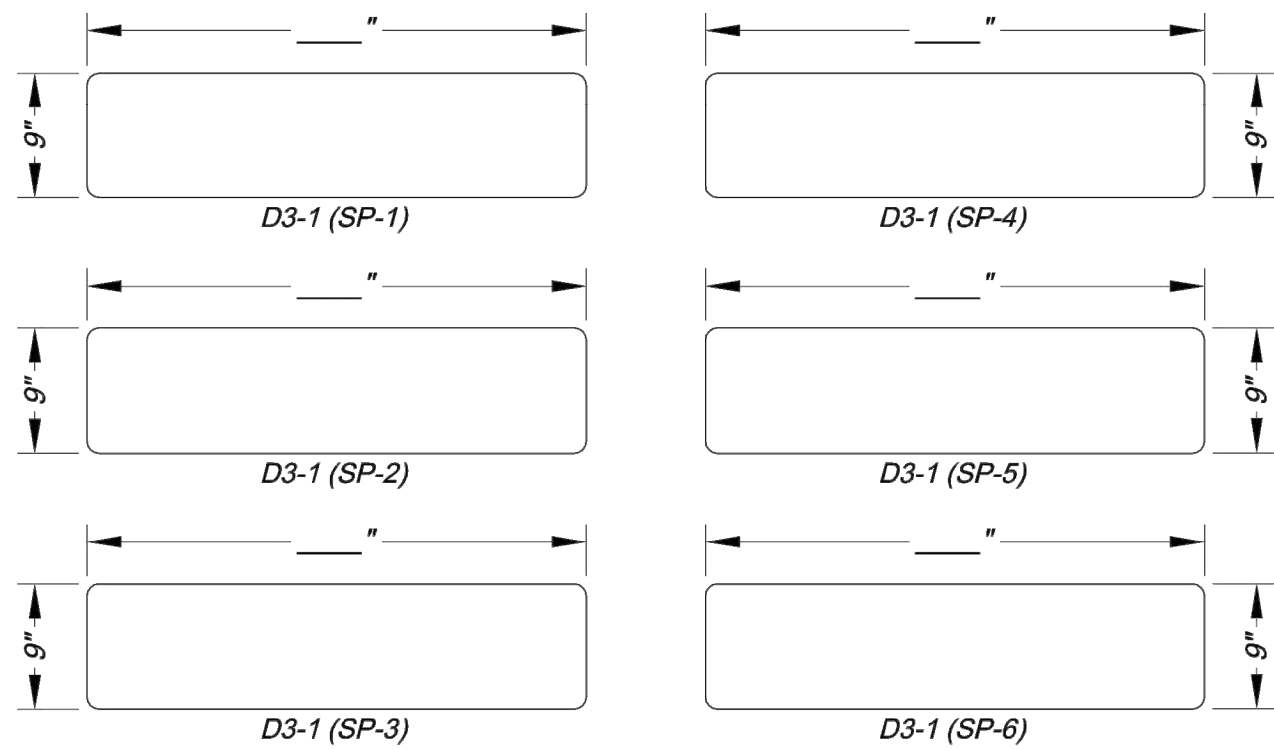


STREET NAME SIGN BLANK DETAILS

For Mounting on Square Steel Posts

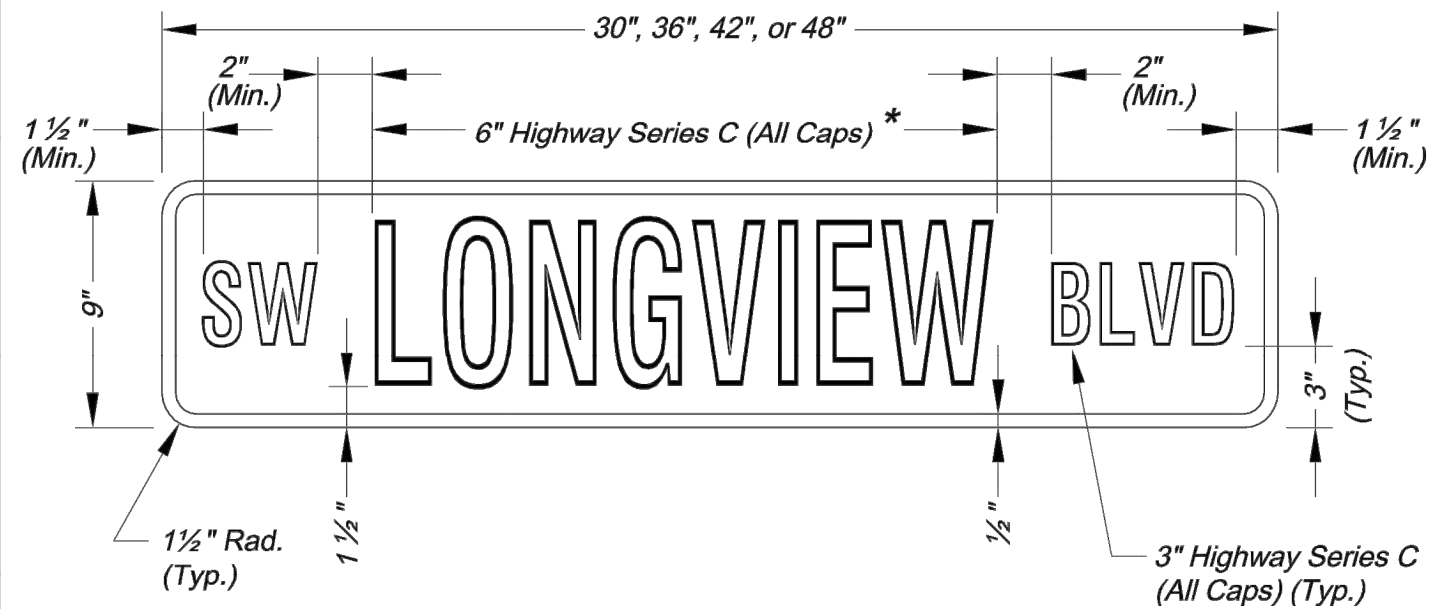
STREET NAME SIGN QUANTITIES

Sign Designation	Sign Size	Sign Area (Sq. Ft.)	Number	Quantity (Sq. Ft.)
D3-1 (SP-1) View High Dr	48" x 9"	3.60	2	6.0
D3-1 (SP-2) View High Pkwy	48" x 9"	3.60	3	9.0
D3-1 (SP-3) Paragon Pkwy	48" x 9"	3.60	1	3.0
D3-1 (SP-4) River Rd	36" x 9"	2.25	2	4.5
D3-1 (SP-5)	9" x			
D3-1 (SP-6)	9" x			



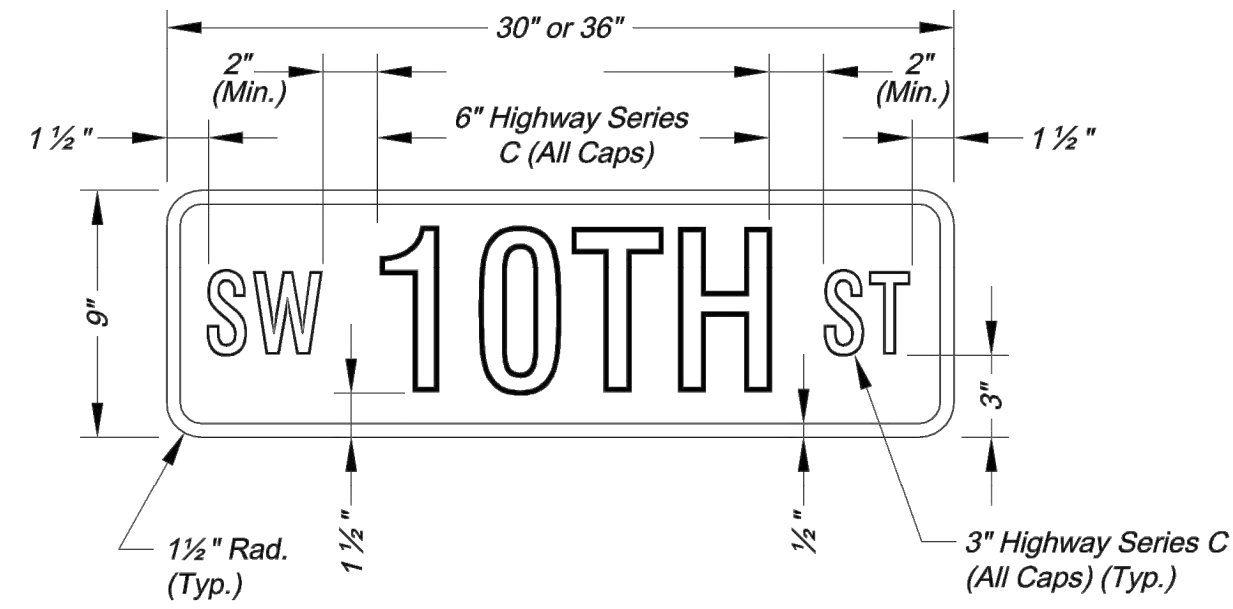
PROJECT SIGN DETAILS

SEE ABOVE

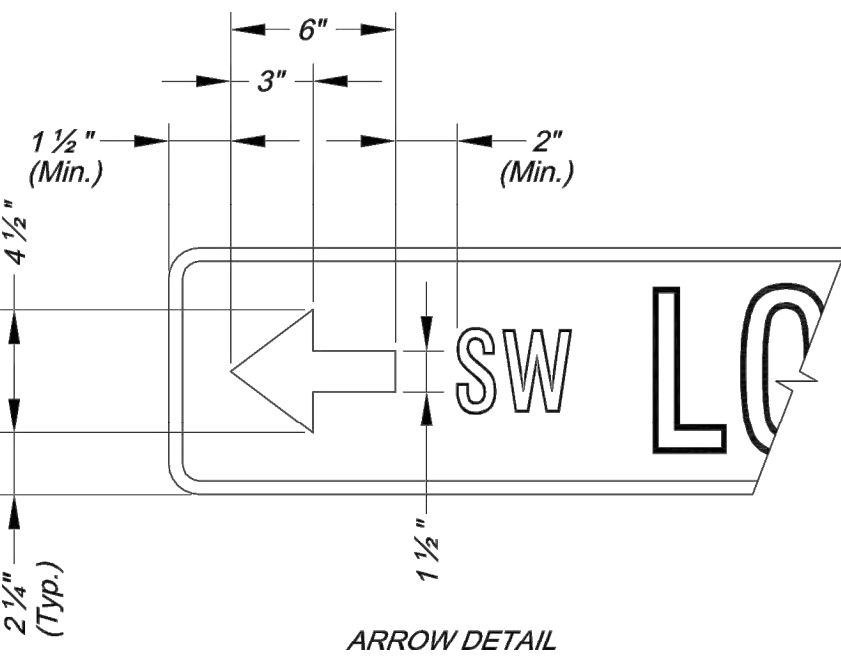


NAMED STREET NAME SIGN DETAIL

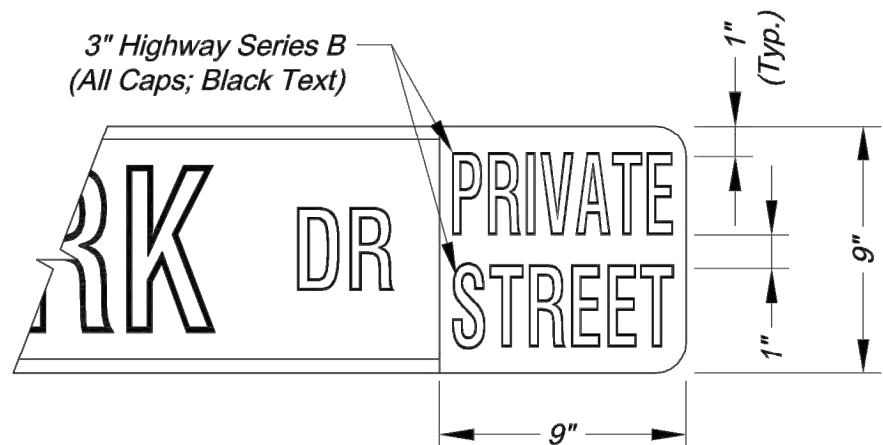
* Use Highway Series B (All Caps) in lieu of series C if necessary to fit text on a 36" sign blank.



NUMBERED STREET NAME SIGN DETAIL



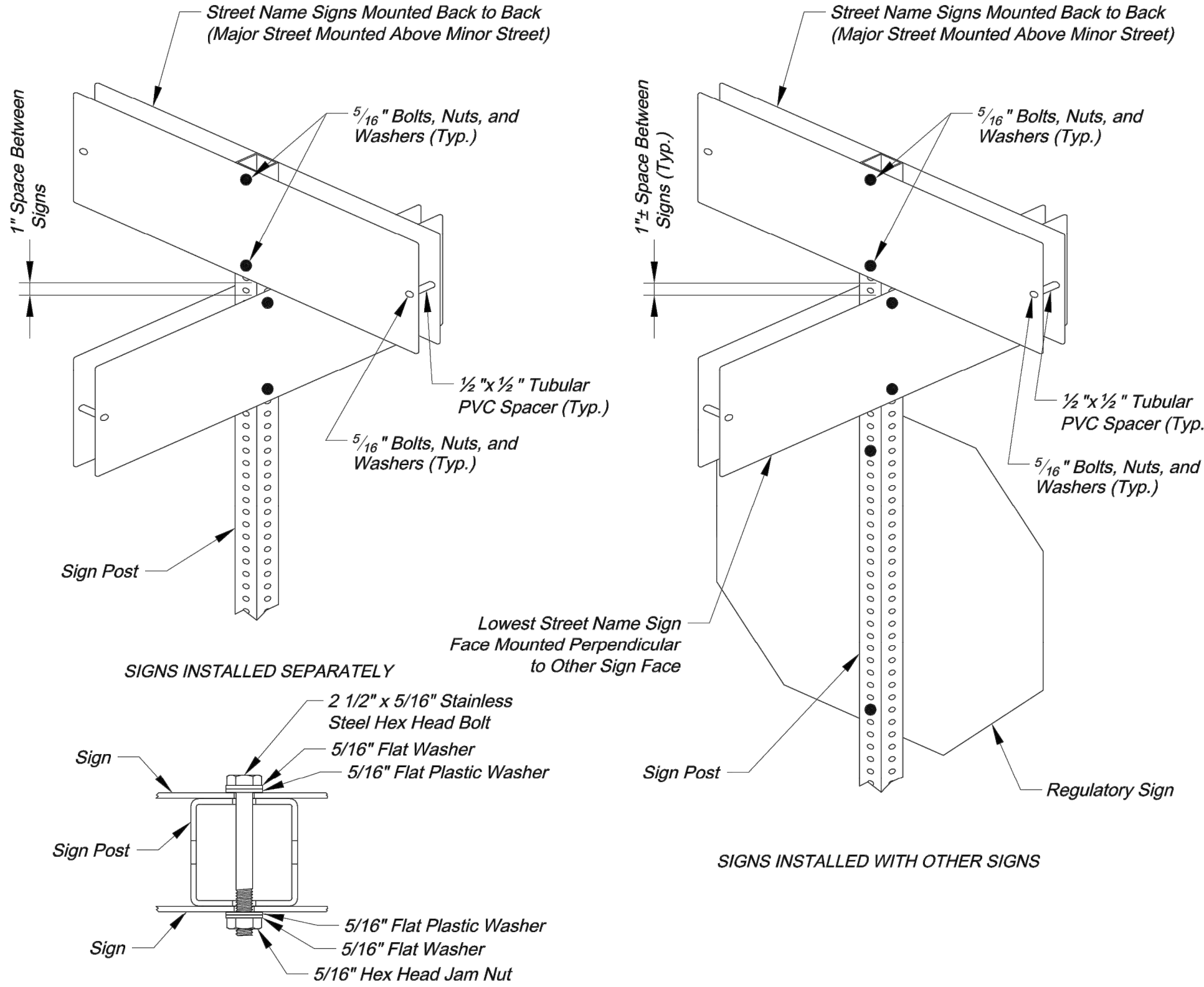
ARROW DETAIL



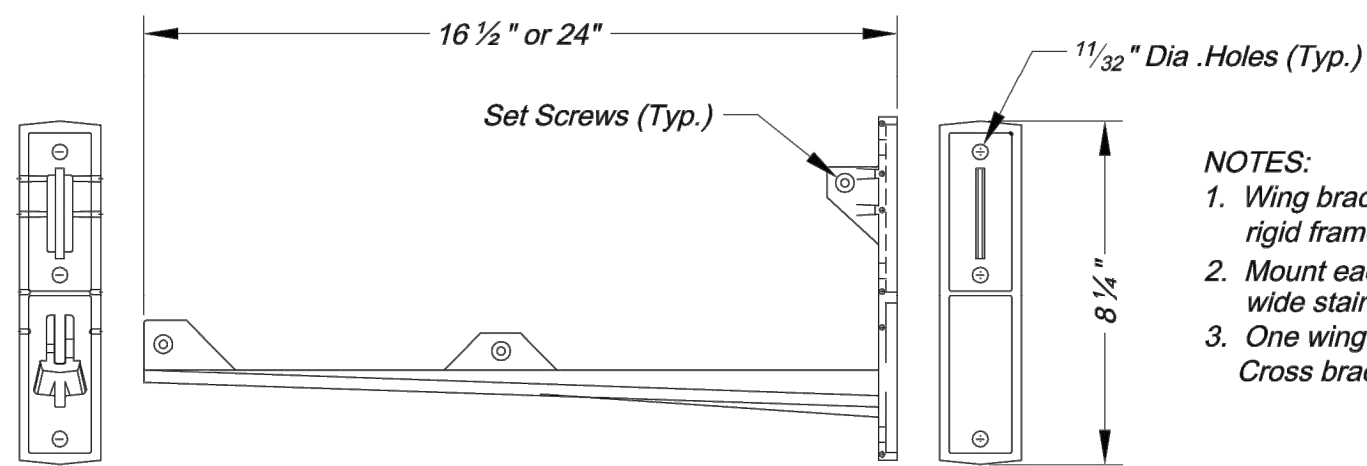
PRIVATE STREET TAG DETAIL

NOTES:
1. For all street name signs, the legend shall be white and the background shall be green.
2. Arrows shall be added to street name signs where the name of a street changes at an intersection. Street name signs with arrows are to be installed on each side of the intersection to indicate the change in names. Arrows shall be white.
3. The "PRIVATE STREET" tag should be added to the end of street name signs to indicate where a street that is outside the right-of-way intersects a public street. The background for the "PRIVATE STREET" tag shall be yellow.

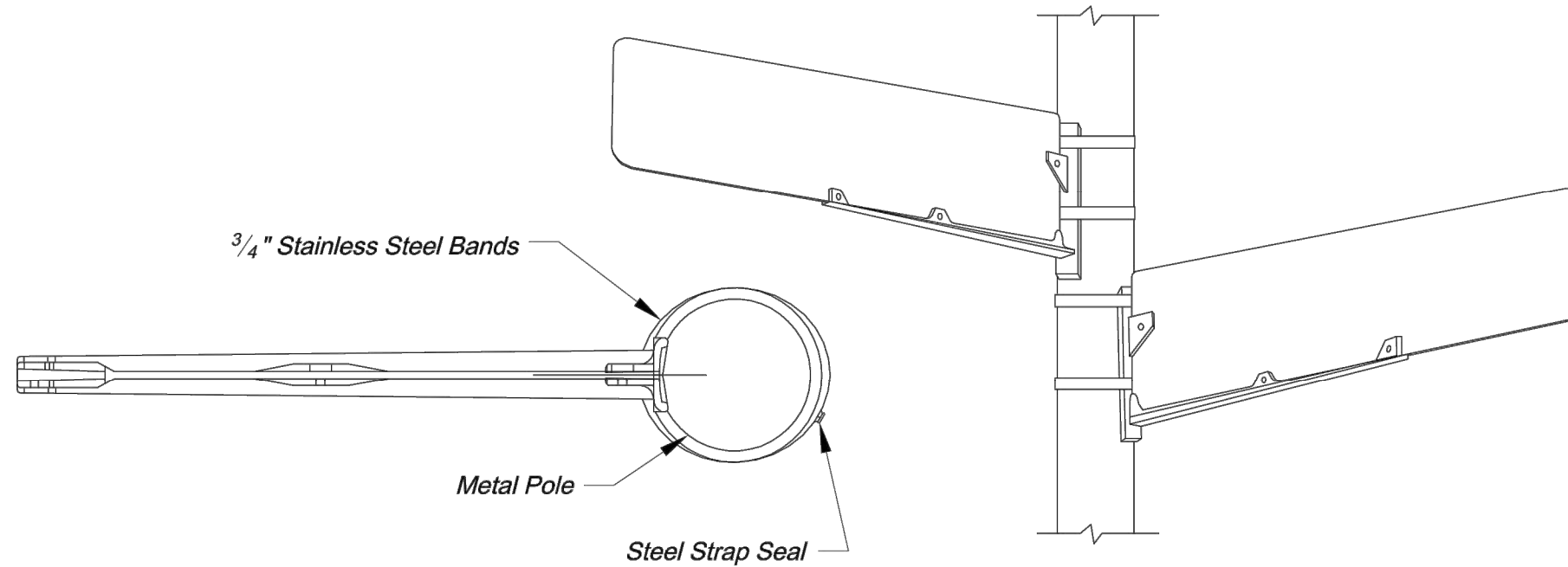
STREET NAME SIGN FACE DETAILS



SQUARE STEEL POST MOUNTING DETAILS



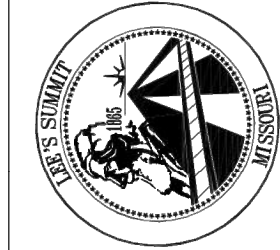
NOTES:
1. Wing bracket shall be an L-shaped cantilever of T-beam rigid frame 380-3 aluminum alloy construction.
2. Mount each wing bracket to metal pole using two 3/4" wide stainless steel straps.
3. One wing bracket shall be installed per each sign. Cross brackets are not allowed.



WING BRACKET MOUNTING DETAILS

As-Built: "400-90 100.10", "4-00% 1.15% slope", or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing



CITY OF LEE'S SUMMIT
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809

Project: STREET NAME SIGN DETAILS
Sheet Name: STANDARD DRAWING SN-3

Drawn By: AS
Checked By: JW
Date: 08/26/2009
Project#

3 OF 3

3

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Pavement Marking & Signing Details

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
77	104

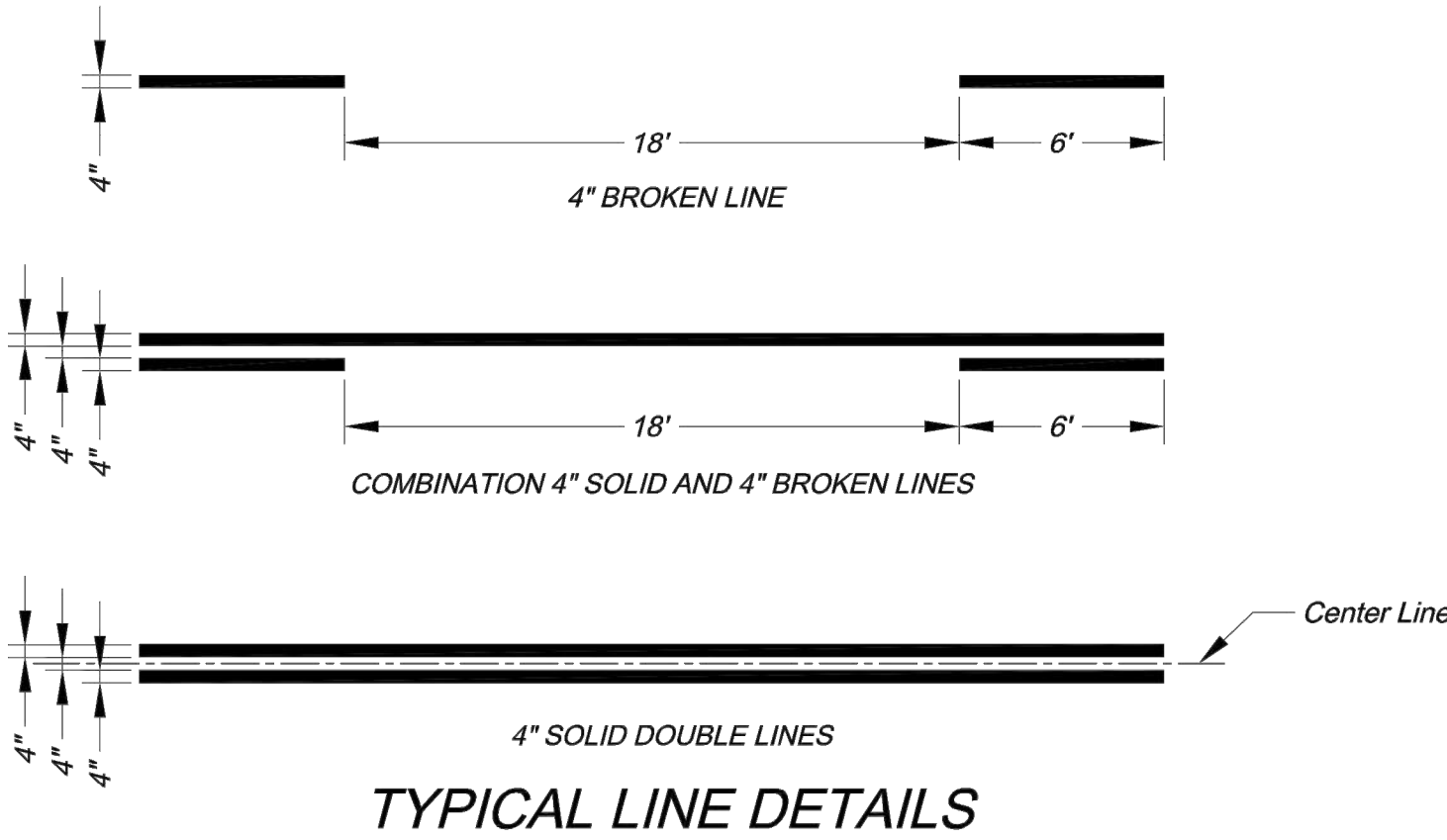
Christopher Novosel
Professional Engineer
License No. 2018024421

