



SCHWERDT DESIGN GROUP, INC

Architecture

Interiors

Planning

Topeka, Kansas
Oklahoma City, Oklahoma

ARCHITECT'S SUPPLEMENTAL INSTRUCTION NO. 12

DATE: August 20, 2024 **PROJECT NO:** 235008.00
RE: Site Plan Revisions Streets of West Pryor – Lot 13

The Work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents without change in Contract Sum or Contract Time. If changes in Contract Sum or Contract Time are required, Contractor shall submit Change Order Request in a timely manner.

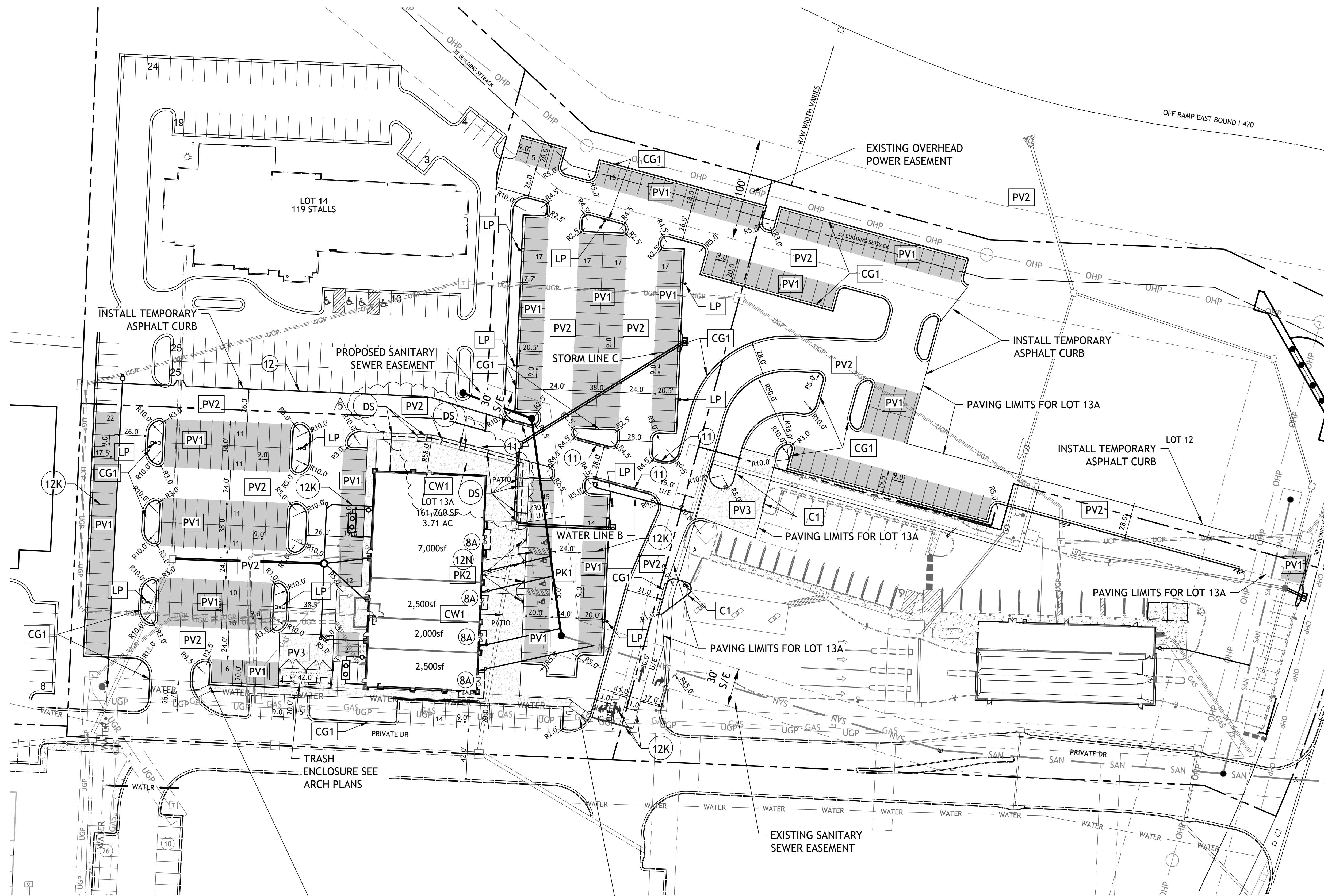
ASI No. 12 is part of the contract Bid and Construction Documents and shall govern in the performance of the Work.

DESCRIPTION:

Civil Items:

Item C1: Relocated and extended sidewalk as well as adding ADA ramps to section of sidewalk on the south side of the building at the east and west end of sidewalk.

