

PROJECT ROYAL  
KCMO DEVELOPMENT PLAN RE-SUBMISSION  
DECEMBER 12, 2022

A NEW SINGLE STORY FOOD PROCESSING AND WAREHOUSE/DISTRIBUTION BUILDING

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**Client:**  
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Food & Beverage - Distribution  
Retail - Hospitality**



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The logo features a stylized graphic of three overlapping squares in yellow, magenta, and gray, followed by the word "Gray" in a large, bold, sans-serif font.

**Gray**

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A Development Plan For:  
Project Royal  
KC MO

A Development Plan For:  
Project Royal  
KC MO

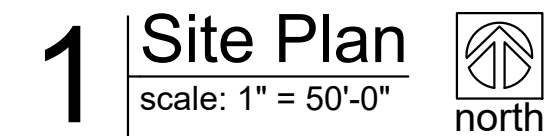
# COVER SHEET

JOB NUMBER	SHEET NUMBER
7934	G-001









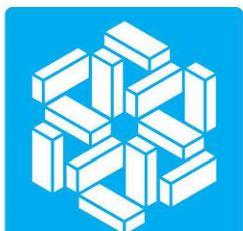
1. Demolish portion of Thunderbolt Road and construct new per plan.
2. Existing concrete sidewalk to be utilized for connections to internal parking lots.
3. Parklet striping to be painted white with 4'.
4. Parking stall and drive aisle pavement design per geotechnical report recommendations.
5. Add stormwater catch basins and gutters to meet Kansas City Missouri construction standards per Civil.
6. Provide 5'-0" x 4'-0" concrete apron at all at-grade crossings.
7. External downspout to be connected to storm sewer system below grade per civil engineering plans.
8. Exit doors to have a steel grade landing and stairs.
9. Provide 6" concrete filled gap, steel pipe bollards (48" tall) each side of bottom of exit stairs.
10. Provide 6" concrete filled gap, steel pipe bollards (48" tall) each side of bottom of exit stairs.
11. Provide 55'-0" deep trailer storage spaces. 12'-0" wide by 10'-0" high concrete storage apron. Striping to be painted white per geotechnical recommendations.
12. Provide 36'-0" wide internal drive to be installed per plan with connections to Thunderbolt Road.
13. Horizontal and universal symbol painted white with 4" stroke.
14. Install handicap signage. Mount sign at not more than 68" height.
15. Horizontal and universal symbol painted white with the universal handicap symbol and "van accessible" as required per ADA. See detail.
16. No concrete landing transfer on exit stairs.
17. Exit doors to have a steel grade landing and stairs. No concrete landing in these locations.
18. Landscaping and site furnishings to be provided. Total site quantities listed in table on A1.1.
19. Future tenant provided guard shack to monitor delivery services along Thunderbolt extension with concrete apron.
20. Trash compressor with 6" concrete filled gap, steel pipe bollards (48" tall) at corners.
21. Provide 6" concrete filling expansion.
22. Proposed KCS rail spur to terminate adjacent to building for cold storage loading.
23. Provide 6" concrete rail spur extension apron.
24. Painted crosswalk through truck stacking at guard shack.
25. Provide fire protection storage tank for sprinkler system and attached pump house.



**Manufacturing - Automotive**  
**Food & Beverage - Distribution**  
**Retail - Hospitality**



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CORP. SEAL

**Project Royal**  
**KC MO**

JOB NUMBER

SHEET NUMBER

7934

## A1.2





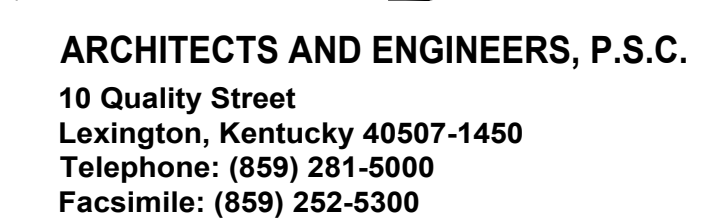
1. Demolish portion of Thunderbird Road and construct new per plan.
2. Existing gravel road to be utilized for connections to internal private roads.
3. Parking lot striping to be painted white with 4" stroke.
4. Parking lot and drive aisle pavement design per geotechnical report recommendations.
5. Asphalt paving and concrete curb and gutters to new standards City Missouri construction standards per Civil.
6. Provide 5'-0" x 6'-0" concrete stop at all-grade exit doors.
7. Existing downspout to be connected to storm sewer system below grade per civil engineering plans.
8. Exit doors to have a steel grade landing and stairs.
9. Provide 6" concrete filled gull, steel pipe bollards (48" tall) at drive-in doors.
10. Provide 6" concrete filled downspouts within dock area. Install downspout protection per detail at dock downspouts.
11. Provide 6" concrete filled gull, steel pipe bollards (48" tall) each side of bottom of exit stairs.
12. Provide 60'-0" deep concrete of dock apron. Pave with existing geotechnical report recommendations.
13. Provide 55'-0" deep trailer storage spaces. 12'-0" wide for 10' concrete dolly apron. Striping to be painted with 4" stroke.
14. 35'-0" wide internal drive to be installed per plan with connections to Thunderbird Road.
15. Painted and universal symbol painted white with 4" stroke.
16. Install handikap signage. Mount sign at not more than 60" gull to bottom. Sign content to be universal handicap symbol with "wheel accessible" as required per ADA. See detail.
17. Above ground transformer per plan.
18. Existing lot to have a steel grade landing and stairs. No concrete landing in these locations.
19. Location of short term bicycle parking rack. Total of 10 racks are listed on plan.
20. Future tenant provided truck rack to monitor delivery services along Thunderbird extension with connections to storm drains.
21. Trash compactor with 6" concrete filled gull, steel pipe bollards (48" tall) at corners.
22. Future building expansion.
23. Proposed KCS rail spur to terminate adjacent to dock for cold storage loading.
24. Existing rail spur south of dock.
25. Painted crosswalk through truck stacking at dock shack.
26. Private fire protection storage tank for sprinkler system and attached pump house.



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CORP. SEAL

## A Development Plan For:

Project Royal  
KC MO

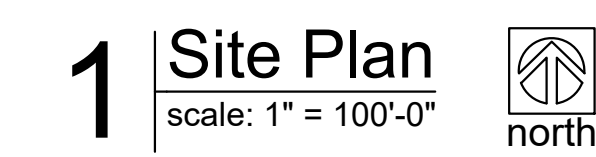
## Enlarged Site Plan

JOB NUMBER	SHEET NUMBER
7934	A1.3



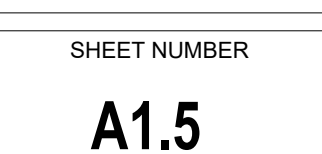






# 1 | Site Section A-A

scale: 1" = 16'-0"