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

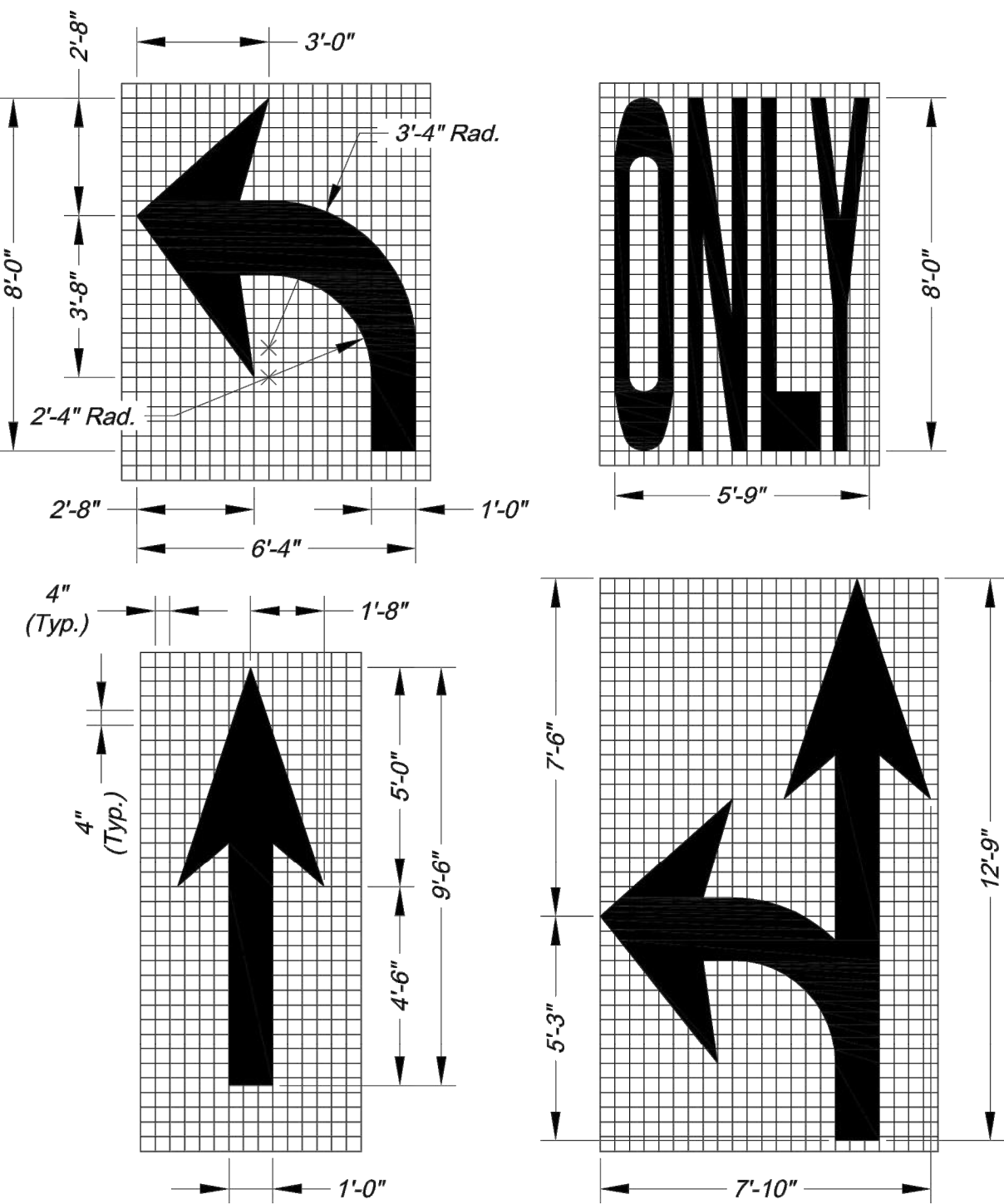
NO.	DATE
8	6/24/21
10	9/30/22

REVISIONS	BY	APPROVED
Wiring Diagram Updates		
Record Drawings		

As-Built: "400-00 100.10" "3-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

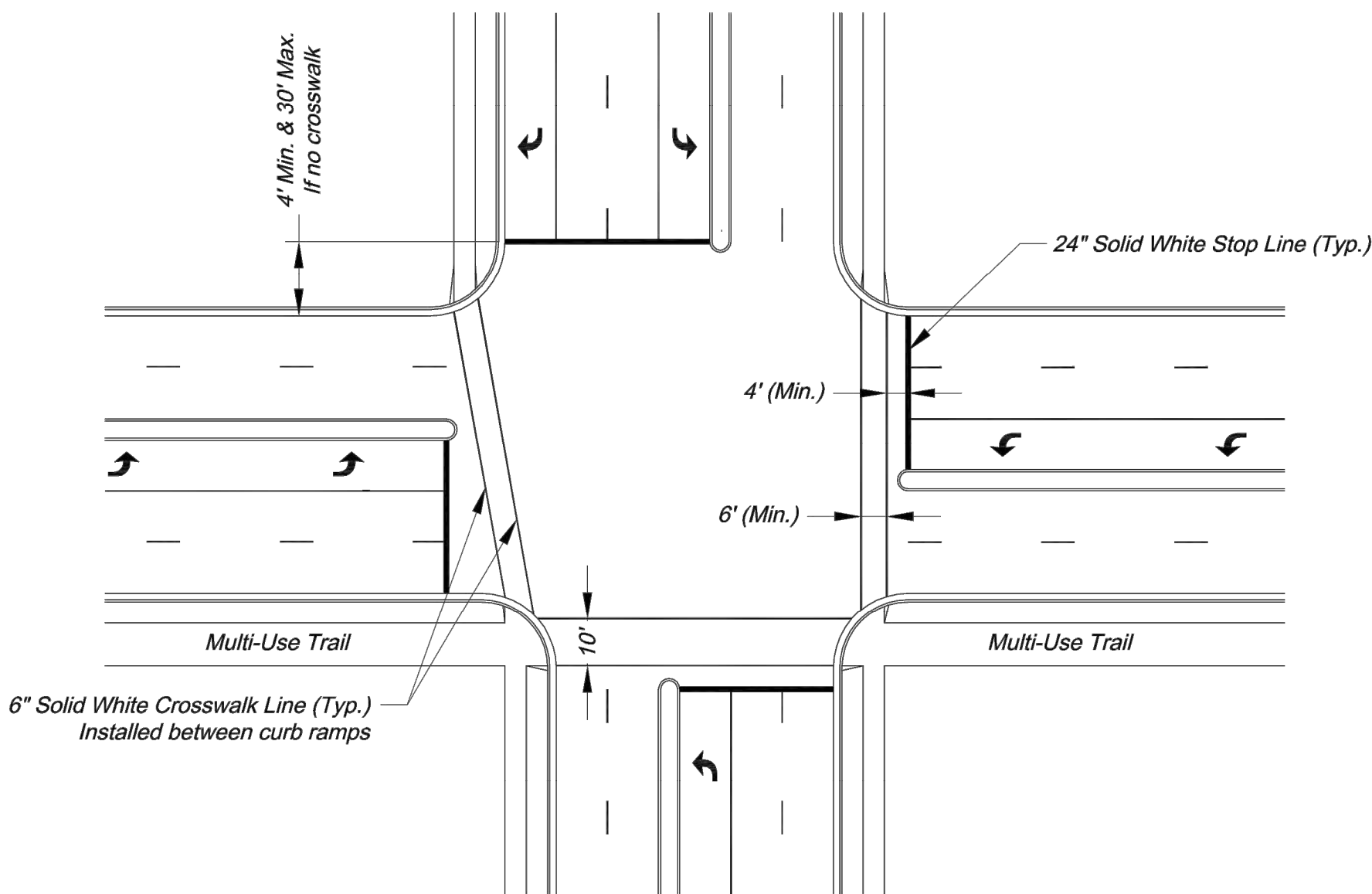


- NOTES:
1. All edge line, center line, and lane line pavement markings shall be 4" wide unless otherwise noted.
 2. Edge lines shall be continuous solid white or yellow lines. Right side edge lines shall be solid white. Median or left side edge lines on divided roadways are to be solid yellow. Edge lines and center lines shall be continuous across driveways.



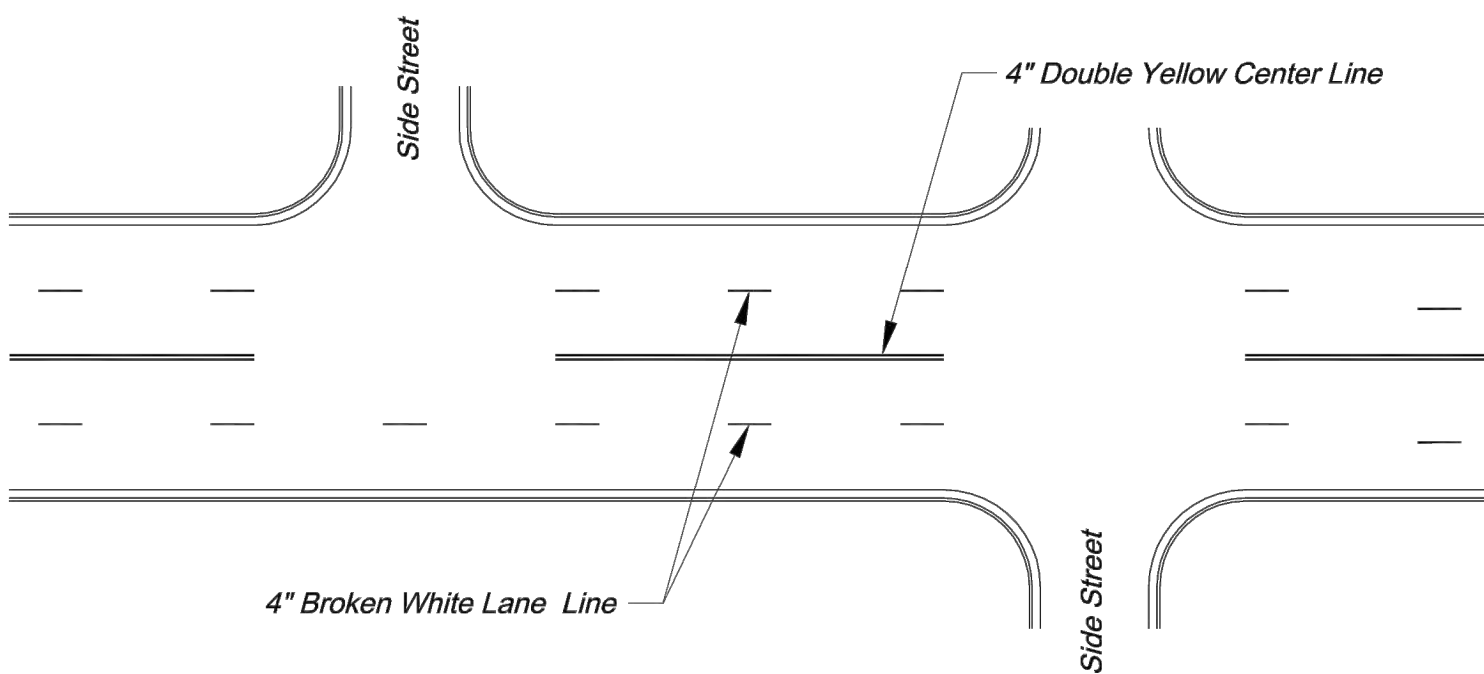
ARROW AND SYMBOL DETAILS

- NOTES:
1. All arrow and symbol markings shall be white, and shall be centered in their respective traffic lanes.
 2. Right-turn and combination right-turn/straight arrows are reverse of arrows shown.

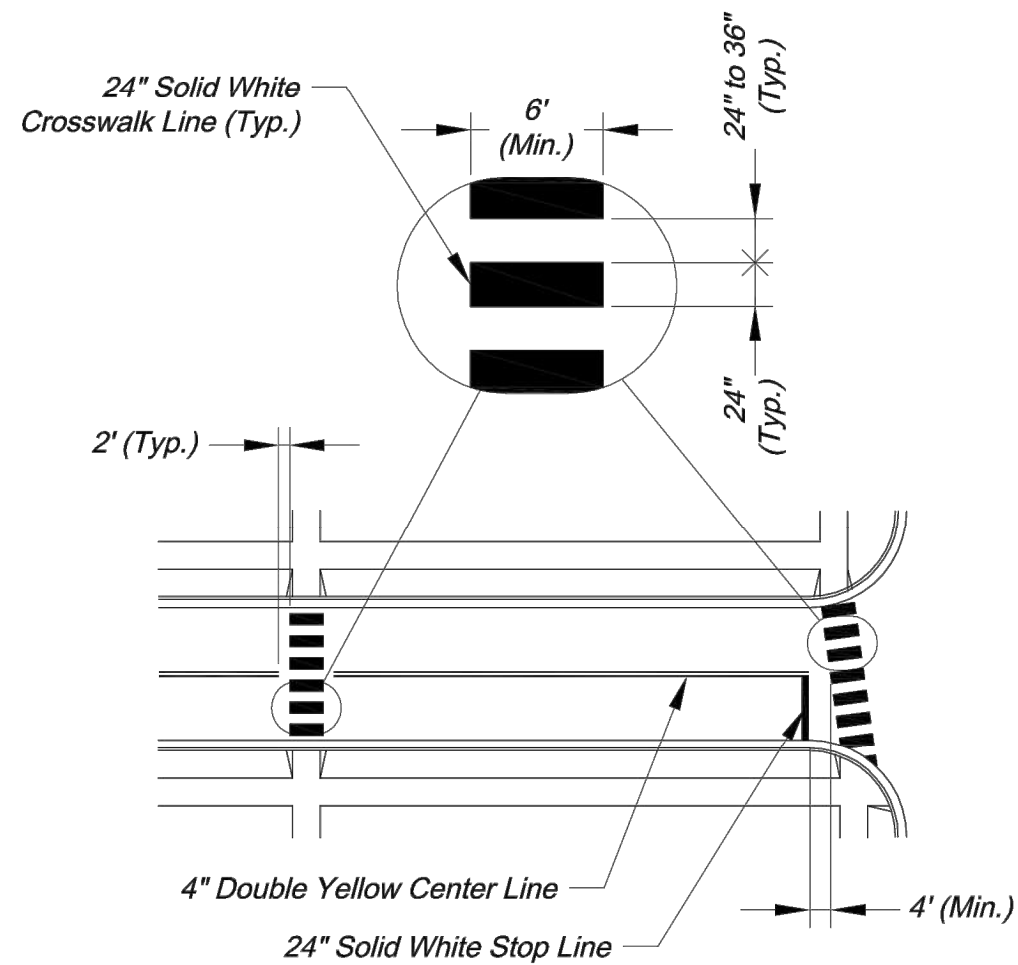


TYPICAL INTERSECTION MARKINGS

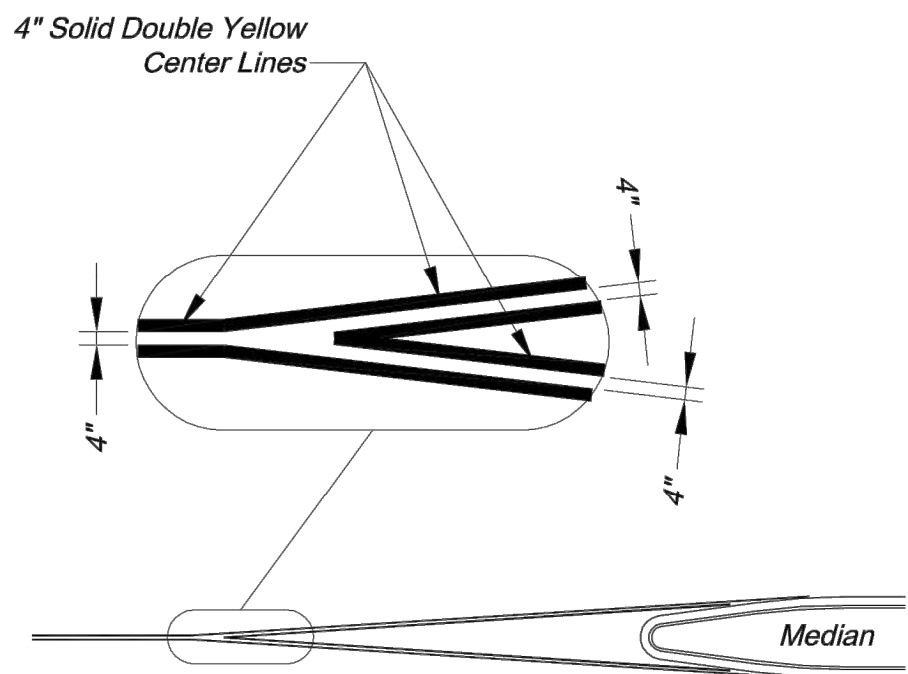
- NOTES:
1. Transverse crosswalk lines shall be installed such that the distance between lines is at least 6 or 10 feet.
 2. Stop lines are required at signalized intersections, on multi-lane stop controlled approaches, or in front of crosswalks at controlled intersections.



TYPICAL MARKINGS FOR FOUR-LANE UNDIVIDED ROADWAY



TYPICAL MIDBLOCK OR SCHOOL CROSS WALK



TYPICAL MEDIAN NOSE CENTER LINE DETAIL

PAVEMENT MARKING GENERAL NOTES:

1. All pavement markings shall be in accordance with the latest edition of the *Manual on Uniform Traffic Control Devices (MUTCD)*.
2. All words and symbols shall conform to the latest edition of *Standard Alphabets for Highway Signs and Pavement Markings* printed by the U.S. Department of Transportation, Federal Highway Administration.
3. Pavement markings, either temporary or permanent are required at all times if the roadway is open to traffic.
4. All pavement markings that conflict with the desired markings shall be completely removed. Removals shall not leave the road surface scarred with an image that misleads traffic. Any excess damage or scarring of pavement shall be repaired at the Contractor's expense.
5. The proposed permanent markings shall be laid out by the Contractor in advance of the marking installation. Markings shall not be applied until the layout has been approved by the City Traffic Engineer.
6. Center lines shall be marked on all undivided arterial streets, and any other undivided street with more than two lanes and/or a speed limit of 30 mph or more.
7. Edge lines shall be marked on all non-curbed streets.

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PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809



Project: ROADWAY MARKING DETAILS
Sheet Name: STANDARD DRAWING PM-1

Drawn By: AS
Checked By: JW
Date: 09/09/2009
Project#

Record Drawing

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Pavement Marking & Signing Details

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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

GBA
architects
engineers

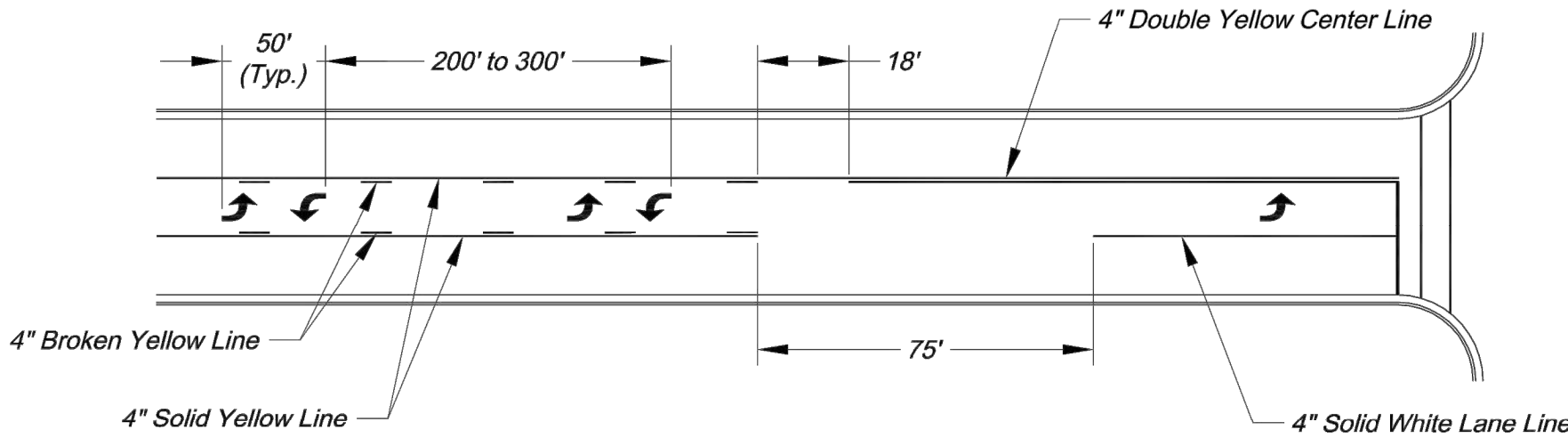
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Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE:	6-25-2020
DESIGN BY:	DJM
DRAWN BY:	CMN
PROJECT NO.:	12720
SHEET NO.	TOTAL SHEETS
78	104

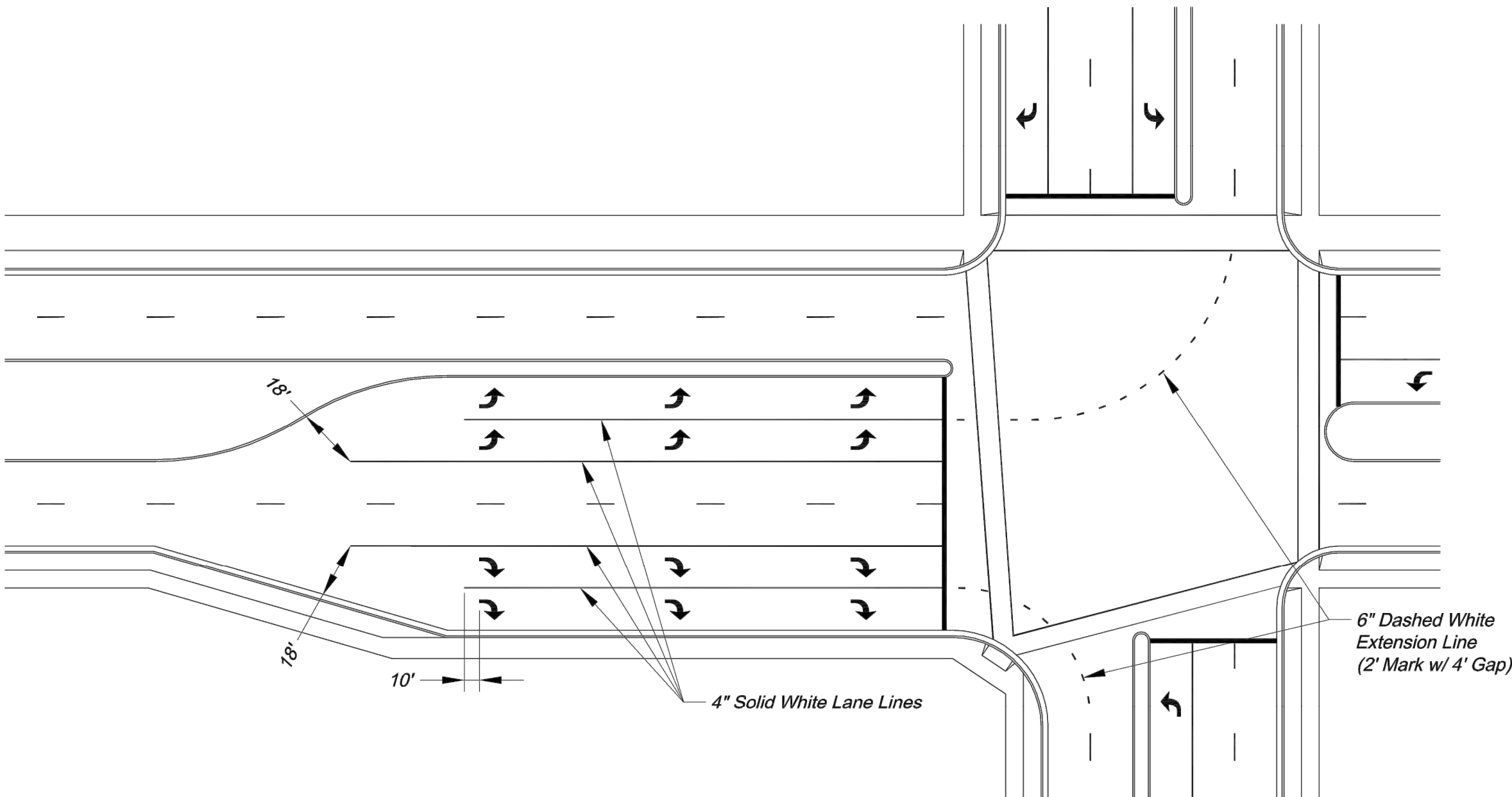
Christopher Novosel Professional Engineer License No. 2018024421	
NO.	DATE
8	6/24/21
10	9/30/22

Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
REVISIONS	BY APPROVED
Wiring Diagram Updates	
Record Drawings	

As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

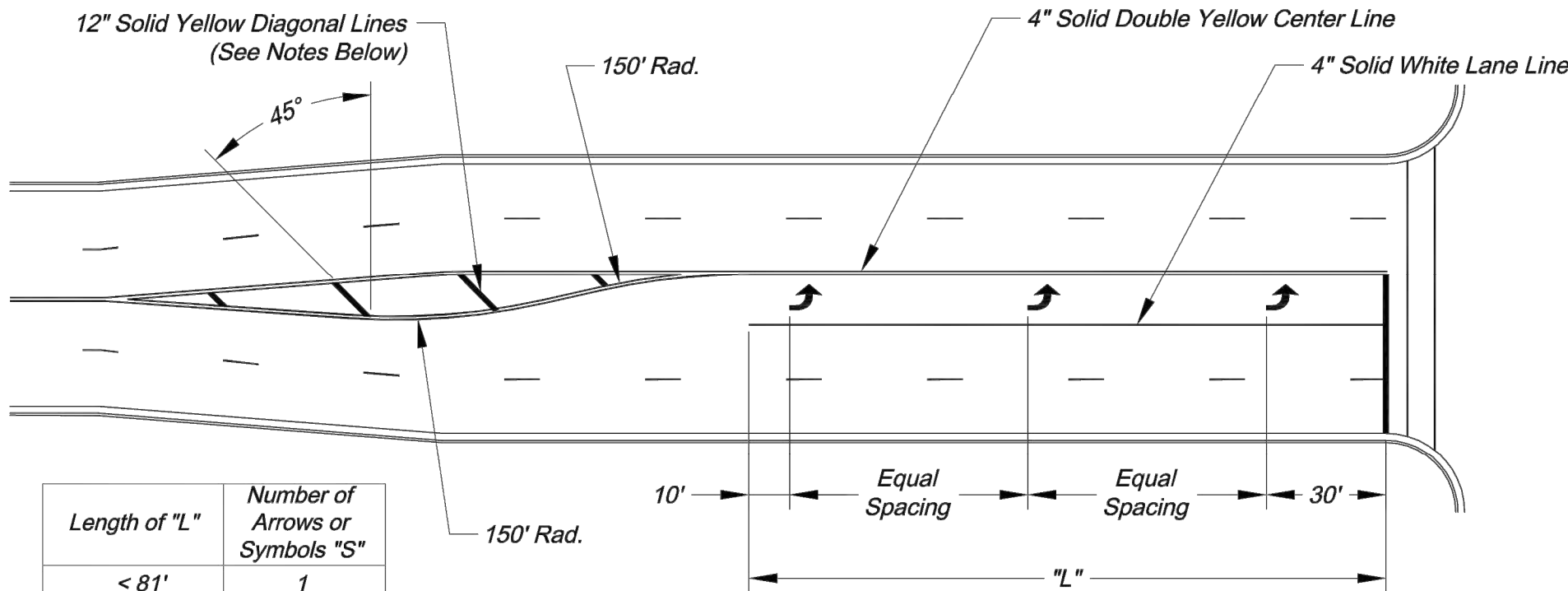


TYPICAL MARKINGS FOR TWO-WAY LEFT-TURN LANE



TYPICAL DUAL TURN LANE MARKINGS

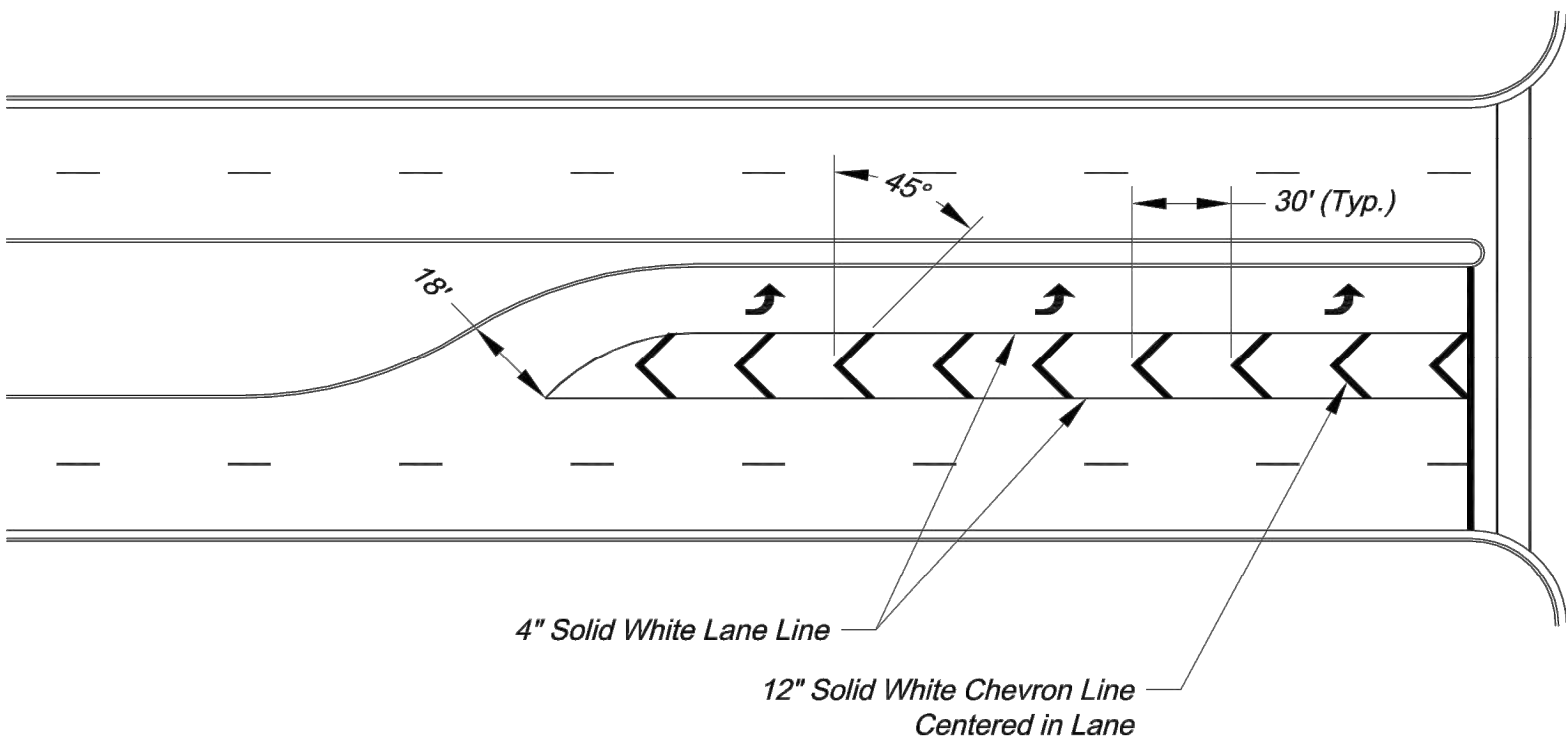
NOTE:
1. Dashed extension lines shall not extend through crosswalks.



