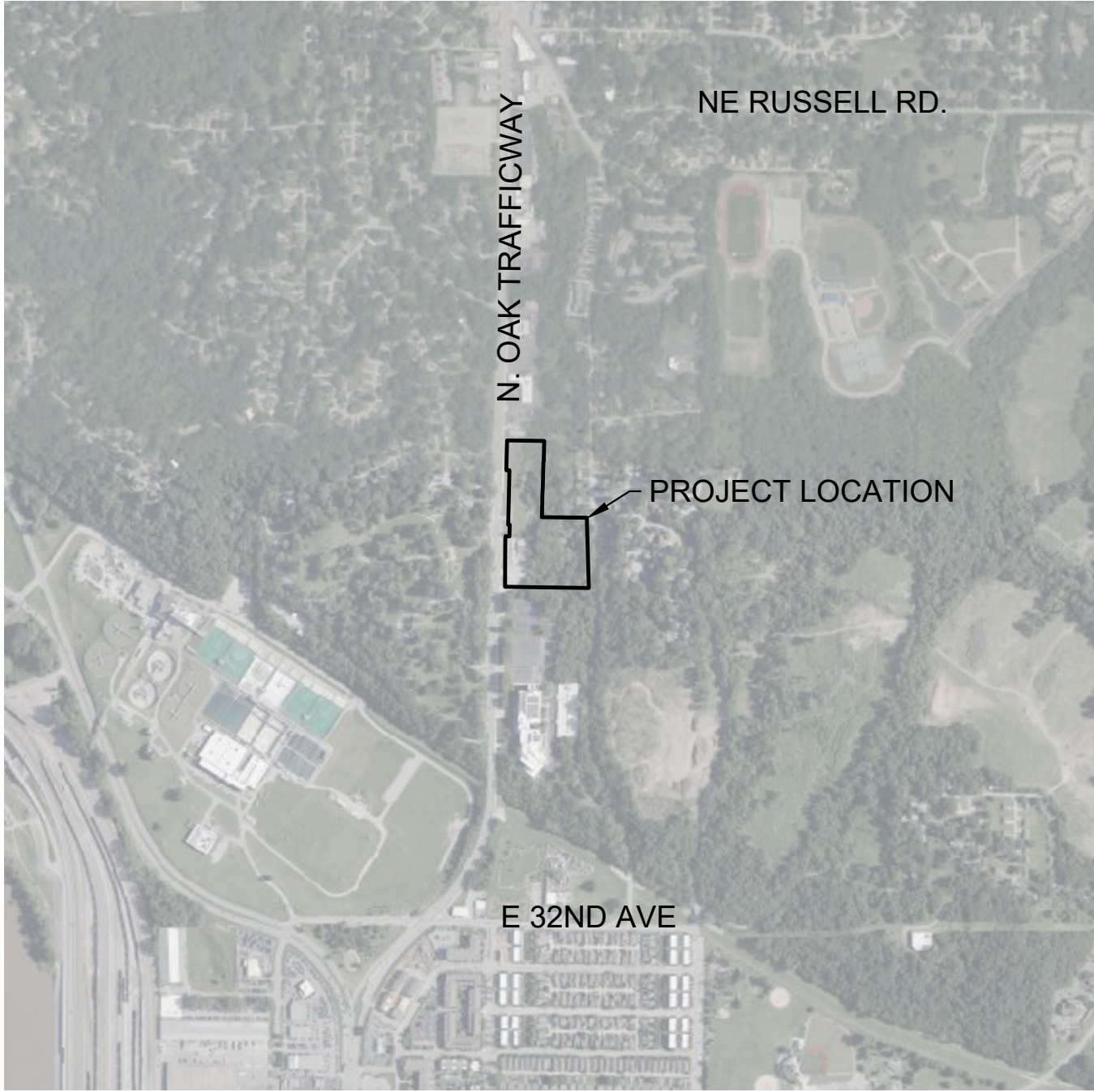


S:\01 PROJECTS\NORTHPOINT\005 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01 PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 30242AC-0001 COVER SHEET.DWG



PROJECT TEAM:

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UTILITY CONTACT LIST:

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COMCAST
ATTN: ANDY BELL
(816) 795-2255

