

EXISTING 3" SANITARY  
SEWER FORCE MAIN

PROPOSED LINE A  
12" C900 DR 18 WATER LINE

PROPOSED PRIVATE  
8" C900 DR 18 WATER LINE  
(BY SEPARATE PLAN SET)

RESIDENCES  
AT BLACKWELL

PROPOSED PRIVATE  
8" C900 DR 18 WATER LINE  
(BY SEPARATE PLAN SET)

UNPLATTED  
PARCEL #  
60-500-01-02-02-0-00-000  
FURRY, MICHAEL E  
PIERSON, ARMINDA K  
FURRY, BLAKE  
WEST 1/2, WEST 1/2, NE 1/4

**MO GRS BENCHMARK:**

STATION NAME - JA-90

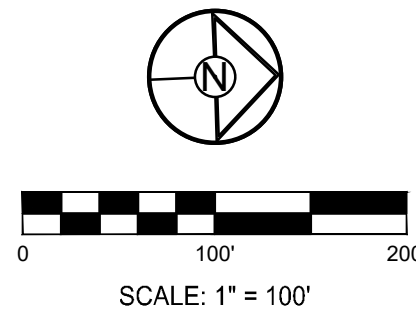
KC METRO ALUMINUM GRS DISK SET IN CONCRETE STAMPED "JA-90, 1988"  
LOCATED NEAR THE INTERSECTION OF LANGSFORD ROAD AND OLD  
LANGSFORD ROAD, 43 FEET SOUTHEAST OF THE CENTER OF LANGSFORD  
ROAD AND 32 FEET NORTH OF THE CENTER OF OLD LANGSFORD ROAD.  
N:1001052.8503, E:2845604.8272

ELEV. 997.045

**PROJECT BENCHMARK:**

"SQUARE" CUT IN TOP OF CONCRETE STORM MANHOLE  
STORM MANHOLE IS LOCATED APPROX. 130 FEET EAST OF THE  
INTERSECTION OF SE JOEL AVE & BLUE PARKWAY AND 26 FEET SOUTH  
OF THE CENTERLINE OF BLUE PARKWAY.  
N:996874.9690, E:2840937.1365

ELEV. 1005.719



SCHLAGEL

ENGINEERS PLANNERS SURVEYORS LANDSCAPE ARCHITECTS

14920 West 107th Street • Lenexa, Kansas 66215  
(913) 492-5158 • Fax: (913) 492-8400  
WWW.SCHLAGELASSOCIATES.COM  
Missouri State Certificates of Authority  
#E2002003600-F #AC200100237 #LS200200859-F

PREPARED BY:

STATE OF MISSOURI

MARK ALLEN BREUER

NUMBER  
PE-2005007268

EXPIRATION  
05-05-2023

SCHLAGEL & ASSOCIATES, P.A.

RESIDENCES AT BLACKWELL  
PUBLIC WATER MAIN PLANS

HERITAGE STREET LEE'S SUMMIT, MO

REVISION DATE	DESCRIPTION
1 01/23/2023	PER CITY COMMENTS
2 03/24/2023	PER CITY COMMENTS
3 05/05/2023	PER CITY COMMENTS
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7	
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DRAWN BY: ###	CHECKED BY: ###	DATE PREPARED: 11/30/2022	PROJ. NUMBER: 22-102
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GENERAL LAYOUT



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NOTES:

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PREPARED BY:



