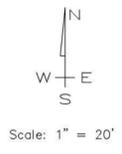
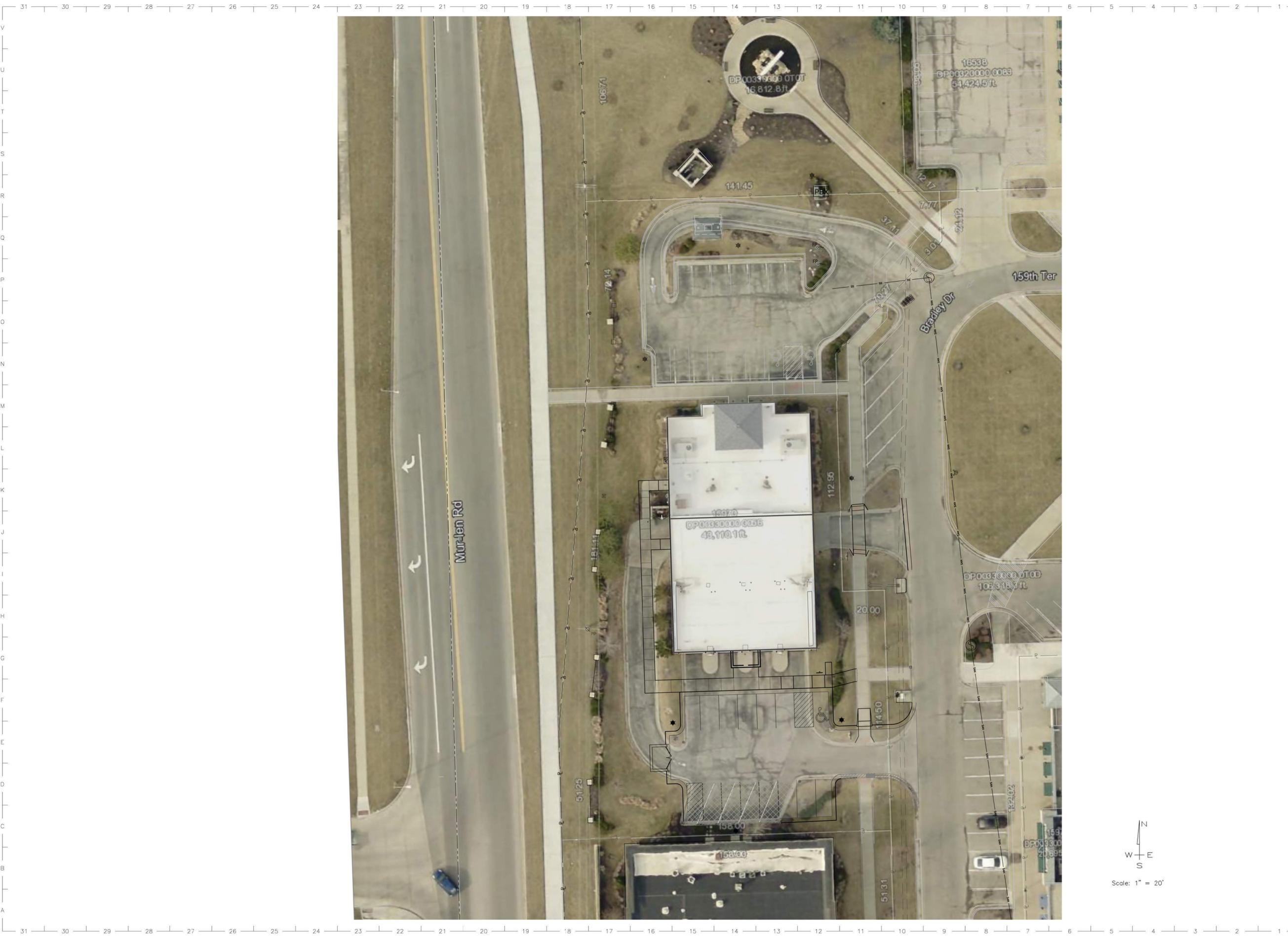


Apr 14, 2020 - 11:24am Plotted By: KCE068 G:\Shared drives\KCTD - Land Development\Projects\2020\20K10009 S Bradley Drive Bank Addition\01_C101_103-DWG\Sheet\Aerial View.dwg Layout: Aerial



CLIENT:
Pyramid Contractors
795 West Ironwood St.
Olathe, KS 66061

PROJECT:
Office Renovation & Expansion
15970 South Bradley Drive
Olathe, KS 66062