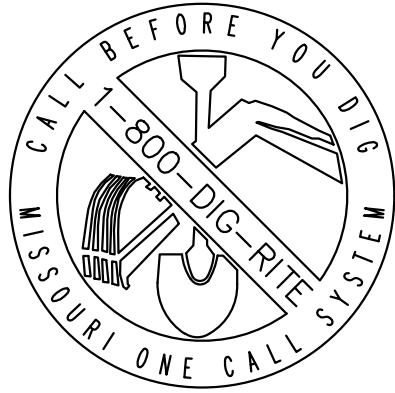
EVERGY
ATTN: BRENT GERLING
(816) 420-4803

KC WATER (WATER)
ATTN: MELANIE JOLLETT
(816) 513-0154

KC WATER (SANITARY)
ATTN: KATRINE PAPIKLAN
(816) 513-0300

VERIZON
ATTN: BRYAN BURGER
(816) 204-4494

SPIRE INC.
ATTN: KATELYNN LIBERTY
CONSTRUCTION ENGINEER I
3025 SE CLOVER DR.
LEE'S SUMMIT, MO 64082
816 260-6581



N OAK TOWNHOMES DEVELOPMENT PLAN/PROJECT PLAN/PRELIMINARY PLAT

IN KANSAS CITY, CLAY COUNTY, MO

Sheet List Table	
Sheet Number	Sheet Title
C-0001	COVER SHEET
C-0100	EXISTING CONDITIONS PLAN
C-0110	TREE REMOVAL PLAN
C-0120	PRELIMINARY PLAT
C-0200	SITE PLAN
C-0400	GRADING PLAN
C-0500	STREAM BUFFER PLAN
C-0900	UTILITY PLAN
E-0100	PHOTOMETRIC PLAN
E-0200	PHOTOMETRIC DETAILS
L-0100	LANDSCAPE PLAN OVERALL
L-0200	LANDSCAPE PLAN DETAILED
L-0201	LANDSCAPE PLAN DETAILED
L-0300	LANDSCAPE TABLES AND DETAILS
A1.01	FLOOR PLANS
A4.01	ELEVATIONS
A4.02	MODEL VIEWS



SITEPOINT

A Division of NorthPoint Development

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Kansas City, MO 64116

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sitepoint@northpointkc.com

REVISIONS/APPROVALS:		NO.	DATE	REVIEWED BY:	DESIGNED BY:	DRAFTED BY:	SP PROJECT #:	NEIL W. HAAS, P.E. 2022034072
NO.	REVISIONS/APPROVALS:							
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	RESUBMITTAL		2026 06 26					