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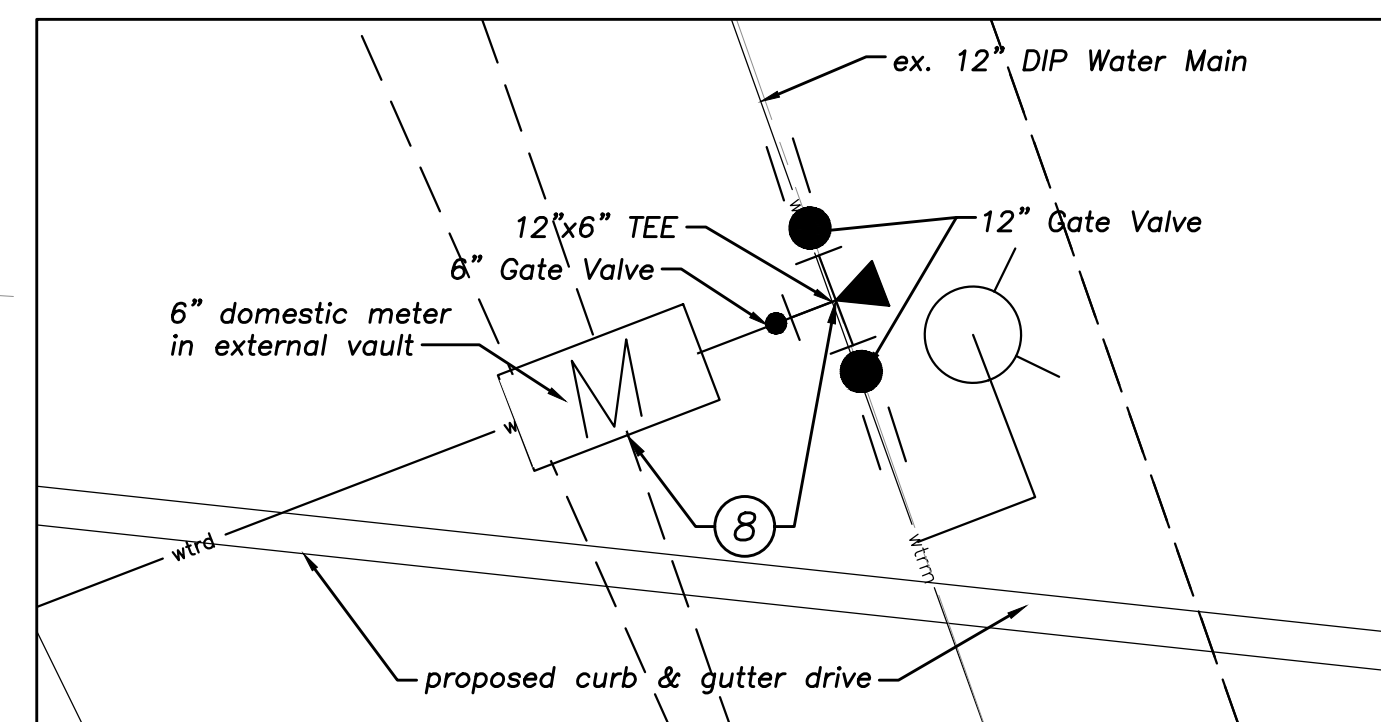
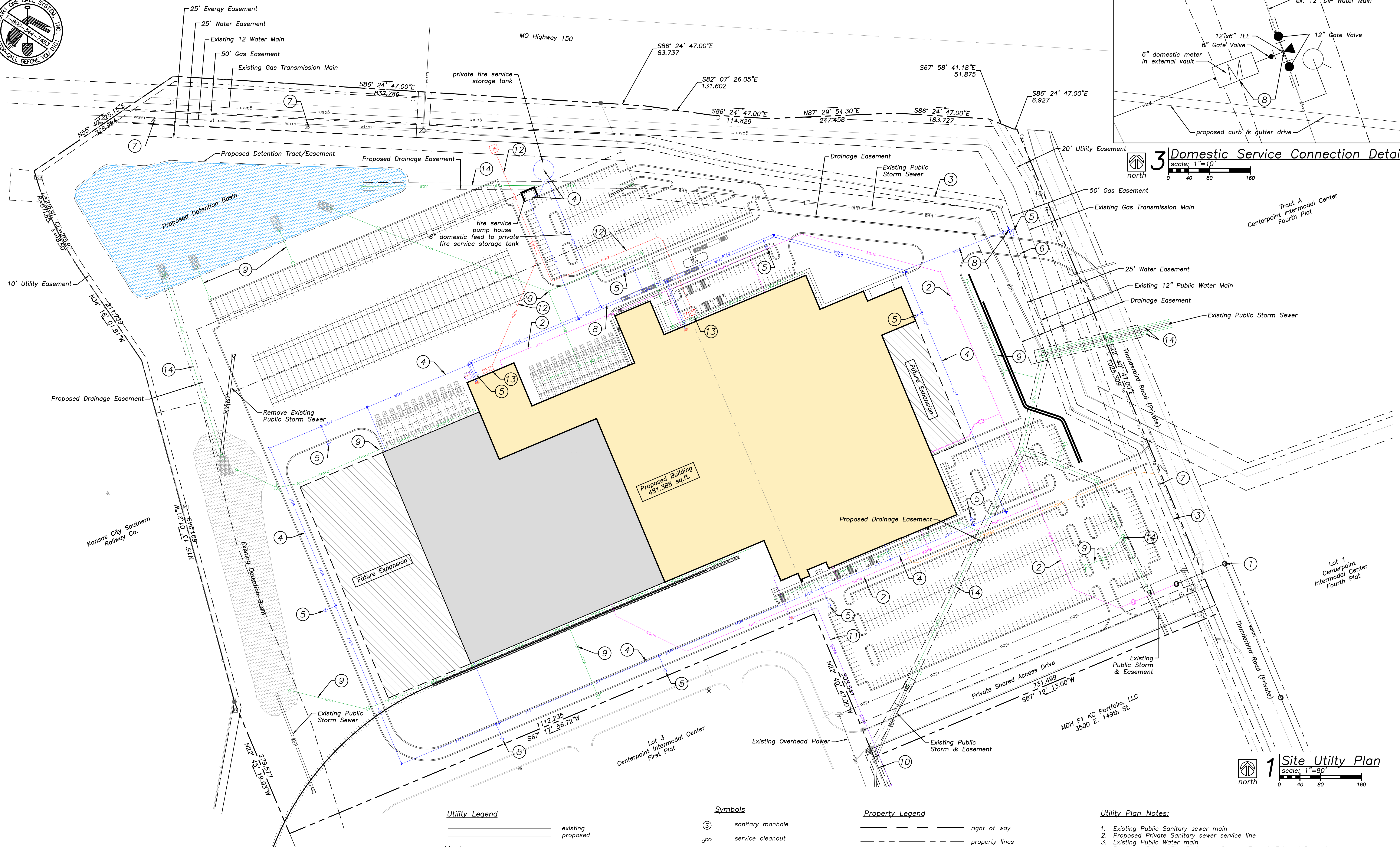




