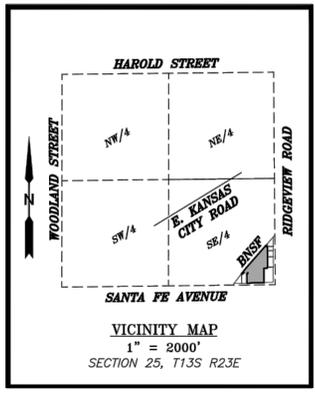


**NOTES:**

- FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE STUDY (FIS) INFORMATION, NO PORTIONS OF THE EXISTING PROJECT PROPERTY ARE LOCATED WITHIN THE FEMA 100-YEAR FLOOD PLAN OR ZONE X (FUTURE BASE FLOOD). ALL SITE DRAINAGE AND SITE IMPROVEMENTS ARE DESIGNED TO THE 100-YEAR FLOOD PLAN. THE NE CORNER OF THE SITE IS APPROXIMATELY 30' SOUTH OF THE FLOODPLAIN.
- LOTS 1, 2, & 3 ARE BEING REZONED TO C-3 ZONING.
- THERE ARE 65 PROPOSED REGULAR PARKING SPACES & 3 ACCESSIBLE PARKING SPACES.

**LEGEND:**

- NEW BUILDING
- PROPERTY LINE
- LOT LINE
- NEW ARTIFICIAL TURF RE: ARCH
- NEW LOCAL STREET SECTION RE: 1' C500
- NEW CONCRETE PAVEMENT RE: 7' C500
- NEW COMMERCIAL DRIVEWAY RE: 4' C500
- NEW LIGHT DUTY ASPHALT RE: 6' C500
- NEW HEAVY DUTY ASPHALT RE: 9' C500
- NEW CONCRETE SIDEWALK
- NEW CRUSHED LIMESTONE
- OUTDOOR PUBLIC AMENITY SPACE
- NEW BLACK VINYL CHAIN-LINK FENCE
- NEW BLACK VINYL CHAIN-LINK FENCE WITH MOW STRIP
- NEW ACCESSIBLE RAMP
- NEW TYPE B CURB & GUTTER RE: 2' C500
- NEW FLUSH CURBS RE: 3' C500
- CURB HEIGHT TRANSITION 8" HIGH TO 6" HIGH
- NEW RETAINING WALL



**LEGAL DESCRIPTION**  
ALL THAT PART OF LOT 1, 8FFY LUBE, A PLATTED SUBDIVISION TOGETHER WITH A TRACT OF LAND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 23 EAST, IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 25, T13S, R23E, THE FOLLOWING LEGAL DESCRIPTION WAS WRITTEN BY JEFFERSON POWERS, RD PL3 1726 ON JUNE 27, 2025, THENCE SOUTH 89°20'10" WEST, ON THE SOUTH LINE OF SAID SECTION 25, A DISTANCE OF 278.88 FEET; THENCE NORTH 02°30'00" WEST, A DISTANCE OF 55.16 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE NORTH BIGHT OF WAY LINE OF SANTA FE AVENUE, THENCE SOUTH 89°20'10" WEST, A DISTANCE OF 273.43 FEET; THENCE SOUTH 83°03'31" WEST, A DISTANCE OF 154.06 FEET; THENCE SOUTH 89°20'10" WEST, A DISTANCE OF 27.08 FEET; THENCE NORTH 02°11'17" WEST, DEPARTING SAID NORTH BIGHT OF WAY LINE, A DISTANCE OF 343.63 FEET; THENCE NORTH 89°13'58" EAST, A DISTANCE OF 22.05 FEET; THENCE NORTH 02°43'47" WEST, A DISTANCE OF 21.00 FEET; THENCE SOUTH 89°13'32" WEST, A DISTANCE OF 32.05 FEET; THENCE SOUTH 64°30'20" WEST, A DISTANCE OF 763.3 FEET; THENCE NORTH 02°30'17" WEST, A DISTANCE OF 30.00 FEET A POINT OF CURVATURE ON THE SOUTHWESTERN BIGHT OF WAY LINE OF BNSF RAILROAD; THENCE ON SAID RAILROAD BIGHT OF WAY LINE AND ON A CURVE TO THE RIGHT WITH AN INITIAL TANGENT BEARING OF NORTH 37°33'07" EAST, A CENTRAL ANGLE OF 63°23'37", A RADIUS OF 453.78 FEET, AND AN ARC LENGTH OF 264.50 FEET; THENCE NORTH 41°30'02" EAST, ON SAID RAILROAD BIGHT OF WAY LINE, A DISTANCE OF 86.59 FEET; THENCE SOUTH 04°50'18" EAST, A DISTANCE OF 24.29 FEET; THENCE NORTH 89°23'37" EAST, A DISTANCE OF 35.23 FEET TO THE SOUTHWEST CORNER OF LOT 1, RIDGEVIEW PLAZA, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 56, PAGE 25 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS, THENCE SOUTH 80°16'19" EAST, ON THE WEST LINE OF LOTS 2, AND 3, OF SAID RIDGEVIEW PLAZA, A DISTANCE OF 511.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, SAID CORNER ALSO BEING AT A POINT ON THE NORTH LINE OF LOT 1, QUIKTRIP STORE NO. 01824, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 207102, PAGE 001410 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS; THE FOLLOWING BEARINGS AND DISTANCES ARE ON THE NORTH LINE OF SAID LOT 1, THENCE SOUTH 89°34'51" WEST, A DISTANCE OF 12.00 FEET TO A POINT OF INTERSECTION THENCE SOUTH 02°30'17" EAST, A DISTANCE OF 28.53 FEET; THENCE SOUTH 89°16'17" WEST, A DISTANCE OF 82.10 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID LOT 1, THENCE SOUTH 02°30'17" EAST, ON THE WEST LINE OF SAID LOT 1 AND THE PROLONGATION THEREOF, A DISTANCE OF 387.70 FEET TO THE POINT OF BEGINNING.

