

PRELIMINARY DEVELOPMENT PLANS FOR
ELITE WINDOW AND SIDING
LOCATION: US 169 HWY AND W 156TH ST
IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS

UTILITY COMPANIES:

EVERGY (816) 652-1852
AMANDA KAUIER (Amanda.Kauier@evergy.com) (605) 321-6121-CELL
16215 W. 108TH STREET
LENEXA, KANSAS 66219

ATMOS ENERGY (913) 254-6344
TONY BENDICT (tony.bendict@atmosenergy.com) (913) 768-4924 FAX
25090 W. 110TH TER.
OLATHE, KS 66061

COMCAST CABLE CO. (816) 795-2257
JIM DUFF (816) 795-0346 FAX
(james_duff@cable.comcast.com)
3400 W. DUNCAN ROAD
BLUE SPRINGS, MISSOURI 64015

CITY OF OLATHE (PUBLIC WORKS) (913) 971-9065
CHET BELCHER (913) 971-8504 FAX
100 E. SANTA FE
OLATHE, KS 66051
(cbelcher@olatheks.org)

CITY OF OLATHE (PUBLIC UTILITIES) (913) 971-9066
MR. CHAD JONES (913) 971-9099 FAX
1385 S. ROBINSON DRIVE
OLATHE, KS 66051

CONSOLIDATED COMMUNICATIONS (913) 322-9622
MELISSA STRINGER
(melissa.stringer@consolidated.com)
14859 W. 95TH STREET
LENEXA, KS 66215

AT&T (913) 383-4929
CLAYTON ANSPAUGH (ca4089@att.com) (913) 383-4849 FAX
9444 NALL AVENUE
OVERLAND PARK, KANSAS 66207

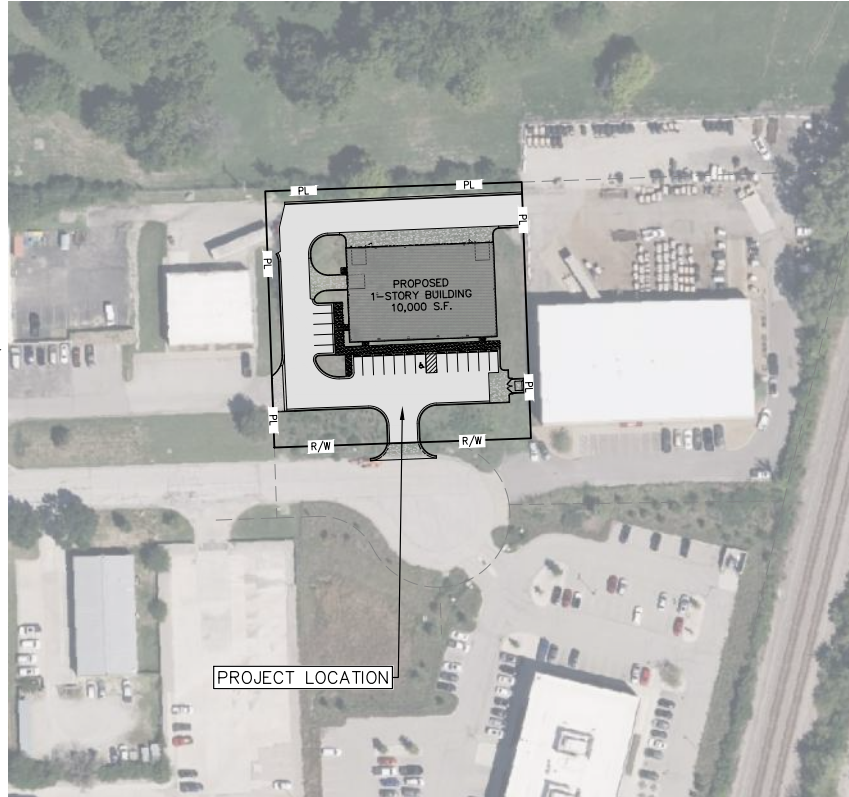
SPECTRUM CABLE (913) 440-4189
450 N. ROGERS RD.
OLATHE, KS. 66062

GOOGLE FIBER (913) 551-4492
MS. TERESA ERB (TERESA.ERB@GOOGLE.COM)
908 BROADWAY BLVD.
KANSAS CITY, MO 66105



Know what's below.
Call before you dig.