Length of "L"	Number of Arrows or Symbols "S"
< 81'	1
81' - 120'	2
121' - 200'	3
201' - 280'	4
281' - 360'	5
361' - 440'	6

TYPICAL TURN LANE MARKINGS

NOTES:
1. Diagonal lines are required between centerlines if the width of the area between the center lines is greater than 12' and/or the length of the area between center lines is greater than 250'.
2. Diagonal lines should be spaced at 5' increments, equal to the posted speed limit.
3. Equal Spacing is calculated as $(L - 40) / (S - 1)$.
4. When a through lane of traffic terminates as a mandatory turn lane, Arrow and "ONLY" symbols should be marked in the turn lane, in alternating order. The first and last symbols should be Arrows.



TYPICAL STRIPED OUT TURN LANE MARKINGS

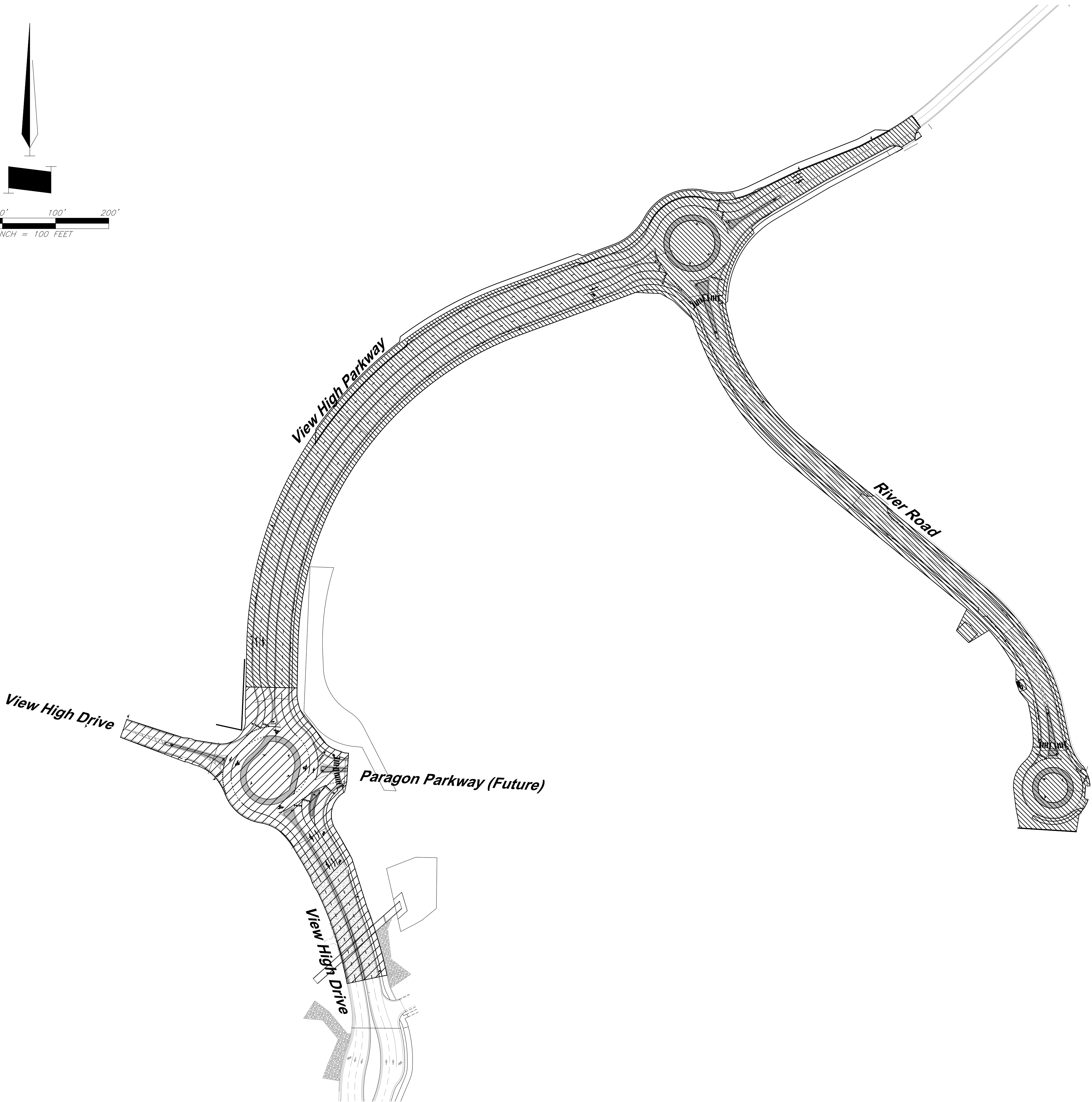
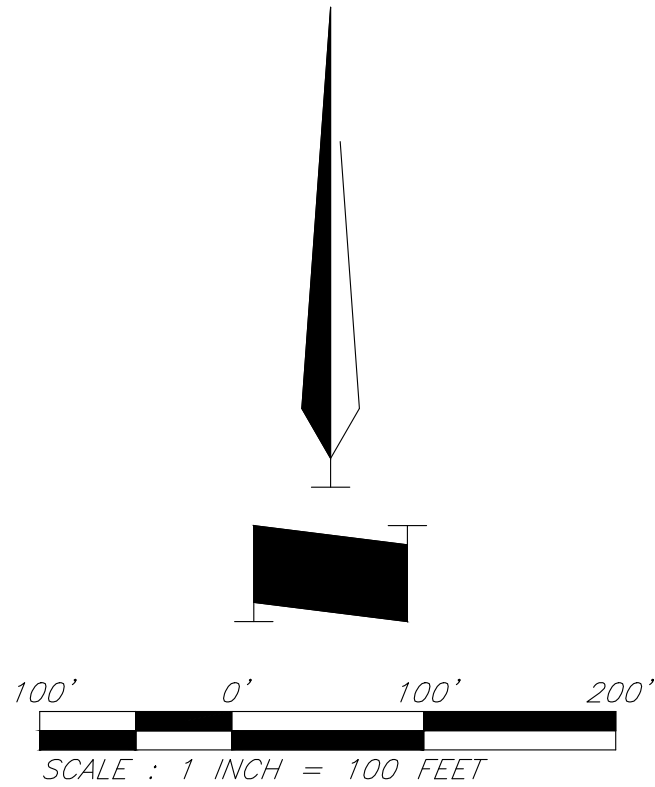
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ENGINEERING DIVISION
220 SE GREEN STREET
LEE'S SUMMIT, MISSOURI 64063
PHONE: (816) 969-1800 FAX: (816) 969-1809

INTERSECTION MARKING DETAILS
Sheet Name: STANDARD DRAWING PM-2

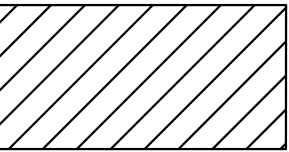
Project:
Drawn By: AS
Checked By: JW
Date: 09/09/2009
Project#
2 OF 2
2

Record Drawing

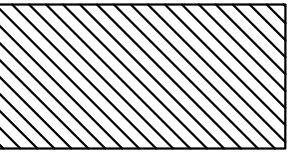
G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5400.dwg Layout: 79 Construction Sequencing Plan -- Thursday, April 06, 2023, 3:49pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA. Date: 4/7/23 Certified by: Bradley D. Burton Title: Senior Associate Firm: GBA RECORD DRAWING	GBA architects engineers 9801 Renner Boulevard Lenexa, Kansas 66219 913.492.0400 www.gbateam.com	DATE: 6-25-2020			
		DESIGN BY: DJM			
		DRAWN BY: CMN			
		PROJECT NO.: 12720			
		SHEET NO.	TOTAL SHEETS		
		79	104		
		Christopher Novosel Professional Engineer License No. 2018024421			
Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri					
NO.	DATE	REVISIONS		BY	APPROVED
8	6/24/21	Wiring Diagram Updates			
10	9/30/22	Record Drawings			



Phase 1 Work Area



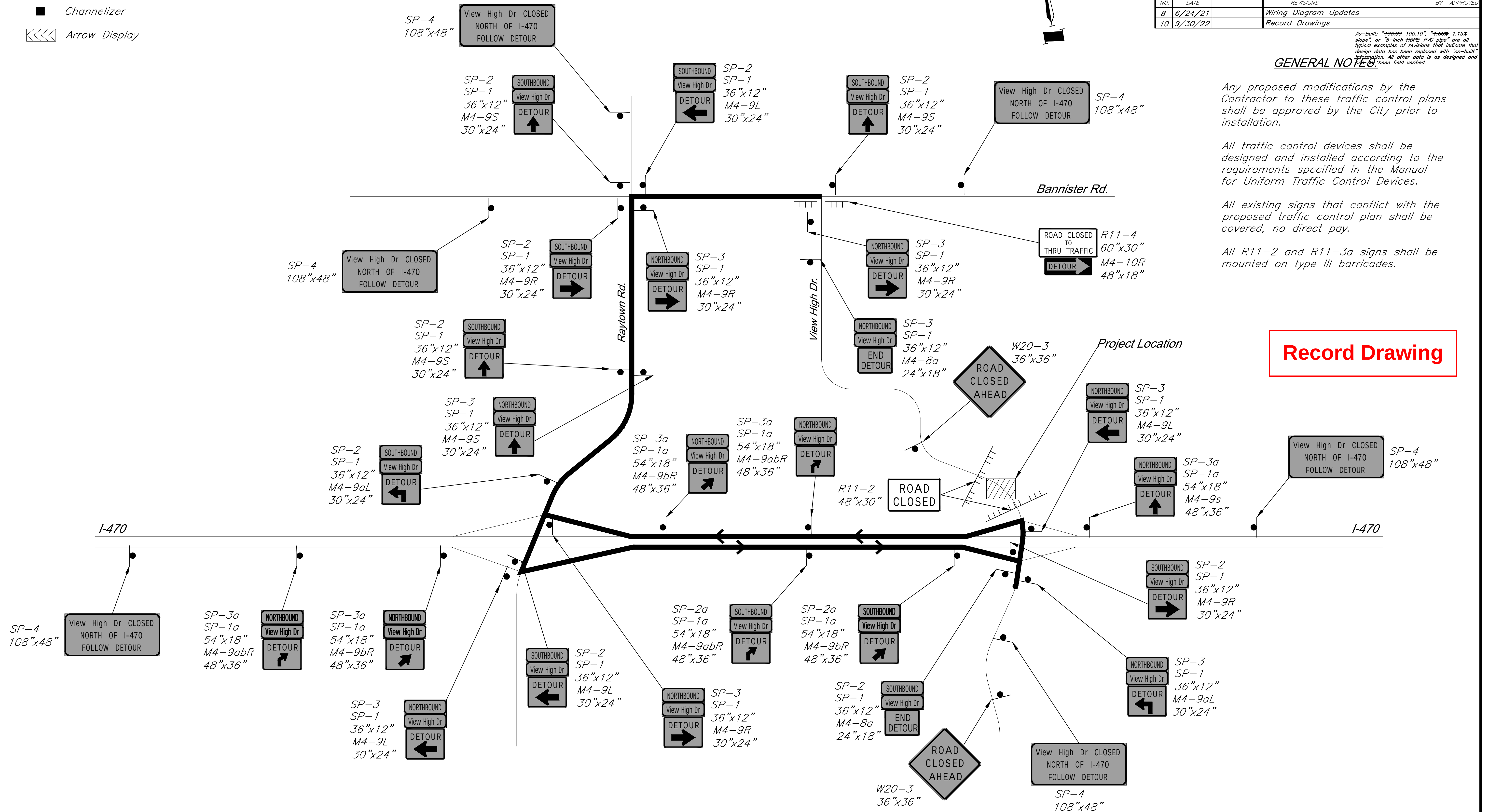
Phase 2 Work Area

Record Drawing

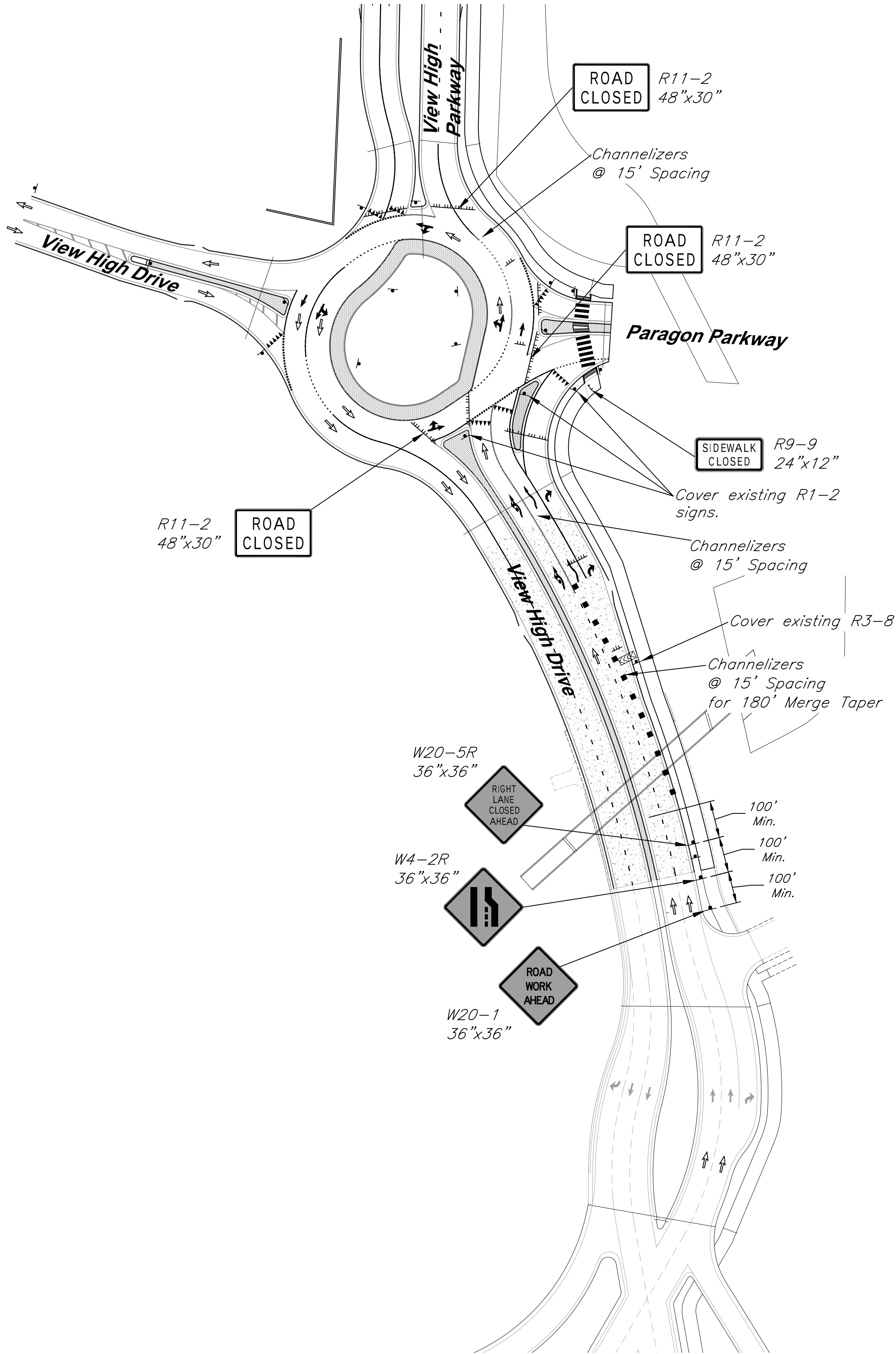
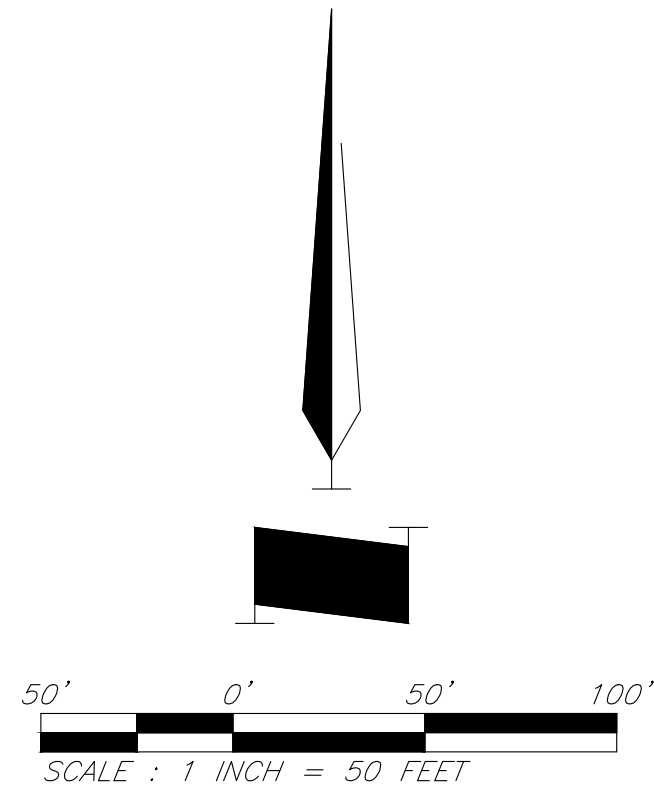
As-Built: "480-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Construction Sequencing Plan

LEGEND



Traffic Control Detour



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		DATE: 6-25-2020	
		DESIGN BY: ###	
		DRAWN BY: ###	
		PROJECT NO.: 12720	
		SHEET NO.	TOTAL SHEETS
		81	104
Christopher Novosel Professional Engineer License No. 2018024421		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
NO.	DATE	REVISIONS	
8	6/24/21	Wiring Diagram Updates	
10	9/30/22	Record Drawings	

As-Built: *400-90 100.10", *4-00% 1.15% slope; or *8-inch HDPE PVC pipe* are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

LEGEND

- Construction Area
- Temporary Construction Sign
- Type III Barricade
- ADA-Compliant Type II Barricade
- Channelizer
- Arrow Display
- Direction of Travel

GENERAL NOTES:

Any proposed modifications by the Contractor to these traffic control plans shall be approved by the City prior to installation.

All traffic control devices shall be designed and installed according to the requirements specified in the Manual for Uniform Traffic Control Devices.

All existing signs that conflict with the proposed traffic control plan shall be covered, no direct pay.

All R11-2 and R11-3a signs shall be mounted on type III barricades.

Record Drawing

Traffic Control Plan

C:\12720\Civil 3D Production Drawings\Street & Storm Plans\12720S400.dwg Layout: 82 Temporary Traffic Control Details Thursday, April 06, 2023, 3:49pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Temporary Traffic Control Details

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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA

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Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020
DESIGN BY: ###
DRAWN BY: ###
PROJECT NO.: 12720
SHEET NO. TOTAL SHEETS
82 104

Christopher Novosel
Professional Engineer
License No. 2018024421

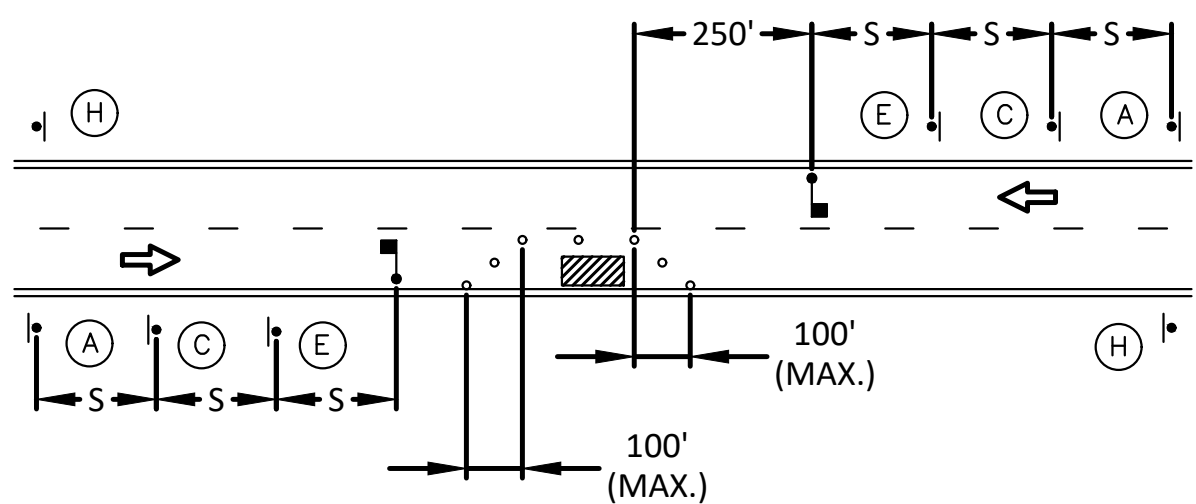
Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO. DATE
8 6/24/21
10 9/30/22

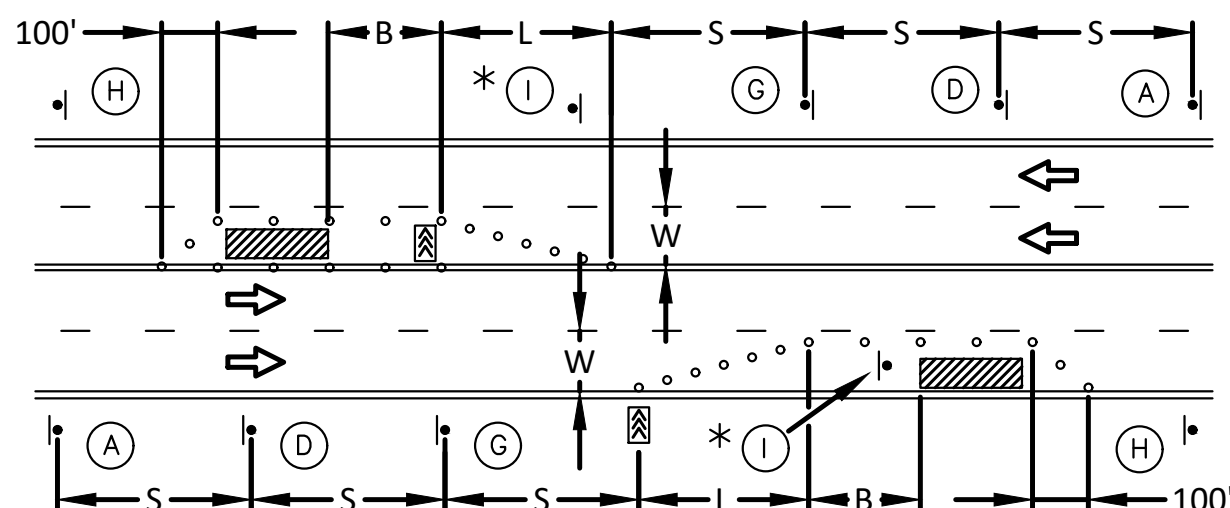
REVISIONS BY APPROVED
Wiring Diagram Updates
Record Drawings