SHEET NUMBER

**C1.2**



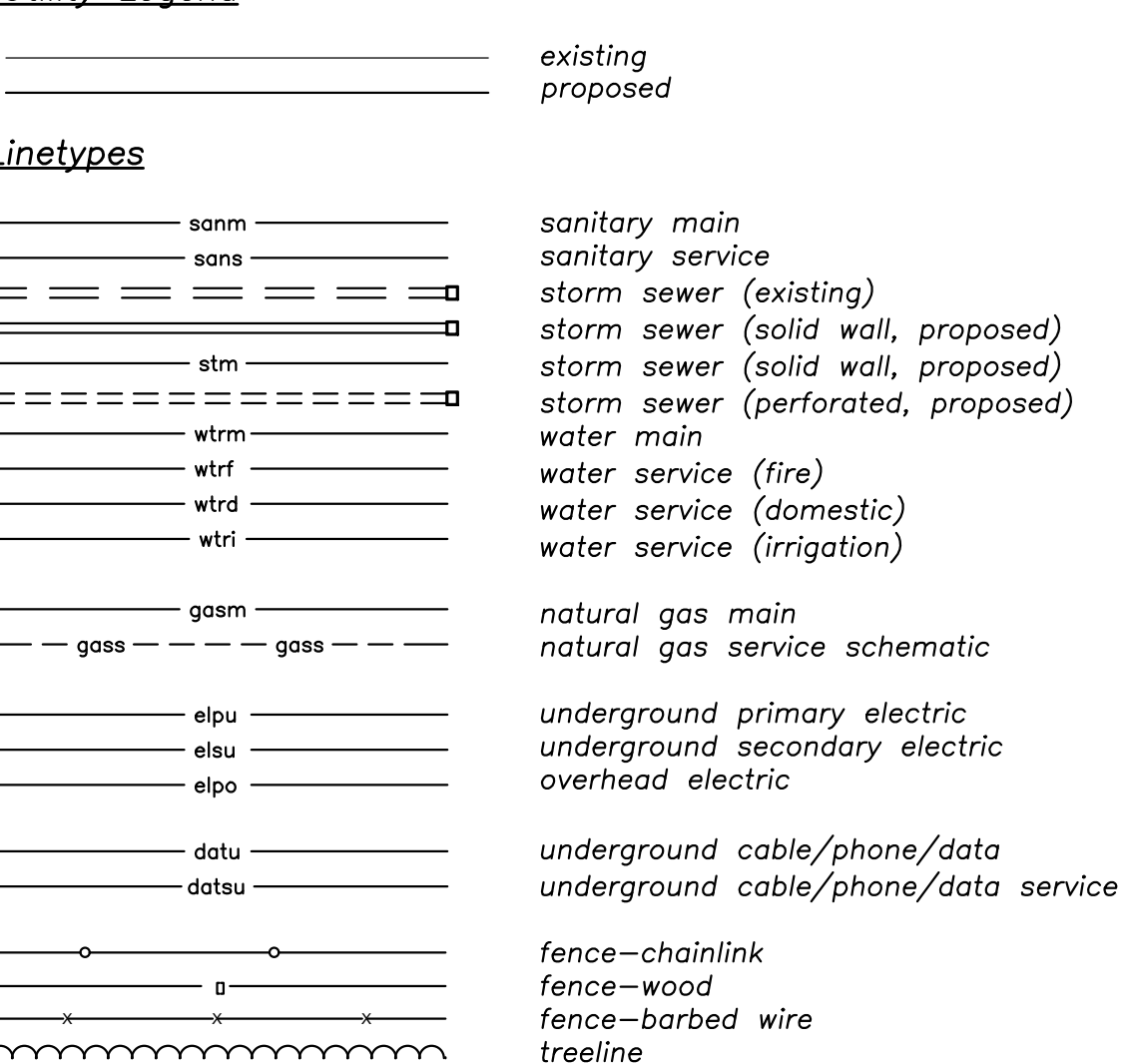


3 Domestic Service Connection Detail  
Scale: 1"=10'  
0 40 80 160

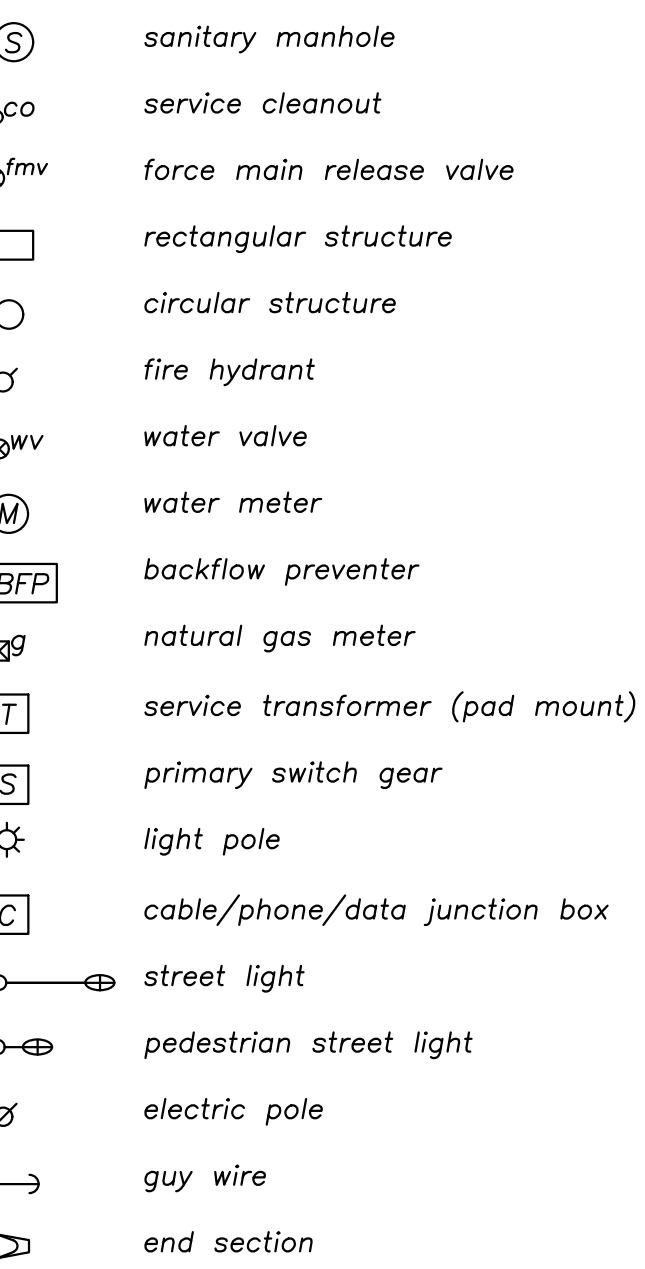
Tract A  
Centerpoint Intermodal Center  
Fourth Plot