UTILITY NOTES:
VISUAL INDICATIONS OF UTILITIES ARE AS SHOWN.
UNDERGROUND LOCATIONS SHOWN, AS FURNISHED BY THEIR
LESSORS, ARE APPROXIMATE AND SHOULD BE VERIFIED IN
THE FIELD AT THE TIME OF CONSTRUCTION. FOR ACTUAL
FIELD LOCATIONS OF UNDERGROUND UTILITIES CALL 811.



LEGAL DESCRIPTION:

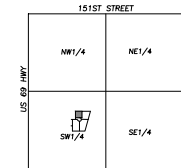
ALL THAT PART OF LOT 2, WESTLAKE INDUSTRIAL PARK, SECOND PLAT, A PLATTED SUBDIVISION OF LAND IN THE CITY OF OLATHE, JOHNSON COUNTY, KANSAS, RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS, JOHNSON COUNTY, KANSAS, IN PLAT BOOK 84 AT PAGE 40, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 2, THENCE N 89°50'00" E, ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 218.81 FEET, THENCE N 02°04'00" W, A DISTANCE OF 218.50 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2, SAID POINT BEING 206.90 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 2, AS MEASURED ALONG THE NORTH LINE OF SAID LOT 2, THENCE S 87°50'00" W, ALONG THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 218.74 FEET TO THE NORTHWEST CORNER OF SAID LOT 2, THENCE S 02°02'40" E, ALONG THE WEST LINE OF SAID LOT 2, A DISTANCE OF 218.50 FEET TO THE POINT OF BEGINNING, AS SHOWN AS LOT 2A ON LOT SPLIT PREPARED BY L-1342, AND RECORDED IN SURVEY BOOK 200408 AT PAGE 000704.

GROSS AREA = 41.0972 ACRES / 447,705 SQ.FT.

INDEX	
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C101	SITE PLAN - ENLARGED
C200	GRADING PLAN - OVERALL
C300	UTILITY PLAN
	LANDSCAPE PLANS
	ARCHITECTURAL PLANS

PREPARED & SUBMITTED BY:
PHELPS ENGINEERING, INC.
1270 N. WINCHESTER
OLATHE, KS 66061
913-393-1155 OFFICE
913-393-1166 FAX
CONTACT: JUDD CLAUSSEN, P.E.

OWNER:
ELITE ENTERPRISES ASSOCIATES INC.
11709 HARMONY LANE
OLATHE, KS 66061
CONTACT: HARRIS POULIKIDIS
PHONE: 913-768-4000



VICINITY MAP
SEC. 12-14-23



SCALE:
1"=200'

LEGEND	
— PL —	PROPERTY LINE
— LOT LINE —	LOT LINE
— R/W —	RIGHT-OF-WAY
— 2' CURB & GUTTER —	2' CURB & GUTTER
ASPHALT PAVEMENT	ASPHALT PAVEMENT
CONCRETE PAVEMENT	CONCRETE PAVEMENT
CONCRETE SIDEWALK	CONCRETE SIDEWALK



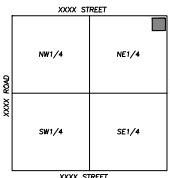
COVER SHEET
ELITE WINDOW AND SIDING
WESTLAKE INDUSTRIAL PARK 2ND PLAT, LOT 2A
OLATHE, KANSAS 66061