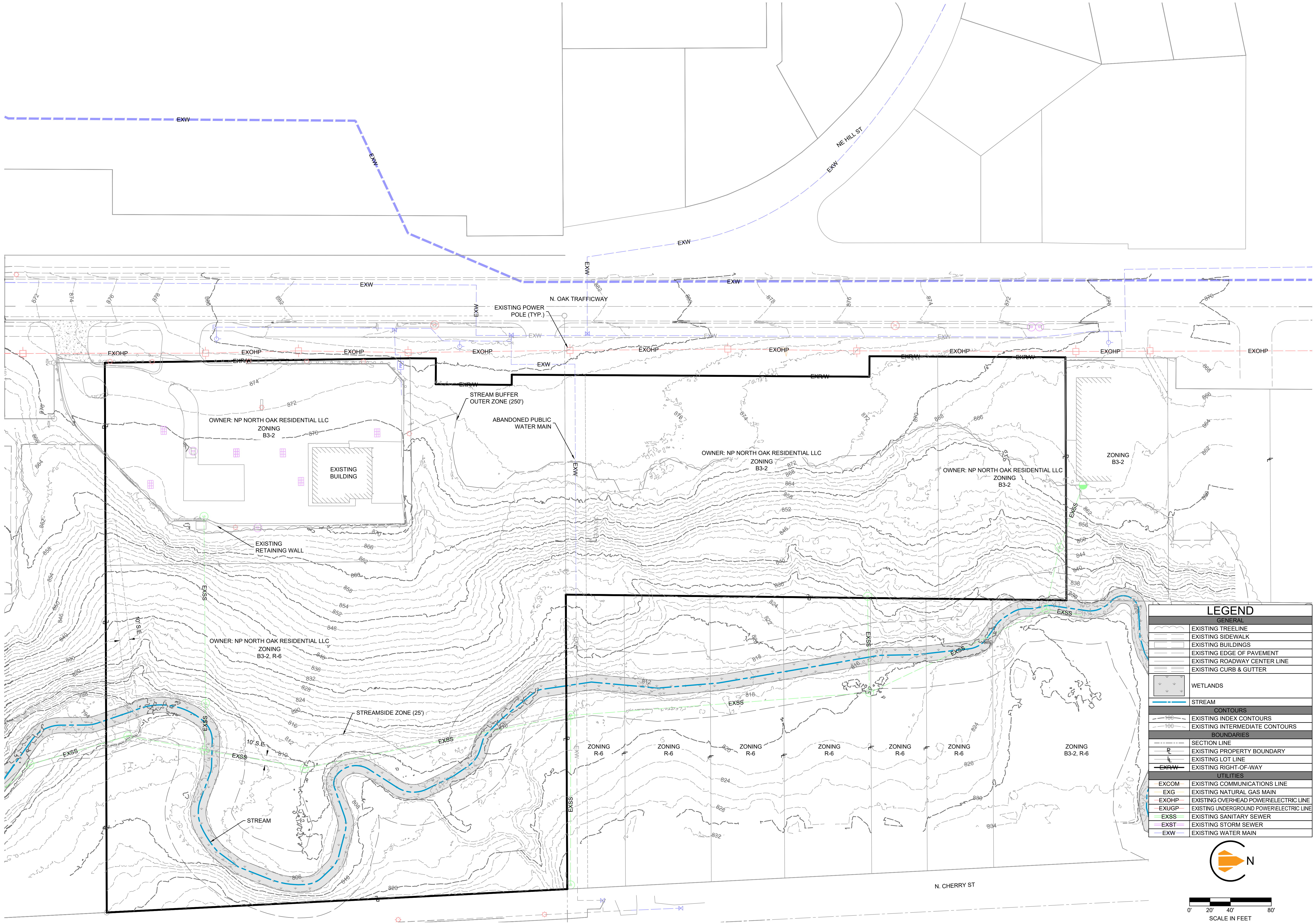
COVER SHEET
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



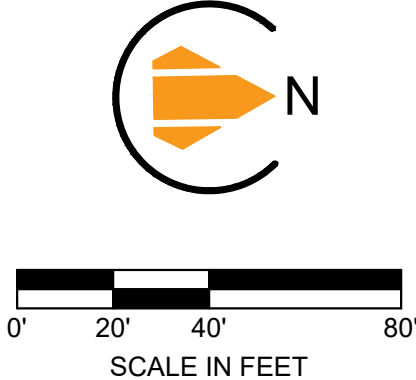
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LEGEND	
GENERAL	
	EXISTING TREELINE
	EXISTING SIDEWALK
	EXISTING BUILDINGS
	EXISTING EDGE OF PAVEMENT
	EXISTING ROADWAY CENTER LINE
	EXISTING CURB & GUTTER
	WETLANDS
	STREAM
CONTOURS	
	EXISTING INDEX CONTOURS
	EXISTING INTERMEDIATE CONTOURS
BOUNDARIES	
	SECTION LINE
	EXISTING PROPERTY BOUNDARY
	EXISTING LOT LINE
	EXISTING RIGHT-OF-WAY
UTILITIES	
	EXISTING COMMUNICATIONS LINE
	EXISTING NATURAL GAS MAIN
	EXISTING OVERHEAD POWER/ELECTRIC LINE
	EXISTING UNDERGROUND POWER/ELECTRIC LINE
	EXISTING SANITARY SEWER
	EXISTING STORM SEWER
	EXISTING WATER MAIN



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NH	2026.05.22		INITIAL SUBMITTAL
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PROJECT #:			
5085			
NEIL W. HAAS, P.E.			
2022034072			