ARCHITECT:
Bell / Knott & Associates
CORPORATE ARCHITECTS, P.C.
12730 State Line Road Voice: 913.378.1600
Suite 100 Fax: 913.378.1601
Leawood, KS 66209 www.bellknott.com

CIVIL ENGINEER / LANDSCAPE ARCHITECT:
AE ANDERSON ENGINEERING
EMPLOYEE OWNED
ENGINEERS • SURVEYORS • LABORATORIES • DRILLING
941 W. 141st Terrace
Kansas City, Missouri 64145
816-777-0400

STRUCTURAL ENGINEER:
B D C
Structural Engineers - Since 1957
BOB D. CAMPBELL & CO., INC.
4338 Belleview
Kansas City, MO 64111
(816) 531-4144 FAX (816) 531-8572
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MEP ENGINEER:
GDS GIBBENS DRAKE SCOTT, INC.
Consulting Engineers
9201 E. 63rd Street, Suite 100
Raytown, Missouri 64133
(816) 358-1790

GENERAL CONTRACTOR:
P Purdum
CONSTRUCTION
7301 West 133rd Street
Overland Park, KS 66213
(913) 766-0835



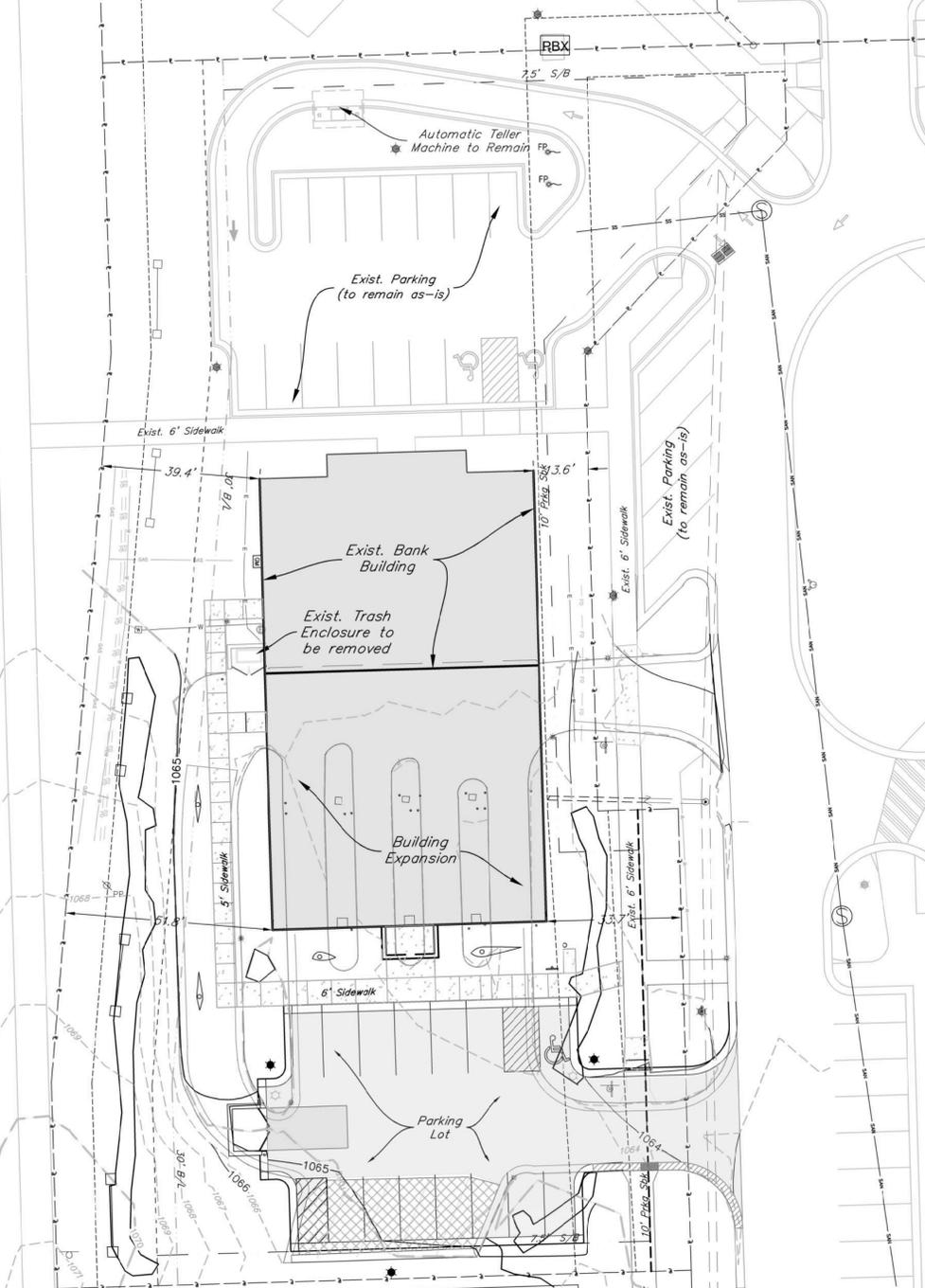
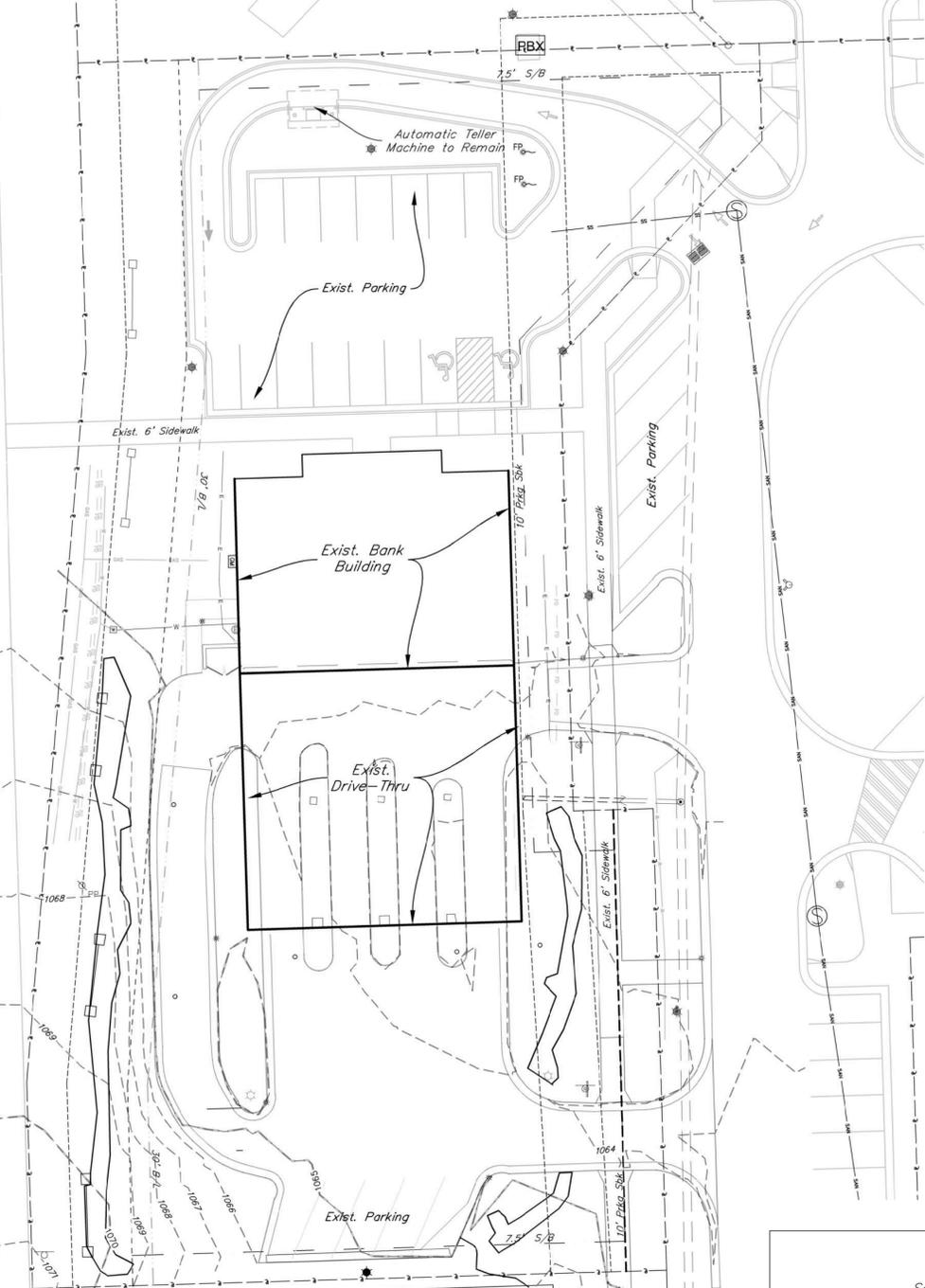
REVISIONS:
1. Revised per City comments dated 4/9/20