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RESIDENCES AT BLACKWELL  
PUBLIC WATER MAIN PLANS

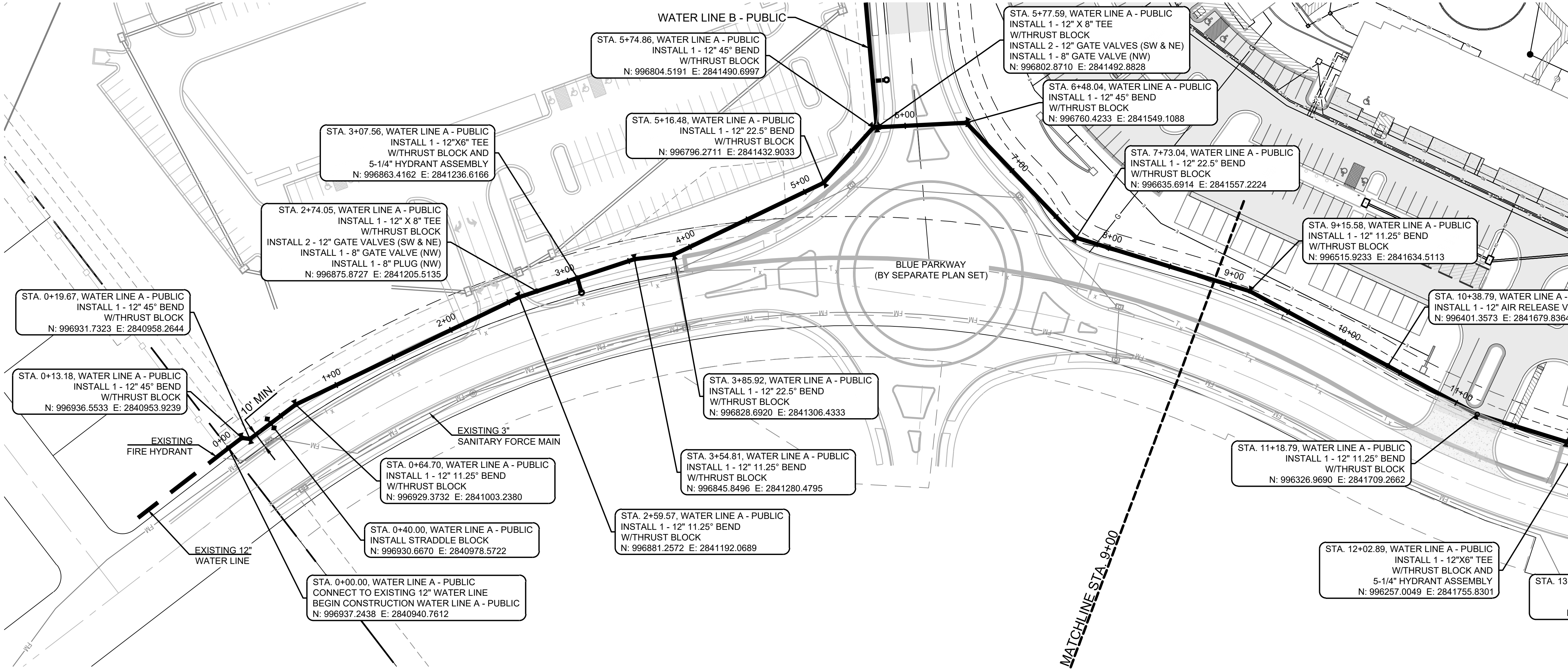
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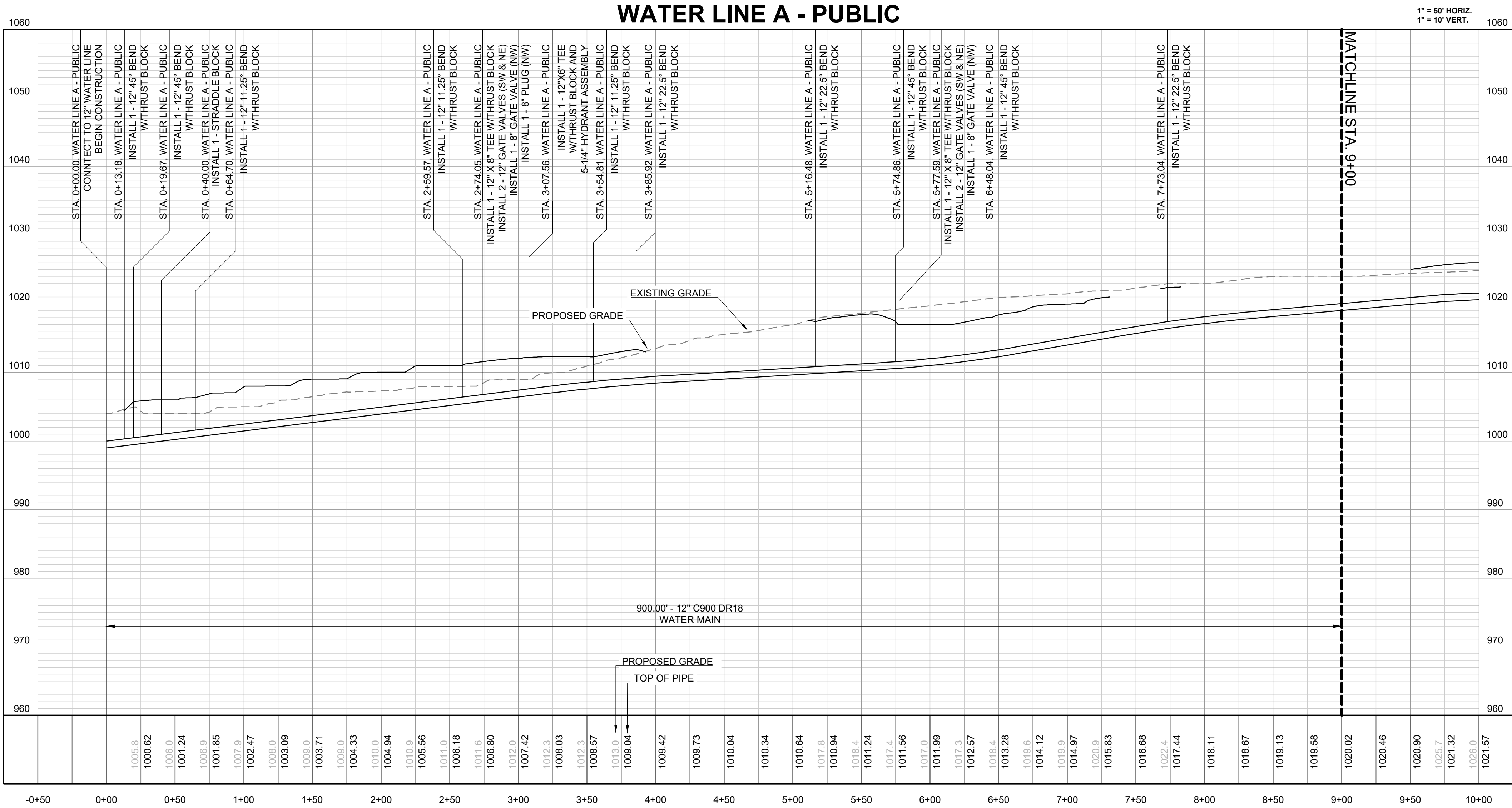
WATER LINE A -  
PUBLIC