CONTAINING 324,159.73 SQUARE FEET/7.44 ACRES OF LAND MORE OR LESS.

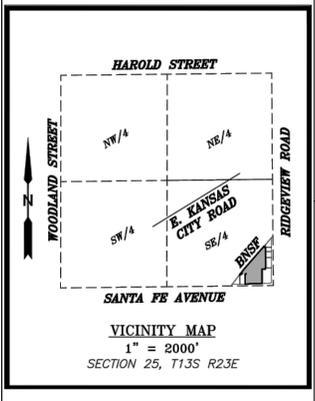
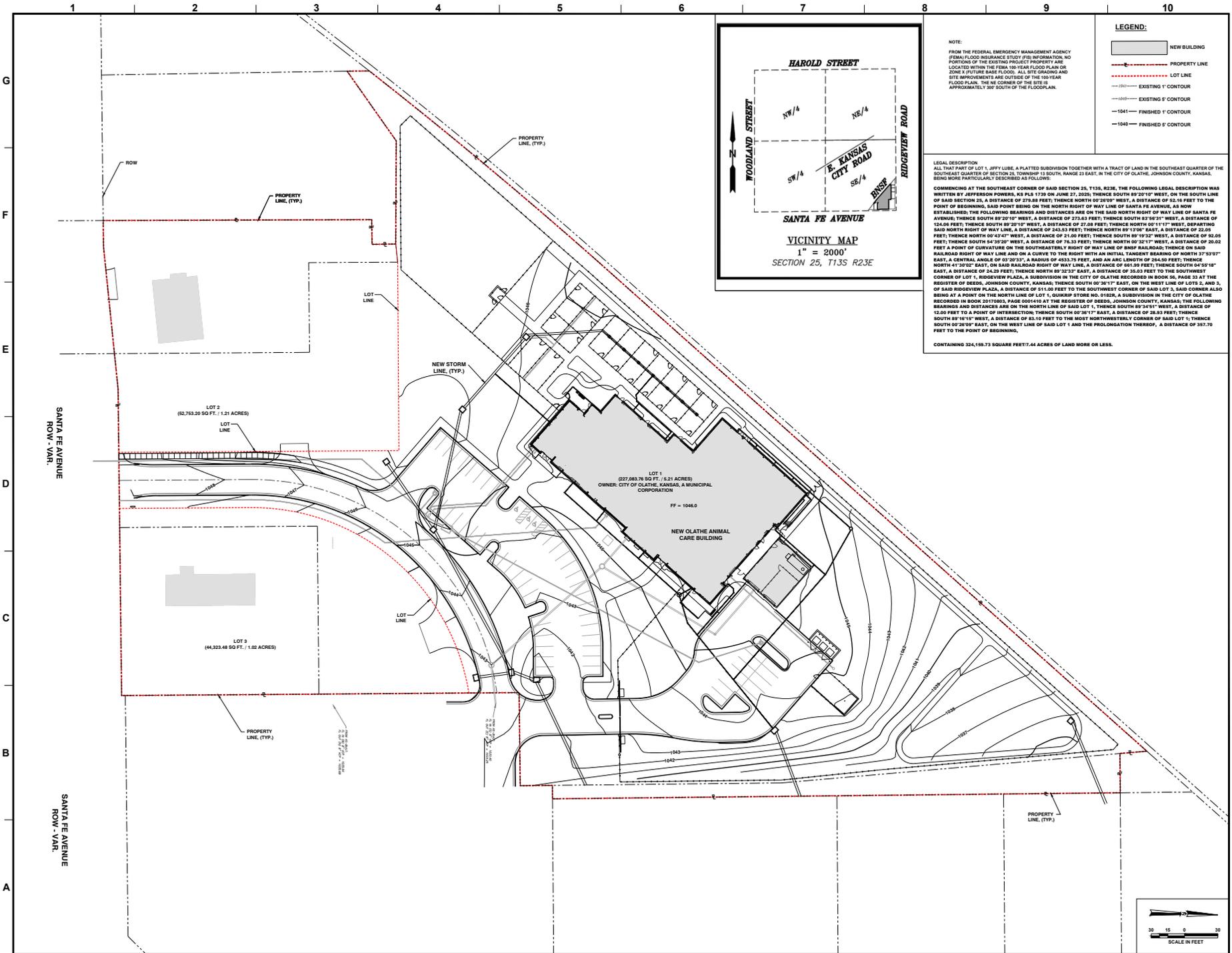