Lot 1  
Centerpoint Intermodal Center  
Fourth Plot

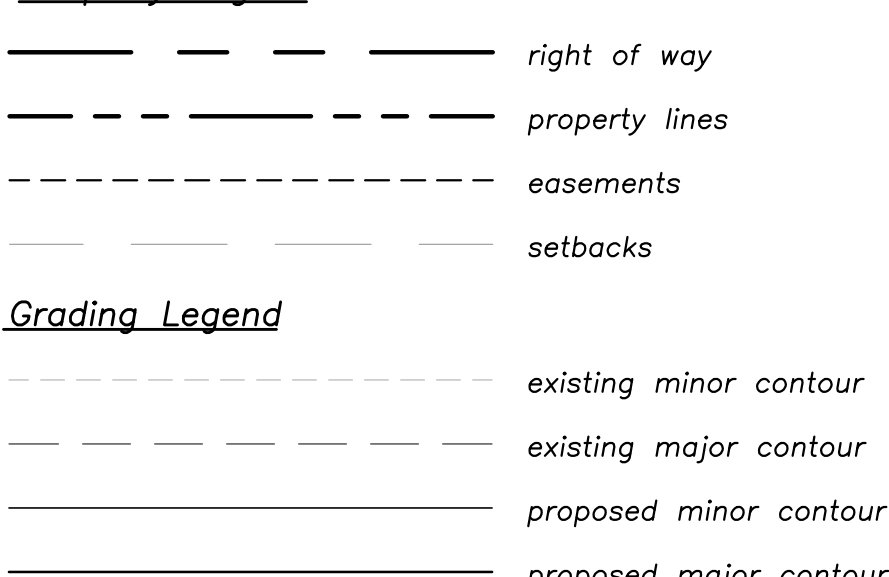
Utility Legend



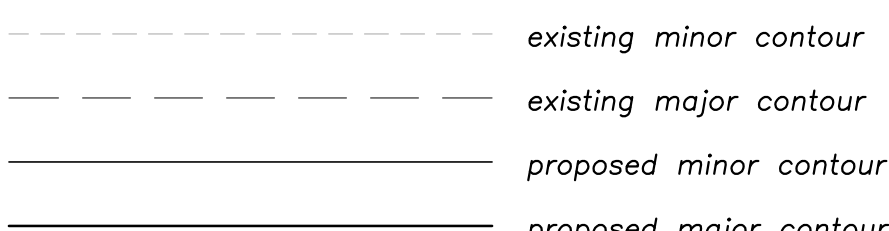
Symbols



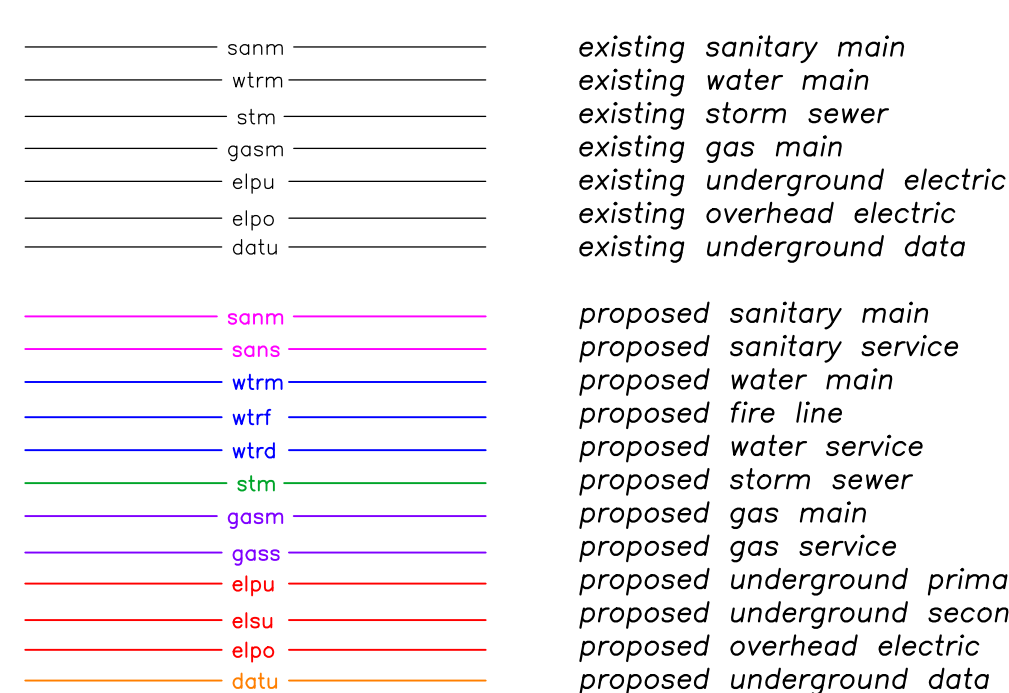
Property Legend



Grading Legend



Utility Legend



Utility Plan Notes:

- Existing Public Sanitary sewer main
- Proposed Private Sanitary sewer service line
- Existing Public Water main
- Proposed Private Fire Protection Storage Tank & External Pump House.
- Proposed Private fire hydrant.
- Existing Public fire hydrant to be relocated.
- Existing Public fire hydrant.
- Proposed Domestic service line. 12"x12"x6" TEE on 12" main w/ 12" sleeves on the main and gate valves matching branch diameters. 6" meter in external vault
- Proposed Private storm sewer system
- Existing Gas main
- Proposed Gas Service
- Primary underground electrical service
- Secondary underground electrical service
- Proposed public storm sewer

Water Service Note:

Fire Protection Note: Private Fire Protection Storage Tank will be filled via 6" domestic service tap connection on existing public 12" water main & 6" meter in external vault. No fire flow water service, including private fire hydrants, sprinkler systems, etc., will be drawn directly from the public main. See service schematic, this page.

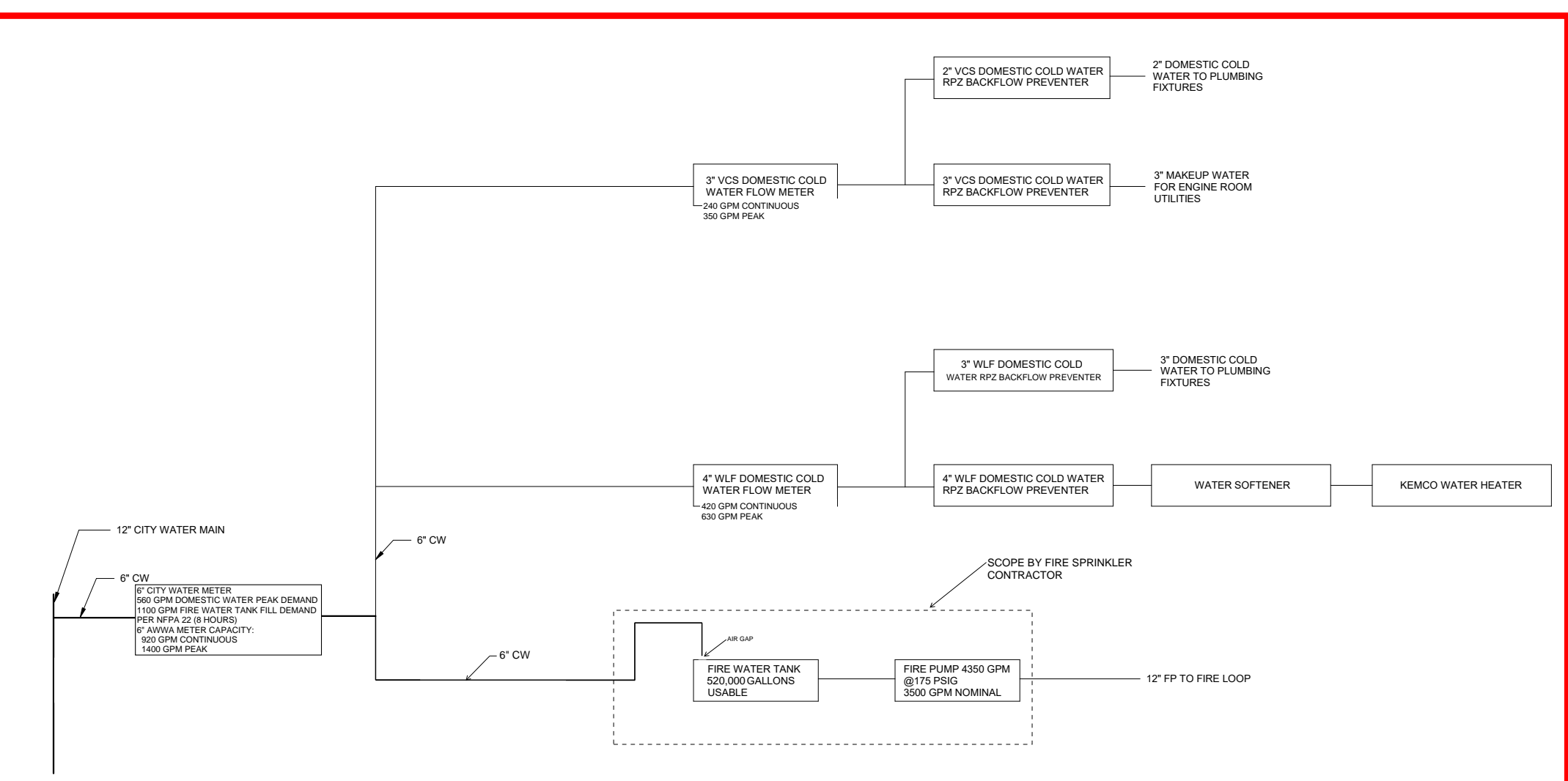
Legal Description:

Lot 2A, Centerpoint Intermodal Center First Plot

Floodplain Note:

According to "Flood Insurance Rate Map" community Panel No. 29095C05100, map revised January 20, 2017, as published by the Federal Emergency Management Agency, this property lies with flood zone "X" (areas of minimal flooding).

1 WATER DISTRIBUTION BLOCK FLOW DIAGRAM



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DOC. REL.#	DATE	DESCRIPTION
0	12/12/2022	DEVELOPMENT PLAN
		DEVELOPMENT RE-SUBMITTAL



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CORP. SEAL

A Development Plan For:

Project Royal  
KC MO

Overall Site Utility Plan

JOB NUMBER	SHEET NUMBER
7934	C1.3

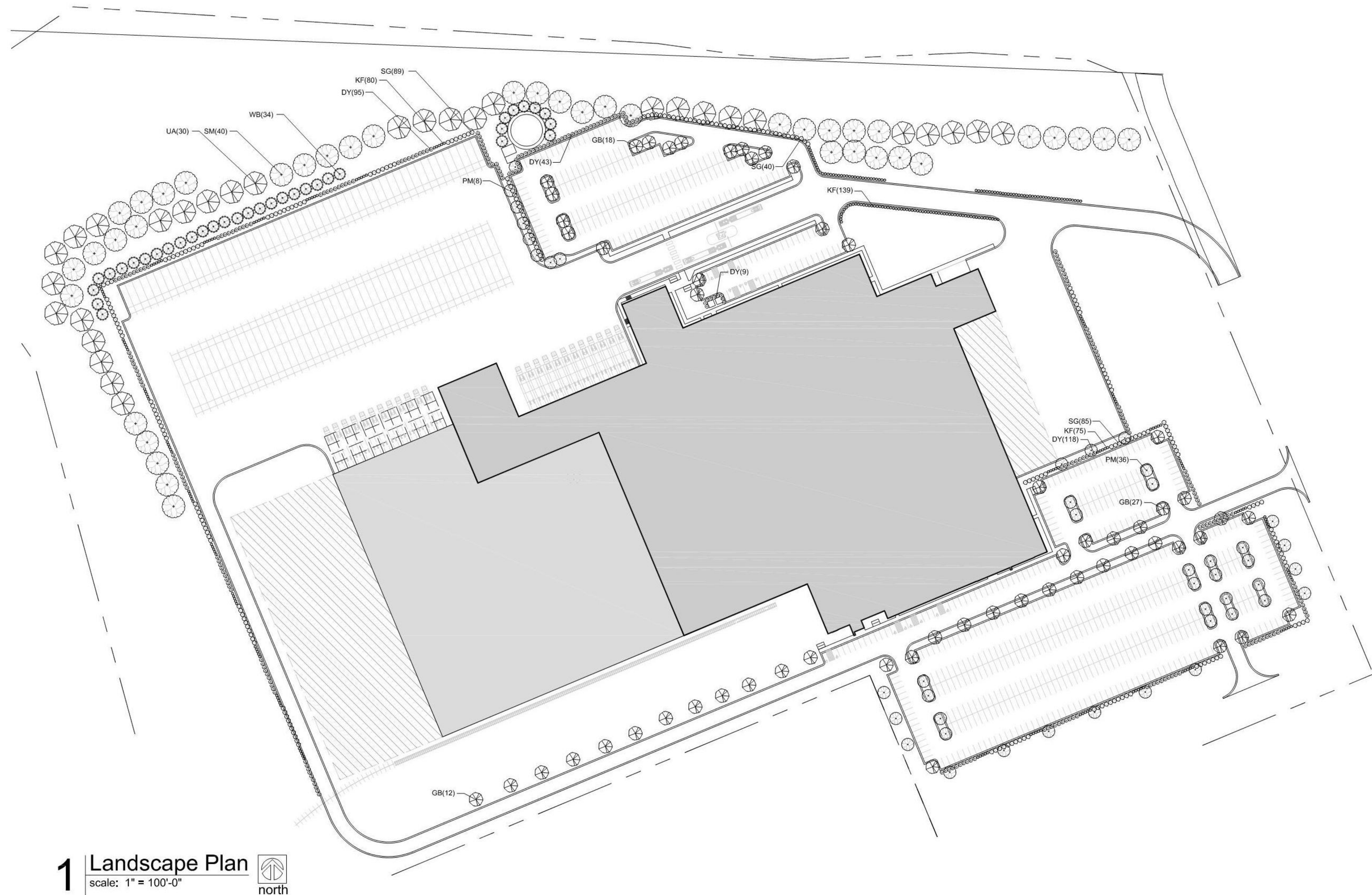


SHADE / EVERGREEN TREES					
KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	SPACING
GB	57	<i>Ginkgo Biloba</i>	Ginkgo	5' - 6' ht	per plan
UA	30	<i>Ulmus americana</i> 'New Harmony'	New Harmony Elm	2" cal. b & b	per plan
WB	34	<i>Juniperus scopulorum</i> 'Wichita Blue'	Wichita Blue Juniper	5' - 6' ht	per plan
SM	40	<i>Acer Saccharum</i>	Sugar Maple	2" cal. b & b	per plan
PM	44	<i>Acer Griseum</i>	Paperbark Maple	2" cal. b & b	per plan

SHRUBS / GRASSES					
KF	294	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	3 gal.	per plan
SG	214	Juniperus x pfitzeriana 'Sea Green'	Sea Green Juniper	3 gal.	per plan
DY	265	Taxus media 'Densiformis'	Densiformis Yew	3 gal.	per plan

LANDSCAPE ITEM	CODE REQUIREMENT	AS IT APPLIES TO THIS SITE	PROVIDED ITEMS
88-425-03 Street Trees	1 Tree per 30'	MSout Highway 150, 1966 LF / .30 = 66 Street trees req.	66 Provided
88-425-06 B Min. Interplant landscape area	35 S.F. of landscape area per parking space	693 (parking spaces) X 35 = 22,855 S.F. req.	25,642 S.F. Provided
88-425-06 E Interplant parking plant material	1 Tree for every 5 parking spaces	693 / 5 = 131 Trees req.	131 Trees provided
88-425-06 E Interplant parking plant material	1 Shrub for every parking space	693 Shrubs req.	853 Shrubs provided
88-425-06 E Interplant parking plant material	Ground cover to cover all landscape areas.	Covered	Covered
88-425-08 B Screening of mechanical equipment	Any cabinet visible from the right-of-way must be screened from public view with landscaping	Continuous screen	9 plants provided
88-425-05 C Pedimeter landscaping of parking	Continuous evergreen screen to be 4' Ht. after the first growing season	Continuous evergreen screening	120 evergreen shrubs provided

