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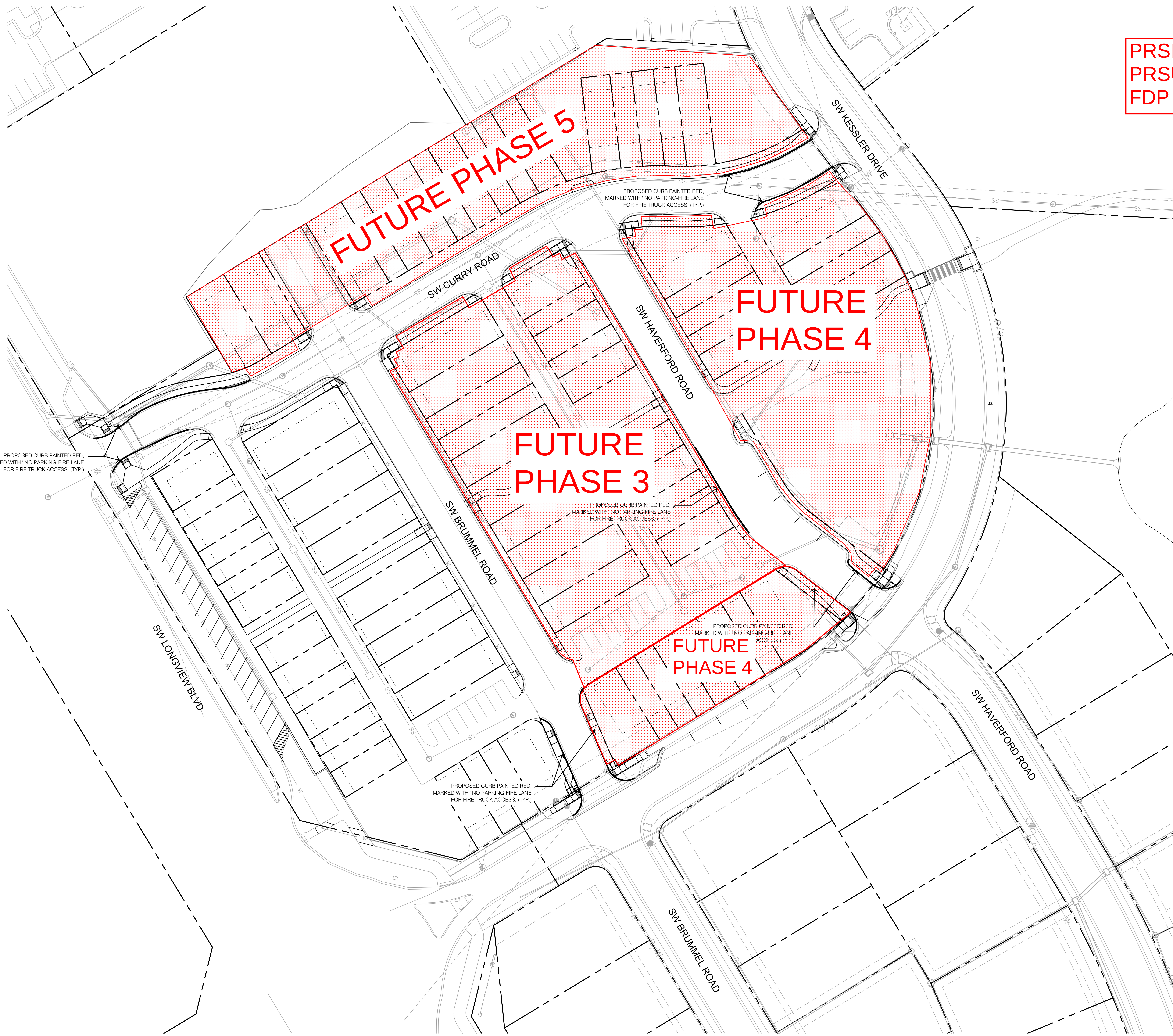