SHEET
C000

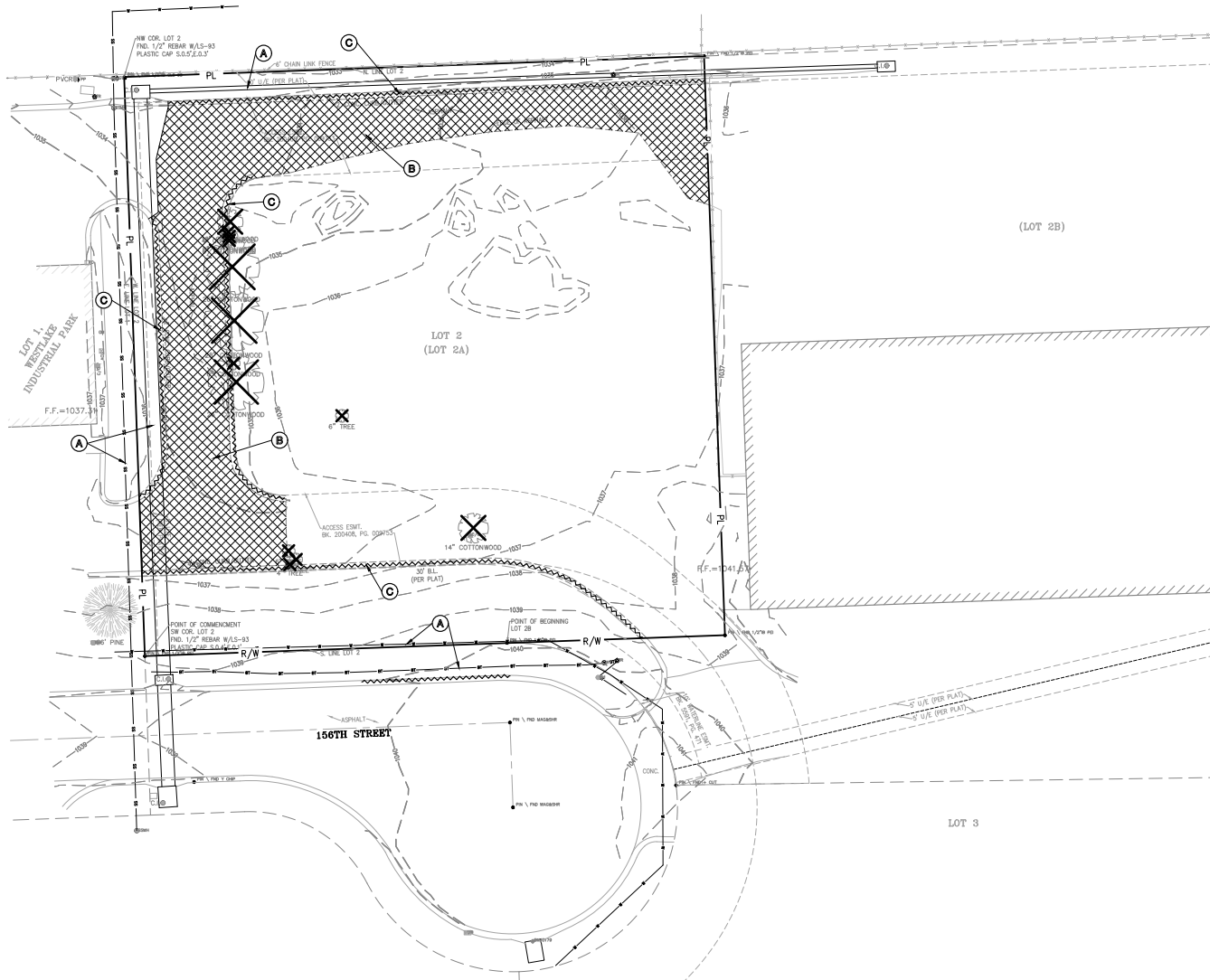


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SCALE: 1"=2000'
VICINITY MAP
SEC. XX-XX-XX



DEMOLITION KEY NOTES:

- (A) ALL EXISTING UTILITIES SERVING STRUCTURES IMMEDIATELY SURROUNDING THE DEMOLITION BOUNDARY SHALL REMAIN IN SERVICE THROUGHOUT THE PROJECT. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT ANY DAMAGE TO SUCH UTILITIES (TYPICAL LOCATION).
- (B) REMOVE EXISTING ASPHALT PAVEMENT AND SUBGRADE TO THE NATURAL SOIL ELEVATION. PERFORM CLEAN SHARPOUT ALONG PERIMETER OF PAVEMENT REMOVAL LIMITS.
- (C) REMOVE EXISTING CONCRETE CURB & GUTTER.