1. LANDSCAPE NOTES SHALL APPLY TO ALL LANDSCAPE DRAWINGS.
2. LOCATION OF ALL UTILITIES ARE APPROXIMATE. THE CONTRACTOR SHALL FIELD VERIFY LOCATIONS PRIOR TO COMMENCEMENT OF CONSTRUCTION OPERATIONS.
3. LIMITS OF CONSTRUCTION ARE THE PROPERTY LINES, UNLESS OTHERWISE NOTED ON THE PLANS. EXCEPT WHERE ACCESS BEYOND IS REQUIRED FOR CONSTRUCTION RELATED TO UTILITY INSTALLATION AND EQUIPMENT ACCESS TO THE SITE.
4. REFER TO CIVIL DRAWINGS FOR ALL GRADING AND BERMING, EROSION CONTROL, STORM DRAINAGE, UTILITIES AND SITE LAYOUT.
5. THE CONTRACTOR SHALL ARRANGE AND CONDUCT A PRE-CONSTRUCTION MEETING ONSITE WITH LANDSCAPE ARCHITECT PRIOR TO ALL WORK.
6. PLANT QUANTITIES ARE FOR INFORMATION ONLY. DRAWING SHALL PREVAIL. IF CONFLICT OCCURS, CONTRACTOR IS RESPONSIBLE FOR CALCULATING OWN QUANTITIES AND BID ACCORDINGLY.
7. THE CONTRACTOR IS TO NOTIFY LANDSCAPE ARCHITECT AFTER STAKING IS COMPLETED AND BEFORE PLANT PITS ARE EXCAVATED.
8. THE CONTRACTOR SHALL PLACE SHREDED HARDWOOD BARK MULCH AROUND ALL TREES TO A DEPTH OF 3", AND IN ALL PLANTING BEDS TO A DEPTH OF 2". WALNUT PRODUCTS ARE PROHIBITED.
9. TREE LOCATIONS IN AREAS ADJACENT TO DRIVES, WALKS, WALLS AND LIGHT FIXTURES MAY BE FIELD ADJUSTED AS APPROVED BY THE LANDSCAPE ARCHITECT.
10. KIND, SIZE AND QUALITY OF PLANT MATERIAL SHALL CONFORM TO AMERICAN STANDARD FOR NURSERY STOCK: ANSI-260-2004, OR MOST RECENT EDITION.
11. THE CONTRACTOR SHALL REPORT SUBSURFACE SOIL OR DRAINAGE PROBLEMS TO THE LANDSCAPE ARCHITECT.
12. THE PLAN IS SUBJECT TO CHANGES BASED ON PLANT SIZE AND MATERIAL AVAILABILITY. ALL CHANGES OR SUBSTITUTIONS MUST BE APPROVED BY THE CITY OF KANSAS CITY, MO AND THE LANDSCAPE ARCHITECT.
13. PLANTING OF TREES, SHRUBS, SODDED AND SEEDING TURFGRASS SHALL BE COMMENCED DURING EITHER THE SPRING (APRIL 15-JUNE 15) OR FALL (SEPTEMBER 1-NOVEMBER 15) PLANTING SEASON AND WITH WATER AVAILABLE FOR IRRIGATION PURPOSES.
14. STEEL EDGING TO BE USED ON ALL LANDSCAPE BEDS ADJUTING SODDED AREAS.
15. LANDSCAPE CONTRACTOR IS TO BE RESPONSIBLE FOR WATERING ALL PLANT MATERIALS UNTIL THE TIME THE PERMANENT IRRIGATION SYSTEM IS FULLY FUNCTIONAL AND ACCEPTANCE OF THE PROJECT HAS TAKEN PLACE. ANY MATERIAL WHICH DIES, DEFOLIATES (PRIOR TO ACCEPTANCE OF THE WORK) WILL BE PROMPTLY REMOVED AND REPLACE.
16. THE CONTRACTOR SHALL SHOW PROOF OF PROCUREMENT, SOURCES, QUANTITIES AND VARIETIES FOR ALL SHRUBS, PERENNIALS, ORNAMENTAL GRASSES AND ANNUALS WITHIN 21 DAYS FOLLOWING THE AWARD OF THE CONTRACT.
17. ALL TREES SHALL BE CALIPERED AND UNDERSIZED TREES SHALL BE REJECTED. ALL PLANT MATERIAL SHALL BE NURSERY GROWN, SOUND, HEALTHY, FREE FROM INSECTS, DISEASE AND INJURIES. WITH HABIT OF GROWTH THAT IS NORMAL FOR THE SPECIES. SIZES SHALL BE EQUAL TO OR EXCEEDING SIZES INDICATED ON THE PLANT LIST. THE CONTRACTOR SHALL SUPPLY PLANTS IN QUANTITY AS SHOWN ON THE DRAWINGS.
18. STAKE OR PLACE ALL PLANTS IN FIELD AS INDICATED ON THE DRAWINGS OR AS DIRECTED BY THE LANDSCAPE ARCHITECT FOR APPROVAL BY THE OWNER PRIOR TO PLANTING.
19. ALL DISTURBED AREAS, INCLUDING RIGHTS OF WAY, NOT OTHERWISE COVERED BY BUILDING, PAVEMENT AND LANDSCAPE BEDS SHALL BE SODDED WITH TURF TYPE TALL FESCUE AND IRRIGATED UNLESS OTHERWISE INDICATED BY THE OWNER.
20. ALL EXTERIOR GROUND OR BUILDING MOUNTED EQUIPMENT, INCLUDING BUT NOT LIMITED TO MECHANICAL EQUIPMENT AND UTILITY METER BANKS SHALL BE SCREENED FROM PUBLIC VIEW WITH EVERGREEN LANDSCAPING THAT IS 6" TALLER THAN THE EQUIPMENT BEING SCREENED AT THE TIME OF PLANTING.
21. PREPARE PLANTING BEDS BY INCORPORATING AN APPROVED COMPOSTED ORGANIC SOIL INTO EXISTING SOIL FOR ALL SHRUB, PERENNIAL AND ANNUAL PLANTING BEDS AT A MINIMUM DEPTH OF 6". THOROUGHLY MIX ORGANIC MATERIAL INTO THE EXISTING SOIL BY ROTOILLING OR OTHER APPROVED METHOD TO A MINIMUM DEPTH OF 12".
22. APPLY A COMMERCIAL ROOF STIMULATOR (APPROVED BY LANDSCAPE ARCHITECT PRIOR TO USE) TO ALL SHRUBS AND GROUND COVERS AT RATES RECOMMENDED BY MANUFACTURER DURING FIRST PLANT WATERING FOLLOWING INSTALLATION.
23. ALL LANDSCAPE AREAS SHALL BE IRRIGATED WITH A HIGH EFFICIENCY AUTOMATIC IRRIGATION SYSTEM ACHIEVING 100% EVEN COVERAGE OF ALL LANDSCAPE AREAS. IRRIGATION SYSTEM SHALL BE DESIGNED/TO MEET ALL CITY REQUIREMENTS.
24. TREE PROTECTION FENCING SHALL BE INSTALLED AND APPROVED BY THE CITY FORESTER PRIOR TO ANY LAND DISTURBANCE. TREE PROTECTION FENCING SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IS COMPLETE ON THE PROJECT. NO PARKING OR VEHICLES, MATERIAL STORAGE, WASHBOOTS OR GRADING ARE ALLOWED WITHIN THE FENCING. IF THE FENCING MUST BE REMOVED OR RELOCATED, THE CITY FORESTER SHALL BE CONTACTED FOR PRIOR APPROVAL.
25. A CERTIFIED ARBORIST SHALL PRUNE ALL EXISTING TREES TO REMAIN. TREES CONFLICTING WITH BUILDING OR OVERLAPPING LANDSCAPE BEDS SHALL BE PRUNED UP TO ALLOW FOR 12" OF CLEARANCE UNDER CANOPY.
26. ALL LAWN AREAS SHALL RECEIVE A MINIMUM OF 6-INCH DEPTH TOPSOIL COMPACTED TO 85% MAXIMUM DENSITY AT OPTIMUM MOISTURE CONTENT.
27. THE ENTIRE SURFACE TO BE SODDED SHALL BE REASONABLY SMOOTH AND FREE FROM STONES, ROOTS, OR OTHER DEBRIS.
28. SOD SHALL BE MACHINE STRIPPED AT A UNIFORM SOIL THICKNESS OF APPROXIMATELY ONE INCH (PLUS OR MINUS 1/4 INCH). THE MECHANISM FOR THIS THICKNESS SHALL EXCLUDE TOP DRESSING AND THATCH, AND SHALL BE DETERMINED AT THE TIME OF CUTTING IN THE FIELD. PRECAUTIONS SHALL BE TAKEN TO PREVENT DRYING AND HEATING. SOD DAMAGED BY HEAT AND DRY CONDITIONS, SOD CUT MORE THAN 18 HOURS BEFORE BEING INCORPORATED INTO THE WORK SHALL NOT BE USED.
29. HANDLING OF SOD SHALL BE DONE IN A MANNER THAT WILL PREVENT TEARING, BREAKING, DRYING AND OTHER DAMAGE. PROTECT EXPOSED ROOTS FROM DEHYDRATION. DO NOT DELIVER MORE SOD THAN CAN BE LAID WITHIN 24 HOURS.
30. MOISTEN PREPARED SODS IMMEDIATELY PRIOR TO LAYING SOD. WATER THOROUGHLY AND ALLOW SURFACE TO DRY BEFORE INSTALL SOD. FERTILIZE, NARROW OR FINE RATE FERTILIZER INTO TOP 1-1 1/2-INCHES OF TOPSOIL, AT A UNIFORM RATE OF ONE POUND OF NITROGEN PER 100 SF.
31. SOD SHALL BE CAREFULLY PLACED IN THE DIRECTION PARALLEL WITH THE SLOPE OF THE AREA TO BE SODDED. SOD STRIPS SHALL BE BUTTED TOGETHER BUT NOT OVERLAPPED WITH THE SEAMS STAGGERED ON EACH ROW.
32. FERTILIZER SHALL BE 10-10-5 COMMERCIAL FERTILIZER OF THE GRADE, TYPE AND FORM SPECIFIED AND SHALL COMPLY WITH THE RULES OF THE STATE OF KANSAS DEPARTMENT OF AGRICULTURE. FERTILIZER SHALL BE IDENTIFIED (CORRESPONDING TO THE PERCENT N, P, K, IN THAT ORDER).
33. SATURATE SOD WITH FINE WATER SPRAY WITHIN TWO HOURS OF PLANTING. DURING FIRST WEEK AFTER PLANTING, WATER DAILY OR MORE FREQUENTLY AS NECESSARY TO MAINTAIN MOIST SOIL TO A MINIMUM DEPTH OF FOUR INCHES BELOW SOD.
34. CONTRACTOR SHALL PROVIDE FULL MAINTENANCE FOR SODDED TURF GRASS FOR A PERIOD OF 30 DAYS AFTER THE DATE OF FINAL ACCEPTANCE. AT THE END OF THE MAINTENANCE PERIOD, A HEALTHY, WELL-ROOTED, EVEN-COLORED, VISIBLE TURF MUST BE ESTABLISHED. THE TURF GRASS SHALL BE FREE OF WEEDS, OPEN JOINTS, BARE AREAS AND SURFACE IRREGULARITIES.
35. IN THE EVENT OF WORK IN OR ON THE JOVJ SANITARY MAIN, ANY TREES OR PLANTINGS PLACED WITHIN THE SEWER EASEMENT MAY BE REMOVED WITHOUT REPLACEMENT OR COMPENSATION THERE-OF AND SHALL BE REPLACED BY THE PROPERTY OWNER AS REQUIRED BY THE CITY.
36. LANDSCAPE ADJACENT TO THE FIRE DEPARTMENT CONNECTION AND FIRE HYDRANT SHALL ALLOW FOR UNOBSTRUCTED VISIBILITY AND ACCESS, WITH NO SHRUBS OR TREES WITH A N 3 DIAMETER OF THE FIRE DEPARTMENT CONNECTION OR FIRE HYDRANT.