PRSITE20224130
PRSUBD20215636
FDP PL2021212

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As Noted on Plan Review

Development Services Department
Lee's Summit, Missouri

08/22/2023

Scott Ready
Digitally signed by Scott Ready
DN: CN=Scott Ready, OU=Development, OU=LS Users, DC=COLS, DC=LOC
Date: 2023.08.22 13:40:21-05'00'

1 FIRE LANE STRIPING PLAN

NORTH
0 10' 20' 40'

ochsner hare + hare
the olsson studio
OLSSON - LANDSCAPE ARCHITECTURE
MISSOURI CERTIFICATE OF AUTHORITY #:2005000285
1814 Main St.
Kansas City, MO 64108 TEL 816.842.8844 www.olsson.com

STATE OF MISSOURI
BRANDON D. MCBRIDE
NUMBER LA-2017000484
LANDSCAPE ARCHITECT
10/14/2021

REV. NO.	DATE	REVISIONS DESCRIPTION	BY

REVISIONS

2021

FIRE LANE STRIPING PLAN

NEW LONGVIEW
FINAL DEVELOPMENT PLANS

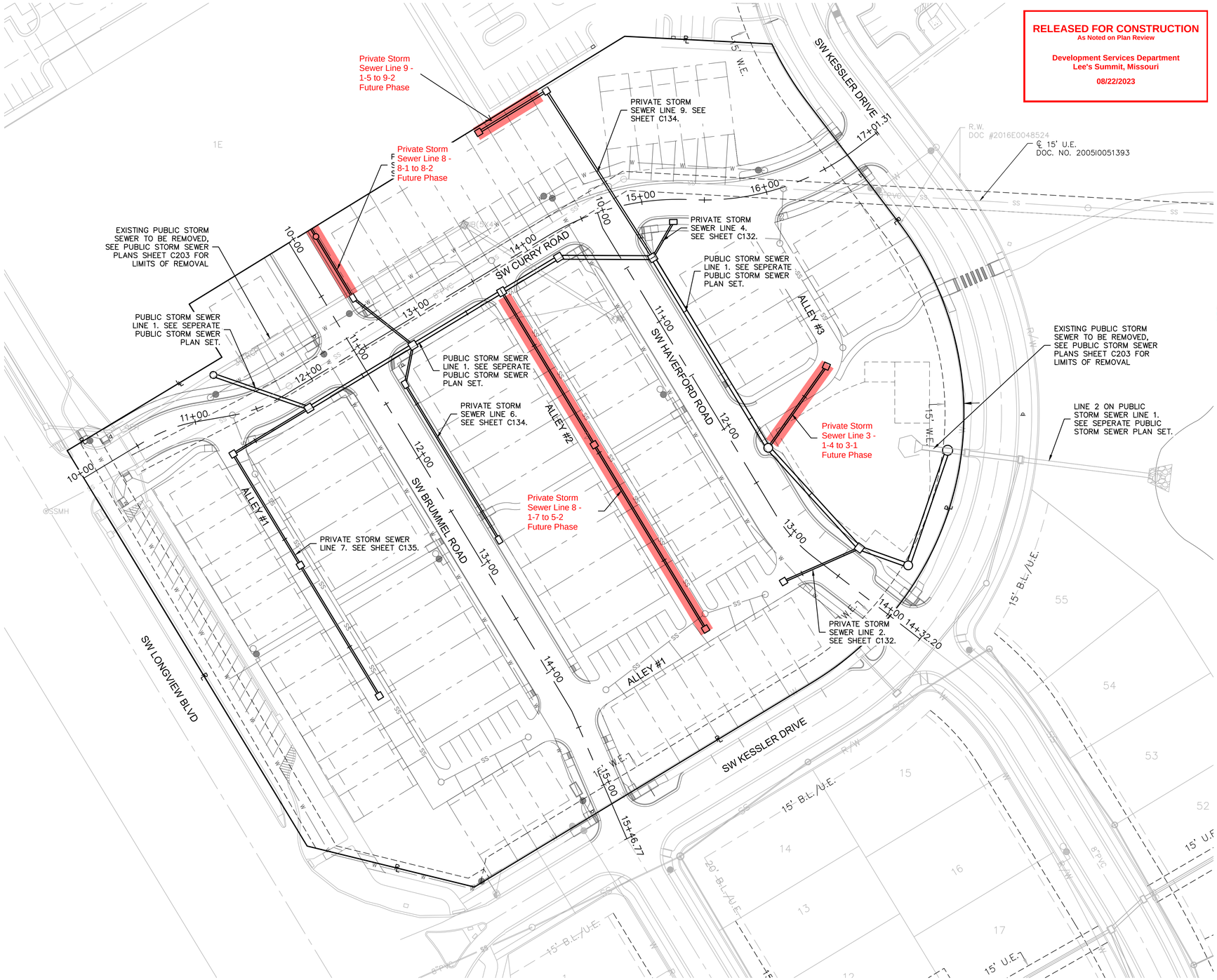
LEE'S SUMMIT, MO

drawn by: LS
checked by: BM
approved by: KPS
QA/QC by: KPS
project no.: 021-02987
drawing no.: L_GEN01_02102987
date: 10.14.2021

SHEET
L103

STORM SEWER PLAN NOTES

1. PRIOR TO COMMENCEMENT OF WORK THE CONTRACTOR SHALL NOTIFY AND COORDINATE CONSTRUCTION WITH LEES SUMMIT, MISSOURI.
2. ALL PIPE LENGTHS AND ELEVATIONS ARE CALCULATED LINEARLY FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE.
3. COORDINATES ARE PROVIDED AT THE CENTER OF STRUCTURE. ADDITIONAL COORDINATES PROVIDED ARE PER LOCAL CODES AND ORDINANCES OR AS AN AID WHEN ORIENTING THE BOX DURING INSTALLATION.