SYMBOL LEGEND

- WORK AREA
- SIGN
- BARRICADE
- DIRECTION OF TRAVEL
- CHANNELIZER
- ARROW PANEL
- FLAGGER

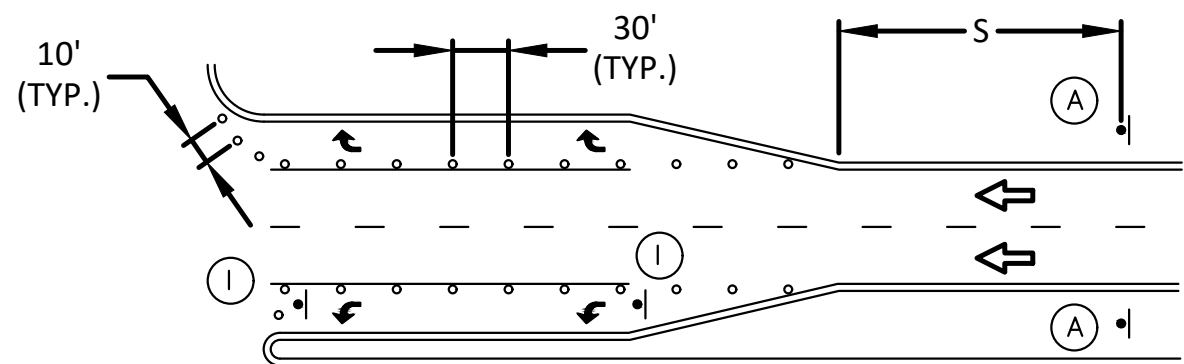


LANE CLOSURE - TWO LANE STREET



LANE CLOSURE - FOUR LANE STREET

* INSTALL SIGNS EVERY 200 FEET THROUGHOUT THE CLOSED LANE OR AS NEEDED



TURN LANE CLOSURE

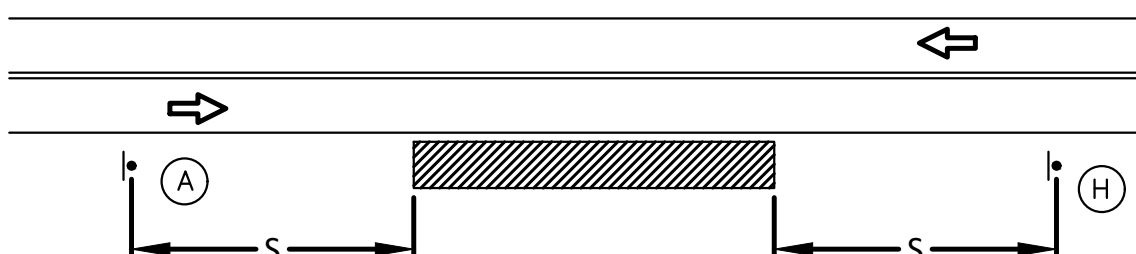
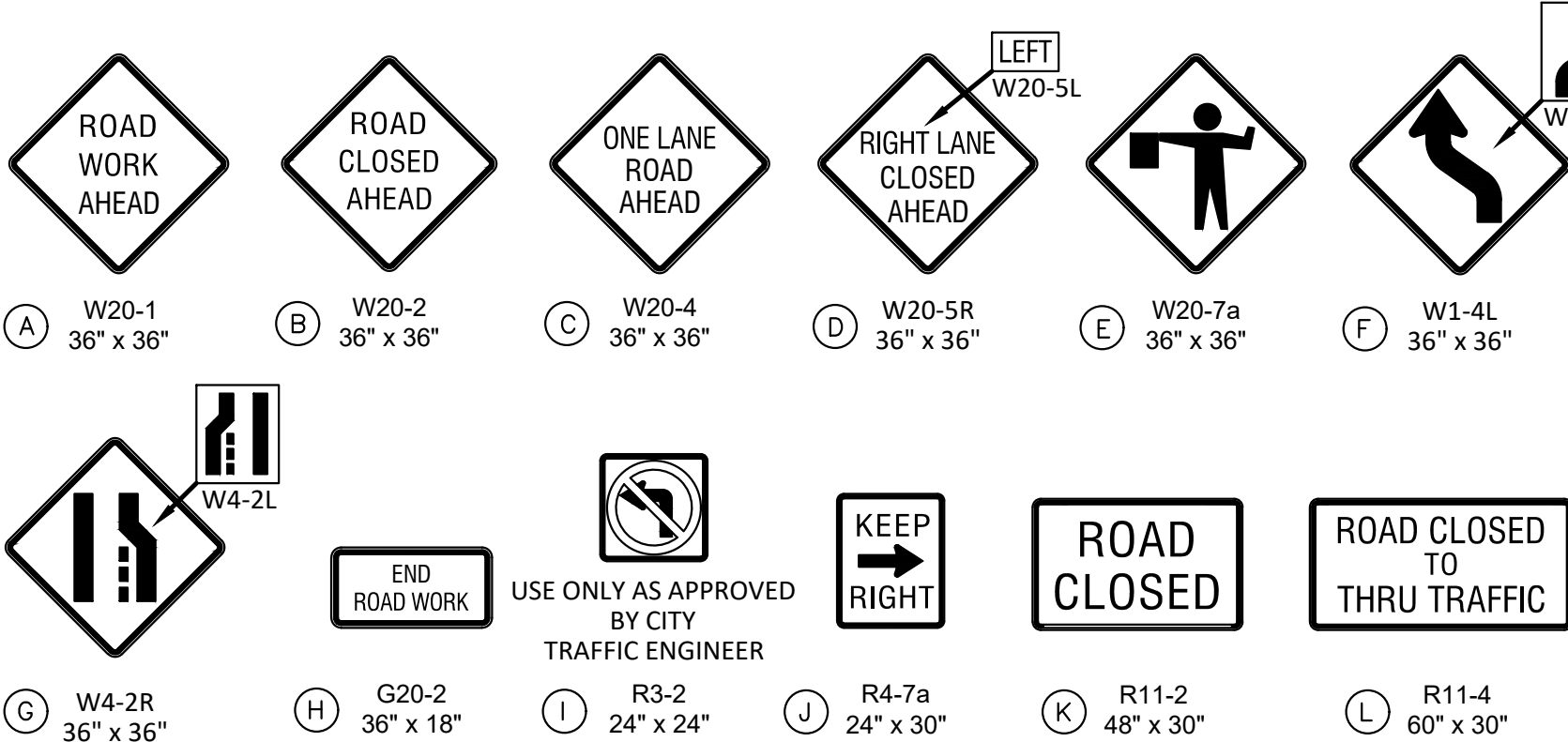
SIGN SPACING "S"	
SPEED LIMIT (MPH)	SPACING (FEET)
25	100
30-35	250
≥ 40	350

TAPER DIMENSIONS (FEET)				
SPEED LIMIT (MPH)	MINIMUM TAPER LENGTH "L", PER LANE WIDTH "W"			MINIMUM NUMBER OF CHANNELIZERS
25	10	11	12	6
30	105	115	125	7
35	150	165	180	8
40	205	225	245	9
45	270	295	320	13

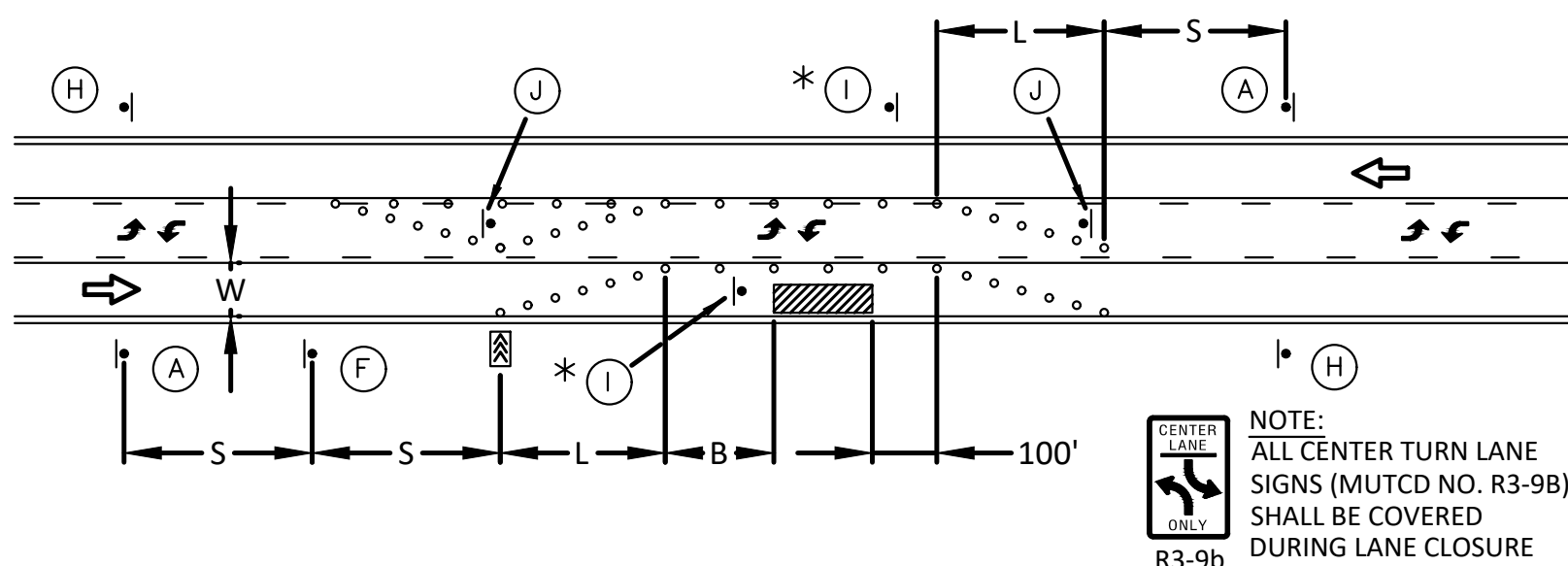
GUIDELINES FOR LENGTH OF LONGITUDINAL BUFFER SPACE "B"	
SPEED LIMIT (MPH)	LENGTH (FEET)
25	35
30	55
35	85
40	120
45	170

MAXIMUM CHANNELIZER SPACING		
SPEED LIMIT (MPH)	WITHIN TAPER (FEET)	OUTSIDE TAPER (FEET)
25	25	50
30	30	60
35	35	70
40	40	80
45	45	90

SIGN LEGEND

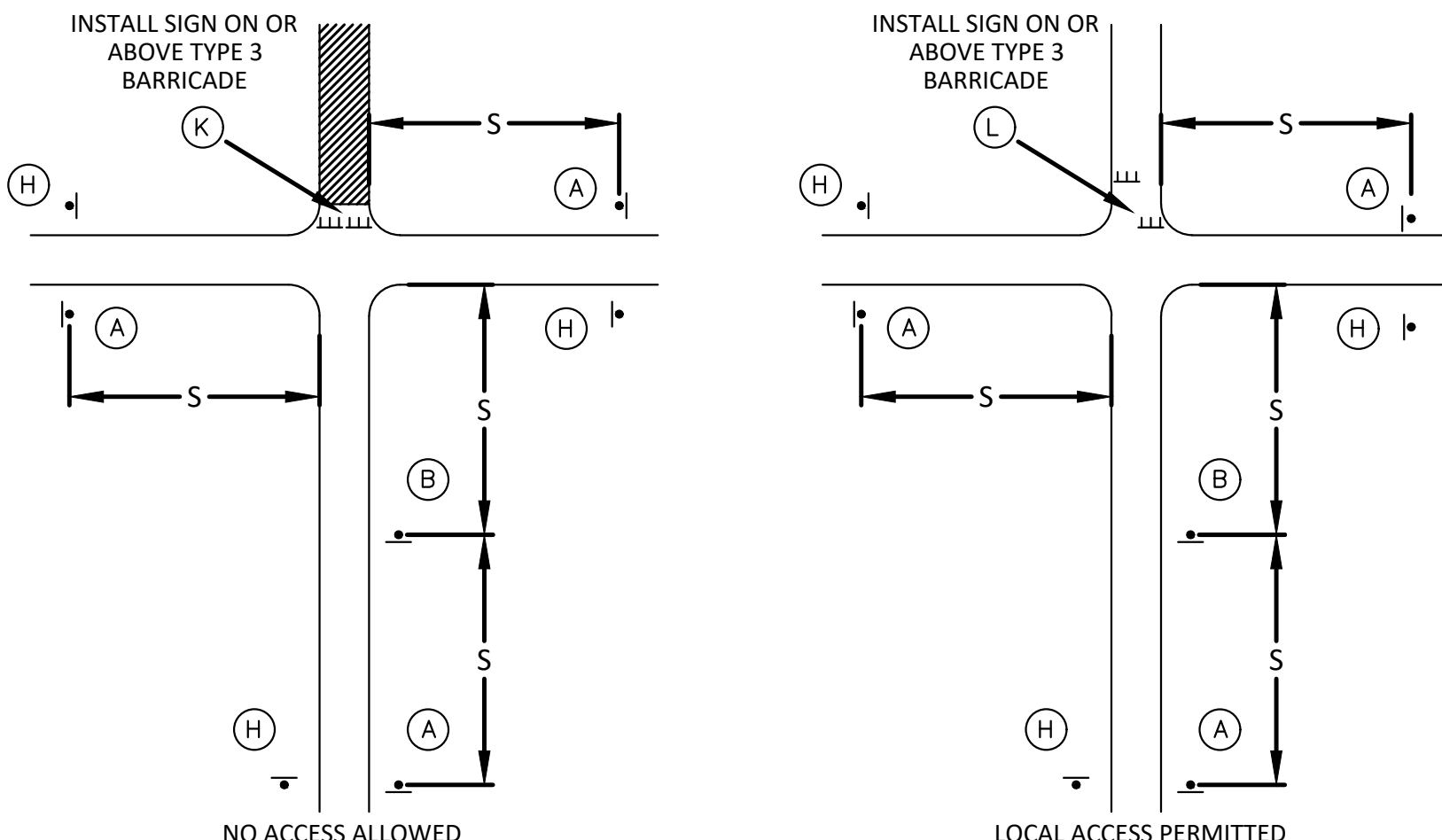


TYPICAL SIGNING FOR WORK ADJACENT TO THE STREET



LANE CLOSURE - THREE LANE STREET

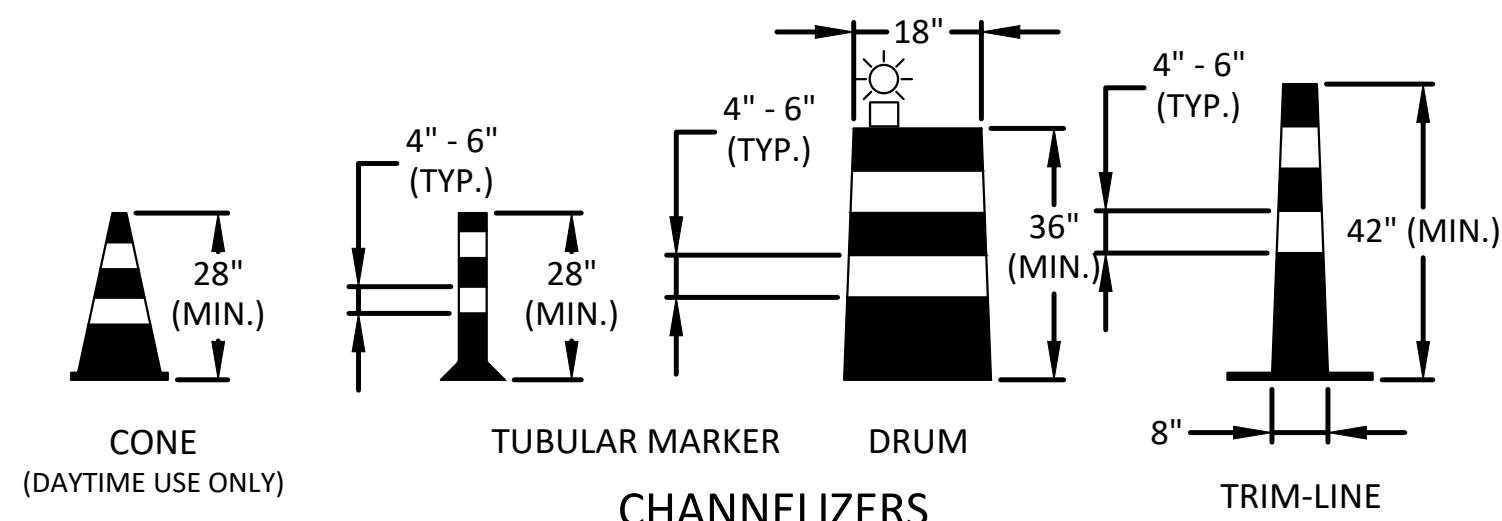
* INSTALL SIGNS EVERY 200 FEET THROUGHOUT THE CLOSED LANE OR AS NEEDED



TYPICAL STREET CLOSURE

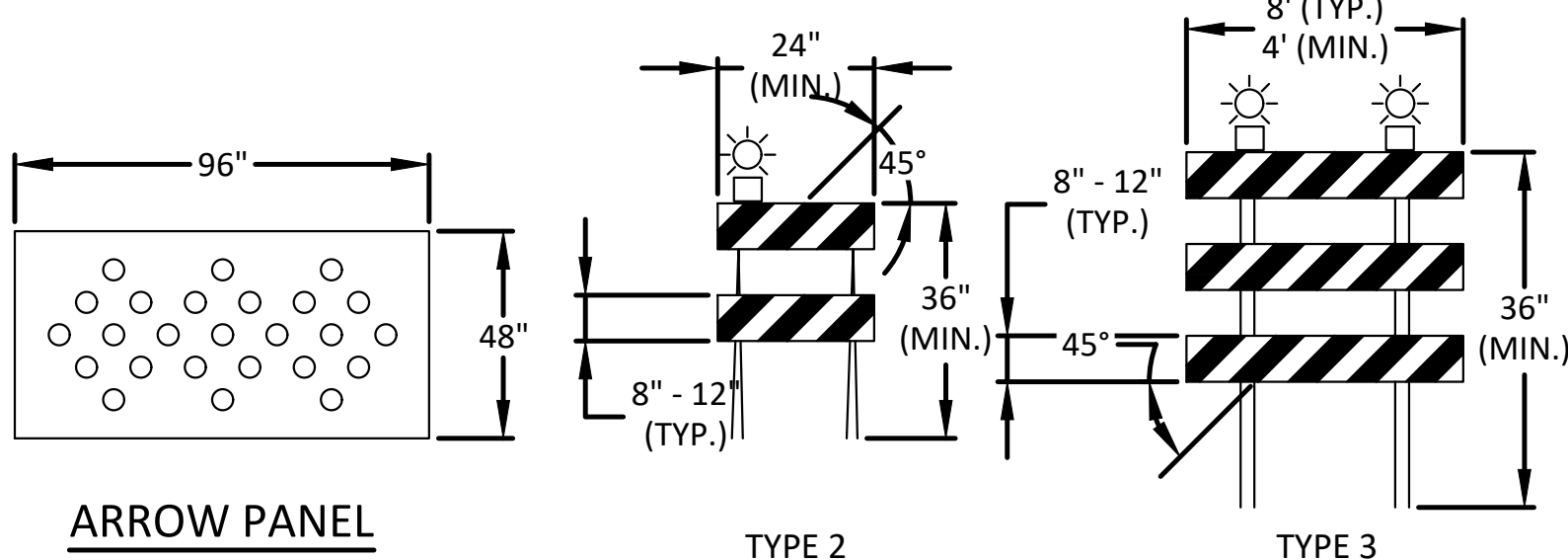
GENERAL NOTES:

- ALL SIGNS, BARRICADES, CHANNELIZERS, MARKINGS AND OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- ALL TRAFFIC CONTROL DEVICES SHALL BE STANDARD IN SIZE, SHAPE, COLOR, AND MESSAGE, IN GOOD CONDITION, AND RETRO-REFLECTORIZED. ALL SIGNS SHALL BE SECURELY MOUNTED WITH HEIGHT AND LATERAL LOCATION AS DESCRIBED IN THE MUTCD.
- WARNING LIGHTS SHALL BE USED ON BARRICADES IN PLACE AT NIGHT AND ON WARNING SIGNS WHICH ALERT DRIVERS ABOUT A CHANGE IN ALIGNMENT, TRAFFIC CONTROL, LANE CLOSURE, OR ROAD CLOSURE.
- FLAGGERS SHALL BE USED WHERE INDICATED ON THE PLANS, WHERE CONSTRUCTION VEHICLES INTERACT WITH NORMAL TRAFFIC, OR WHERE CONSTRUCTION ACTIVITIES IMPOSE A RESTRICTION ON TRAFFIC, AS DIRECTED BY THE CITY TRAFFIC ENGINEER. WHERE FLAGGERS ARE USED, ADVANCE SIGNING SHALL BE ERCTED AS SHOWN IN THE DETAILS OR AS SPECIFIED IN THE MUTCD. FLAGGERS SHALL MEET THE REQUIREMENTS IN THE MUTCD IN REGARD TO CHARACTER, TRAINING, ATTIRE, AND BEHAVIOR.
- TRIM-LINES ARE THE CITY'S PREFERRED CHANNELIZING DEVICE. CONES MAY NOT BE USED AT NIGHTTIME.
- TRAFFIC CONTROL DEVICES NOT IN USE OR NOT APPLICABLE SHALL BE EITHER COVERED OR REMOVED FROM THE WORK AREA.
- THE CONTRACTOR SHALL USE BARRICADES, STREET PLATES, OR FENCING AS NEEDED TO EFFECTIVELY SHIELD PEDESTRIAN AND VEHICULAR TRAFFIC FROM EXPOSED OBJECTS, EXCAVATIONS, AND CONSTRUCTION ACTIVITIES.
- ACCESS SHALL BE MAINTAINED TO ALL DRIVEWAYS AND SIDE STREETS UNLESS NOTED OTHERWISE ON THE PLANS.
- NO STREET SHALL BE CLOSED WITHOUT THE APPROVAL OF THE CITY TRAFFIC ENGINEER. THE CONTRACTOR SHALL NOTIFY THE CITY TRAFFIC ENGINEER AT LEAST 7 DAYS IN ADVANCE OF ANY STREET CLOSURE. IF A DETOUR ROUTE AROUND THE CLOSURE IS TO BE PROVIDED, ALL DETOUR SIGNING SHALL BE AS SHOWN ON A PLAN APPROVED BY THE CITY TRAFFIC ENGINEER.
- CONSTRUCTION VEHICLES PARKED ALONG STREETS SHALL BE LOCATED WITHIN THE WORK AREA (TRAFFIC CONTROL) OR WHERE OTHERWISE NORMALLY PERMITTED. CONSTRUCTION MATERIALS, INCLUDING TRAFFIC CONTROL AND VEHICLES SHALL NOT RESTRICT SIGHT DISTANCE FOR VEHICLES EXITING AT STREETS OR DRIVES.
- CONSTRUCTION MATERIALS SHALL BE KEPT OFF OF SIDEWALKS, CONSOLIDATED IN ONE LOCATION WITHIN CITY RIGHT-OF-WAY, AND REMOVED DAILY UNLESS OTHERWISE APPROVED BY THE INSPECTOR. DIRT, MUD, AND OTHER CONSTRUCTION DEBRIS ON STREETS AND SIDEWALKS SHALL BE REMOVED IMMEDIATELY.
- THE CONTRACTOR SHALL NOT PERFORM ANY WORK THAT WILL RESTRICT VEHICULAR TRAFFIC IN ANY WAY BETWEEN THE HOURS OF 7:00 A.M. AND 9:00 A.M. OR 4:00 P.M. AND 6:00 P.M. MONDAY THROUGH FRIDAY UNLESS OTHERWISE INDICATED IN THE SPECIFICATIONS.
- ALL TRAVEL LANES SHOULD BE AT LEAST 11 FEET WIDE UNLESS OTHERWISE AUTHORIZED BY THE CITY TRAFFIC ENGINEER. A "NARROW LANES" SIGN SHALL BE INSTALLED IN ADVANCE OF A LANE WIDTH REDUCTION TO LESS THAN 11 FEET.
- ALL EDGE DROP-OFFS OF MORE THAN 2 INCHES AND LESS THAN 4 INCHES SHOULD BE PROTECTED BY A WEDGE OR BARRIER AND ALL EDGE DROP-OFFS GREATER THAN 4 INCHES SHALL HAVE EDGE PROTECTION (SEE TRAFFIC CONTROL SPECIFICATIONS FOR EDGE TREATMENT REQUIREMENTS).
- THE "WORKERS" SYMBOLIC SIGN (MUTCD NO. W21-1A) MAY BE USED INSTEAD OF THE "ROAD WORK AHEAD" SIGN FOR WORK WITH A DURATION OF 12 HOURS OR LESS. THE "END ROAD WORK" SIGN IS NOT REQUIRED TO BE INSTALLED AFTER THE "WORKERS" SIGN.
- NO TRAFFIC SIGNAL SHALL BE ALTERED OR MODIFIED IN ANY WAY WITHOUT A PLAN APPROVED BY THE CITY TRAFFIC ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL TRAFFIC CONTROL DEVICES ON AN AROUND-THE-CLOCK BASIS, WHETHER OR NOT WORK IS ACTIVELY BEING PURSUED AND ANY DEFICIENCIES NOTED SHALL BE CORRECTED IMMEDIATELY.
- THE TRAFFIC CONTROL REQUIREMENTS SHOWN ON THESE PLANS ARE MINIMUM REQUIREMENTS ONLY AND DO NOT ATTEMPT TO ADDRESS IN DEPTH THE VARIETY OF SITUATIONS THAT MAY OCCUR ONCE CONSTRUCTION HAS STARTED. IN NO WAY DO THE REQUIREMENTS SHOWN ON THESE PLANS RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY FOR SELECTING THE PROPER TRAFFIC CONTROL DEVICES AND IMPLEMENTATION PROCEDURES THAT WILL ASSURE THE SAFETY OF DRIVERS, PEDESTRIANS, AND WORKERS AT ALL TIMES.
- SHOULD THE CONTRACTOR FAIL TO ENFORCE THE TRAFFIC CONTROL PLAN OR FAIL TO CLEAN, REPLACE OR OTHERWISE MAINTAIN THE TRAFFIC CONTROL DEVICES WHEN DIRECTED TO DO SO BY THE CITY TRAFFIC ENGINEER OR REPRESENTATIVE, THE CITY MAY TAKE ONE OR MORE OF THE FOLLOWING ACTIONS:
 - EMPLOY ANOTHER AGENCY TO CORRECT DEFICIENCIES IN TRAFFIC CONTROL DEVICES AND DEDUCT THE COST FROM THE CONTRACTOR'S PAY ESTIMATE.
 - STOP THE WORK UNTIL DEFICIENCIES ARE CORRECTED.
 - SUSPEND ALL PAY ESTIMATES UNTIL DEFICIENCIES ARE CORRECTED, OR
 - PLACE THE CONTRACTOR IN DEFAULT.



CHANNELIZERS

NOTE: WHITE BANDS ON BARRICADES AND CHANNELIZERS SHALL BE MADE FROM HIGH INTENSITY SHEETING MATERIAL.