**MARK DATE**

1	11/20/25	CD/ISSUE
2	11/26/25	CD/COMMENTS
3	12/01/25	R2/PROF REVISIONS
4	12/16/25	R2/PROF REVISIONS

SFS PROJECT NO: 231194  
HOLD FOR REDLINE: POP 5/8/2025  
ISSUE DATE: 07/20/2025  
© 2025 SFS ARCHITECTURE  
SITE LAYOUT PLAN

U:\2025\23-191-180\DWG\C201-23191.dwg (Layout) Plotting



**NOTE:**  
FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE STUDY (FIS) INFORMATION, NO PORTION OF THE EXISTING PROJECT PROPERTY ARE LOCATED WITHIN THE FEMA 100-YEAR FLOOD PLAIN OR ZONE X (FUTURE BASE FLOOD). ALL SITE GRADING AND SITE IMPROVEMENTS ARE OUTSIDE OF THE 100-YEAR FLOOD PLAIN. THE NE CORNER OF THE SITE IS APPROXIMATELY 30' SOUTH OF THE FLOODPLAIN.

**LEGEND:**

- NEW BUILDING
- PROPERTY LINE
- LOT LINE
- EXISTING 1' CONTOUR
- EXISTING 5' CONTOUR
- FINISHED 1' CONTOUR
- FINISHED 5' CONTOUR