SHEET

3



WATER LINE A - PUBLIC





STA. 5+77.59, WATER LINE A - PUBLIC  
INSTALL 1 - 12" X 8" TEE  
W/THRUST BLOCK  
INSTALL 2 - 12" GATE VALVES (SW & NE)  
INSTALL 1 - 8" GATE VALVE (NW)  
N: 996802.8710 E: 2841492.8828

STA. 6+48.04, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 45° BEND  
W/THRUST BLOCK  
N: 996760.4233 E: 2841549.1088

STA. 7+73.04, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 22.5° BEND  
W/THRUST BLOCK  
N: 996635.6914 E: 2841557.2224

STA. 9+15.58, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 11.25° BEND  
W/THRUST BLOCK  
N: 996515.9233 E: 2841634.5113

STA. 10+38.79, WATER LINE A - PUBLIC  
INSTALL 1 - 12" AIR RELEASE VALVE ASSEMBLY  
N: 996401.3573 E: 2841679.8364

STA. 15+00.00, WATER LINE A - PUBLIC  
INSTALL STRADDLE BLOCK  
N: 996052.8183 E: 2841968.9960

STA. 15+18.06, WATER LINE A - PUBLIC  
INSTALL 1 - 12" X 12" X 12" TEE  
W/THRUST BLOCK  
INSTALL 2 - 12" GATE VALVES (NW & S)  
INSTALL 1 - 16" X 12" REDUCER (S)  
INSTALL 1 - 12" X 8" REDUCER (E)  
INSTALL 1 - 8" GATE VALVE (E)  
INSTALL 1 - 8" PLUG (E)  
N: 996043.7035 E: 2841984.5828

STA. 11+92.12, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 11.25° BEND  
W/THRUST BLOCK  
N: 996265.3474 E: 2841749.0319