BARRICADES

LEE'S SUMMIT
MISSOURI
PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64063

Record Drawing

Project: TRAFFIC STANDARD DETAILS
CITY OF LEE'S SUMMIT, MO
CITY OF LEE'S SUMMIT, JACKSON COUNTY, MO
Sheet Name: TRF-1 TRAFFIC CONTROL DETAILS

Drawn By: TWS
Checked By: .
Date: 6/2016
Proj. #: .

TRF-1

Temporary Traffic Control Details

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 *RFB*

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING



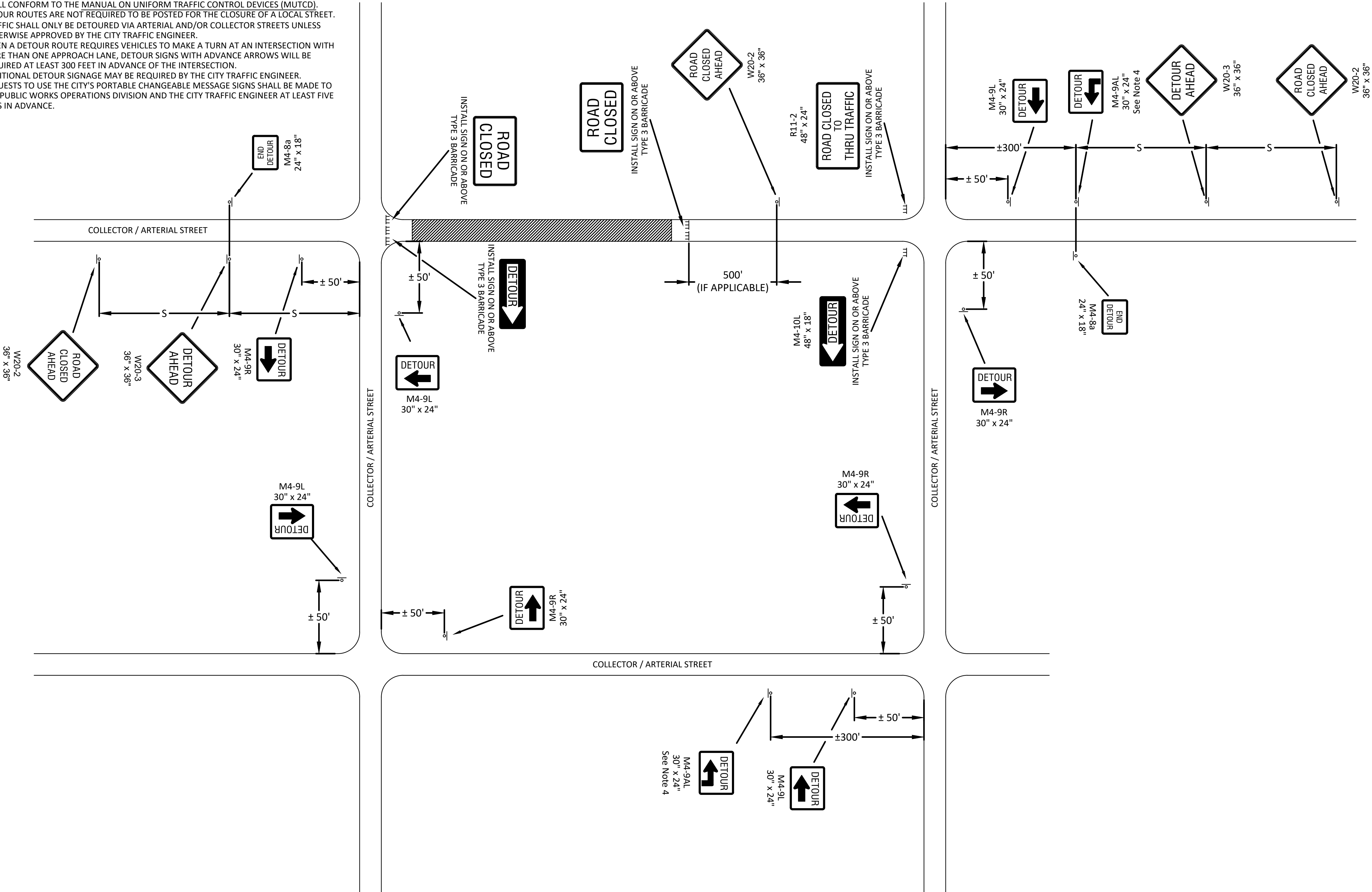
9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020	
DESIGN BY:	
DRAWN BY:	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
83	104

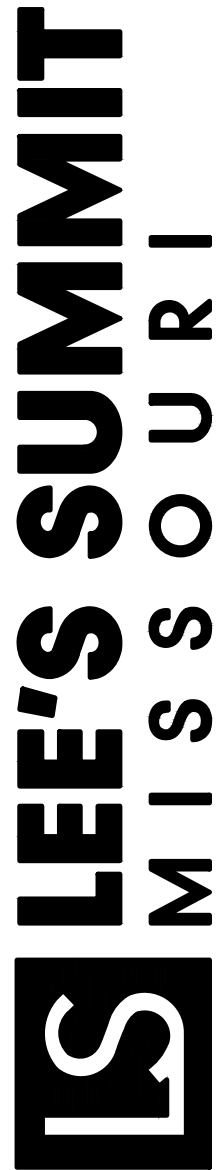
Christopher Novosel Professional Engineer License No. 2018024421		Street and Storm Sewer Plans Paragon Star Development Lee's Summit, Missouri	
NO.	DATE	REVISIONS	BY APPROVED
8	6/24/21	Wiring Diagram Updates	
10	9/30/22	Record Drawings	

DETOUR GENERAL NOTES:

1. ALL SIGNS, BARRICADES, CHANNELIZERS, MARKINGS AND OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
2. DETOUR ROUTES ARE NOT REQUIRED TO BE POSTED FOR THE CLOSURE OF A LOCAL STREET.
3. TRAFFIC SHALL ONLY BE DETOURED VIA ARTERIAL AND/OR COLLECTOR STREETS UNLESS OTHERWISE APPROVED BY THE CITY TRAFFIC ENGINEER.
4. WHEN A DETOUR ROUTE REQUIRES VEHICLES TO MAKE A TURN AT AN INTERSECTION WITH MORE THAN ONE APPROACH LANE, DETOUR SIGNS WITH ADVANCE ARROWS WILL BE REQUIRED AT LEAST 300 FEET IN ADVANCE OF THE INTERSECTION.
5. ADDITIONAL DETOUR SIGNAGE MAY BE REQUIRED BY THE CITY TRAFFIC ENGINEER.
6. REQUESTS TO USE THE CITY'S PORTABLE CHANGEABLE MESSAGE SIGNS SHALL BE MADE TO THE PUBLIC WORKS OPERATIONS DIVISION AND THE CITY TRAFFIC ENGINEER AT LEAST FIVE DAYS IN ADVANCE.



As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



PUBLIC WORKS ENGINEERING DIVISION | 220 SE GREEN STREET | LEE'S SUMMIT, MO 64063

Record Drawing

Project:	CITY OF LEE'S SUMMIT, JACKSON COUNTY, MO
Sheet Name:	TRF-2 TYPICAL DETOUR DETAIL
Drawn By:	TWS
Checked By:	.
Date:	6/2016
Proj. #:	.

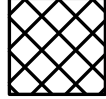
TRF-2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015900.dwg Layout: 84 Sight Triangles and Sight Stopping Distances -- Thursday April 06, 2023, 3:49pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



Record Drawing

Legend

- Stopping Sight Distance
- - - - - Intersection Sight Distance
-  Low Growth Landscaping Only

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 *RJB*

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020	
DESIGN BY: SPC	
DRAWN BY: DGL	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
84	104

Street and Storm Sewer Plans

Paragon Star Development

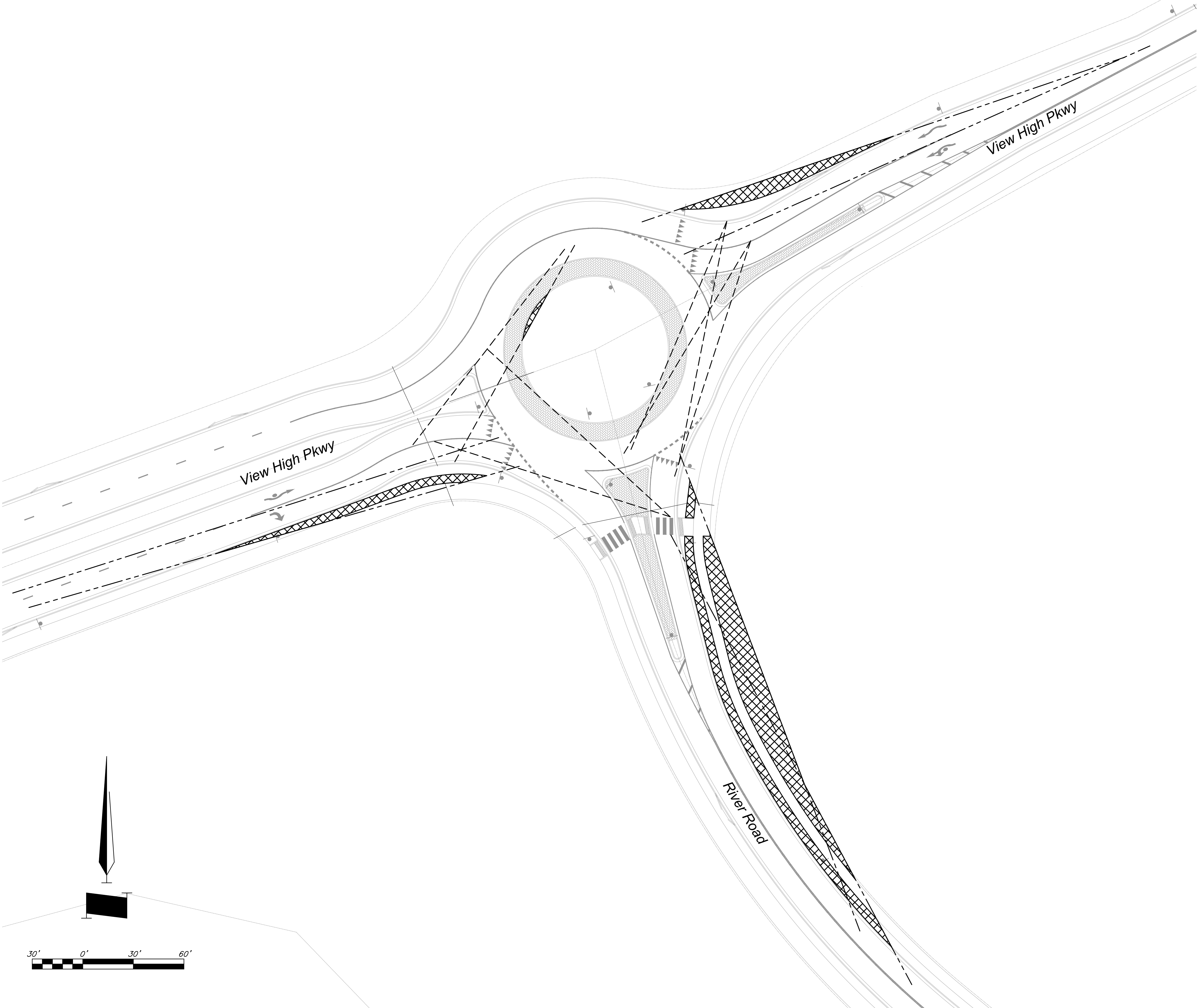
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Stopping Sight Distances and Sight Triangles

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272075900.dwg Layout: 85 Sight Triangles and Sight Stopping Distances Thursday April 06, 2023, 3:49pm Architect 00212, George Butler Associates, Inc. Architect 00213, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23 *RJB*

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
85	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-90 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

Legend

- Stopping Sight Distance
- Intersection Sight Distance
- Low Growth Landscaping Only

Stopping Sight Distances and Sight Triangles

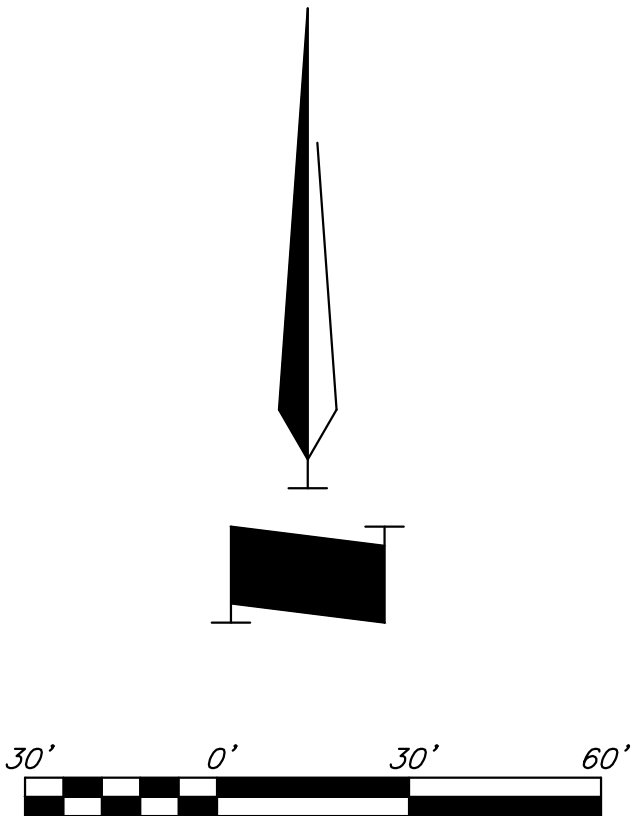
G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015900.dwg Layout: 86 Sight Triangles and Sight Stopping Distances -- Thursday April 06, 2023, 3:49pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



Legend

- Stopping Sight Distance
- Intersection Sight Distance
-  Low Growth Landscaping Only

Record Drawing



Stopping Sight Distances and Sight Triangles

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

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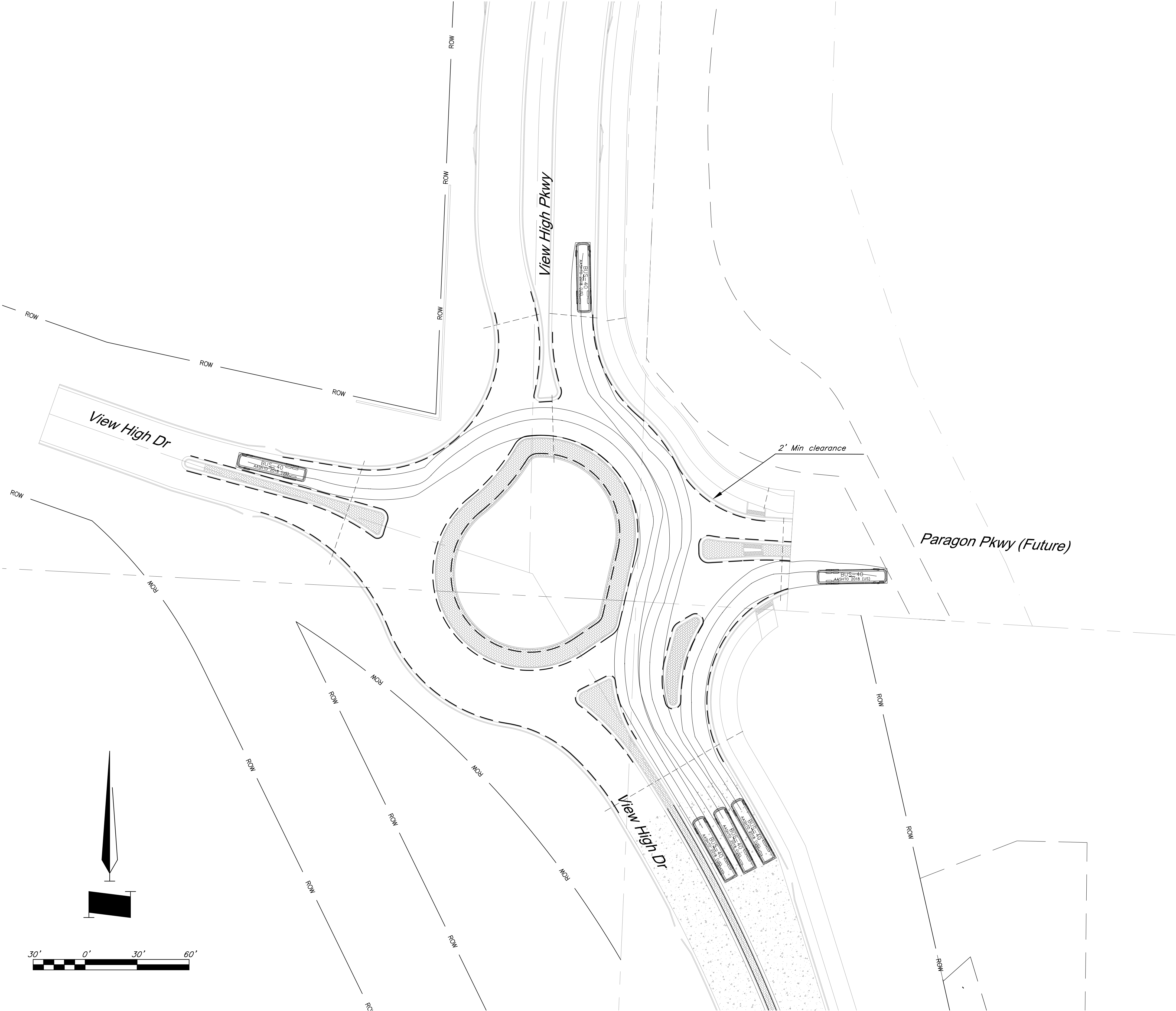
DATE: 6-25-2020	
DESIGN BY: SPC	
DRAWN BY: DCL	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
86	104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
8	6/24/21	Wiring Diagram Updates		
10	9/30/22	Record Drawings		

As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5901.dwg Layout: 87 Turning Movements 1a - BUS --- Thursday April 06, 2023, 3:49pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
87	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00W 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

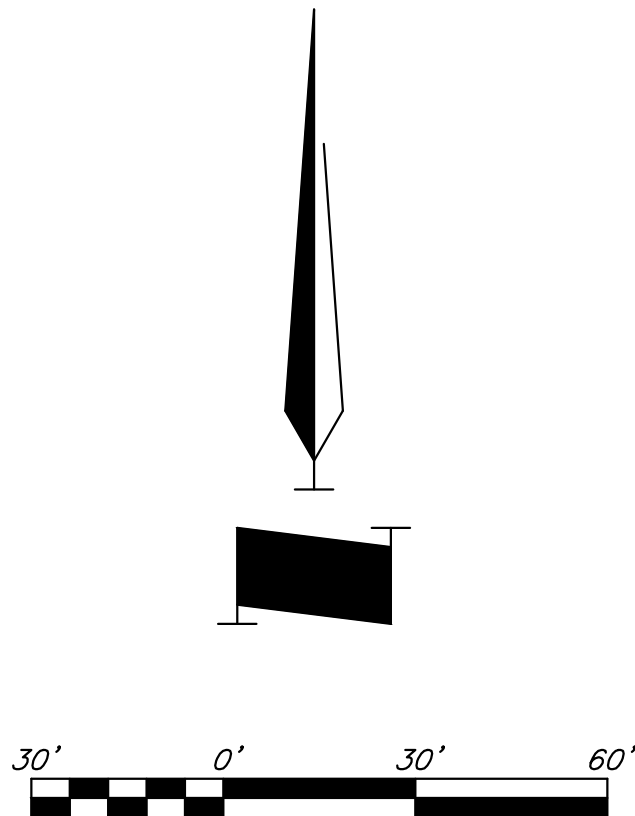
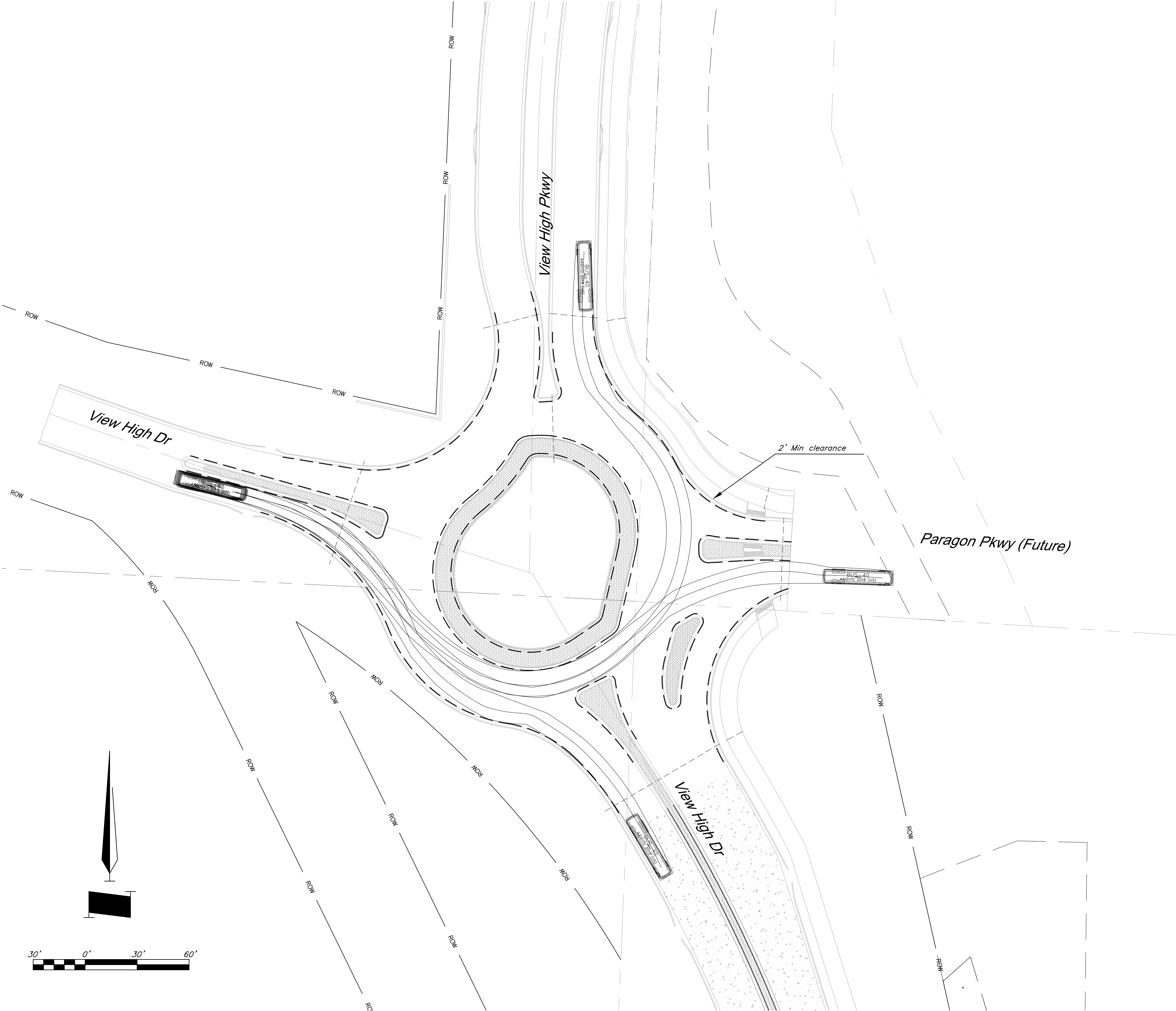
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Northbound 1

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015901.dwg Layout: 88 Turning Movements 1b - BUS --- Thursday April 06, 2023, 3:49pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



Record Drawing

Legend

--- 2' offset from face of curb

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
88	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

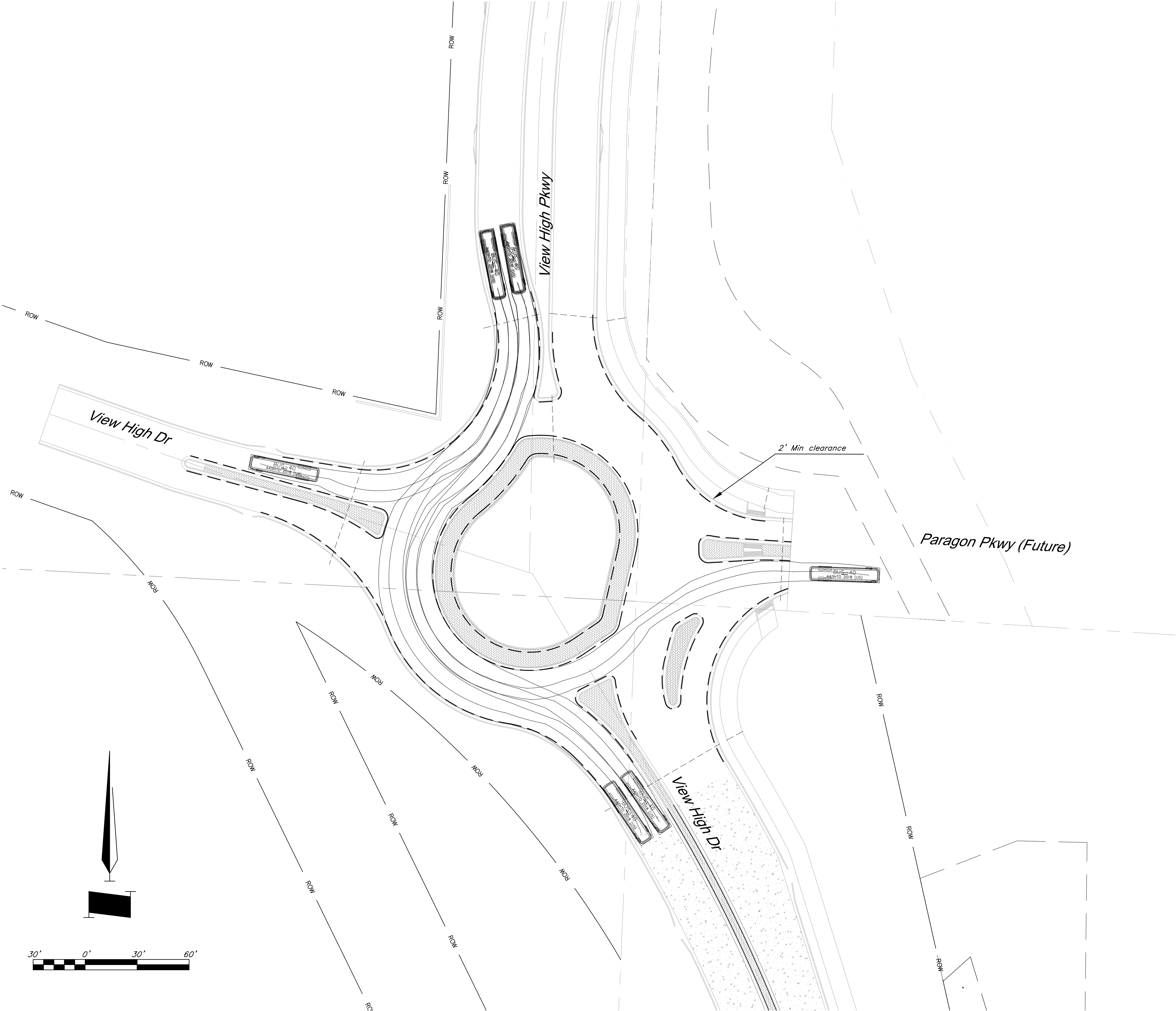
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10" "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Turning Movements - Eastbound 1