ISSUE DATE: March 20, 2020
REASON FOR ISSUE: Planning Review
PROJECT NUMBER: 20K10009
PROJECT PHASE: DD

SHEET TITLE:
Aerial View
SHEET NUMBER:
C102

Pre-Expansion Site View

Post-Expansion Site View



Scale: 1" = 20'

LEGEND

	900	Proposed Major Contour
	901	Proposed Minor Contour
	900	Existing Major Contour
	901	Existing Minor Contour
	SAN	Existing Sanitary Sewer Main
	OHP	Existing Overhead Power
	FO	Existing Fiber Optic
	W	Existing Water Main
	GAS	Existing Gas Main
	Power Pole	
	Water Meter	
	Water Valve	
	Fire Hydrant	
	Exist. Parking Lot Light	
	B/L	Building Line
	S/B	Setback Line
	U/E	Utility Easement
	W/E	Water Easement

Apr 23, 2020 - 4:36pm Plotted By: KCE066 G:\Shared drives\KCTO - Land Development\Projects\2020\20K10009 S Bradley Drive Bank Addition\01 CIVIL\03-DWG\Sheet\Pre and Post Planning Layout Overall Site Plan

CLIENT:
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 Olathe, KS 66061

PROJECT:
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 15970 South Bradley Drive
 Olathe, KS 66062

ARCHITECT:

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 Kansas City, Missouri 64145
 816-777-0400

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 Kansas City, MO 64111
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MEP ENGINEER:

GIBBENS DRAKE SCOTT, INC.
 Consulting Engineers
 9201 E. 63rd Street, Suite 100
 Raytown, Missouri 64133
 (816) 368-1790

GENERAL CONTRACTOR:

Purdum CONSTRUCTION
 7301 West 133rd Street
 Overland Park, KS 66213
 (913) 766-0835

SEAL:

 JAMES L. LONG
 LICENSED
 4/23/2020
 17242
 KANSAS
 PROFESSIONAL ENGINEER

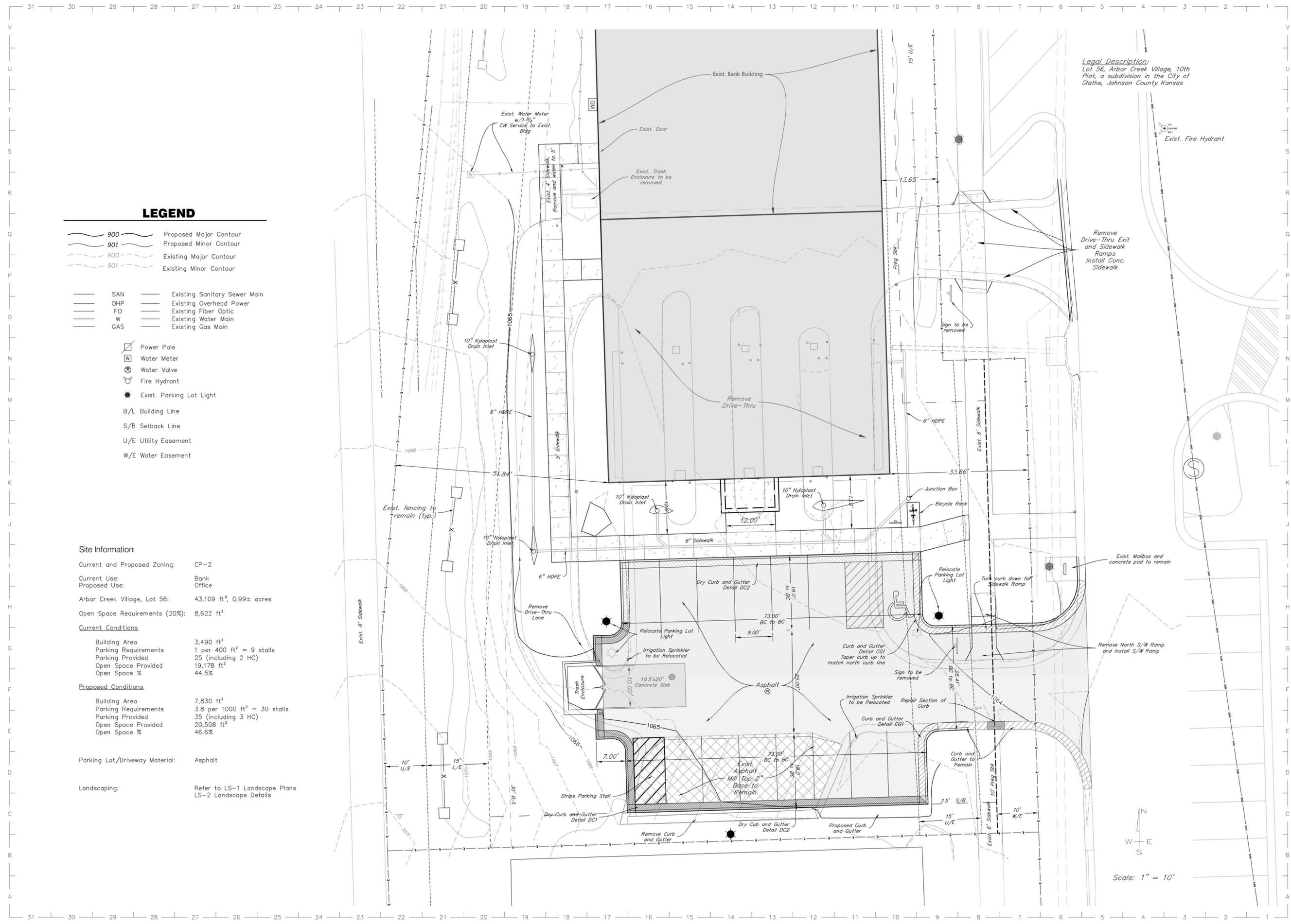
REVISIONS:
 1. Revised per City comments dated 4/9/20
 2. Revised per City comments Rcvd. 4/22/20