4. THE CONTRACTOR SHALL EXPOSE EXISTING UTILITIES AT LOCATIONS OF POSSIBLE CONFLICT AND POINTS OF CONNECTION PRIOR TO ANY CONSTRUCTION OF STORM SEWER.
5. STORM SEWER TRENCHES SHALL BE CONSTRUCTED SUCH THAT UNDISTURBED EXISTING SOIL OR FILL COMPACTED TO 95% PROCTOR DENSITY IS AT A DEPTH THAT IS 18" ABOVE TOP OF PROPOSED PIPE.
6. STRUCTURE INVERT CHANNELS SHALL BE SMOOTH, CIRCULAR, AND CONFORMING TO ½ THE ADJACENT PIPE SECTION (INVERT TO CENTER). CHANGES IN DIRECTION OF FLOW SHALL BE MADE WITH A SMOOTH CURVE AND MAINTAIN SHAPE THROUGHOUT. CHANGES IN GRADE OF ADJACENT PIPES SHALL BE TRANSITIONED SMOOTHLY AND EVENLY THROUGH THE STRUCTURE.
7. PIPE PENETRATIONS SHALL BE GROUTED TO ENSURE WATERTIGHT SEALS.



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Development Services Department
Lee's Summit, Missouri

08/22/2023

olsson
Olsson - Civil Engineering
Kansas - Certificate of Authority #
1301 Burlington Street
North Kansas City, MO 64116
TEL 816.361.1177
www.olsson.com

STATE OF MISSOURI
JULIE ELAINE SELLERS
NUMBER PE-2017000367
10/14/21
PROFESSIONAL ENGINEER

REV/ NO.	DATE	REVISIONS DESCRIPTION	BY

REVISIONS

STORM SEWER GENERAL LAYOUT

NEW LONGVIEW TOWNHOMES
451 SW LONGVIEW BLVD

LEE'S SUMMIT, MO

2021

drawn by:	QL/CM
checked by:	JES
approved by:	JES
QA/QC by:	JES
project no.:	021-02987
drawing no.:	
date:	08.25.2021