END OF ASI- 12



SITE DATA

LOT 13	
TOTAL SITE	3.71ac (161,760sf)
PAVEMENT AREA	118,941,sf
BUILDING	12,000sf
TOTAL	130,941sf
OPEN SPACE	30,819sf (19.1%)
PARKING REQUIRED	168
14/1000sf	247
PROVIDED	
FAR	0.074

CONSTRUCTION NOTES:

- COORDINATE START-UP AND ALL CONSTRUCTION ACTIVITIES WITH OWNER.
- CONSTRUCTION METHODS AND MATERIALS NOT SPECIFIED IN THESE PLANS ARE TO MEET OR EXCEED THE STANDARD SPECIFICATIONS.
- ALL CONSTRUCTION WORK AND UTILITY WORK OUTSIDE OF PROPERTY BOUNDARIES SHALL BE PERFORMED IN COOPERATION WITH AND IN ACCORDANCE WITH REGULATIONS OF THE AUTHORITIES CONCERNED.
- PUBLIC CONVENIENCE AND SAFETY: THE CONTRACTOR SHALL CONDUCT THE WORK IN A MANNER THAT WILL INSURE, AS FAR AS PRACTICABLE, THE LEAST OBSTRUCTION TO TRAFFIC, AND SHALL PROVIDE FOR TI-1E CONVENIENCE AND SAFETY OF THE GENERAL PUBLIC AND RESIDENTS ALONG AND ADJACENT TO STREETS IN THE CONSTRUCTION AREA.
- ALL DIMENSIONS SHOWN ARE TO THE BACK OF CURB UNLESS OTHERWISE NOTED.
- ACCESSIBLE STALLS SHOWN WITH A "VAN" SHALL BE 16'-0" MIN. AND SHALL HAVE A SIGN DESIGNATING "VAN-ACCESSIBLE". SEE DETAIL102.

NOTE:

- CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF ENTRANCE. SLOPED PAVING, EXIT PORCHES AND RAMPS, PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE LOCATIONS.
- THESE PLANS HAVE NOT BEEN VERIFIED WITH FINAL ARCHITECTURAL CONTRACT DRAWINGS. CONTRACTOR SHALL VERIFY AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES. CONTRACTOR IS FULLY RESPONSIBLE FOR REVIEW AND COORDINATION OF ALL DRAWINGS AND CONTRACTOR DOCUMENTS.
- ALL DIMENSIONS ARE PERPENDICULAR TO PROPERTY LINE.
- ACTUAL SIGN LOCATIONS TO BE COORDINATED WITH CONSTRUCTION MANAGER.

ADA RAMP PER LEE'S SUMMIT STANDARD DETAILS GEN-3A.

NOTE
CONFIRM EXISTING CURB CROSS SLOPE AN
ADJUST CURB RAMP LOCATION TO ATTAIN 2"
MAXIMUM CROSS SLOPE

NOTE:
LOT LINES SHOWN ARE PROPOSED
LOTS 11 & 14 TO BE REPLATTED TO SHOW
PROPOSED LOT LINES.

SEE DETAIL SHEET FOR THE FOLLOWING DETAILS:
PK-1 96" ACCESSIBLE & VAN ACCESSIBLE SPACE STRIPING
PK-2 ACCESSIBLE SIGN
SG-1 BOLLARD DETAIL
C1 STRAIGHT BACK CURB
CG-1 TYPE B CURB AND GUTTER
CW1 CURB WALK AT BUILDING
PV1 REGULAR DUTY PAVEMENT
PV2 HEAVY DUTY ASPHALT PAVEMENT
PV3 HEAVY DUTY CONCRETE PAVEMENT
CW2 SIDEWALK
LP LIGHT POLE (SEE ARCH PLANS)

NOTES:

- 8A DOOR (SEE ARCH. PLANS)
- 12K YELLOW PARKING LOT STRIPING (SHERWIN-WILLIAMS TM 2160 LEAD FREE OR APPROVED EQUAL)
- 12N 4" YELLOW STRIPES 3'-0" O.C.
- 11 PAINT CURB RED WITH "FIRE LANE - NO PARKING" 4" WHITE LETTERS NO MORE THAN 15' APART
- 12 PAINT 6" WIDE RED STRIPE WITH "FIRE LANE - NO PARKING" 4" WHITE LETTERS
- DS OUTLET DOWN SPOUTS IN BACK OF CURB WITH 4" PVC

1"=40'
0 20' 40'

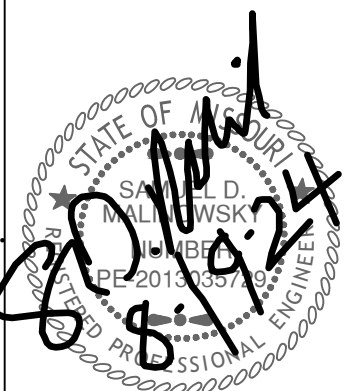
Drawings and/or Specifications are original proprietary work and property of the Engineer and intended specifically for this project. Use of items contained herein without consent of the Engineer is prohibited. Drawings illustrate best information available to the Engineer. Field verification of actual elements, conditions, and dimensions is required.