**LEGAL DESCRIPTION**  
ALL THAT PART OF LOT 1, JIFFY LIME, A PLATTED SUBDIVISION TOGETHER WITH A TRACT OF LAND IN THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 23 EAST, IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 25, T13S, R23E, THE FOLLOWING LEGAL DESCRIPTION WAS WRITTEN BY SEPPERSON POWERS, 69 PLS 1739 ON JUNE 27, 2020; THENCE SOUTH 89°20'10" WEST, ON THE SOUTH LINE OF SAID SECTION 25, A DISTANCE OF 278.88 FEET; THENCE NORTH 00°28'09" WEST, A DISTANCE OF 52.16 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF SANTA FE AVENUE, AS NOW ESTABLISHED; THE FOLLOWING BEARINGS AND DISTANCES ARE ON THE SAID NORTH RIGHT OF WAY LINE OF SANTA FE AVENUE; THENCE SOUTH 89°20'10" WEST, A DISTANCE OF 278.88 FEET; THENCE SOUTH 87°56'31" WEST, A DISTANCE OF 124.24 FEET; THENCE SOUTH 86°20'10" WEST, A DISTANCE OF 27.68 FEET; THENCE NORTH 00°11'17" WEST, DEPARTING SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 243.53 FEET; THENCE NORTH 87°13'08" EAST, A DISTANCE OF 22.05 FEET; THENCE NORTH 00°42'47" WEST, A DISTANCE OF 21.60 FEET; THENCE SOUTH 89°15'02" WEST, A DISTANCE OF 52.05 FEET; THENCE SOUTH 84°32'20" WEST, A DISTANCE OF 76.33 FEET; THENCE NORTH 00°32'17" WEST, A DISTANCE OF 20.02 FEET; A POINT OF CURVATURE ON THE SOUTHWESTERN RIGHT OF WAY LINE OF SNIP RAILROAD; THENCE ON SAID RAILROAD RIGHT OF WAY LINE AND ON A CURVE TO THE RIGHT WITH AN INITIAL TANGENT BEARING OF NORTH 37°53'07" EAST, A CENTRAL ANGLE OF 85°23'24", A RADIUS OF 483.75 FEET, AND AN ARC LENGTH OF 284.59 FEET; THENCE NORTH 41°30'22" EAST, ON SAID RAILROAD RIGHT OF WAY LINE, A DISTANCE OF 681.29 FEET; THENCE SOUTH 04°58'18" EAST, A DISTANCE OF 54.29 FEET; THENCE NORTH 89°32'37" EAST, A DISTANCE OF 35.03 FEET TO THE SOUTHWEST CORNER OF LOT 1, RIDGEVIEW PLAZA, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 56, PAGE 33 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS; THENCE SOUTH 00°36'17" EAST, ON THE WEST LINE OF LOTS 2, AND 3, OF SAID RIDGEVIEW PLAZA, A DISTANCE OF 611.09 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, SAID CORNER ALSO BEING AT A POINT ON THE NORTH LINE OF LOT 1, QUICKSTOP STORE NO. 0182B, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 207889, PAGE 006140 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS; THE FOLLOWING BEARINGS AND DISTANCES ARE ON THE NORTH LINE OF SAID LOT 1; THENCE SOUTH 89°24'51" WEST, A DISTANCE OF 12.05 FEET TO A POINT OF INTERSECTION; THENCE SOUTH 00°17'18" EAST, A DISTANCE OF 26.93 FEET; THENCE SOUTH 89°16'15" WEST, A DISTANCE OF 83.10 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID LOT 1; THENCE SOUTH 00°20'00" EAST, ON THE WEST LINE OF SAID LOT 1 AND THE PROLONGATION THEREOF, A DISTANCE OF 357.70 FEET TO THE POINT OF BEGINNING.

CONTAINING 324,159.73 SQUARE FEET; 7.44 ACRES OF LAND MORE OR LESS.