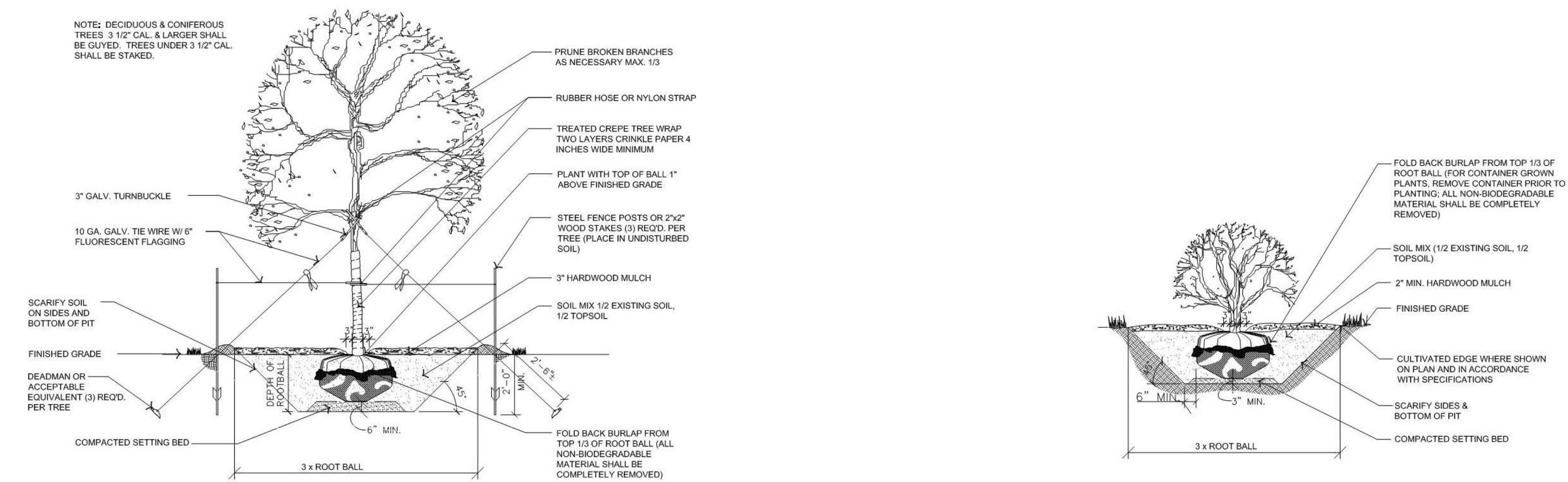


# 1 Landscape Plan

scale: 1" = 100'-0"



north



### 3 | Deciduous Tree Detail

scale:  $1/4" = 1'-0"$

## 2 | Shrub Detail

scale: 1/4" = 1'-0"

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CORP. SEAL

**Project Royal**  
**KC MO**

## Landscape Plan

JOB NUMBER

SHEET NUMBER

7934

## L1.1

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CORP. SEAL

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**Project Royal**  
**KC MO**