Revisions

11-29-23	CITY COMMENTS
1-4-24	PER CLIENT
1-16-24	PER EVERGY
2-29-24	PER CLIENT
3-7-24	SECTIONALIZER
3-18-24	PER CLIENT
4-1-24	PER CLIENT
8-19-24	PER CLIENT

**LOT 13A OF
WEST PRYOR**
LEE'S SUMMIT, MISSOURI



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 LOT 13A OF
 WEST PRYOR
 LEE'S SUMMIT, MISSOURI

 sheet
 C5.0
 Civil
 GRADING PLAN &

 permit
 19 OCTOBER 2023

GRADING NOTES:

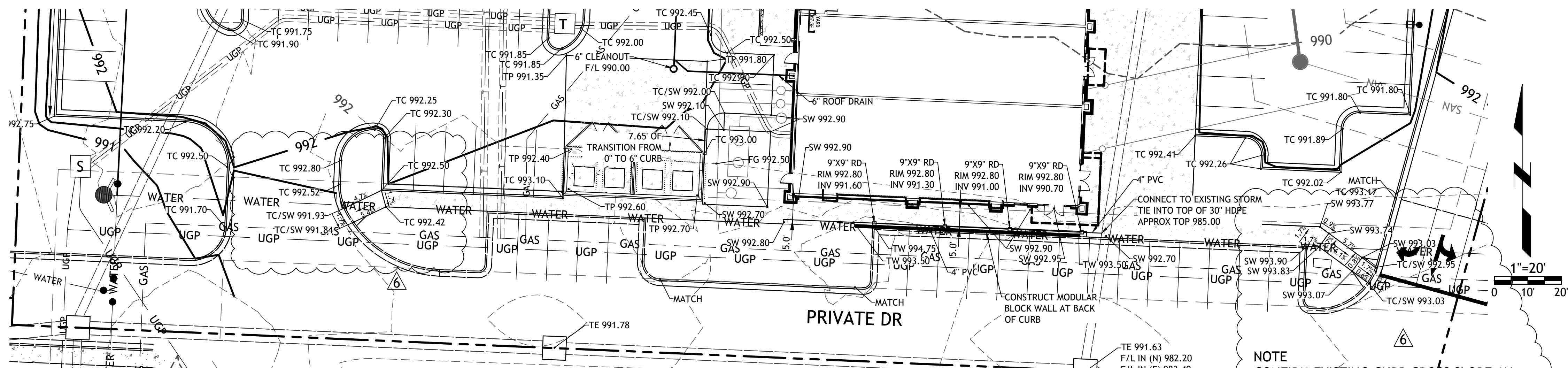
1. EARTHWORK UNDER THE BUILDING SHALL COMPLY WITH THE PROJECT ARCHITECTURAL PLANS. OTHER FILL MATERIAL SHALL BE MADE IN LIFTS NOT TO EXCEED EIGHT INCHES DEPTH COMPACTED TO 95% STANDARD PROCTOR DENSITY. FILL MATERIAL MAY INCLUDE ROCK FROM ON-SITE EXCAVATION IF CAREFULLY PLACED SO THAT LARGE STONES ARE WELL DISTRIBUTED AND VOIDS ARE COMPLETELY FILLED WITH SMALLER STONES, EARTH, SAND OR GRAVEL TO FURNISH A SOLID EMBANKMENT. NO ROCK LARGER THAN THREE INCHES IN ANY DIMENSION NOR ANY SHALE SHALL BE PLACED IN THE TOP 12 INCHES OF EMBANKMENT.
2. AREAS THAT ARE TO BE CUT TO SUBGRADE LEVELS SHALL BE PROOF ROLLED WITH A MODERATELY HEAVY LOADED DUMP TRUCK OR SIMILAR APPROVED CONSTRUCTION EQUIPMENT TO DETECT UNSUITABLE SOIL CONDITIONS.
3. IN ALL AREAS OF EXCAVATION, IF UNSUITABLE SOIL CONDITIONS ARE ENCOUNTERED, A QUALIFIED GEOTECHNICAL ENGINEER SHALL RECOMMEND TO THE OWNER THE METHODS OF UNDERCUTTING AND REPLACEMENT OF PROPERLY COMPACTED, APPROVED FILL MATERIAL. ALL PROOF ROLLING AND UNDERCUTTING SHOULD BE PERFORMED DURING A PERIOD OF DRY WEATHER.
4. CONTRACTOR SHALL USE SILT FENCE OR OTHER MEANS OF CONTROLLING EROSION ALONG THE EDGE OF THE PROPERTY OR OTHER BOTTOM OF SLOPE LOCATIONS.
5. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS.
6. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT. THE CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR ANY DAMAGES TO THE ADJACENT PROPERTIES OCCURRING DURING THE CONSTRUCTION PHASES OF THIS PROJECT.
7. IT IS NOT THE DUTY OF THE ENGINEER OR THE OWNER TO REVIEW THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE AT ANY TIME DURING CONSTRUCTION.
8. PIPE LENGTHS ARE CENTER TO CENTER OF STRUCTURE OR TO END OF END SECTIONS.
9. HANDICAP STALLS SHALL MEET ADA REQUIREMENTS AND SHALL NOT EXCEED 2% SLOPE IN ANY DIRECTION AT THE BUILDING ENTRY AND ACCESSIBLE PARKING STALLS. SLOPES EXCEEDING 2.0% WILL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
10. ALL CONSTRUCTION TRAFFIC, TEMPORARY TRAFFIC CONTROL DEVICES AND PAVEMENT MARKINGS SHALL CONFORM TO REQUIREMENTS OF THE LATEST MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
11. CONTRACTOR TO PLACE 8" LOW PERMEABILITY LVC FOR BUILDING PAD
12. CONTRACTOR TO CONSTRUCT THROATS TO CURB INLETS.
13. NO HEAVY EQUIPMENT ALLOWED WITHIN 5' OF EXISTING POLE FOUNDATION TOP OF FOUNDATION SHALL REMAIN 2' ABOVE EXISTING GROUND UPON COMPLETION OF CONSTRUCTION.
14. AT NO TIME SHALL CONSTRUCTION EQUIPMENT BE ALLOWED WITH 20' OF ANY PART OF THE TRANSMISSION LINE.