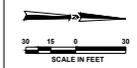


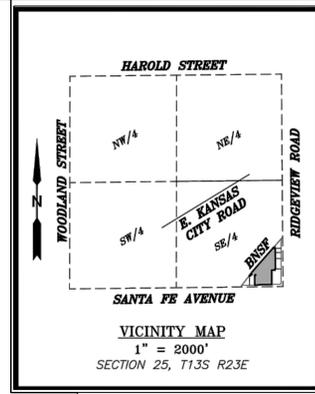
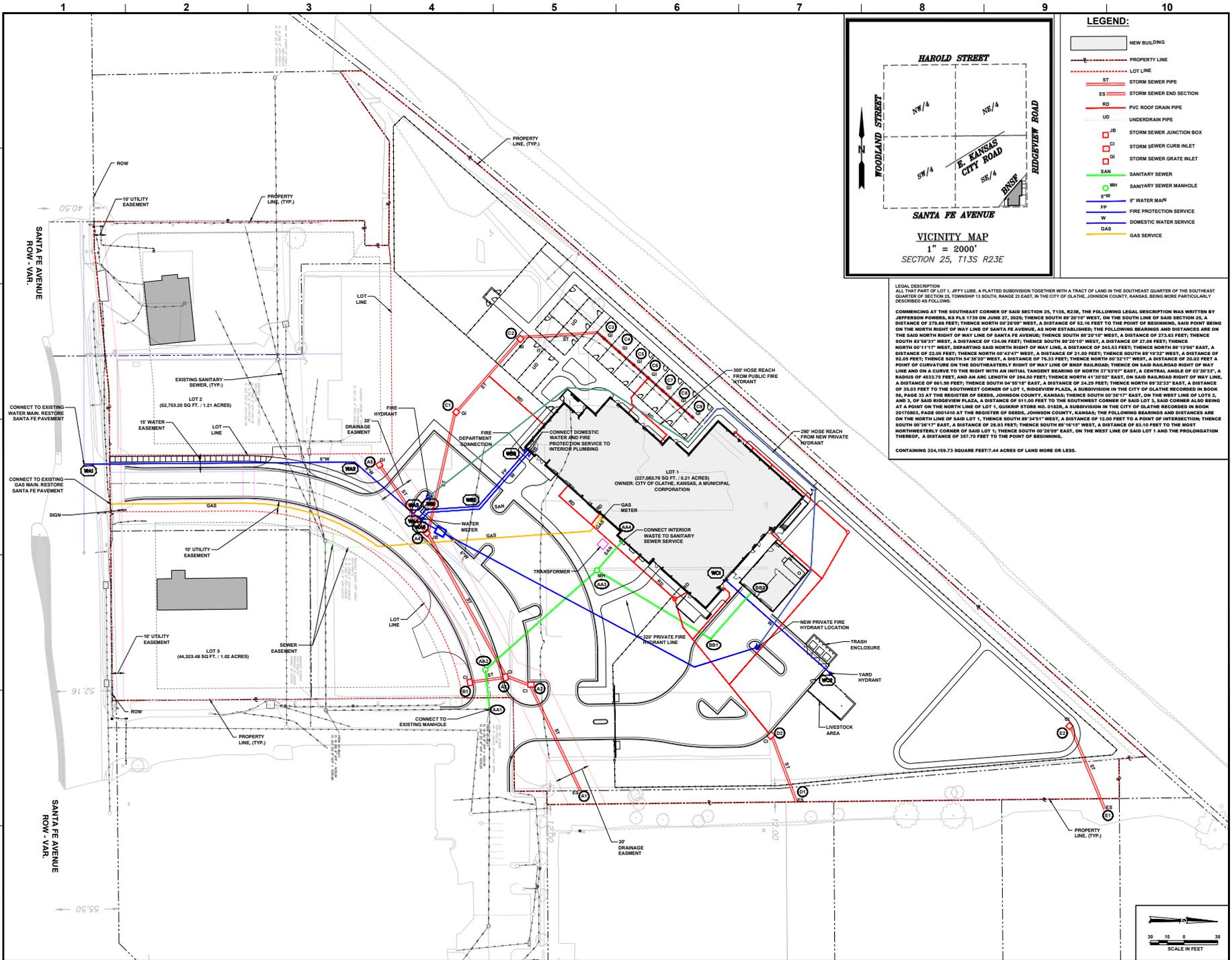
**OLATHE ANIMAL CARE CAMPUS**  
OLATHE, KANSAS  
1120 E SANTA FE ST  
OLATHE, KANSAS 66061

MARK DATE	DESCRIPTION
1	ISSUED FOR PERMITS
2	ISSUED FOR PERMITS
3	ISSUED FOR PERMITS

SFS PROJECT NO: 231194  
ISSUED FOR PERMITS: POP 5888309  
ISSUE DATE: 07/20/2025  
S: POP 5888309 ARCHITECTURE  
PHASE 2  
OVERALL SITE GRADING PLAN

**C300**





**LEGEND:**

- NEW BUILDING
- PROPERTY LINE
- LOT LINE
- ST STORM SEWER PIPE
- ES STORM SEWER END SECTION
- RD PVC ROOF DRAIN PIPE
- UD UNDERDRAIN PIPE
- JB STORM SEWER JUNCTION BOX
- CI STORM SEWER CURB INLET
- GI STORM SEWER GRATE INLET
- SAN SANITARY SEWER
- MH SANITARY SEWER MANHOLE
- W 8" WATER MAIN
- FP FIRE PROTECTION SERVICE
- W DOMESTIC WATER SERVICE
- GAS GAS SERVICE