LEGEND

- PL — PROPERTY LINE
- LL — LOT LINE
- R/W — RIGHT-OF-WAY
- ~ ~ ~ REMOVE EXISTING CURB & GUTTER
- [Cross-hatched] EXISTING BUILDING TO BE REMOVED
- [Diagonal lines] EXISTING ASPHALT PAVEMENT TO BE REMOVED
- [Horizontal lines] EXISTING CONCRETE PAVEMENT/SIDEWALK TO BE REMOVED
- [Dotted] EXISTING GRAVEL TO BE REMOVED
- [Circle with cross] EXISTING TREE TO REMAIN
- [X] REMOVE TREE
- [Circle with dot] EXISTING BURIED TELEPHONE
- [Line with cross] EXISTING CABLE TELEVISION LINE
- [Line with cross] EXISTING FIBER OPTIC LINE
- [Line with cross] EXISTING WATER LINE
- [Line with cross] EXISTING GAS LINE
- [Line with cross] EXISTING BURIED ELECTRIC
- [Line with cross] EXISTING OVERHEAD POWER LINE
- [Line with cross] EXISTING SANITARY SEWER
- [Line with cross] EXISTING STORM SEWER
- [Line with cross] EXISTING FIRE HYDRANT
- [Line with cross] EXISTING LIGHT POLE
- [Line with cross] EXISTING CHAIN LINK FENCE



DEMOLITION NOTES:

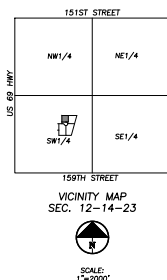
1. THE CONTRACTOR IS RESPONSIBLE FOR THE DEMOLITION, REMOVAL, AND DISPOSAL (IN A LOCATION APPROVED BY ALL CONCERNING AUTHORITIES) ALL CURBS, PARKING DRIVES, DRAINAGE STRUCTURES, UTILITIES, ETC., SUCH THAT THE IMPROVEMENTS SHOWN ON THE REMAINING PLANS CAN BE CONSTRUCTED. ALL FACILITIES TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE WITH SUITABLE COMPACTED FILL MATERIAL.
2. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL DEBRIS FROM THE SITE AND DISPOSING THE DEBRIS IN A LAWFUL MANNER. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL.
3. DAMAGE TO ALL EXISTING CONDITIONS TO REMAIN WILL BE REPLACED AT CONTRACTOR'S EXPENSE.
4. CONTRACTOR MUST COORDINATE WITH OWNER PRIOR TO ANY CONSTRUCTION TO ESTABLISH CUSTOMER ACCESS AND TRAFFIC FLOW DURING ALL PHASES.

DEMOLITION PLAN
ELITE WINDOW AND SIDING
WESTLAKE INDUSTRIAL PARK 2ND PLAT, LOT 2A
OLATHE, KANSAS 66061

PROJECT NO.	DATE	BY	CHKD	DATE	BY	CHKD
17-2500-1706	04/11/2017	AB	AB	04/11/2017	AB	AB
DATE OF APPROVAL	DATE OF APPROVAL	DATE OF APPROVAL	DATE OF APPROVAL	DATE OF APPROVAL	DATE OF APPROVAL	DATE OF APPROVAL
04/11/2017	04/11/2017	04/11/2017	04/11/2017	04/11/2017	04/11/2017	04/11/2017

SHEET
C001

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159TH STREET
VICINITY MAP
SEC. 12-14-23



SCALE:
1"=200'



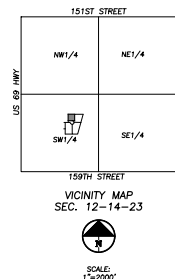
SCALE: 1"=20'

SITE PLAN - ENLARGED

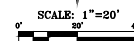
ELITE WINDOW AND SIDING
WESTLAKE INDUSTRIAL PARK 2ND PLAT, LOT 2A
OLATHE, KANSAS 66061

[illegible]

SHEET
C101



—— PL ——	PROPERTY LINE
- - LL - -	LOT LINE
- - R/W - -	RIGHT-OF-WAY
=====	2' CURB & GUTTER
- - 920 - -	EXISTING CONTOURS
- - 918 - -	EXISTING CONTOURS
=====	PROPOSED CONTOURS
=====	EXISTING STORM SEWER
=====	PROPOSED STORM PIPE
=====	PROPOSED MET CURB & GUTTER
=====	PROPOSED DRY CURB & GUTTER
=====	PROPOSED RETAINING WALL



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SHEET
C200