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5901.dwg Layout: 89 Turning Movements 1c - BUS --- Thursday, April 06, 2023, 3:49pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
89	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

3 3/11/21 RFI 12

4 3/11/21 Revised Line 400

5 4/8/21 Utility Updates

6 5/25/21 Paver Revision

7 6/15/21 Grading Updates

8 6/24/21 Wiring Diagram Updates

9 9/30/21 RFI 15-Irrigation Sleeves

10 9/30/22 Record Drawings

11 4/7/23 Record Drawings
- As-Built: "400-00 100.10" "1-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

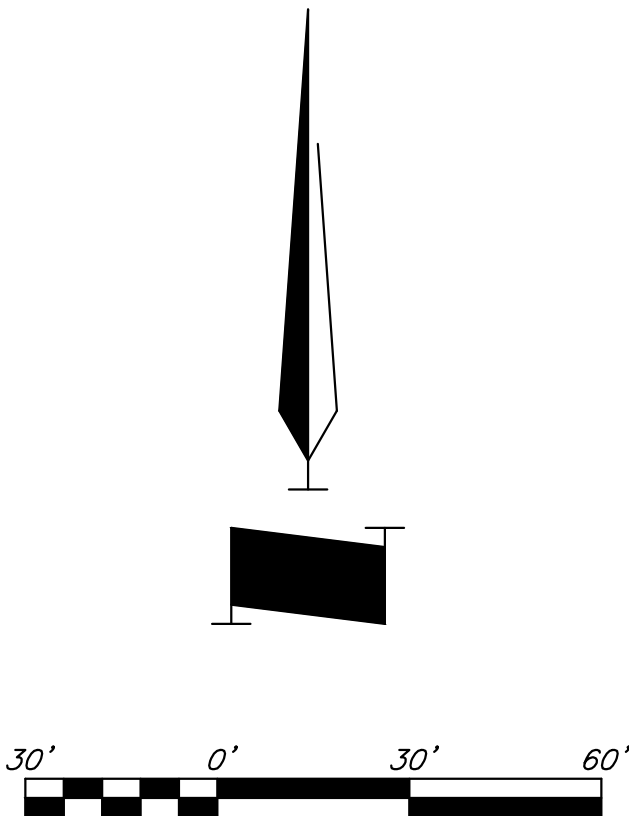
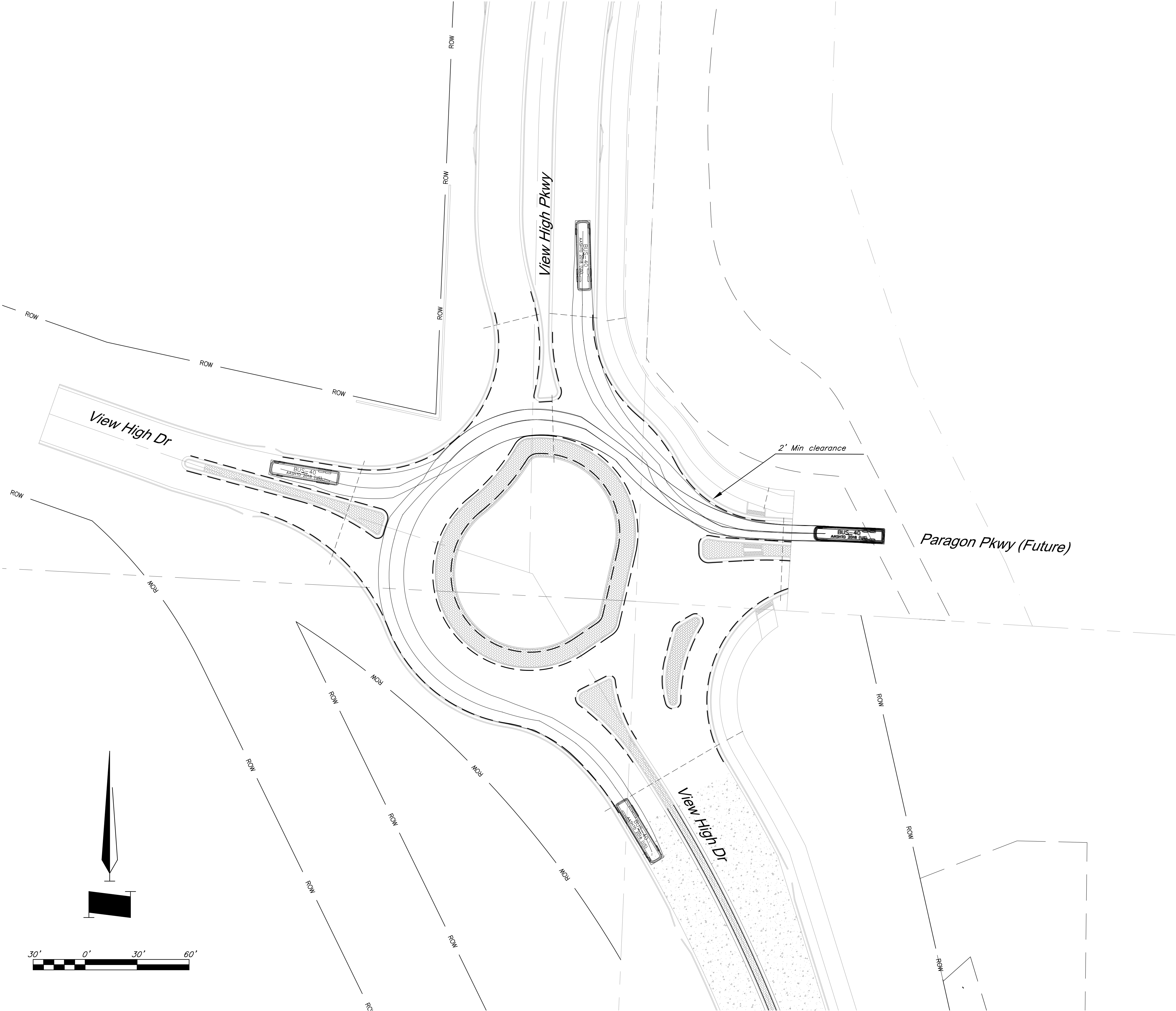
Legend

----- 2' offset from face of curb

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Southbound 1

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5901.dwg Layout: 90 Turning Movements 1.d - BUS --- Thursday April 06, 2023, 3:49pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
90	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00W 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

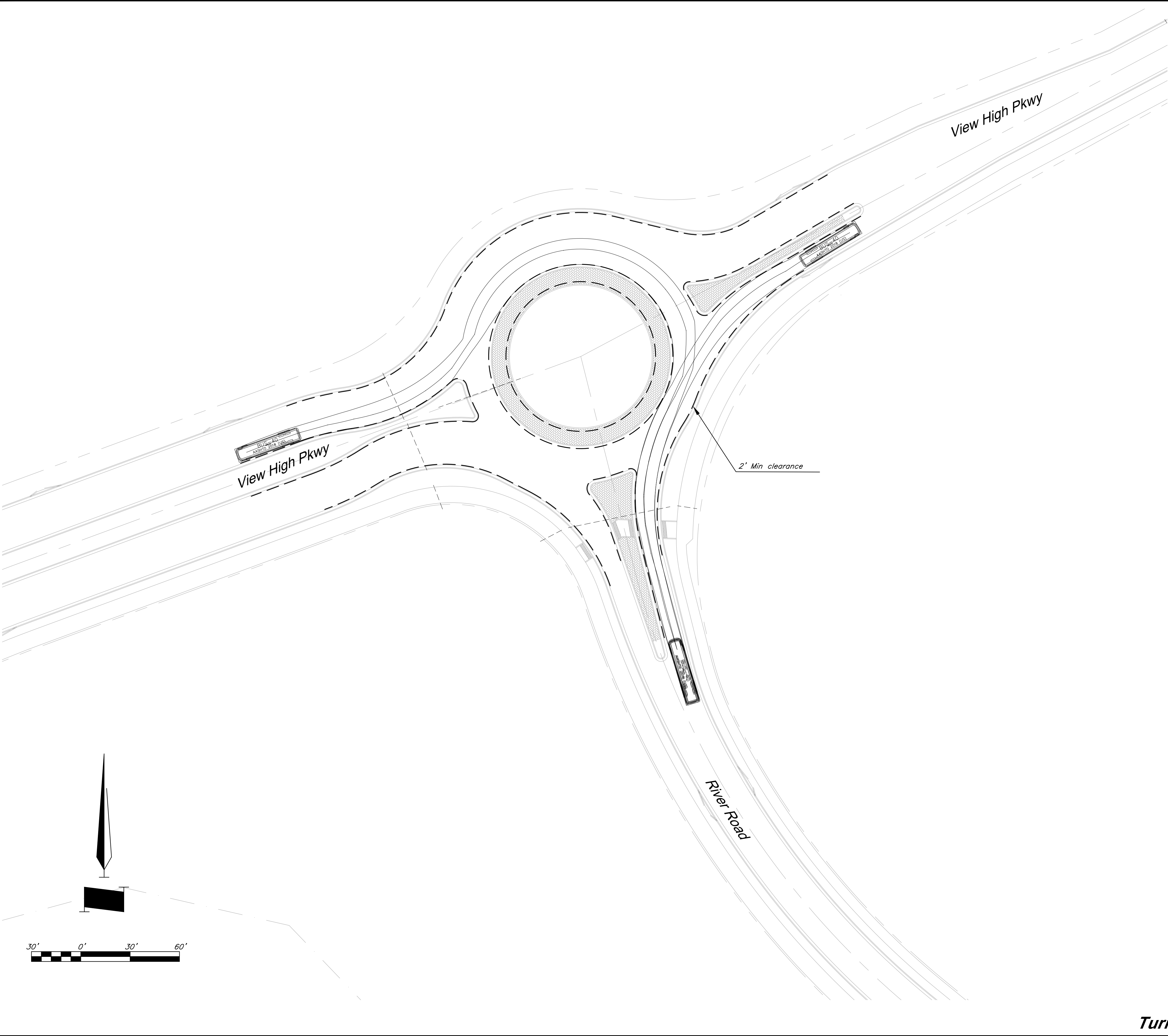
Legend

--- 2' offset from face of curb

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Westbound 1

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720TS901.dwg Layout: 91 Turning Movements 2a - BUS --- Thursday April 06, 2023, 3:49pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
91	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
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 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
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- As-Built: "400-00 100.10" "4-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

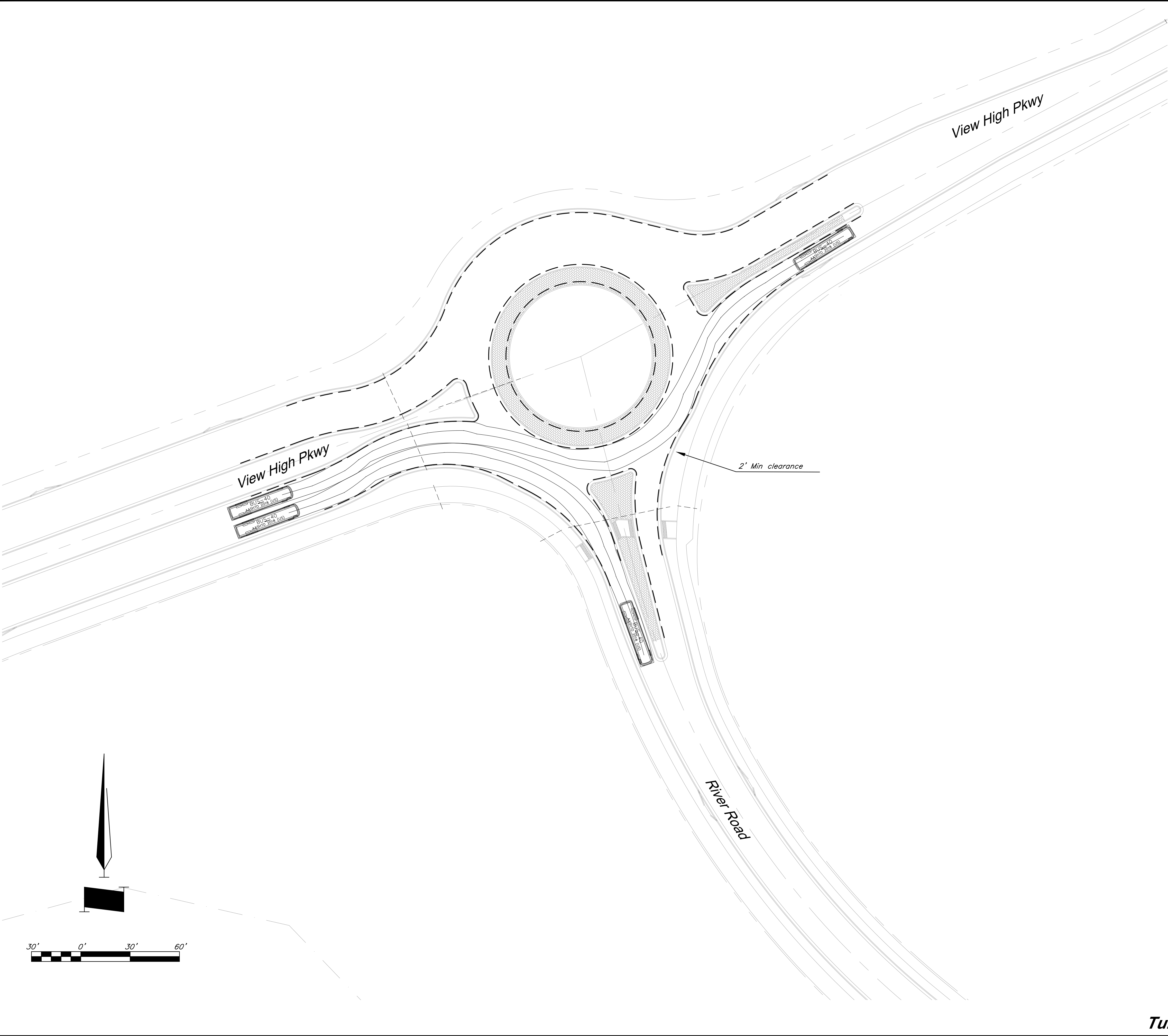
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Northbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720TS901.dwg Layout: 92 Turning Movements 2b - BUS --- Thursday April 06, 2023, 3:49pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

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Lenexa, Kansas 66219
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
92	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

2/26/21 RFI 11

3 3/11/21 RFI 12

4 3/11/21 Revised Line 400

5 4/8/21 Utility Updates

6 5/25/21 Paver Revision

7 6/15/21 Grading Updates

8 6/24/21 Wiring Diagram Updates

9 9/30/21 RFI 15—Irrigation Sleeves

10 9/30/22 Record Drawings

11 4/7/23 Record Drawings
- As-Built: "400-00 100.10" "4-00W 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Record Drawing

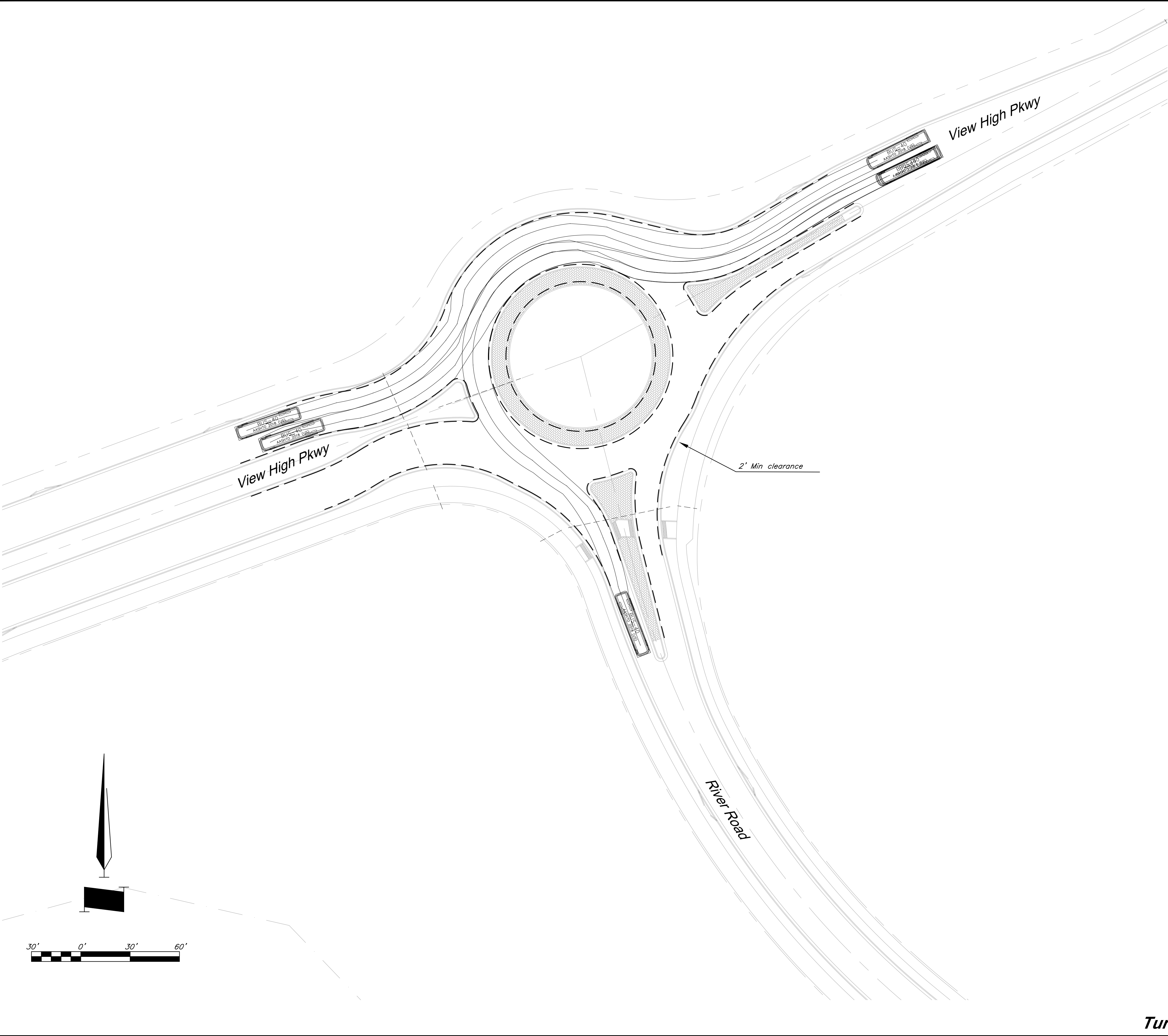
Legend

——— 2' offset from face of curb

Turning Movements using Design Vehicle 1 — BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Eastbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720TS901.dwg Layout: 93 Turning Movements 2c - BUS --- Thursday April 06, 2023 3:50pm --- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020	
DESIGN BY: SPC	
DRAWN BY: DGL	
PROJECT NO.: 12720	
SHEET NO.	TOTAL SHEETS
93	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1

1/27/21

Revised Structure Size

2

2/4/21

Retaining Wall Station & Offsets

3

3/11/21

RFI 12

4

3/11/21

Revised Line 400

5

4/8/21

Utility Updates

6

5/25/21

Paver Revision

7

6/15/21

Grading Updates

8

6/24/21

Wiring Diagram Updates

9

9/30/21

RFI 15-Irrigation Sleeves

10

9/30/22

Record Drawings

11

4/7/23

Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

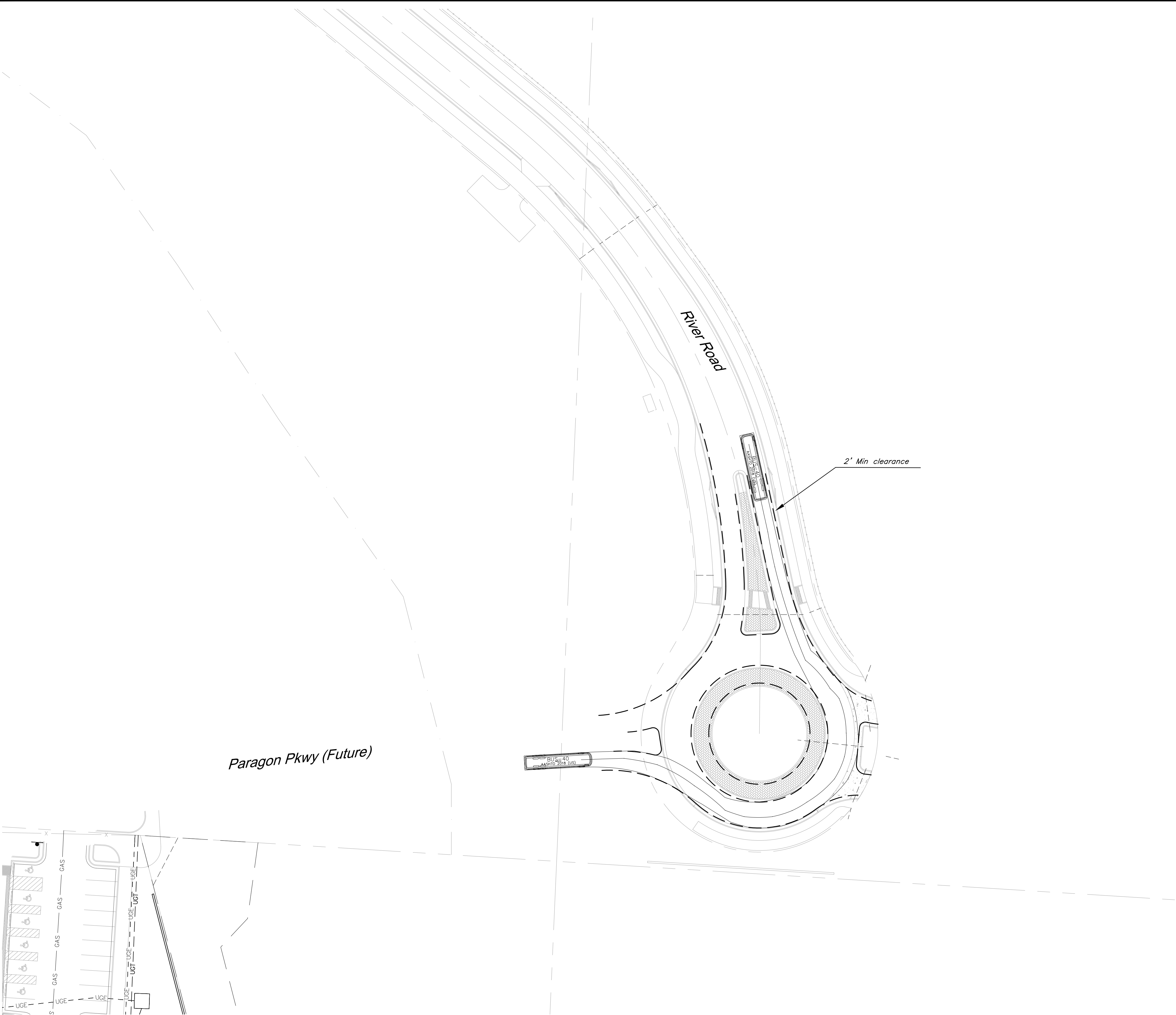
----- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.

Turning Movements - Westbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5901.dwg Layout: 94 Turning Movements 3a - BUS Thursday April 06, 2023, 3:50pm Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
94	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

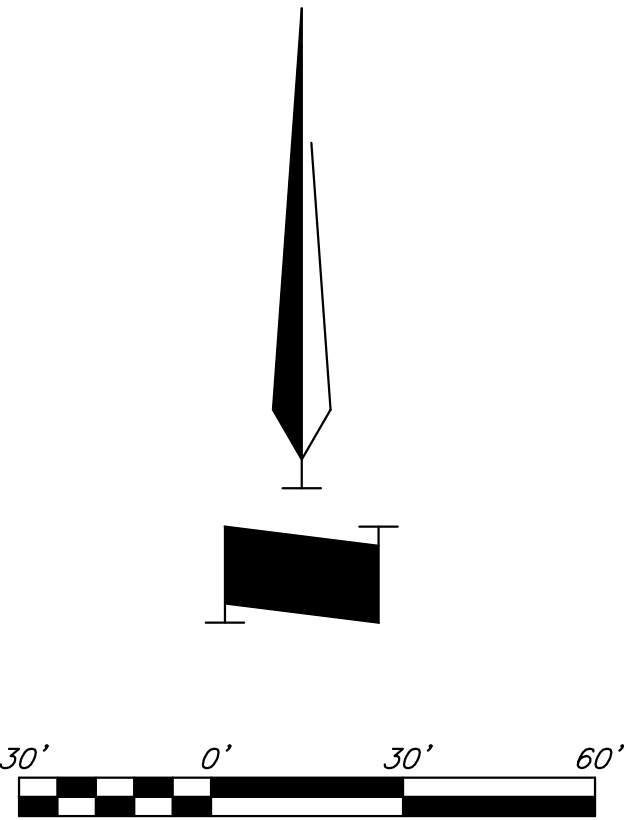
- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
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 - 6/15/21 Grading Updates
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 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

— — — — 2' offset from face of curb

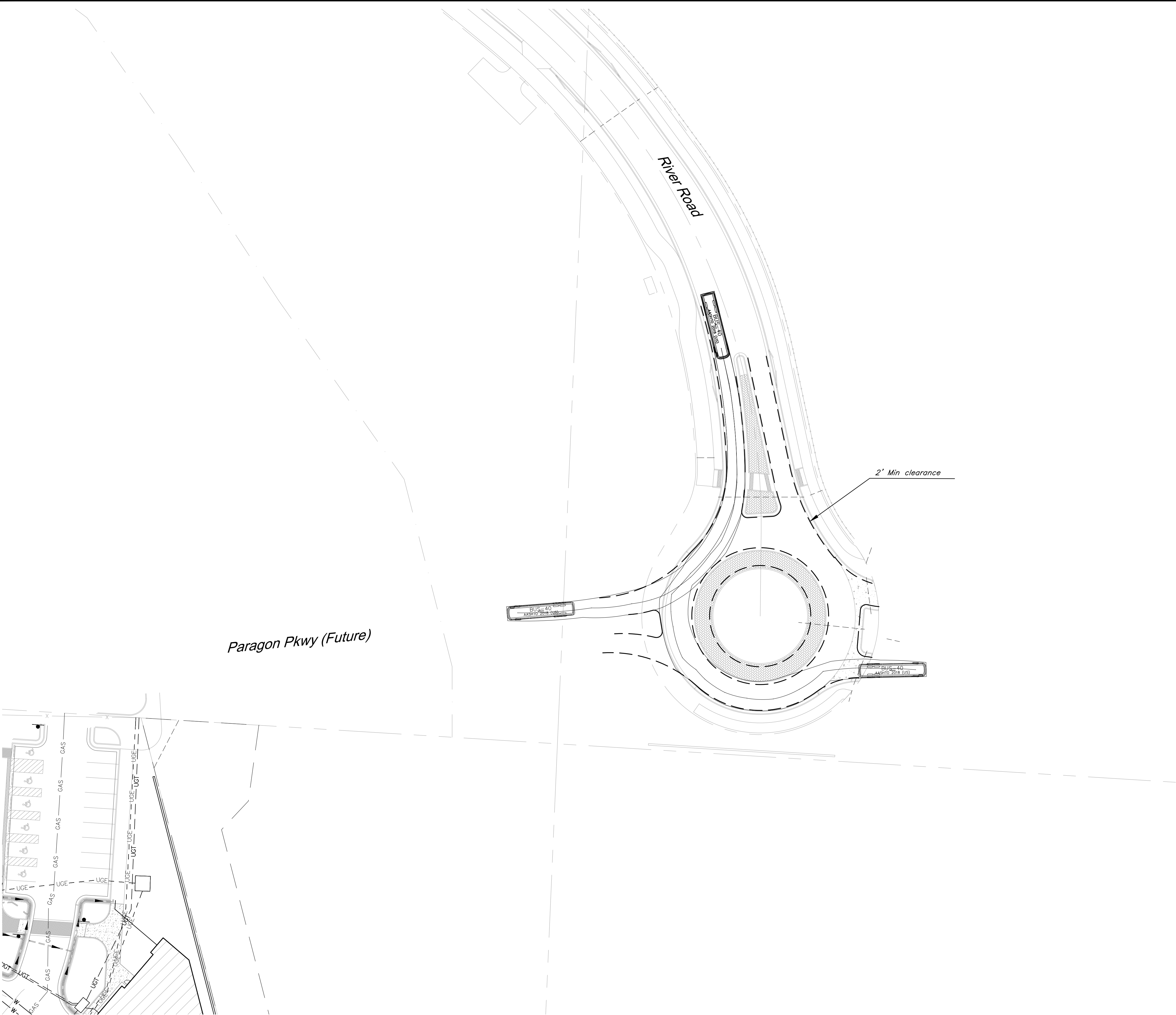
Record Drawing

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.