**LEGAL DESCRIPTION**  
ALL THAT PART OF LOT 1, 8FFY LIRE, A PLATTED SUBDIVISION TOGETHER WITH A TRACT OF LAND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 25, TOWNSHIP 13 SOUTH, RANGE 23 EAST, IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 25, T13S, R23E, THE FOLLOWING LEGAL DESCRIPTION WAS WRITTEN BY JEFFERSON POWERS, KS PLS 1726 ON JUNE 27, 2025: THENCE SOUTH 89°20'14" WEST, ON THE SOUTH LINE OF SAID SECTION 25, A DISTANCE OF 273.88 FEET; THENCE NORTH 07°20'00" WEST, A DISTANCE OF 521.6 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF SANTA FE AVENUE, AS NOW ESTABLISHED; THE FOLLOWING BEARINGS AND DISTANCES ARE ON THE SAID NORTH RIGHT OF WAY LINE OF SANTA FE AVENUE: THENCE SOUTH 89°20'10" WEST, A DISTANCE OF 273.83 FEET; THENCE SOUTH 83°56'11" WEST, A DISTANCE OF 124.58 FEET; THENCE SOUTH 89°20'10" WEST, A DISTANCE OF 27.08 FEET; THENCE NORTH 00°11'17" WEST, DEPARTING SAID NORTH RIGHT OF WAY LINE, A DISTANCE OF 562.53 FEET; THENCE NORTH 09°12'08" EAST, A DISTANCE OF 22.05 FEET; THENCE NORTH 00°42'47" WEST, A DISTANCE OF 21.00 FEET; THENCE SOUTH 89°19'32" WEST, A DISTANCE OF 52.05 FEET; THENCE SOUTH 54°30'20" WEST, A DISTANCE OF 76.33 FEET; THENCE NORTH 00°32'17" WEST, A DISTANCE OF 30.02 FEET A POINT OF CURVATURE ON THE SOUTHWESTERN RIGHT OF WAY LINE OF HOFF RAILROAD; THENCE ON SAID RAILROAD RIGHT OF WAY LINE AND ON A CURVE TO THE RIGHT WITH AN INITIAL TANGENT BEARING OF NORTH 37°53'07" EAST, A CENTRAL ANGLE OF 83°20'37", A RADIUS OF 4023.73 FEET, AND AN ARC LENGTH OF 234.50 FEET; THENCE NORTH 41°30'57" EAST, ON SAID RAILROAD RIGHT OF WAY LINE, A DISTANCE OF 461.59 FEET; THENCE SOUTH 04°58'18" EAST, A DISTANCE OF 24.23 FEET; THENCE NORTH 89°23'33" EAST, A DISTANCE OF 352.3 FEET TO THE SOUTHWEST CORNER OF LOT 1, HINDSVIEW PLAZA, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 54, PAGE 33 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS; THENCE SOUTH 00°38'17" EAST, ON THE WEST LINE OF LOTS 2, AND 3, OF SAID RIDGEVIEW PLAZA, A DISTANCE OF 511.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, SAID CORNER ALSO BEING AT A POINT ON THE NORTH LINE OF LOT 1, GUNRIP STORE NO. 0182A, A SUBDIVISION IN THE CITY OF OLATHE RECORDED IN BOOK 207THRD, PAGE 005416 AT THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS; THE FOLLOWING BEARINGS AND DISTANCES ARE ON THE NORTH LINE OF SAID LOT 1, THENCE SOUTH 89°34'35" WEST, A DISTANCE OF 12.00 FEET TO A POINT OF INTERSECTION THENCE SOUTH 00°38'17" EAST, A DISTANCE OF 28.33 FEET; THENCE SOUTH 09°16'18" WEST, A DISTANCE OF 83.10 FEET TO THE MOST NORTHWESTERLY CORNER OF SAID LOT 1; THENCE SOUTH 00°28'00" EAST, ON THE WEST LINE OF SAID LOT 1 AND THE PROLONGATION THEREOF, A DISTANCE OF 357.70 FEET TO THE POINT OF BEGINNING.

CONTAINING 324,159.73 SQUARE FEET/7.44 ACRES OF LAND MORE OR LESS.

**sfsarchitecture**  
REGISTERED ARCHITECTS AND ENGINEERS  
STATE OF KANSAS

**SK**  
SK Design Group, Inc.  
Civil Engineers  
4600 Cottage Blvd., Suite 100  
Overland Park, KS 66211  
(913) 451-1518  
fax (913) 451-1509  
www.sdg.com