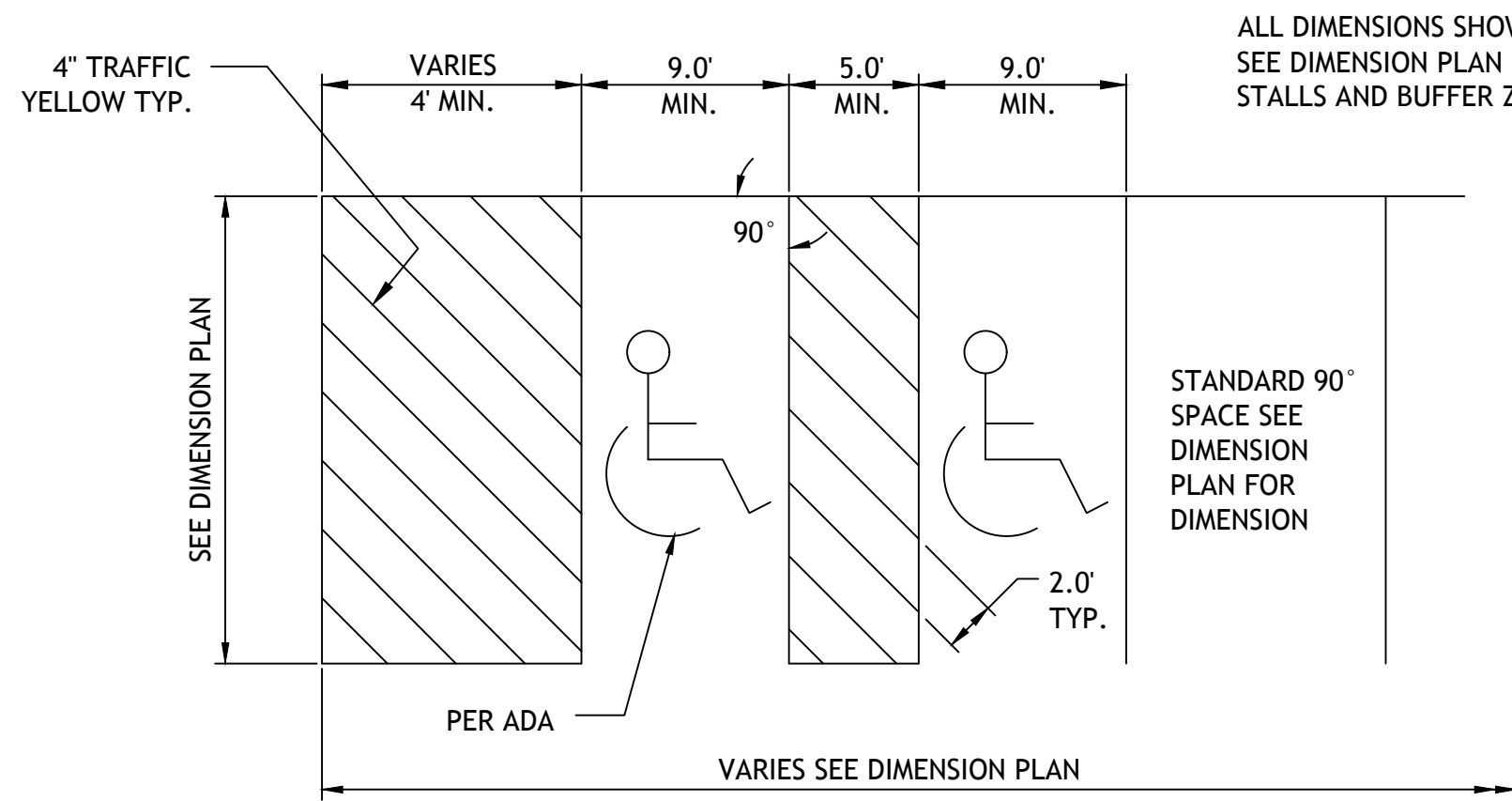
NOTE

ANY GRADING SHOWN ON LOT 11 OTHER THAN WHAT IS REQUIRED FOR THE ACCESS DRIVES INDICATED ON THE SITE PLAN IS SHOWN FOR INFORMATION ONLY AND IS NOT PART OF THESE PLANS.