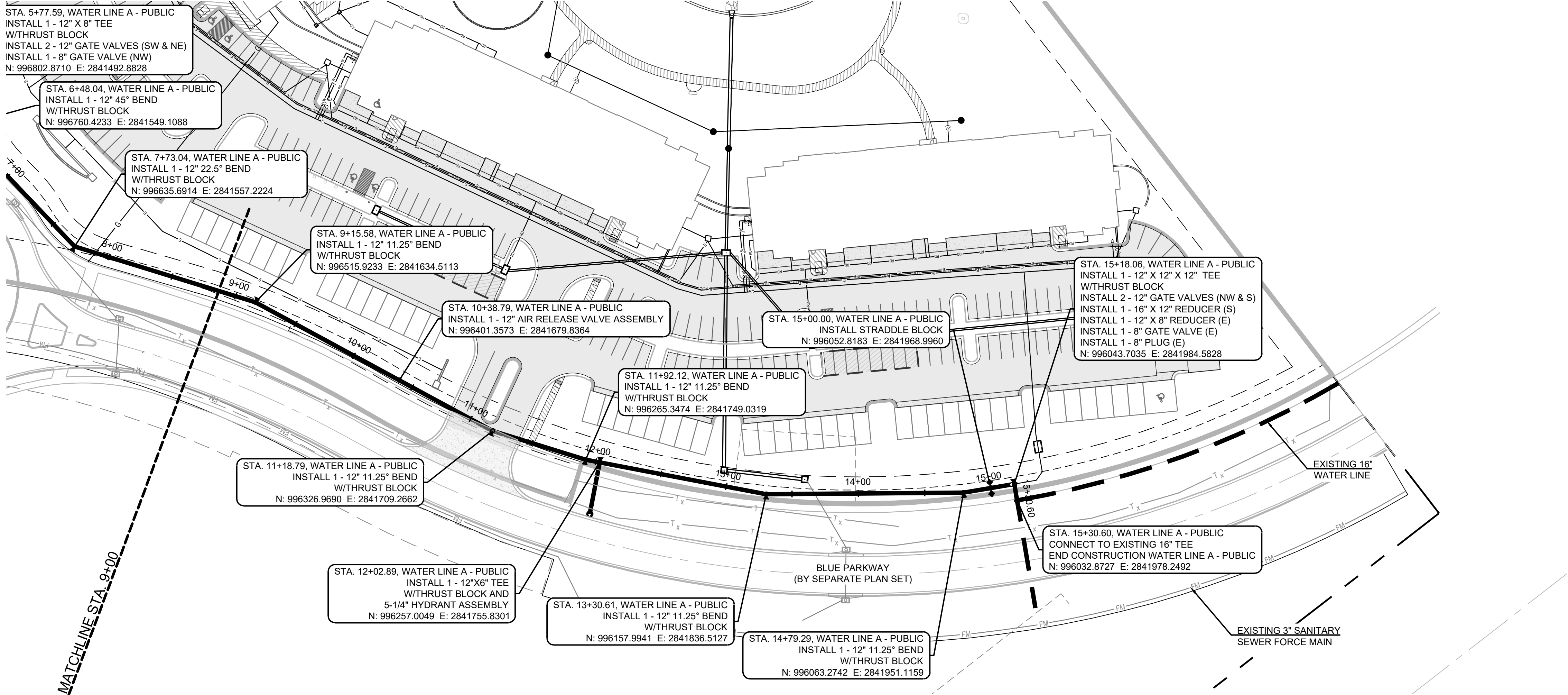
STA. 11+18.79, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 11.25° BEND  
W/THRUST BLOCK  
N: 996326.9690 E: 2841709.2662

STA. 12+02.89, WATER LINE A - PUBLIC  
INSTALL 1 - 12"X6" TEE  
W/THRUST BLOCK AND  
5-1/4" HYDRANT ASSEMBLY  
N: 996257.0049 E: 2841755.8301

STA. 13+30.61, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 11.25° BEND  
W/THRUST BLOCK  
N: 996157.9941 E: 2841836.5127

STA. 14+79.29, WATER LINE A - PUBLIC  
INSTALL 1 - 12" 11.25° BEND  
W/THRUST BLOCK  
N: 996063.2742 E: 2841951.1159

STA. 15+30.60, WATER LINE A - PUBLIC  
CONNECT TO EXISTING 16" TEE  
END CONSTRUCTION WATER LINE A - PUBLIC  
N: 996032.8727 E: 2841978.2492