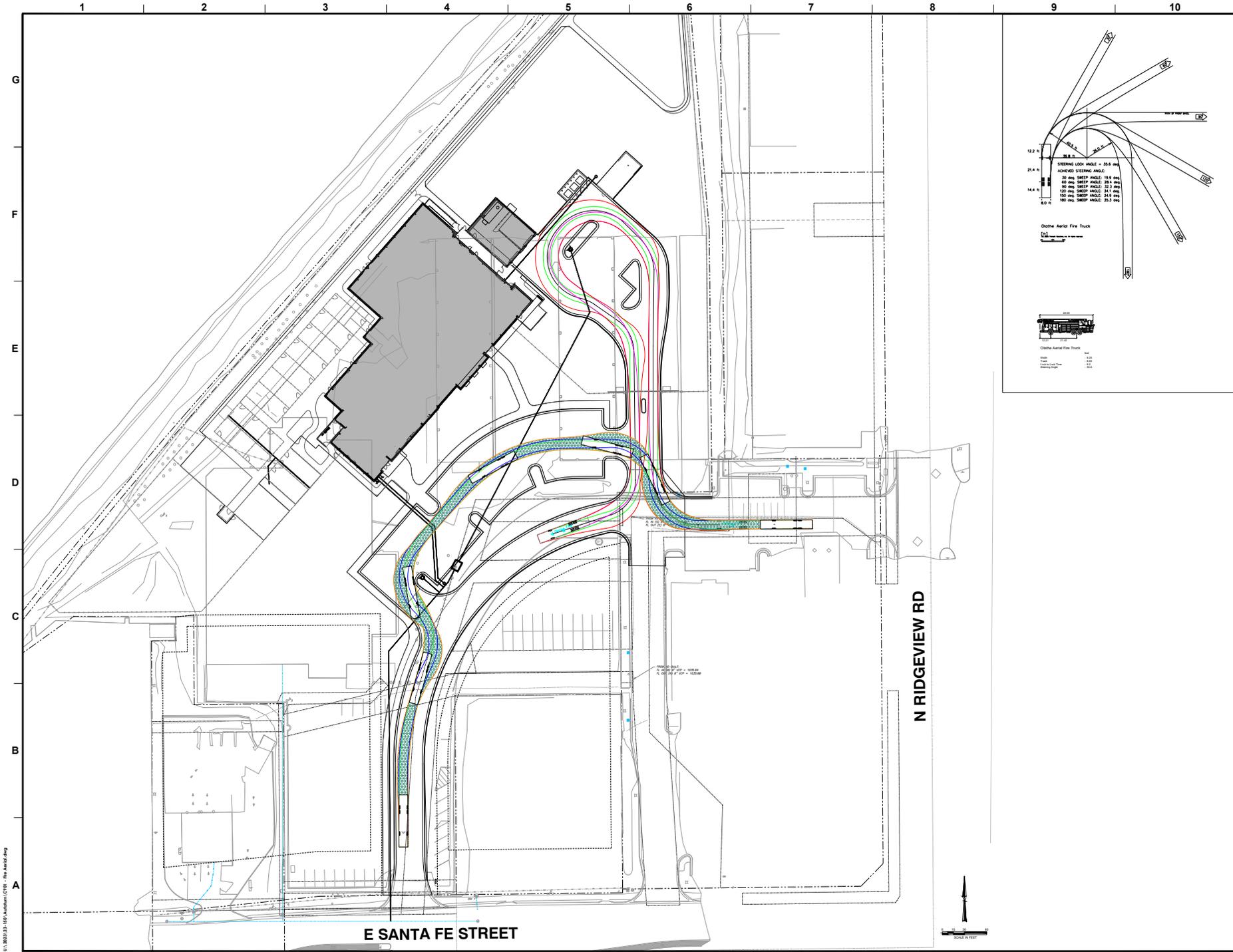
**OLATHE ANIMAL CARE CAMPUS**  
OLATHE, KANSAS  
1120 E SANTA FE ST  
OLATHE, KANSAS 66061

MARK DATE DESCRIPTION  
1 11/25/24 CITY COMMENTS  
2 1/26/25 R2-PPF REVISIONS  
3 3/19/25 R2-PPF REVISIONS

SFS PROJECT NO: 231194  
HOLD FOR REDLINE: POF 5/8/2023  
ISSUE DATE: 07/20/2025  
© 2025 SFS ARCHITECTURE  
SITE UTILITY PLAN