Turning Movements - Eastbound 3

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720T5901.dwg Layout: 95 Turning Movements 3b - BUS --- Thursday April 06, 2023, 3:50pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
913.492.0400
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DCL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
95	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1 1/27/21 Revised Structure Size

2 2/4/21 Retaining Wall Station & Offsets

3 3/11/21 RFI 12

4 3/11/21 Revised Line 400

5 4/8/21 Utility Updates

6 5/25/21 Paver Revision

7 6/15/21 Grading Updates

8 6/24/21 Wiring Diagram Updates

9 9/30/21 RFI 15-Irrigation Sleeves

10 9/30/22 Record Drawings

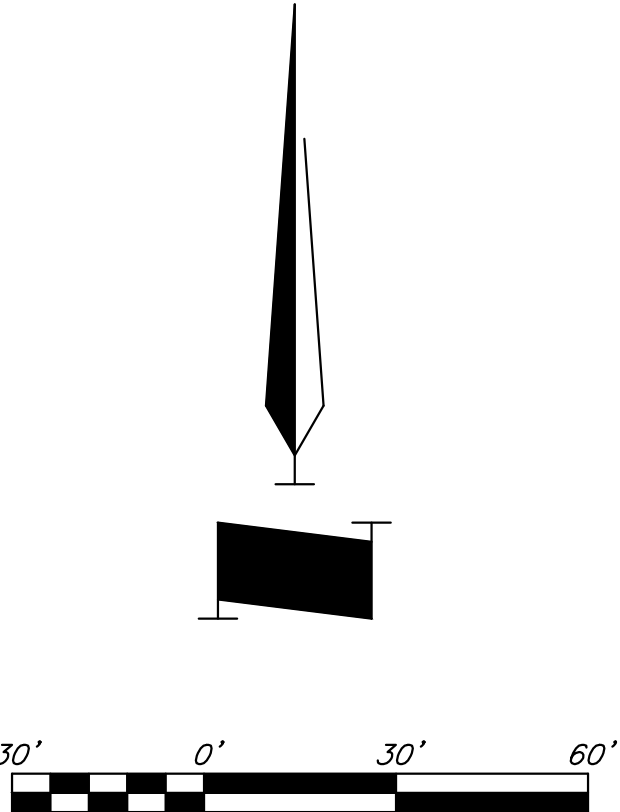
11 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

— — — — 2' offset from face of curb

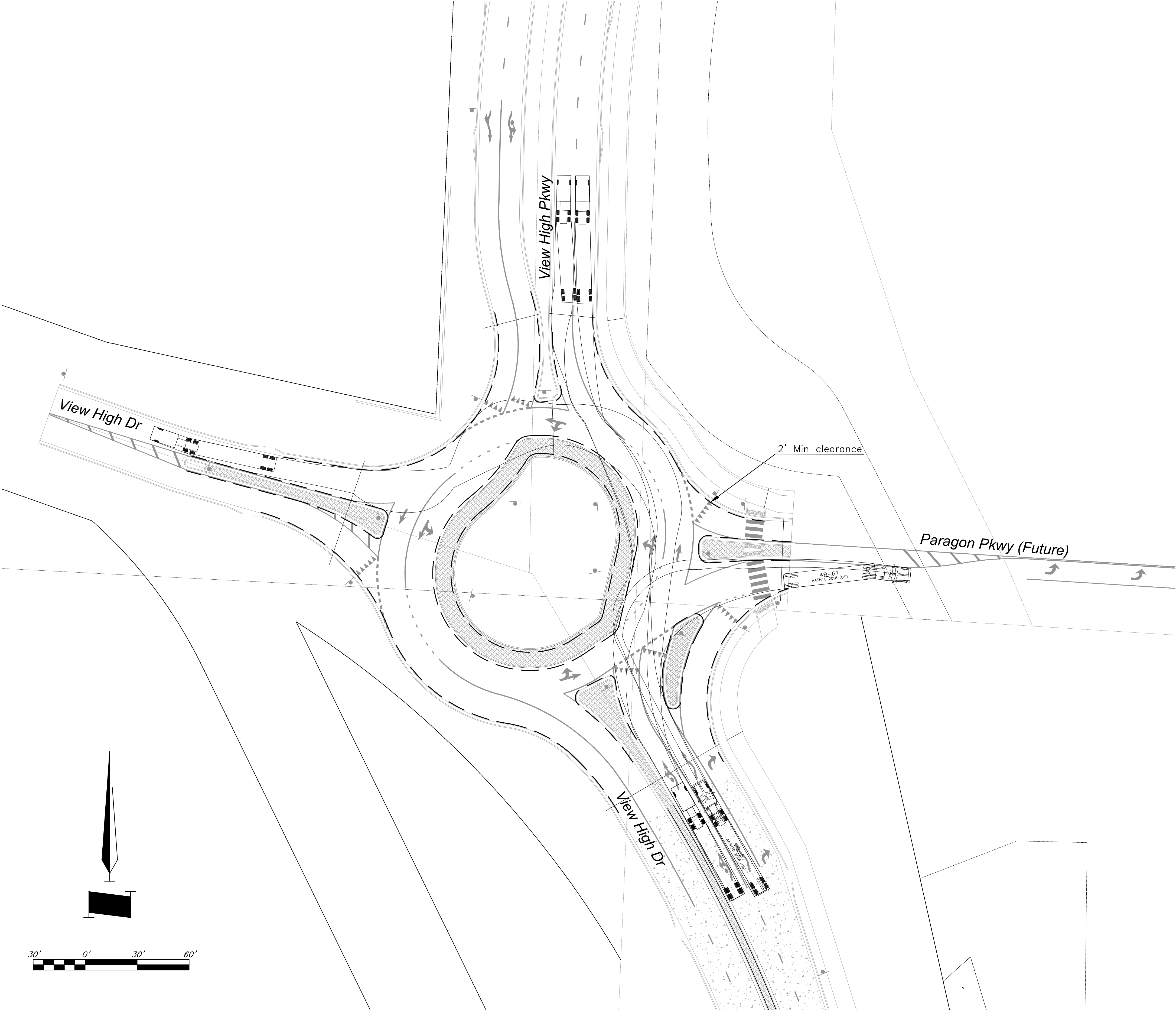
Record Drawing

Turning Movements using Design Vehicle 1 - BUS.
Movements to a 2' clearance from tire track and curb.



Turning Movements - Southbound 3

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015902.dwg Layout: 96 Turning Movements 1a - WB67 -- Thursday April 06, 2023, 3:50pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
96	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | |
|--|---|
| 1 1/27/21 Revised Structure Size
2 2/4/21 Retaining Wall Station & Offsets
2/26/21 RFI 11
3 3/11/21 RFI 12
4 3/11/21 Revised Line 400
5 4/8/21 Utility Updates
6 5/25/21 Paver Revision
7 6/15/21 Grading Updates
8 6/24/21 Wiring Diagram Updates
9 9/30/21 RFI 15-Irrigation Sleeves
10 9/30/22 Record Drawings
11 4/7/23 Record Drawings | <p>As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.</p> |
|--|---|

Legend

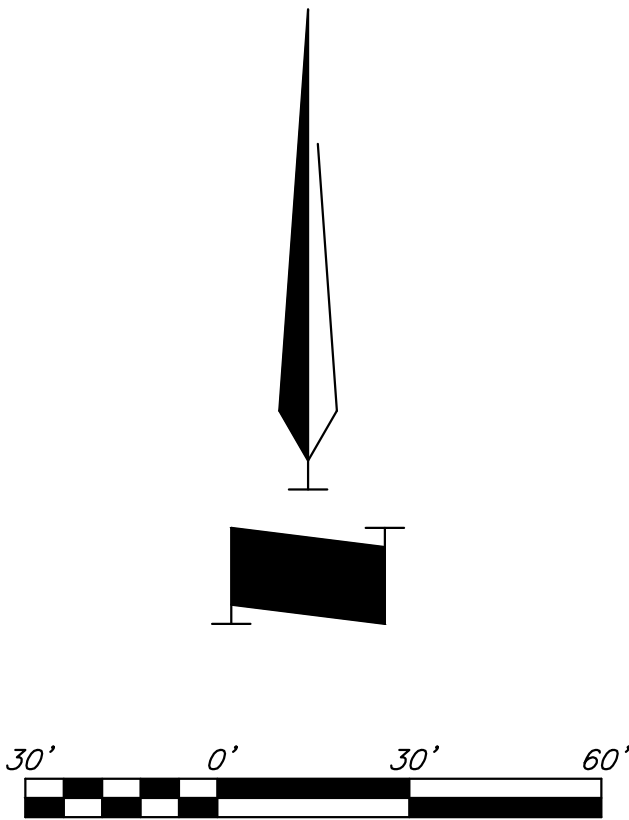
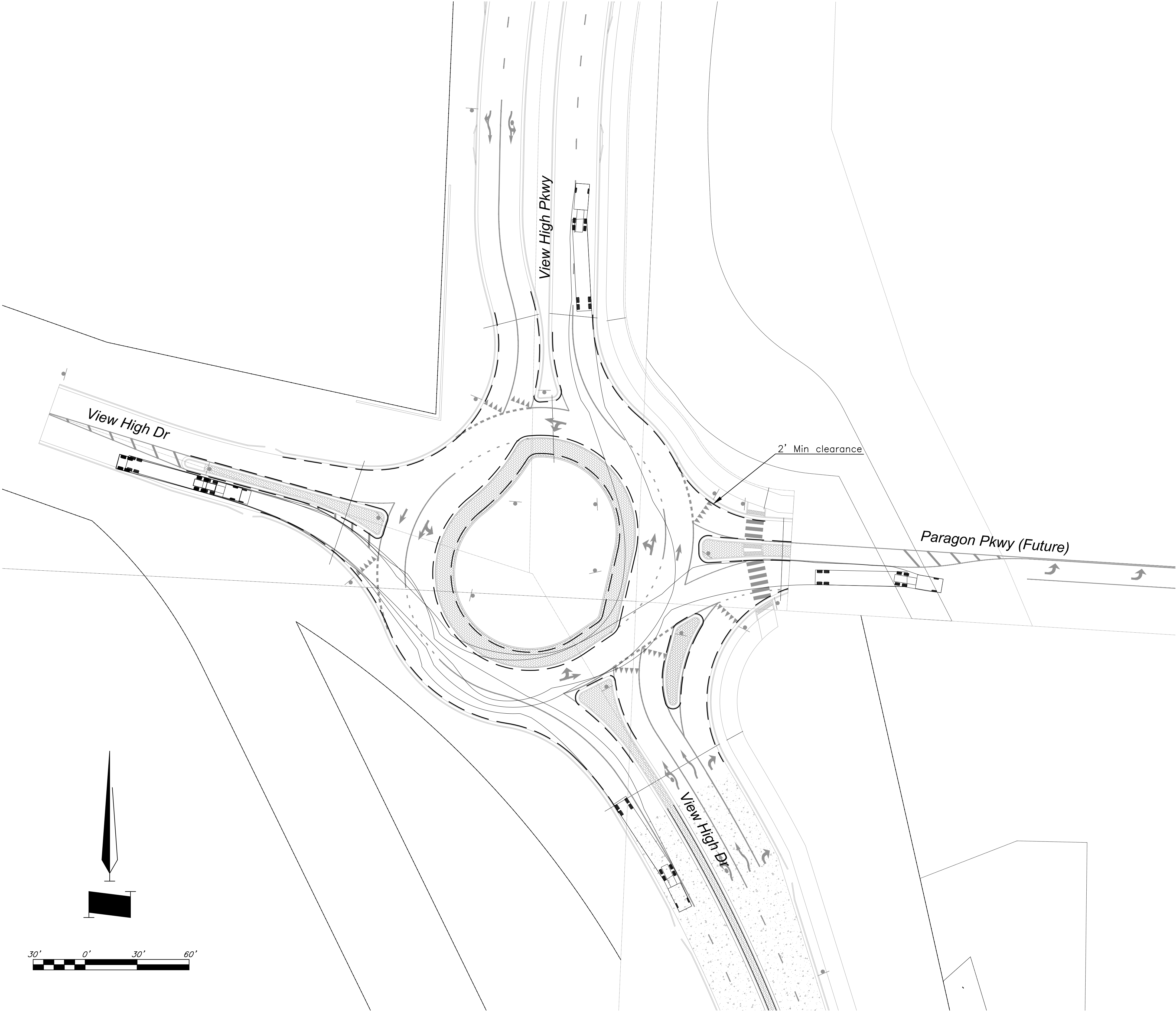
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 - WB-67. Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Northbound 1

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\127201502.dwg Layout: 97 Turning Movements 1b - WB67 -- Thursday April 06, 2023, 3:50pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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engineers

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Lenexa, Kansas 66219
913.492.0400
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
97	104

Bradley D. Burton

Professional Engineer

License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
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 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
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 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

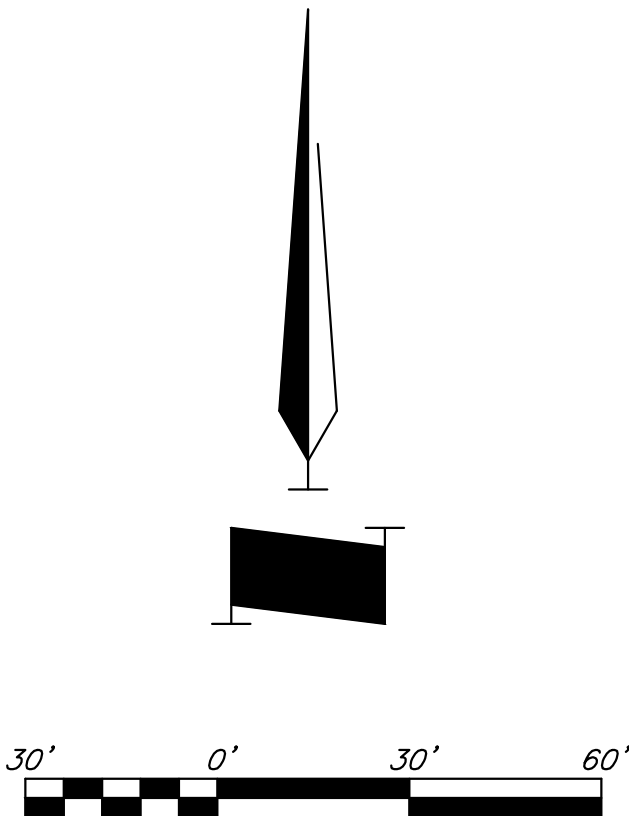
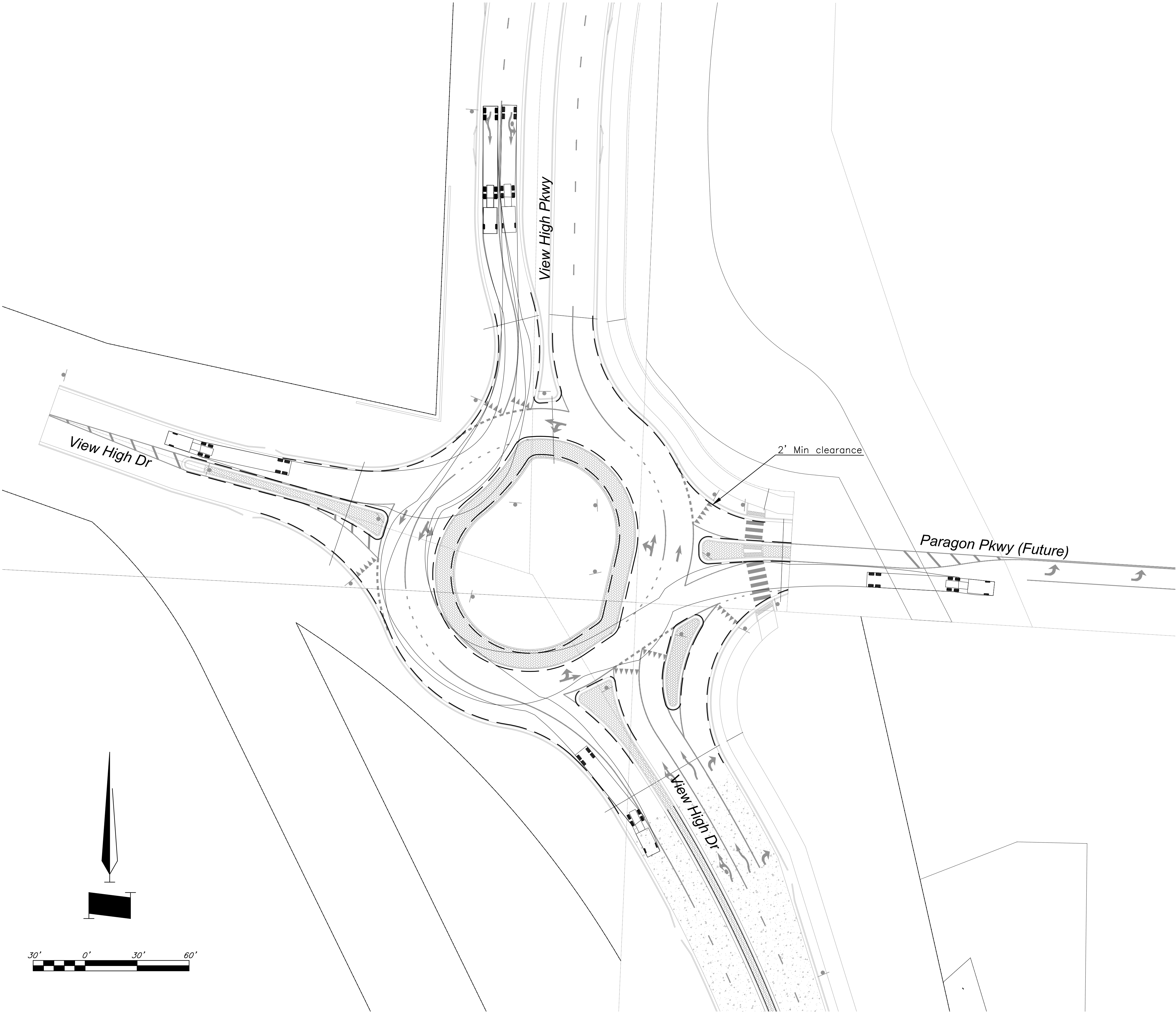
Legend

--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 - WB-67. Movements must maintain a 2' clearance from tire track and curb, minimum.

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\127201502.dwg Layout: 98 Turning Movements 1c - WB67 -- Thursday April 06, 2023, 3:50pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



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Title: Senior Associate
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RECORD DRAWING

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DATE: 6-25-2020

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Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- | | | | |
|----|---------|----------------------------------|--|
| 1 | 1/27/21 | Revised Structure Size | As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified. |
| 2 | 2/4/21 | Retaining Wall Station & Offsets | |
| | 2/26/21 | RFI 11 | |
| 3 | 3/11/21 | RFI 12 | |
| 4 | 3/11/21 | Revised Line 400 | |
| 5 | 4/8/21 | Utility Updates | |
| 6 | 5/25/21 | Paver Revision | |
| 7 | 6/15/21 | Grading Updates | |
| 8 | 6/24/21 | Wiring Diagram Updates | |
| 9 | 9/30/21 | RFI 15-Irrigation Sleeves | |
| 10 | 9/30/22 | Record Drawings | |
| 11 | 4/7/23 | Record Drawings | |

Legend

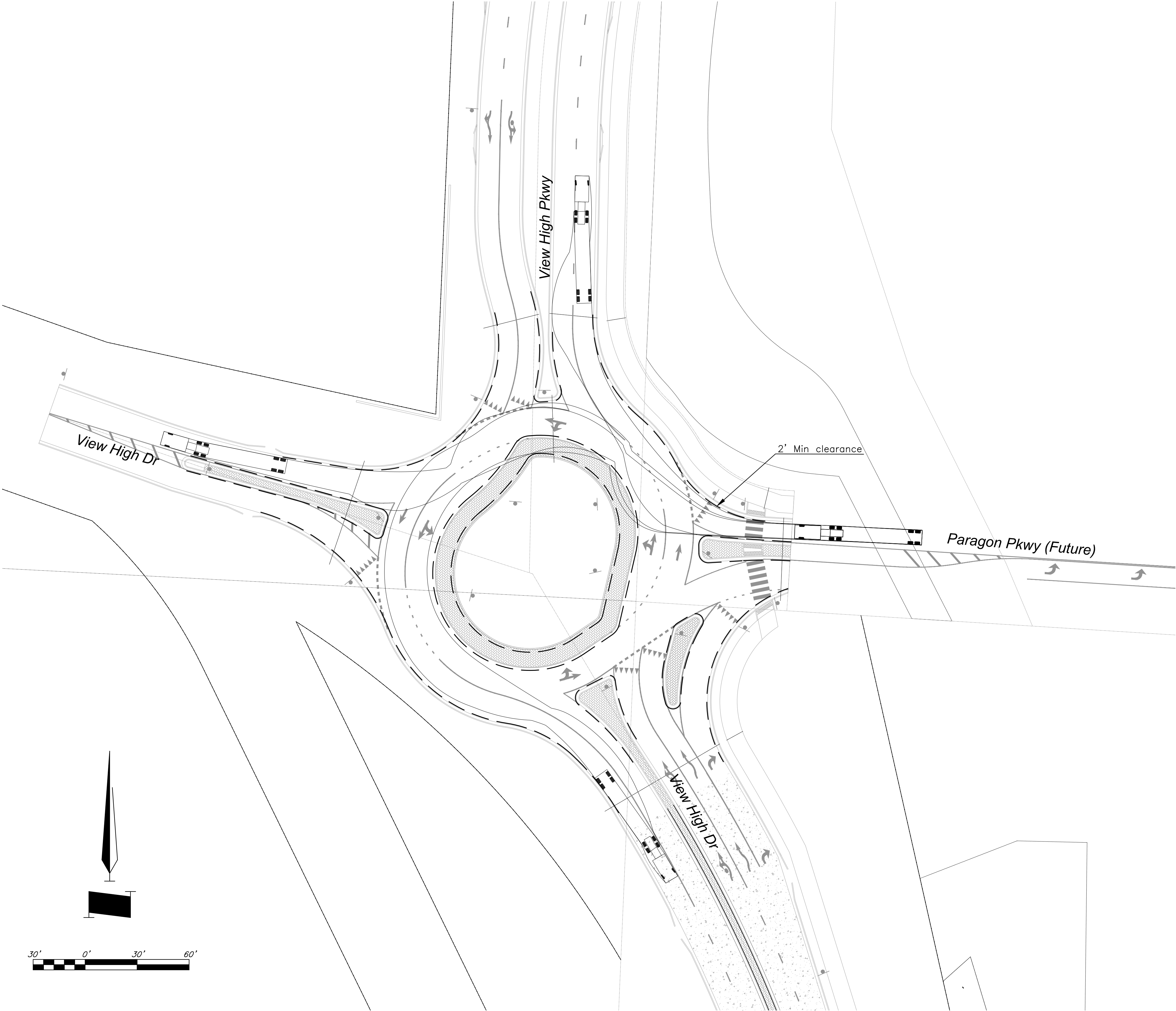
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 - WB-67. Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Southbound 1

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\127201502.dwg Layout: 99 Turning Movements 1d - WB67 -- Thursday April 06, 2023, 3:50pm -- Copyright 2023, George Butler Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
99	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