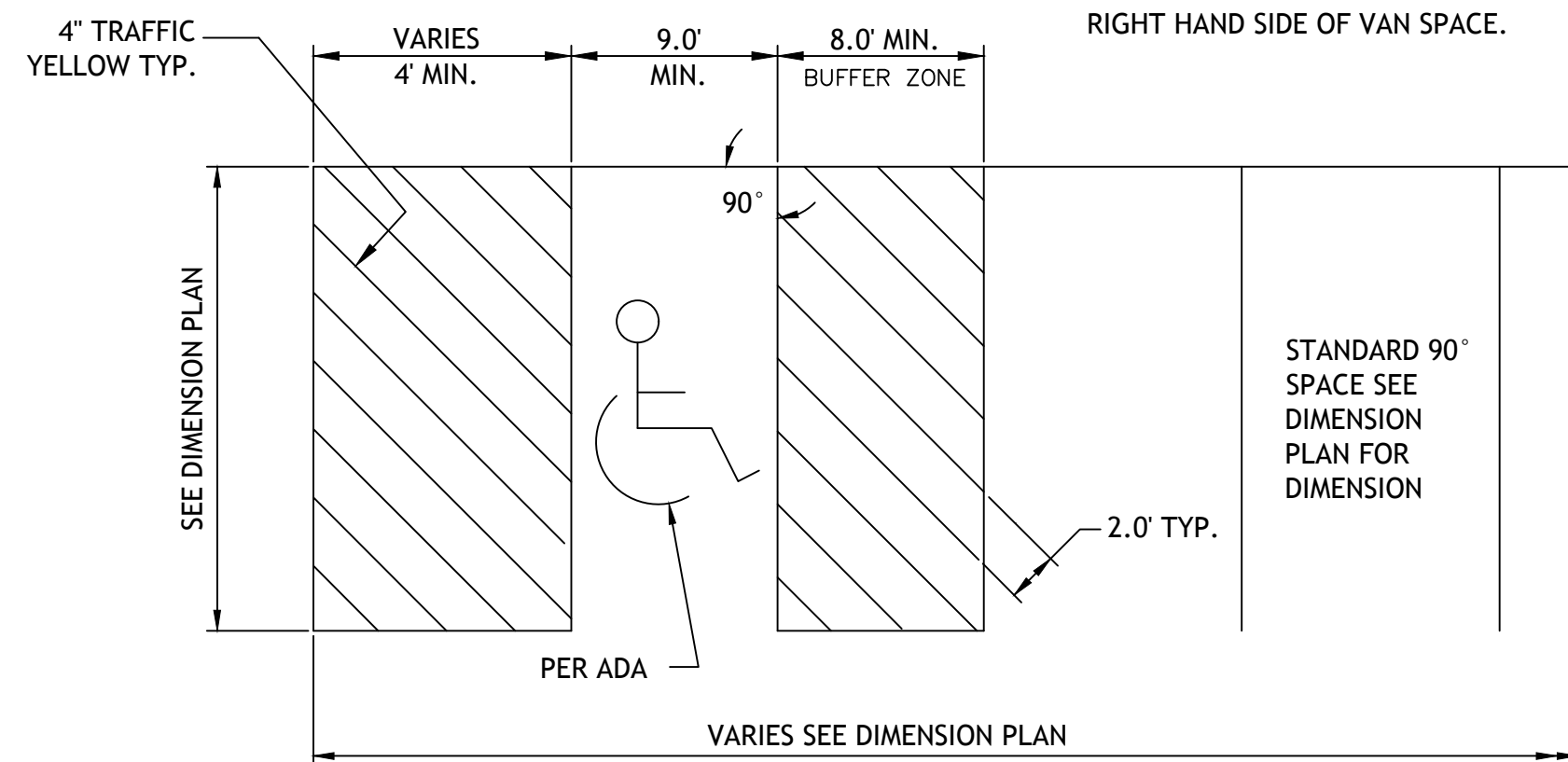
RD ROOF DRAIN (JOSAM 23760 ROOF DRAIN
 WITH 4" OUTLET OR APPROVED EQUAL.