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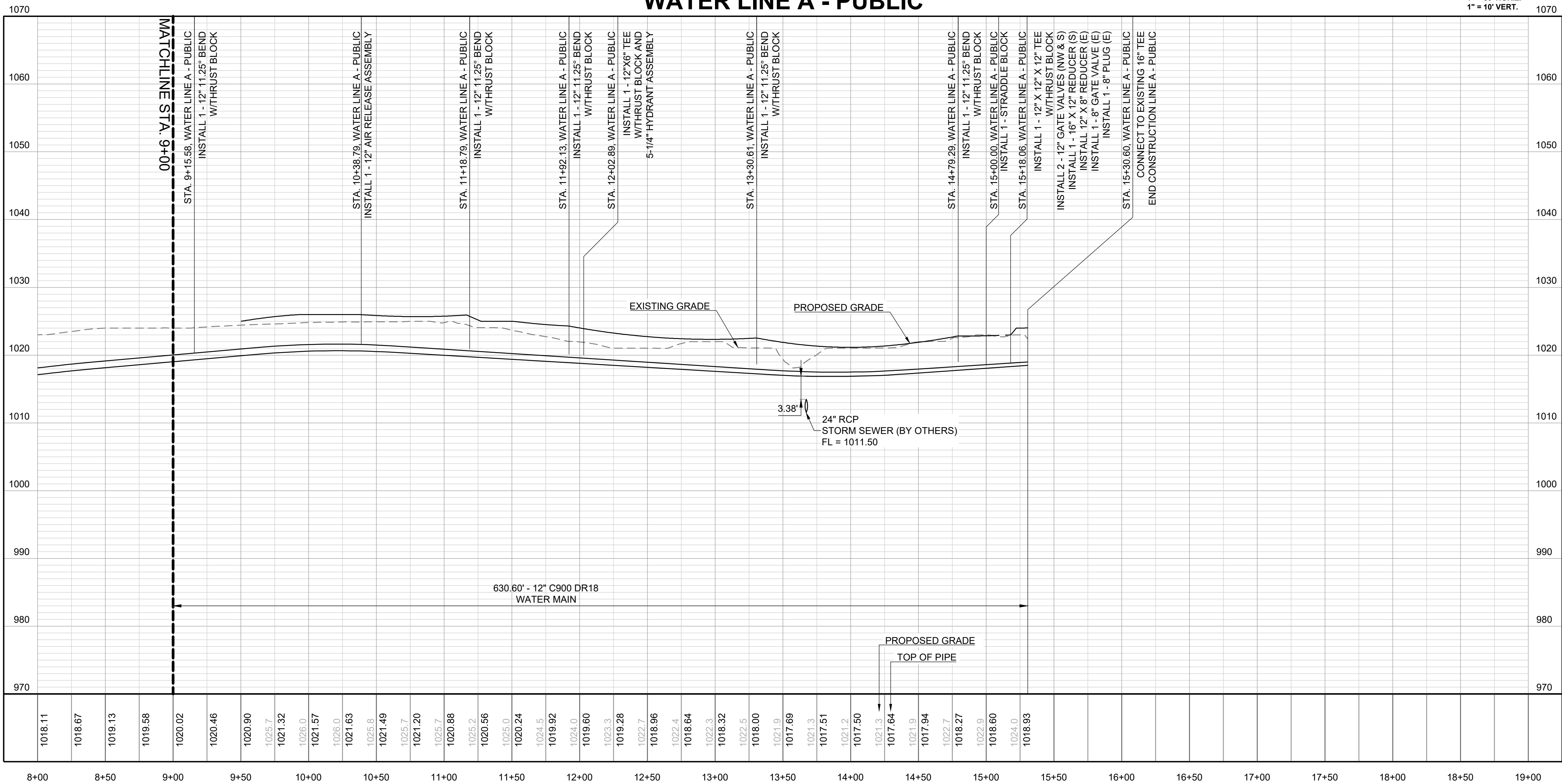
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**WATER LINE A - PUBLIC**



PREPARED BY:



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PUBLIC WATER MAIN PLANS

HERITAGE STREET LEE'S SUMMIT, MO

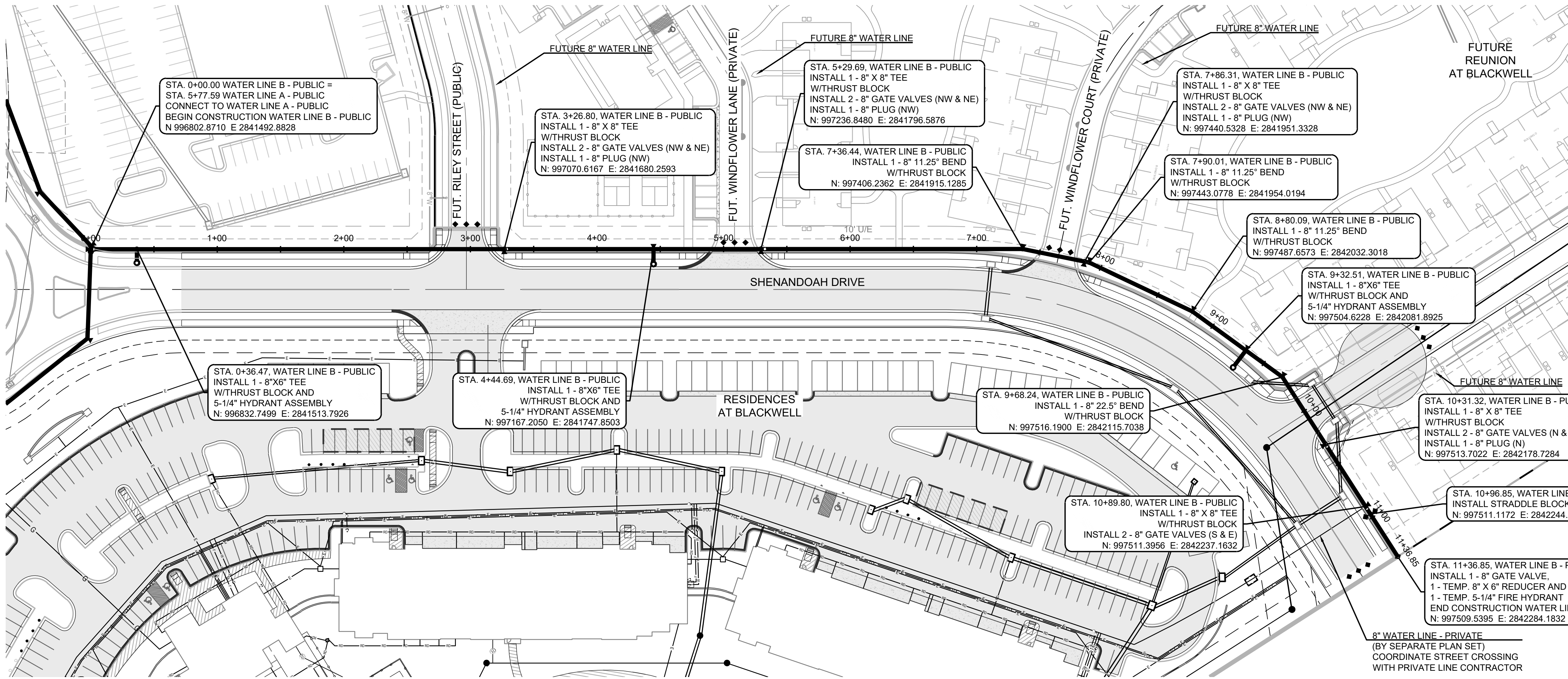
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22-102	