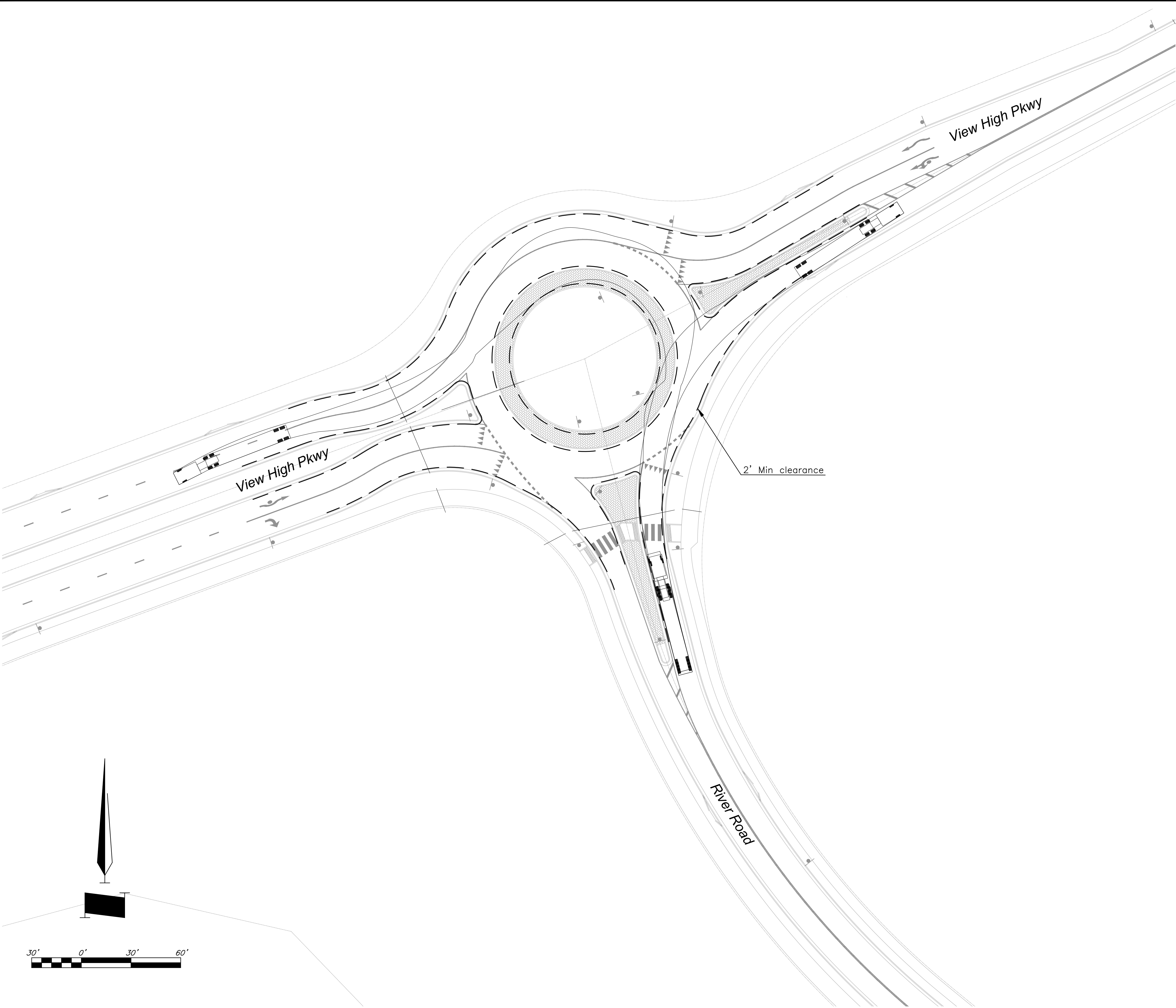
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 - WB-67.
Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Westbound 1

C:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272075902.dwg Layout: 100 Turning Movements 2a - WB67 --- Thursday, April 06, 2023 3:50pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA

architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
100	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

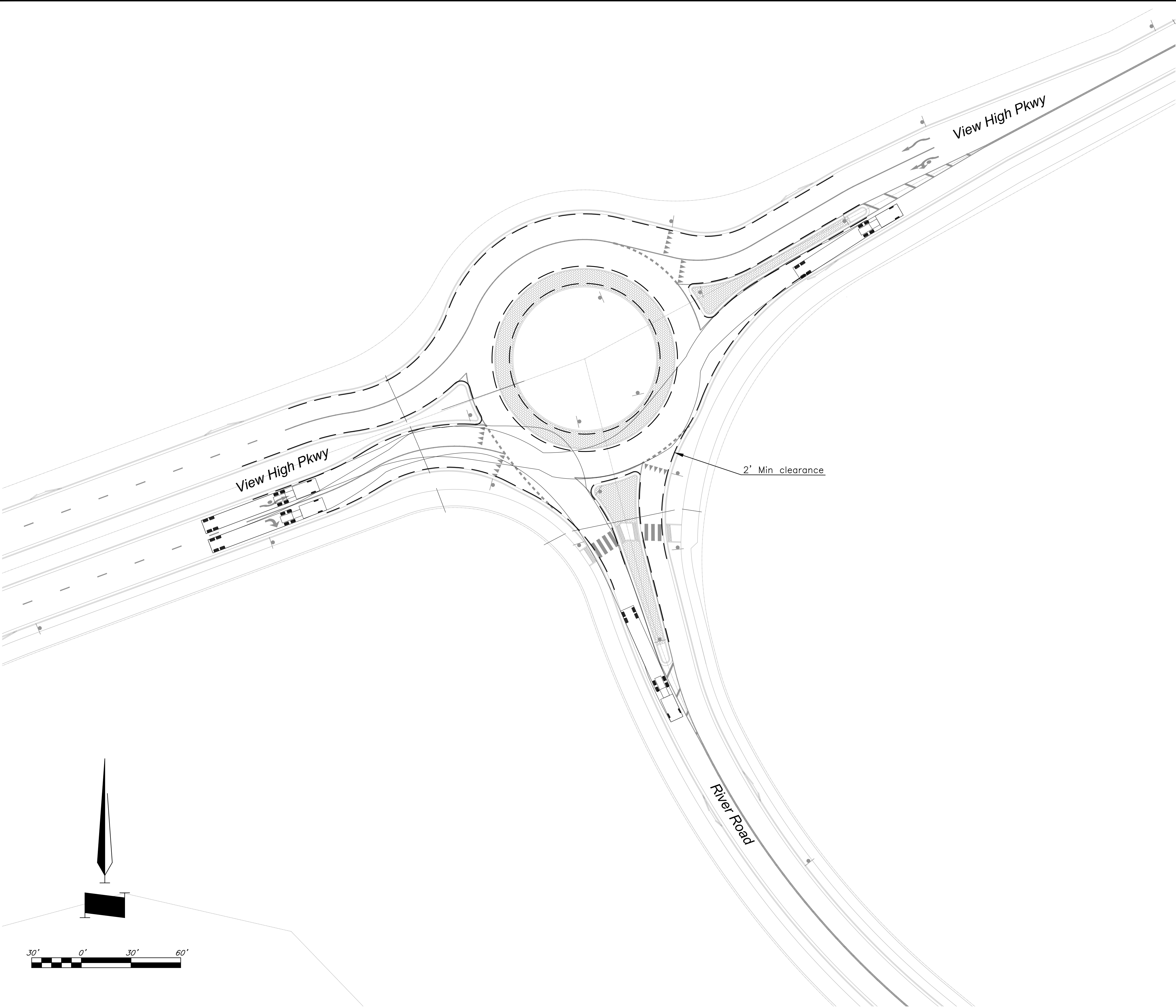
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design
Vehicle 2 - WB-67.
Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Northbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\127207502.dwg Layout: 101 Turning Movements 2b - WB67 --- Thursday, April 06, 2023, 3:50pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA
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engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
101	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

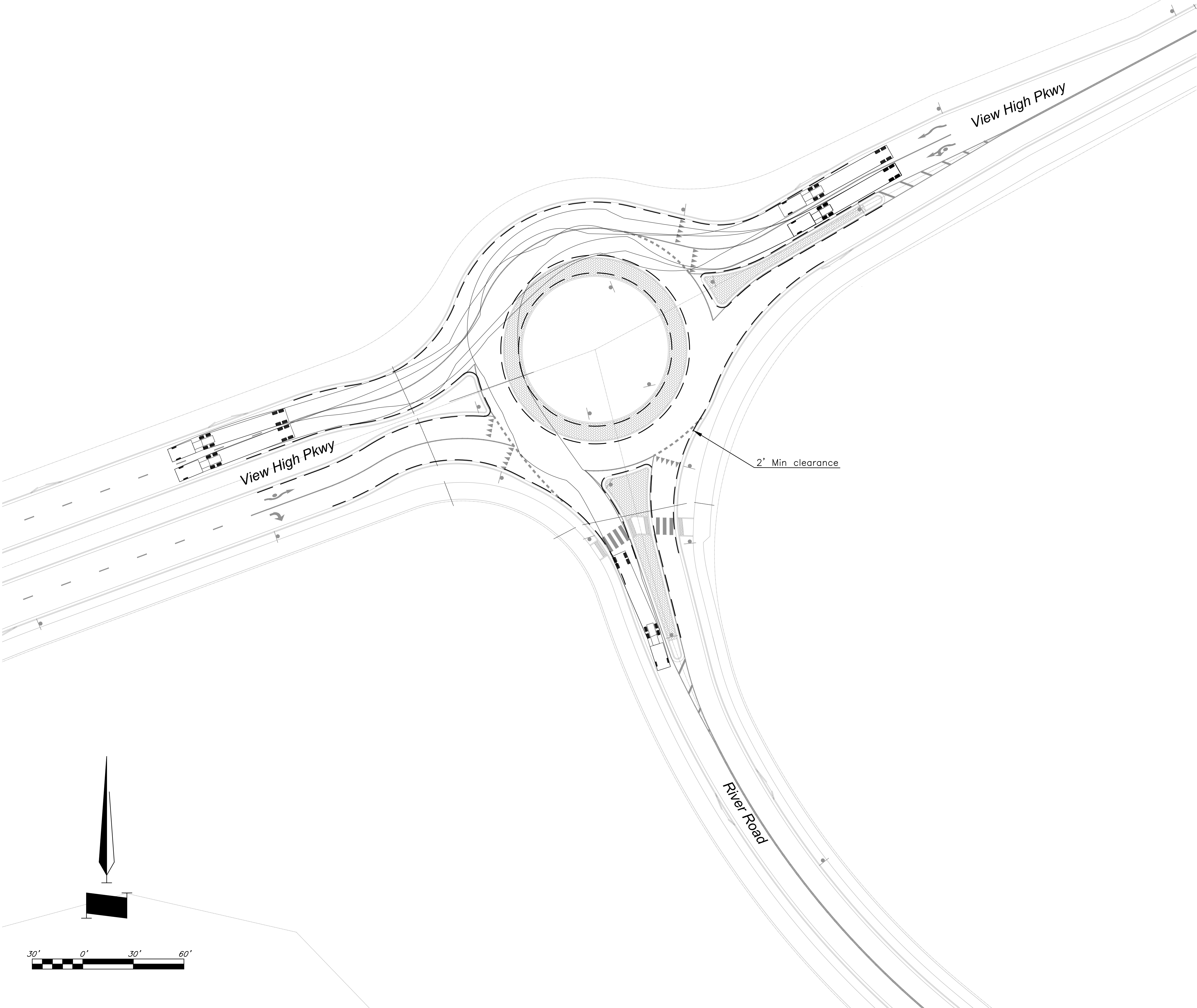
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design
Vehicle 2 - WB-67.
Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Eastbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272075902.dwg Layout: 102 Turning Movements 2c - WB67 -- Thursday, April 06, 2023, 3:50pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

GBA

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engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DGL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
102	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans

Paragon Star Development

Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
 - 2/26/21 RFI 11
 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch H9PE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

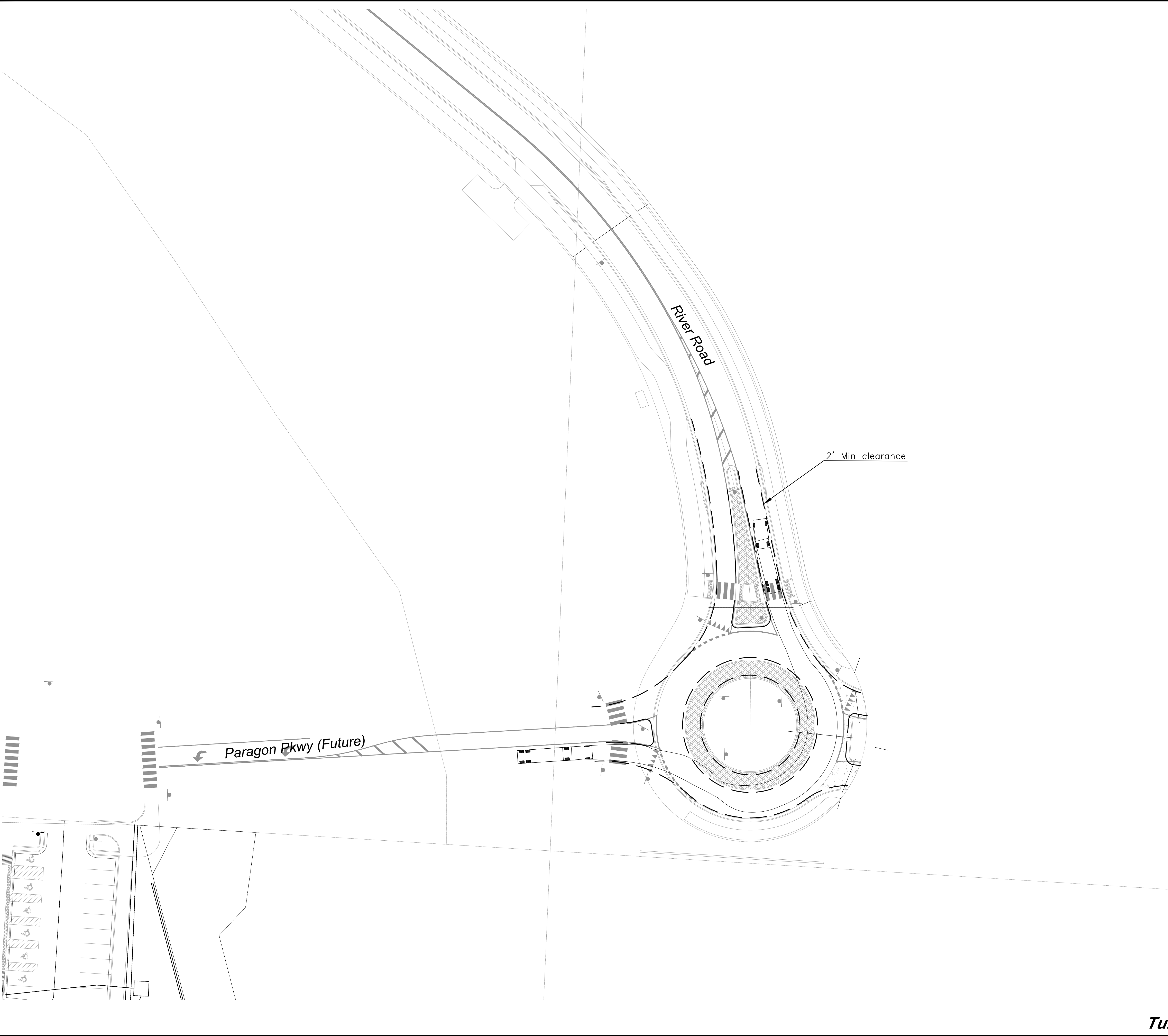
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design
Vehicle 2 - WB-67.
Movements must maintain a 2'
clearance from tire track and curb,
minimum.

Turning Movements - Westbound 2

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\12720TS902.dwg Layout: 103 Turning Movements 3a - WB67 --- Thursday, April 06, 2023, 3:50pm -- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate
Firm: GBA

RECORD DRAWING

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9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DCL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
103	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
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 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15-Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDPPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

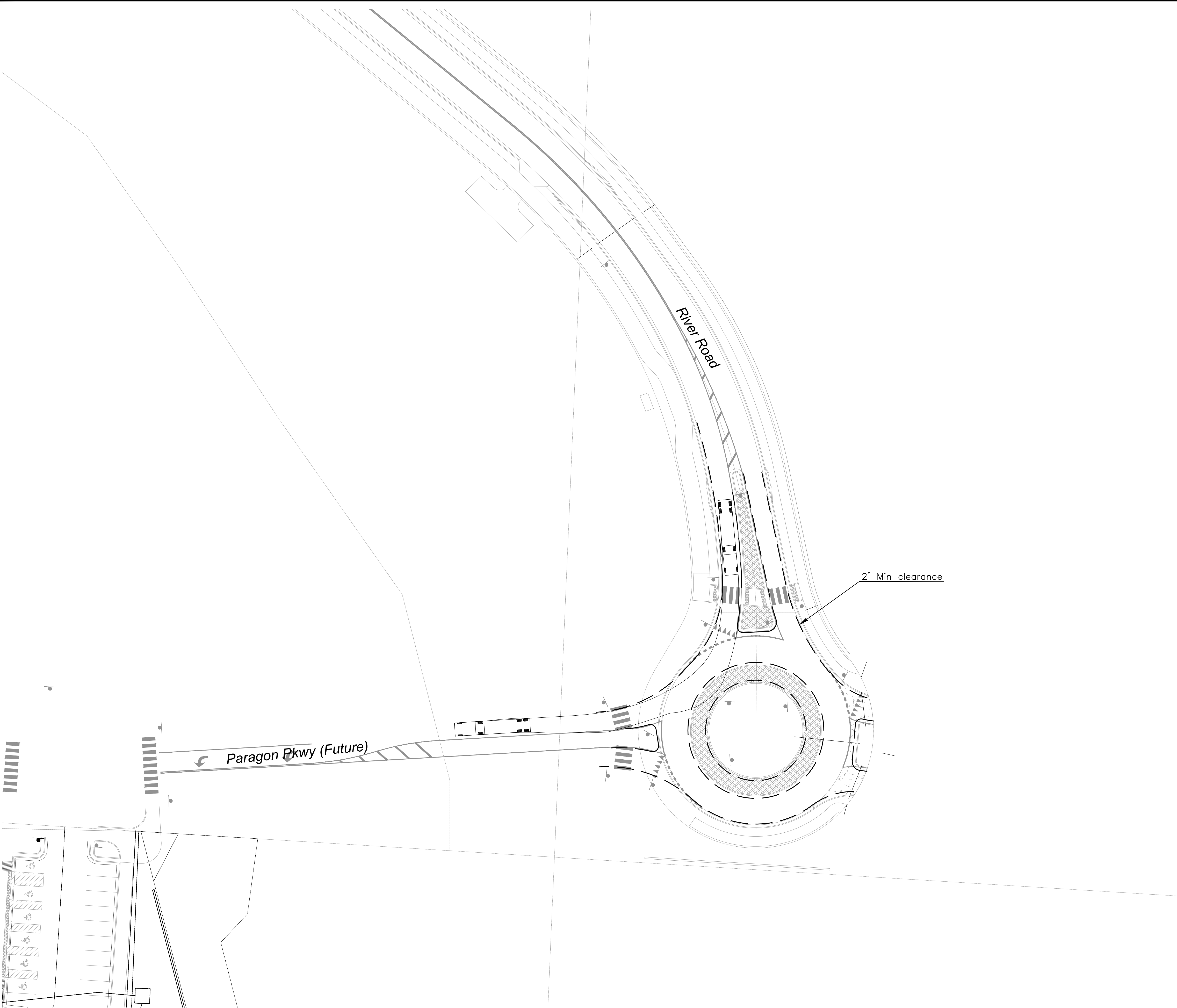
--- 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 - WB-67.
Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Eastbound 3

G:\12720\Civil 3D\Production Drawings\Street & Storm Plans\1272015902.dwg Layout: 104 Turning Movements 3b - WB67 --- Thursday, April 06, 2023, 3:51pm --- Copyright 2023, George Buller Associates, Inc. Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059



The information provided on this drawing conforms to construction records; it is not intended for construction, implementation or recording purposes; and it is solely based on information obtained by GBA.

Date: 4/7/23

Certified by: Bradley D. Burton

Title: Senior Associate

Firm: GBA

RECORD DRAWING

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Lenexa, Kansas 66219
913.492.0400
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DATE: 6-25-2020

DESIGN BY: SPC

DRAWN BY: DCL

PROJECT NO.: 12720

SHEET NO.	TOTAL SHEETS
104	104

Bradley D. Burton
Professional Engineer
License No. 25862

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
	9/2/20	City Comments		
	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
 - 2/4/21 Retaining Wall Station & Offsets
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 - 3/11/21 RFI 12
 - 3/11/21 Revised Line 400
 - 4/8/21 Utility Updates
 - 5/25/21 Paver Revision
 - 6/15/21 Grading Updates
 - 6/24/21 Wiring Diagram Updates
 - 9/30/21 RFI 15—Irrigation Sleeves
 - 9/30/22 Record Drawings
 - 4/7/23 Record Drawings
- As-Built: "400-00 100.10", "4-00% 1.15% slope"; or "8-inch HDBE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.

Legend

— — — — 2' offset from face of curb

Record Drawing

Turning Movements using Design Vehicle 2 – WB–67.
Movements must maintain a 2' clearance from tire track and curb, minimum.

Turning Movements - Southbound 3

G:\12720\civil 3D\Production Drawings\Street & Storm Plans\12720C1300 (View High Dr no DD).dwg, Layout: RFI 11 View High Dr Transition --- Thursday April 06, 2023, 3:53pm --- Copyright 2023, George Butler Associates, Inc./Architect 00212, Professional Engineer 000133, Professional Land Surveyor 000059

Record Drawing

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Date: 4/7/23
Certified by: Bradley D. Burton
Title: Senior Associate
Firm: GBA
RECORD DRAWING

GBA
architects
engineers

9801 Renner Boulevard
Lenexa, Kansas 66219
913.492.0400
www.gbateam.com

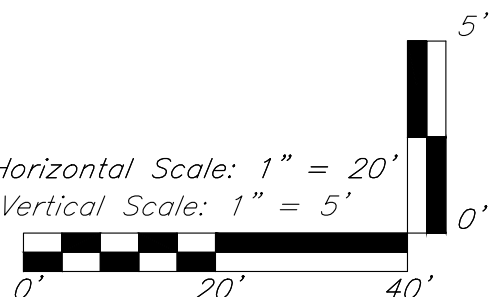
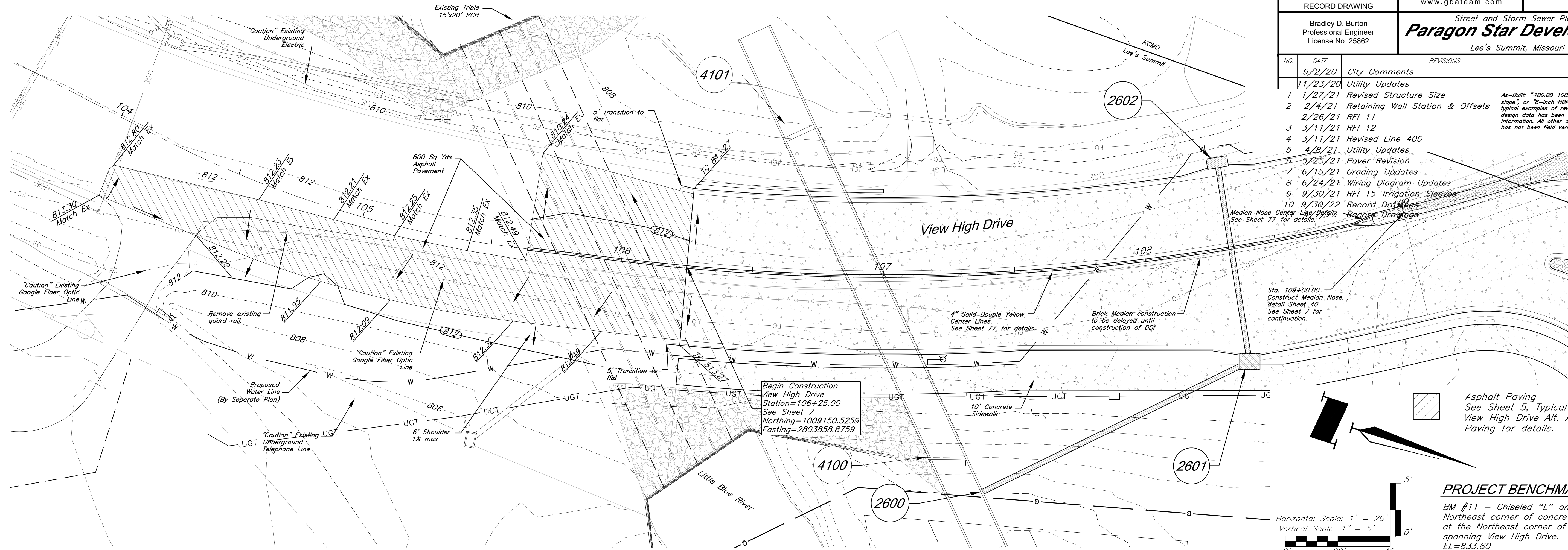
DATE: 6-25-2020
DESIGN BY: CEL
DRAWN BY: DRV
PROJECT NO.: 12720
SHEET NO. TOTAL SHEETS
RFI 11 104

Street and Storm Sewer Plans
Paragon Star Development
Lee's Summit, Missouri

NO.	DATE	REVISIONS	BY	APPROVED
1	9/2/20	City Comments		
2	11/23/20	Utility Updates		

- 1/27/21 Revised Structure Size
- 2/4/21 Retaining Wall Station & Offsets
- 2/26/21 RFI 11
- 3/11/21 RFI 12
- 3/11/21 Revised Line 400
- 4/8/21 Utility Updates
- 5/25/21 Paver Revision
- 6/15/21 Grading Updates
- 6/24/21 Wiring Diagram Updates
- 9/30/21 RFI 15-Irrigation Sleeves
- 9/30/22 Record Drawings

As-Built: "400-90 100.10" "4-80W 1.15% slope"; or "8-inch HDPE PVC pipe" are all typical examples of revisions that indicate that design data has been replaced with "as-built" information. All other data is as designed and has not been field verified.



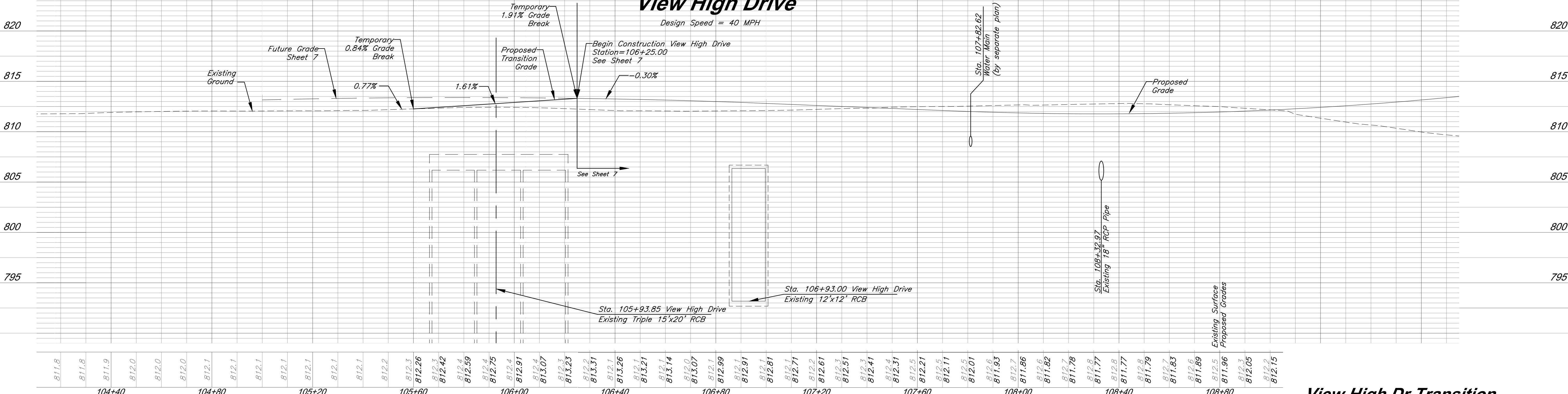
Asphalt Paving
See Sheet 5, Typical Section
View High Drive Alt. Asphalt
Paving for details.

PROJECT BENCHMARK

BM #11 - Chiseled "L" on top
Northeast corner of concrete guardrail
at the Northeast corner of 1470 bridge
spanning View High Drive.
EL=833.80

View High Drive

Design Speed = 40 MPH



View High Dr Transition