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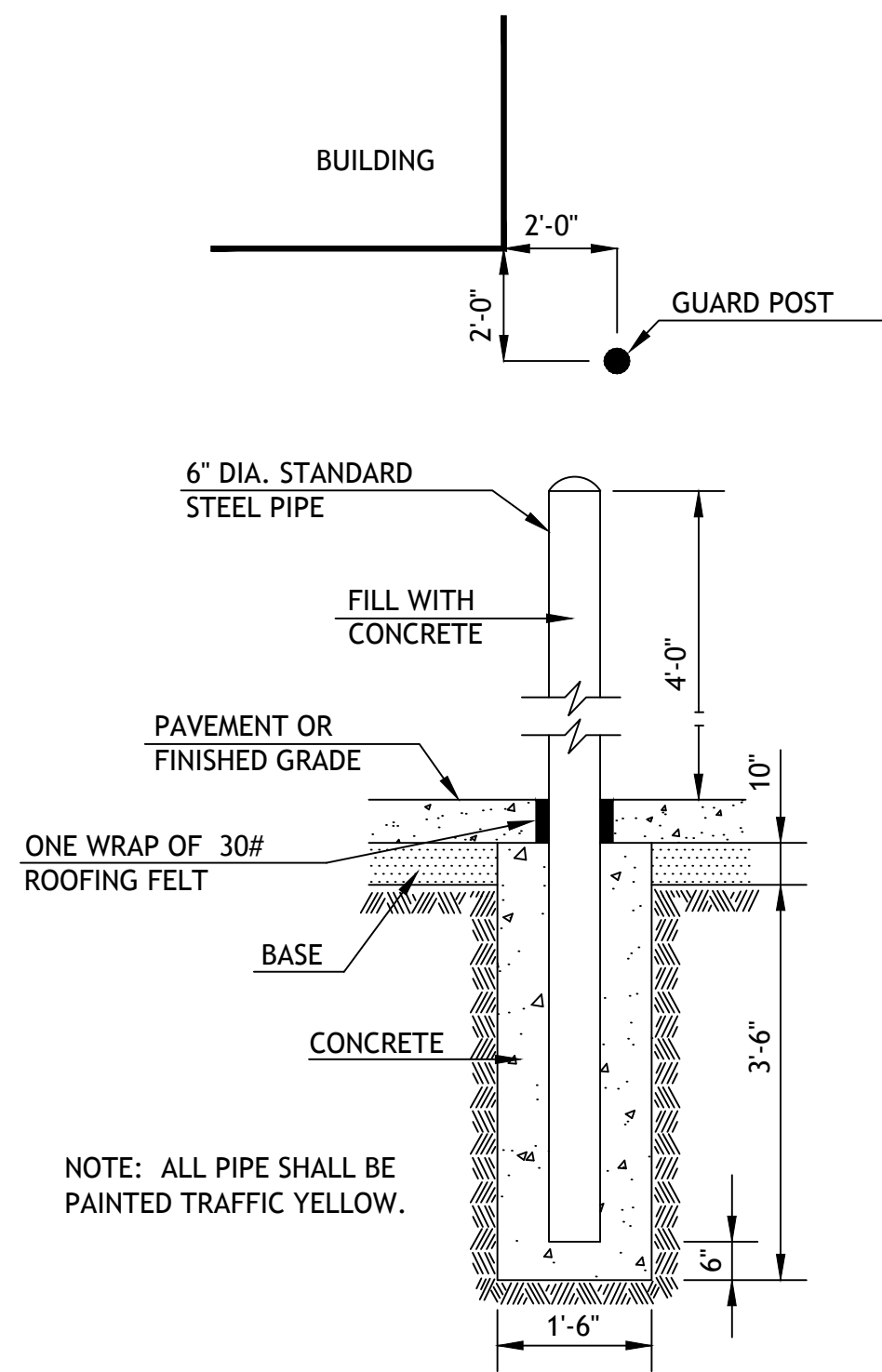