SHEET
C131

0' 20' 40' 80'
SCALE IN FEET

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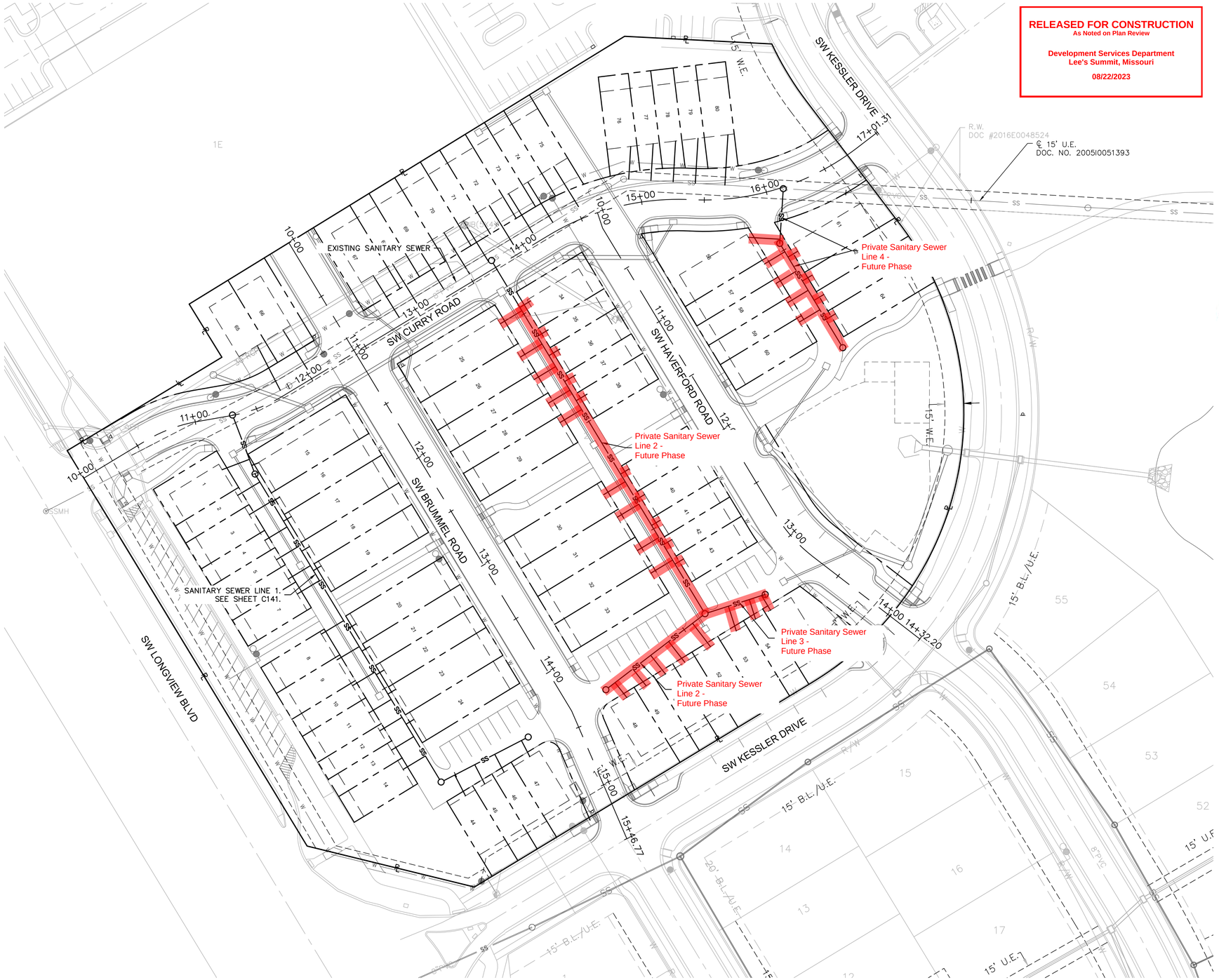
USER: glowrey
C_PBNDY_02102987