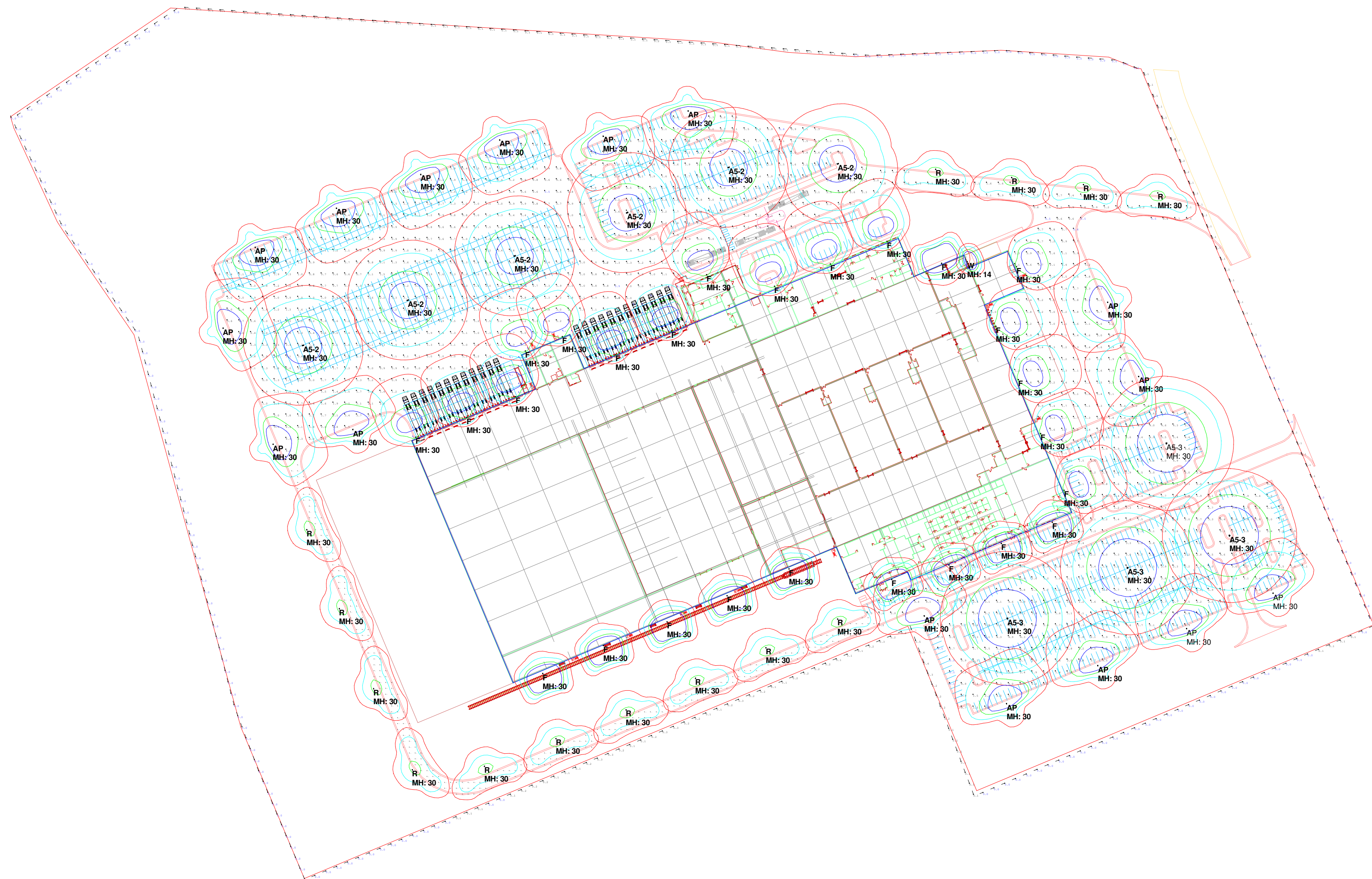
## Photometric Plan

JOB NUMBER

7934

SHEET NUMBER

## P1.1



## TYPE F



## TYPE W



## TYPE R



## TYPE A'S

Numeric Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
EAST SIDE OF BLDG	Illuminance	Fc	1.95	6.8	0.6	3.25	11.33
NORTH EAST CAR PARKING LOT	Illuminance	Fc	2.32	5.5	0.8	2.90	6.88
NORTH EAST ROADWAY	Illuminance	Fc	1.17	2.5	0.5	2.34	5.00
NORTH EAST TRUCK ENTRANCE EX	Illuminance	Fc	1.76	5.2	0.9	1.96	5.78
NORTH TRAILER PARKING LOT	Illuminance	Fc	1.80	6.1	0.5	3.60	12.20
NORTH TRUCK DOCKS	Illuminance	Fc	2.22	5.6	0.5	4.44	11.20
PROPERTY LINE	Illuminance	Fc	0.06	0.7	0.0	N.A.	N.A.
SOUTH EAST CAR PARKING LOT	Illuminance	Fc	2.73	17.7	0.5	5.46	35.40
WEST DRIVE	Illuminance	Fc	1.11	2.4	0.5	2.22	4.80

**30FT MOUNTING HEIGHT ON ALL FIXTURES.  
ALL POLE MOUNTS ARE FULL CUTOFF LUMINAIRES.  
ROADWAY LUMINAIRES TYPE R3, HAVE 5 FT MAST ARMS.**

Symbol	Qty	Label	Arrangement	Total Lamp Lumens	LF	Description	Tag	Lum. Watts	Total Watts	BUG Rating
	26	RSXF2_LED_P6_40K_AWFD_BV	SINGLE	N.A.	0.950	LITHONIA RSXF2 LED P6 40K AWFD BV FLOOD	F	246.6347	6412.502	B4-U3-G2
	16	RSX2_LED_P6_40K_R4	SINGLE	N.A.	0.950	LITHONIA RSX2 LED P6 40K R4	AP	246.63	3946.08	B3-U0-G4
	4	RSX2_LED_P6_40K_R5	3 @ 120 DEGREES	N.A.	0.950	RSX2 LED P6 40K R5	A5-3	246.63	2959.56	B5-U0-G4
	6	RSX2_LED_P6_40K_R5_1	BACK-BACK	N.A.	0.950	RSX2 LED P6 40K R5	A5-2	246.63	2959.56	B5-U0-G4
	14	RLX-3_T3_100W_4K	SINGLE	N.A.	0.950	VISIONAIRE LIGHTING ROADWAY	R	96	1344	B2-U0-G2
	1	WPX2_LED_40K_Mvolt	SINGLE	N.A.	0.950	LITHONIA WPX2 LED 40K Mvolt	W	47.77	47.77	B1-U0-G1



**PREMIER**  
LIGHTING & CONTROLS

Revisions		
#	Date	Comments

Drawn By: GREGG GARNER  
Checked By:  
Date: 10/26/2022  
  
Scale:

149 INDUSTRIAL-BLDG 9

## PREMIER LIGHTING

Page M of 1

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**VERTICAL METAL WALL PANELS:**  
42" WIDE, KYNAR COATED INSULATED METAL WALL PANELS EQUAL TO METSPAN LIGHT  
MESA, COLOR "POLAR WHITE"

**ARCHITECTURAL INSULATED METAL WALL PANELS (FIELD):**  
3" THICK, HORIZONTAL, SMOOTH ARCHITECTURAL INSULATED METAL WALL PANELS EQUAL TO  
CENTRIA FORMWALL, COLOR "OFF-WHITE"

**ARCHITECTURAL INSULATED METAL WALL PANELS (ACCENT):**  
3" THICK, HORIZONTAL, SMOOTH ARCHITECTURAL INSULATED METAL WALL PANELS EQUAL TO  
CENTRIA FORMWALL, COLOR "XL MEDIUM GRAY"

**ARCHITECTURAL FORMED METAL WALL PANELS:**  
FORMED METAL WALL PANELS WITH HORIZONTAL RIBS EQUAL TO CENTRIA CONCEPT SERIES,  
COLOR "XL SILVER"

**ARCHITECTURAL PRECAST STONE VENEER:**  
LARGE FORMAT, BUFF/LIMESTONE COLOR

**ALUMINUM WINDOW/DOOR FRAMING SYSTEM:**  
STOREFRONT (UP TO 10' HIGH) EQUAL TO KAWNEER 451T, ANODIZED ALUMINUM FRAME, COLOR:  
BLACK

**CURTAINWALL (OVER 10' HIGH) EQUAL TO KAWNEER 1600, ANODIZED ALUMINUM FRAME,**  
**COLOR: BLACK**

**GLASS:** 1" INSULATED, LOW-E GLASS WITH ARGON FILL EQUAL TO SOLARBAN 60, TYP.

**SUNSHADES:** 30" DEEP EQUAL TO KAWNEER VEROLEIL - OUTRIGGER SYSTEM, ANODIZED  
ALUMINUM, COLOR: BLACK

**EXTERIOR DOORS/HOLLOW METAL DOORS AND FRAMES:**  
PAINTED TO MATCH ADJACENT WALL COLOR

**OVERHEAD DOORS, DOCK DOORS, FREEZER/COOLER DOORS:**  
DOOR COLORS SELECTED FROM MANUFACTURER'S PREFINISHED COLORS (INTENT TO MATCH  
ADJACENT WALL COLORS, TYPICALLY WHITE, UNLESS NOTED OTHERWISE).

**TRUCK DOCK DOORS:** 10'x11" INSULATED SECTIONAL OVERHEAD DOCK DOOR POSITION WITH  
DOCK SHELTER, SHELTER COLOR BLACK.

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INFLATABLE DOCK SHELTER, SHELTER COLOR BLACK.

**PREFINISHED METAL CAP FLASHINGS/COPINGS, GUTTERS, DOWNSPOUTS, SCUPPERS:**  
COLOR TO MATCH ADJACENT WALL COLOR



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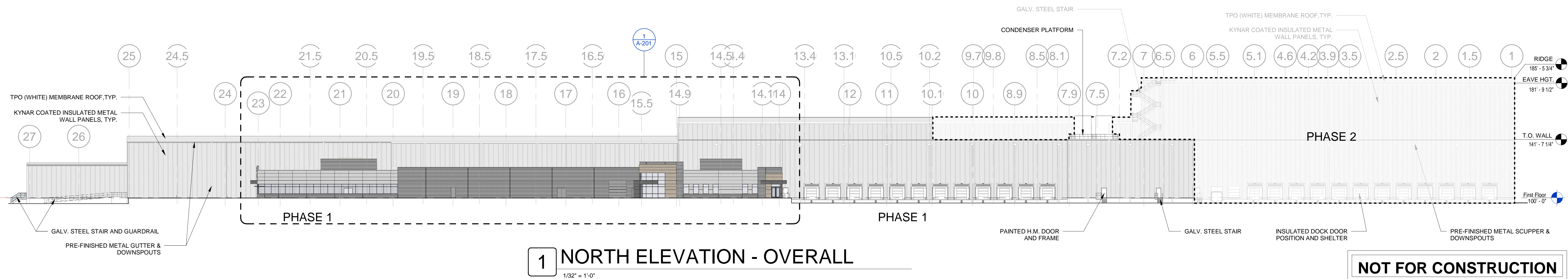
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7934	A-200



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**SUNSHADES:** 30" DEEP EQUAL TO KAWNEER VEROLEL - OUTRIGGER SYSTEM, ANODIZED ALUMINUM, COLOR: BLACK

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COLOR TO MATCH ADJACENT WALL COLOR



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Development Plan For:  
Project Royal  
t MO

JOB NUMBER	SHEET NUMBER
7934	A-201

$$1/16'' = 1'-0''$$
$$1/16'' = 1'-0''$$

1/16" = 1'-0"

## 2

$$1/16'' = 1'-0''$$

10/28/2022 3:13:55 PM