NOTE: PARKING SPACES AND ACCESS ISLES SHALL BE LEVEL WITH SURFACE SLOPES NOT EXCEEDING 1:50 IN ALL DIRECTIONS



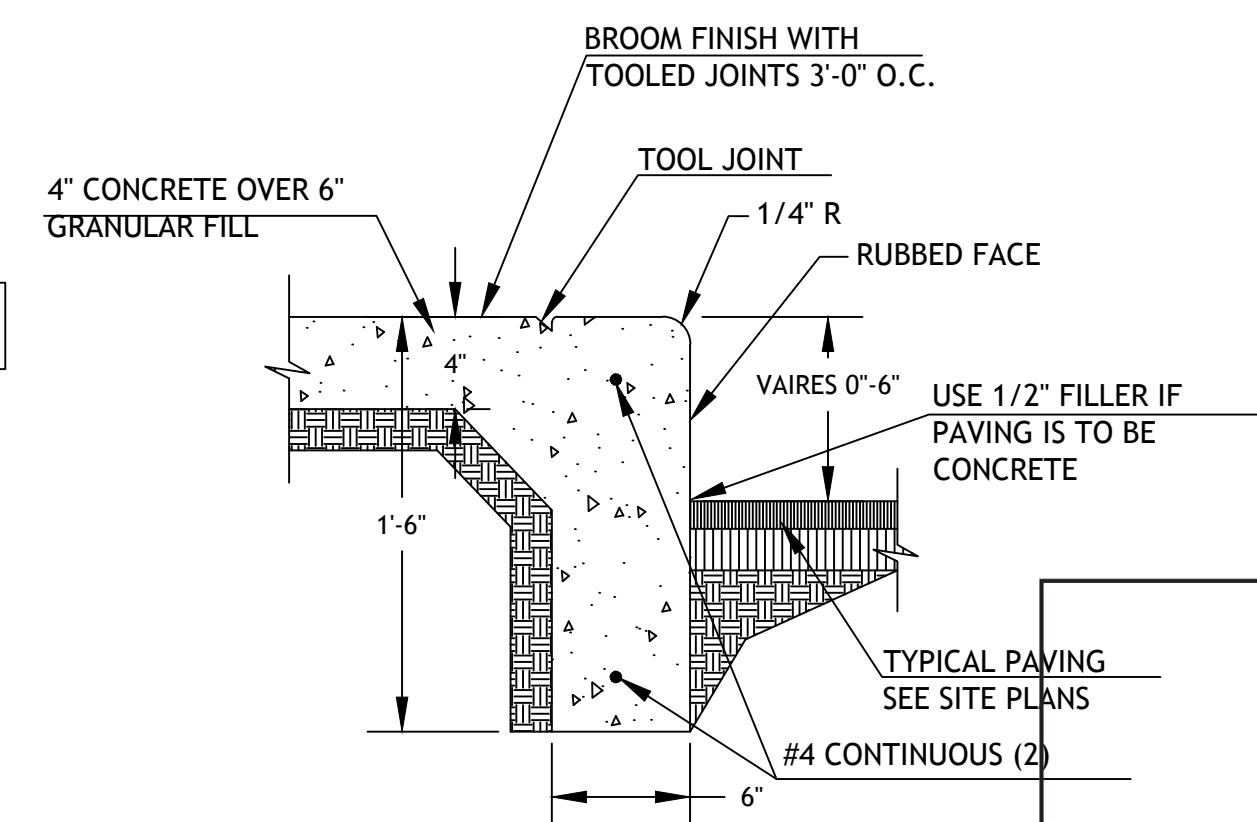
90° ACCESSIBLE & VAN ACCESSIBLE SPACE STRIPING