**C401**

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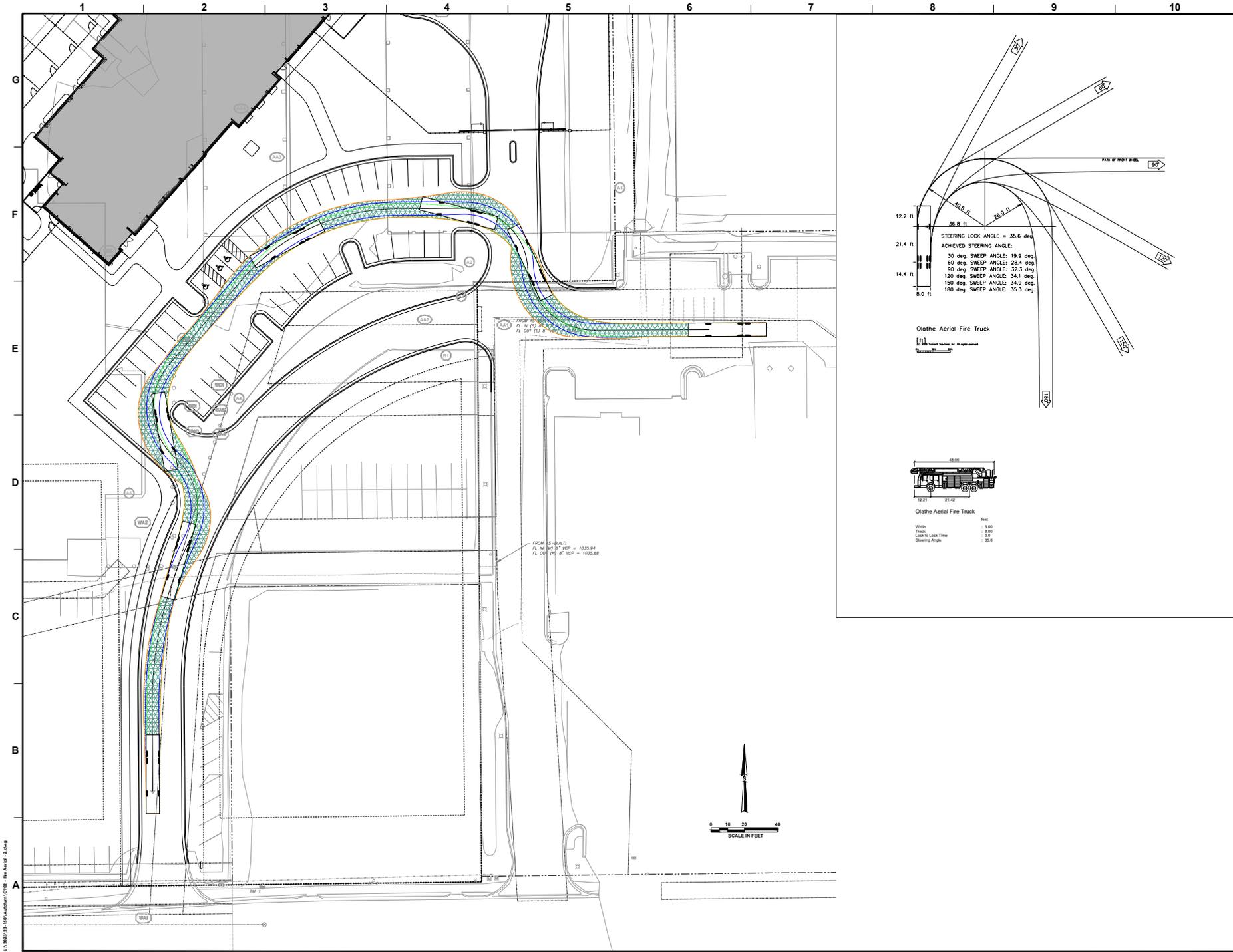


**OLATHE ANIMAL CARE CAMPUS**  
 OLATHE, KANSAS  
 1120 E SANTA FE ST  
 OLATHE, KANSAS 66061

MARK	DATE	DESCRIPTION
1	07/20/23	EDIT COMMENTS
2	10/26/23	RZ PDF REVISIONS
3	2/16/24	KR/PDF REVISIONS

SFS PROJECT NO: 231184  
 ISSUED FOR: REDLINE PDF SUBMITTAL  
 ISSUE DATE: 07/20/2025  
 © 2025 SFS ARCHITECTURE  
 AERIAL FIRE TRUCK TURN STUDY - 1

**C901**



U:\2023\23-180\Animals\CT02 - The Aerial - 2.dwg



MARK DATE	DESCRIPTION
11/20/23	ISSUE FOR COMMENTS
12/06/23	ISSUE FOR REVISIONS
12/19/23	ISSUE FOR REVISIONS
12/20/23	ISSUE FOR REVISIONS

SFS PROJECT NO: 231184  
 ISSUE FOR REVISION: RFP SUBMITTAL  
 ISSUE DATE: 07/20/2025  
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 AERIAL FIRE TRUCK TURN STUDY - 2