WATER LINE A -  
PUBLIC

SHEET

4





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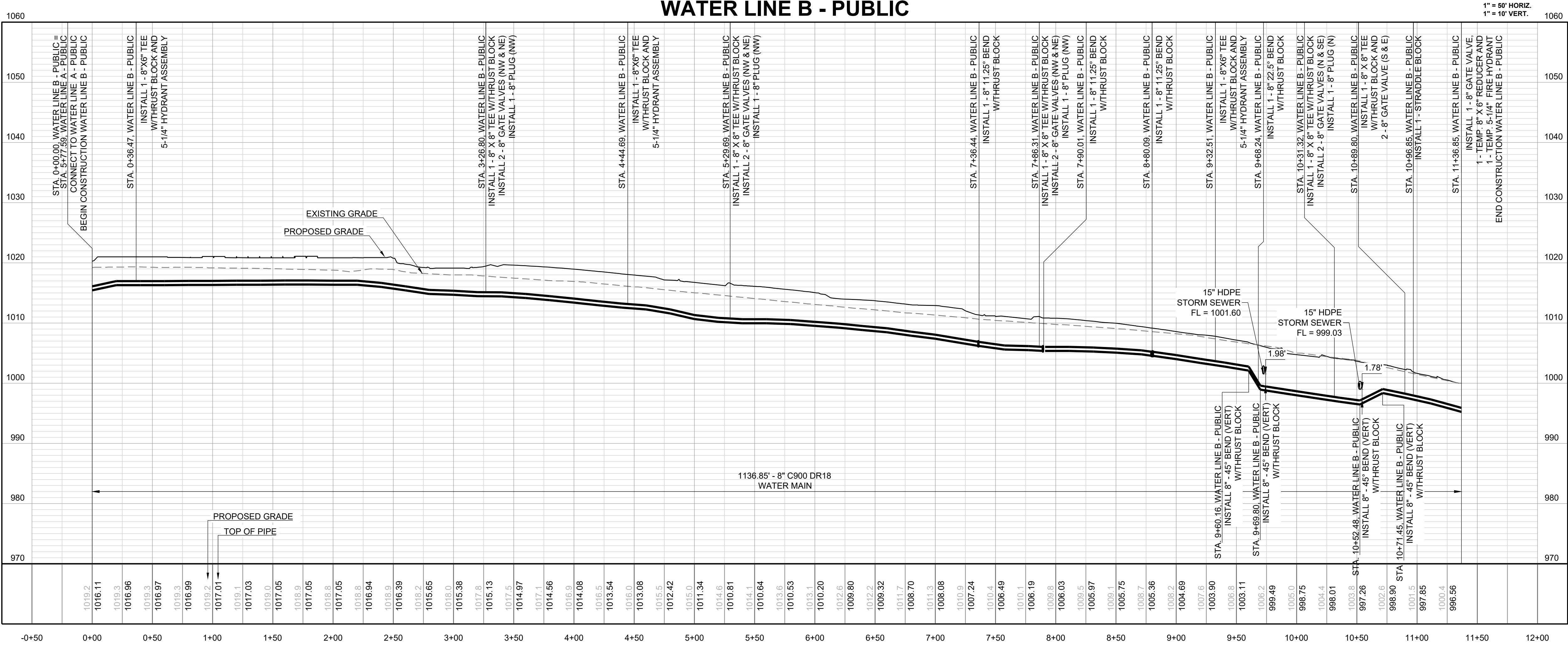


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HERITAGE STREET LEE'S SUMMIT, MO

WATER LINE B - PUBLIC



DRAWN BY:	TRC	CHECKED BY:	MAB	DATE PREPARED:	PROJ. NUMBER:	DESCRIPTION
01/23/2023	03/24/2023	05/05/2023	11/30/2022	22-102	WATER LINE B - PUBLIC	