PK1



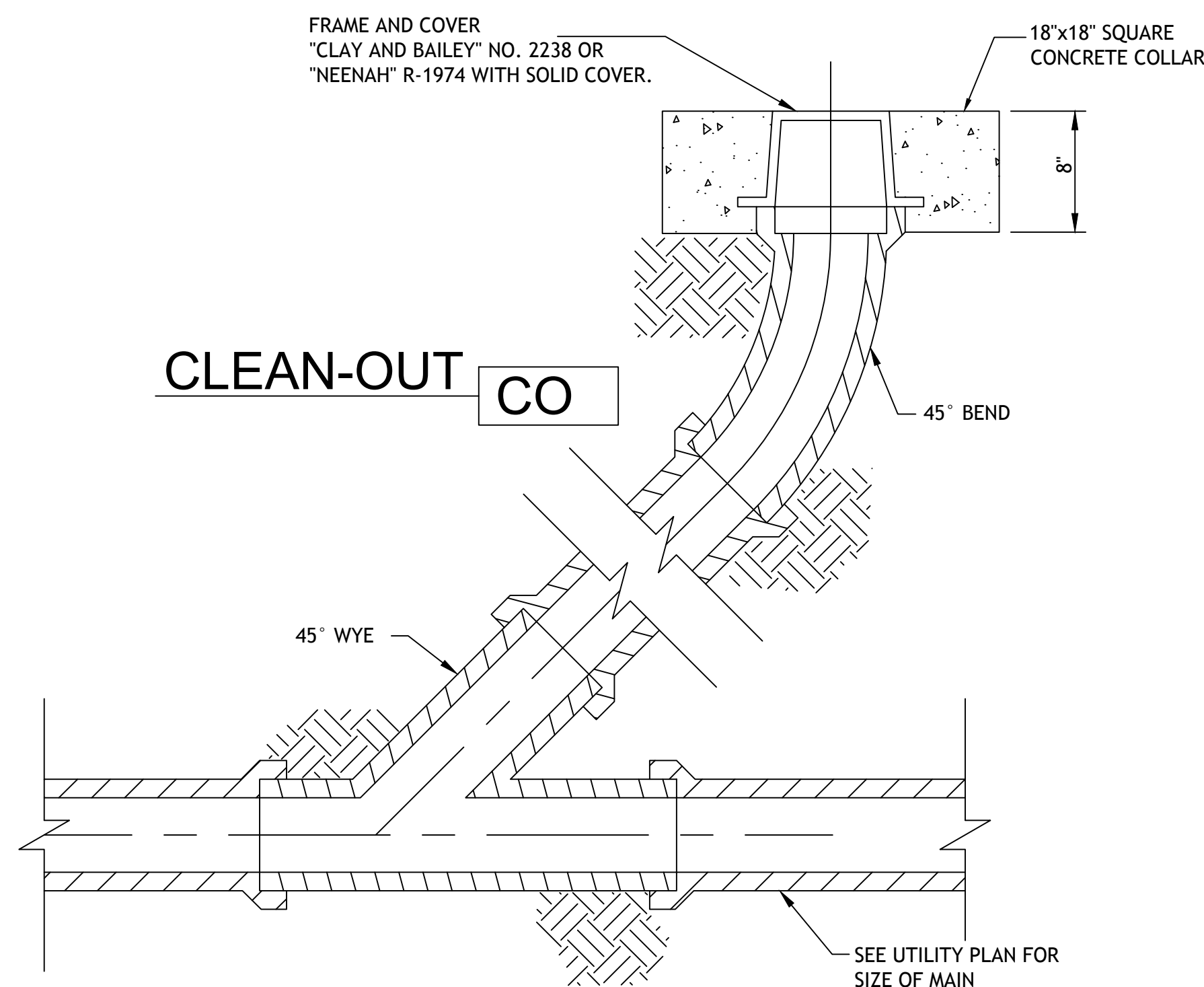
BOLLARD DETAIL

SG1



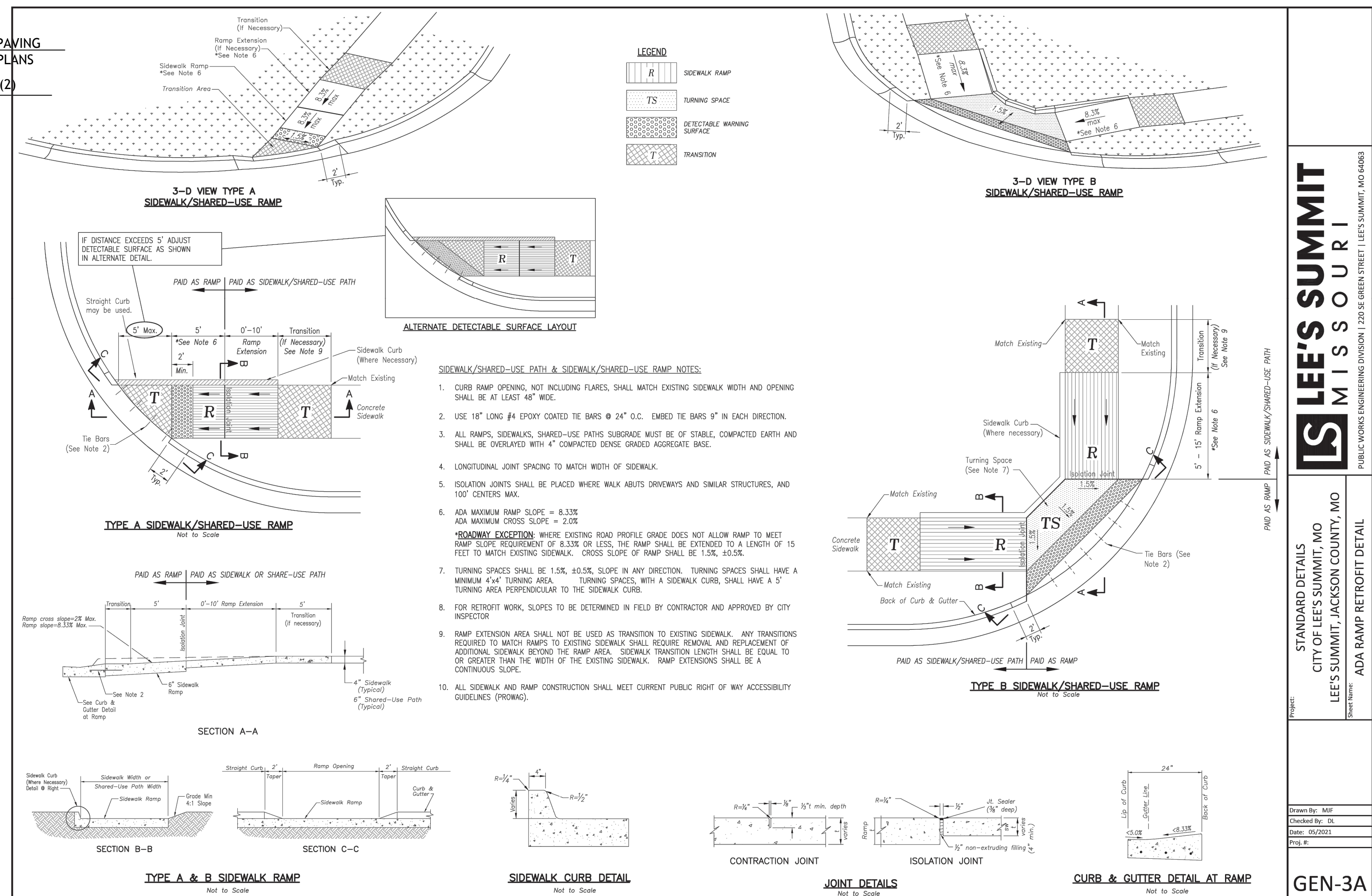
CURB WALK/CURB (AT BUILDING)

CW1



CLEAN-OUT

CO



LEE'S SUMMIT MISSOURI

STANDARD DETAILS
CITY OF LEE'S SUMMIT, MO
LEE'S SUMMIT, JACKSON COUNTY, MO
ADA RAMP RETROFIT DETAIL

GEN-3A