ISSUE DATE: March 20, 2020
 REASON FOR ISSUE: Planning Review
 PROJECT NUMBER: 20K10009
 PROJECT PHASE: DD

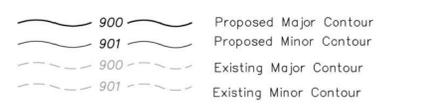
SHEET TITLE:
Overall Site View
 Pre and Post Expansion

SHEET NUMBER:
C101

Apr 23, 2020 - 4:58pm Plotted By: KCE066 G:\Shared drives\KCTO - Land Development\Projects\2020\20K10009 S Bradley Drive Bank Addition\01 CIVIL\03-DWG\Sheet\Civil Site Planning Layout - Site Plan



LEGEND

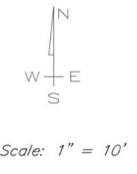


Site Information:

Current and Proposed Zoning:	CP-2
Current Use:	Bank Office
Proposed Use:	Bank Office
Arbor Creek Village, Lot 56:	43,109 ft ² , 0.99± acres
Open Space Requirements (20%):	8,622 ft ²
Current Conditions	
Building Area	3,490 ft ²
Parking Requirements	1 per 400 ft ² = 9 stalls
Parking Provided	25 (including 2 HC)
Open Space Provided	19,178 ft ²
Open Space %	44.5%
Proposed Conditions	
Building Area	7,830 ft ²
Parking Requirements	3.8 per 1000 ft ² = 30 stalls
Parking Provided	35 (including 3 HC)
Open Space Provided	20,508 ft ²
Open Space %	46.6%
Parking Lot/Driveway Material:	Asphalt
Landscaping:	Refer to LS-1 Landscape Plans LS-2 Landscape Details

Legal Description:
 Lot 56, Arbor Creek Village, 10th Plat, a subdivision in the City of Olathe, Johnson County Kansas

Remove Drive-Thru Exit and Sidewalk Ramps
 Install Conc. Sidewalk



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 7301 West 133rd Street
 Overland Park, KS 66213
 (913) 766-0835

SEAL:



REVISIONS:

1. Revised per City comments dated 4/9/20
2. Revised per City comments rvd 4/22/20

ISSUE DATE: April 15, 2020
 REASON FOR ISSUE: Construction
 PROJECT NUMBER: 20KC10009
 PROJECT PHASE: CD

SHEET TITLE:
Civil Site Plan

SHEET NUMBER:
C100