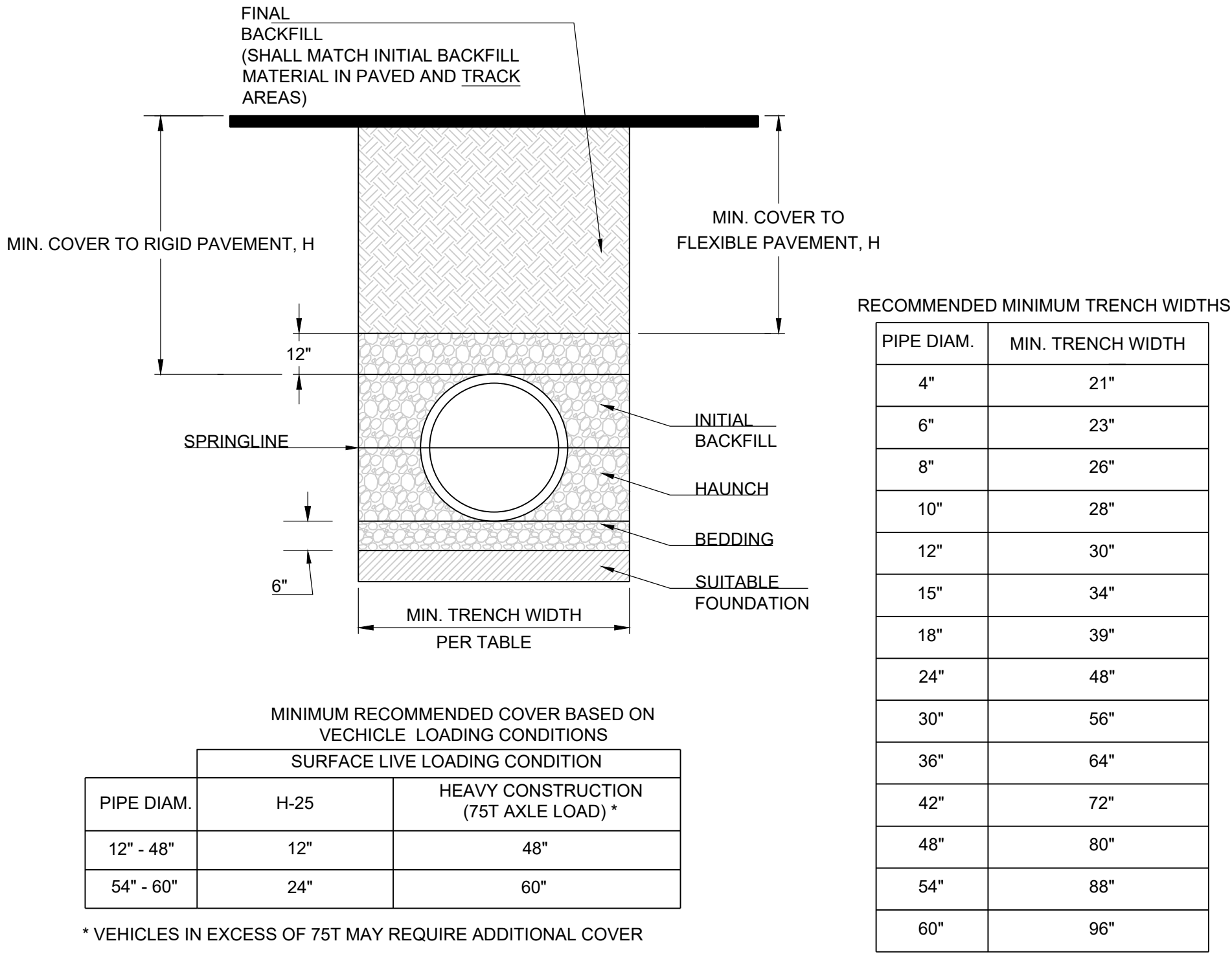
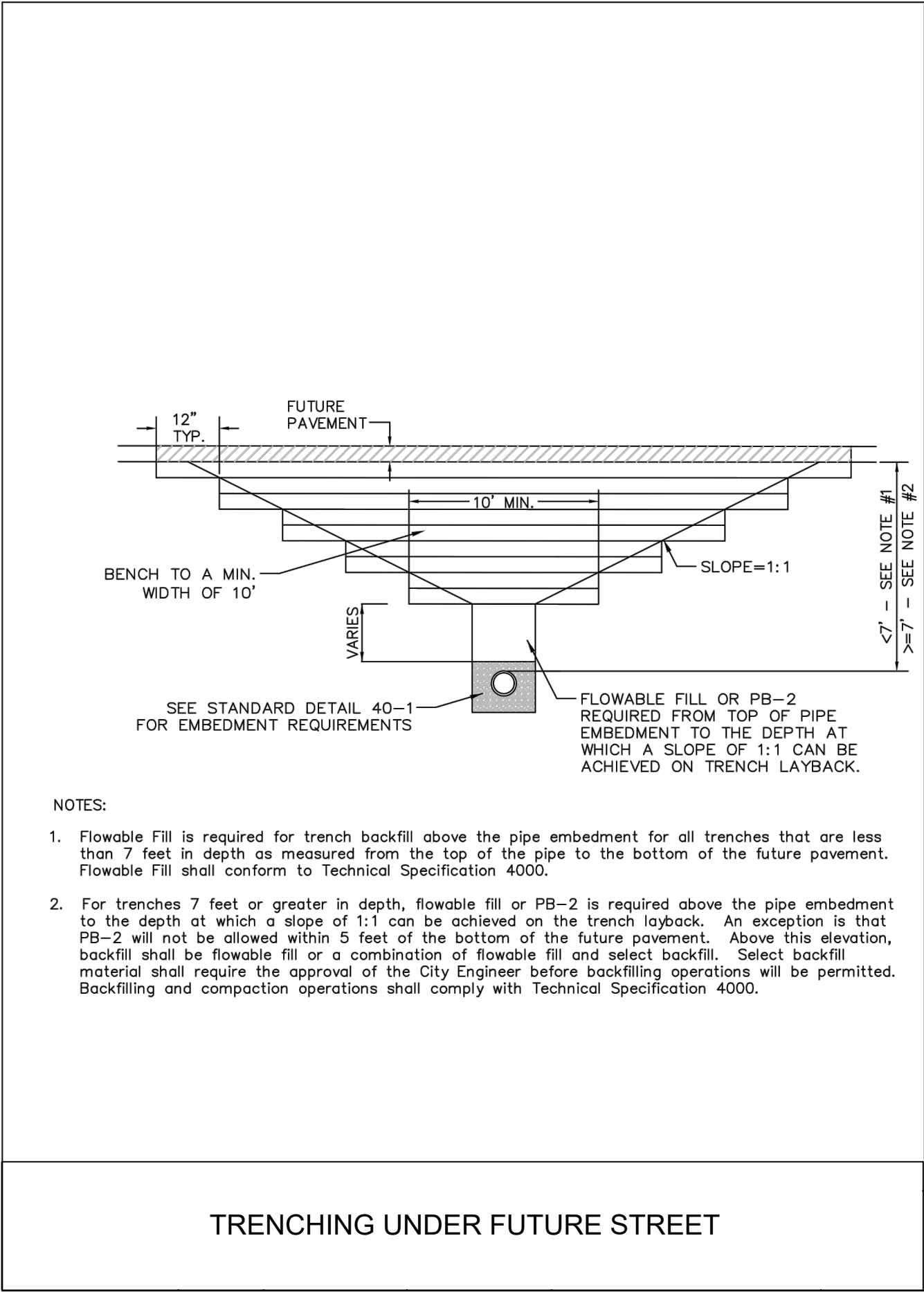
SHEET