SANITARY SEWER PLAN NOTES

1. PRIOR TO COMMENCEMENT OF WORK THE CONTRACTOR SHALL NOTIFY AND COORDINATE CONSTRUCTION WITH LEES SUMMIT, MISSOURI.
2. ALL PIPE LENGTHS ARE CALCULATED LINEARLY FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE.
3. COORDINATES ARE PROVIDED AT THE CENTER OF STRUCTURE. ADDITIONAL COORDINATES PROVIDED ARE PER LOCAL CODES AND ORDINANCES OR AS AN AID WHEN ORIENTING THE LID DURING INSTALLATION.
4. THE CONTRACTOR SHALL EXPOSE EXISTING UTILITIES AT LOCATIONS OF POSSIBLE CONFLICT AND POINTS OF CONNECTION PRIOR TO ANY CONSTRUCTION OF SANITARY SEWER.
5. SANITARY SEWER TRENCHES SHALL BE CONSTRUCTED SUCH THAT UNDISTURBED EXISTING SOIL OR FILL COMPACTED TO 95% PROCTOR DENSITY IS AT A DEPTH THAT IS 18" ABOVE TOP OF PROPOSED PIPE.
6. MANHOLE INVERT CHANNELS SHALL BE SMOOTH, CIRCULAR, AND CONFORMING TO ½ THE ADJACENT PIPE SECTION (INVERT TO CENTER). CHANGES IN DIRECTION OF FLOW SHALL BE MADE WITH A SMOOTH CURVE AND MAINTAIN SHAPE THROUGHOUT. CHANGES IN GRADE OF ADJACENT PIPES SHALL BE TRANSITIONED SMOOTHLY AND EVENLY THROUGH THE MANHOLE.
7. PIPE PENETRATIONS SHALL BE USE GASKETS TO ENSURE WATERTIGHT SEALS.
8. TRACING TAPE SHALL BE INSTALLED ALONG ALL NON–METALLIC SURFACES OR AS DIRECTED BY LOCAL CODES AND ORDINANCES.
9. SEWER LINE INSPECTIONS AND TESTING MUST BE SCHEDULED A MINIMUM OF TWO FULL BUSINESS DAYS IN ADVANCE. CONTRACTOR SHALL FURNISH ALL TESTING EQUIPMENT. TESTING SHALL INCLUDE
   A. MANDREL TEST OF ALL GRAVITY SEWERS. IF THE MANDREL TEST FAILS ON ANY SECTION OF PIPE, THAT SECTION SHALL BE UNCOVERED AND REPLACED.
   B. AIR PRESSURE TEST OF ALL GRAVITY SEWERS.
   C. VACUUM TEST OF ALL MANHOLES.
10. GRAVITY SANITARY SEWER AND WATER LINES SHALL BE SEPARATED BY A MINIMUM OF 10'HORIZONTALLY WHEN PARALLEL AND 2'VERTICALLY WHEN CROSSING. WATER LINES SHALL CROSS ABOVE SANITARY SEWERS.



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Lee's Summit, Missouri

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STATE OF MISSOURI
JULIE ELAINE SELLERS
NUMBER PE-2017000367
10/14/21
PROFESSIONAL ENGINEER

REV. NO.	DATE	REVISIONS DESCRIPTION	BY

REVISIONS

SANITARY SEWER GENERAL LAYOUT

NEW LONGVIEW TOWNHOMES
451 SW LONGVIEW BLVD

LEE'S SUMMIT, MO

2021

drawn by:	QL/CM
checked by:	JES
approved by:	JES
QA/QC by:	JES
project no.:	021-02987
drawing no.:	
date:	08.25.2021

SHEET
C140

DWG: F:\2021\02501-03000\021-02987\40-Design\AutoCAD\Final Plans\Sheets\GNCV\FINAL DEVELOPMENT PLANS\C_SAN01_02102987.dwg
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USER: qlowrey
C_PBNDY_02102987