5









- NOTES:**
- ALL PIPE SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D2321, "STANDARD PRACTICE FOR UNDERGROUND INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY FLOW APPLICATIONS", LATEST EDITION.
  - MEASURES SHOULD BE TAKEN TO PREVENT MIGRATION OF NATIVE FINES INTO BACKFILL MATERIAL, WHEN REQUIRED.
  - FOUNDATION:** WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL EXCAVATE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH SUITABLE MATERIAL AS SPECIFIED BY THE ENGINEER. AS AN ALTERNATIVE AND AT THE DISCRETION OF THE DESIGN ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A GEOTEXTILE MATERIAL.
  - BEDDING:** SUITABLE MATERIAL SHALL BE CLASS I, II OR III. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. UNLESS OTHERWISE NOTED BY THE ENGINEER, MINIMUM BEDDING THICKNESS SHALL BE 6" (100mm) .
  - INITIAL BACKFILL:** SUITABLE MATERIAL SHALL BE CLASS I, II OR III IN THE PIPE ZONE EXTENDING NOT LESS THAN 6" ABOVE CROWN OF PIPE. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. MATERIAL SHALL BE INSTALLED AS REQUIRED IN ASTM D2321, LATEST EDITION.
  - MINIMUM COVER:** MINIMUM COVER, H, IN NON-TRAFFIC APPLICATIONS (GRASS OR LANDSCAPE AREAS) IS 12" FROM THE TOP OF PIPE TO GROUND SURFACE. ADDITIONAL COVER MAY BE REQUIRED TO PREVENT FLOATATION. FOR TRAFFIC APPLICATIONS, MINIMUM COVER, H, IS 12" UP TO 48" DIAMETER PIPE AND 24" OF COVER FOR 54"-60" DIAMETER PIPE, MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TO TOP OF RIGID PAVEMENT.

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