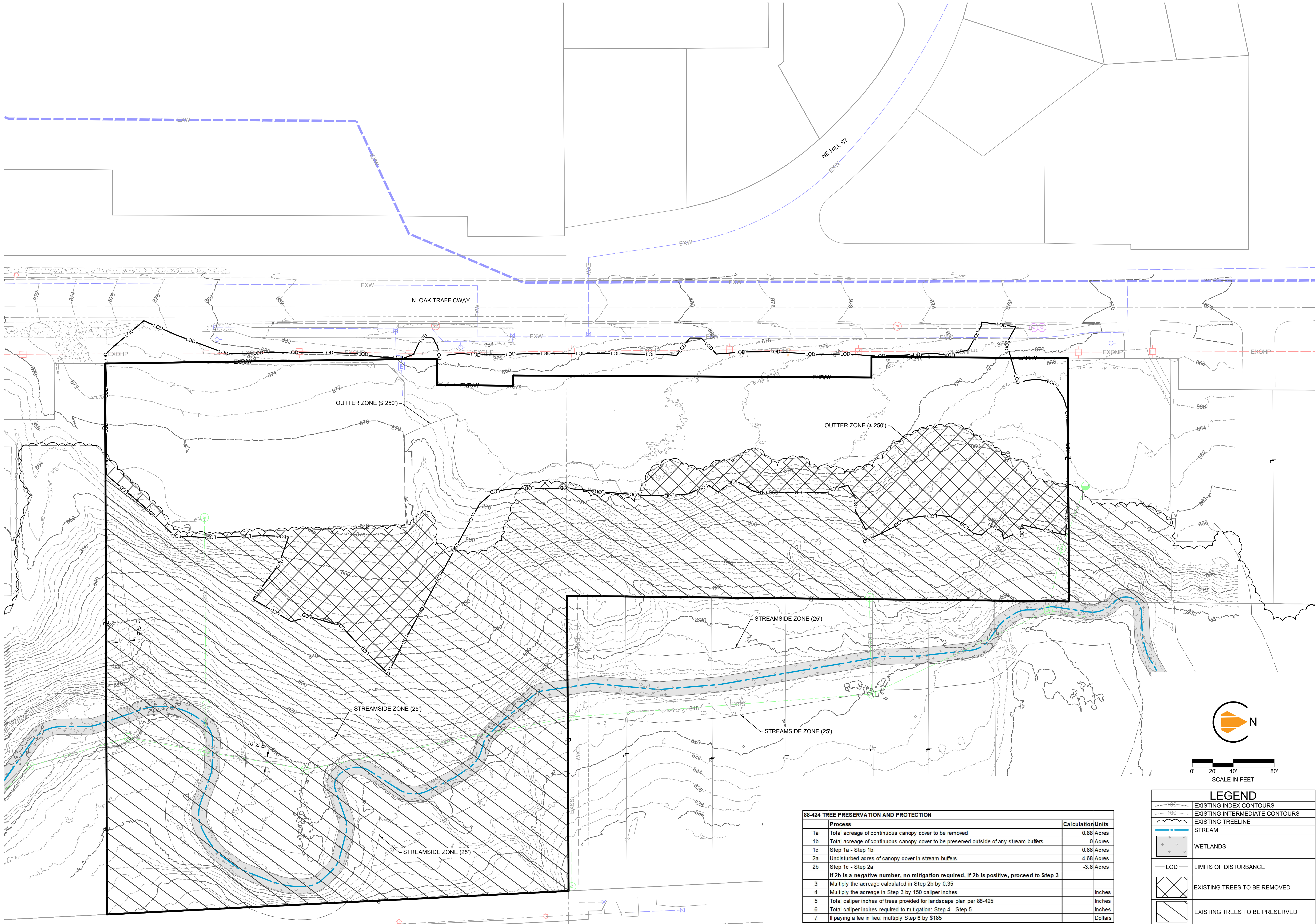
EXISTING CONDITIONS PLAN
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



SHEET #:

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88-424 TREE PRESERVATION AND PROTECTION		
	Process	CalculationUnits
1a	Total acreage of continuous canopy cover to be removed	0.88 Acres
1b	Total acreage of continuous canopy cover to be preserved outside of any stream buffers	0 Acres
1c	Step 1a - Step 1b	0.88 Acres
2a	Undisturbed acres of canopy cover in stream buffers	4.68 Acres
2b	Step 1c - Step 2a	-3.8 Acres
If 2b is a negative number, no mitigation required, if 2b is positive, proceed to Step 3		
3	Multiply the acreage calculated in Step 2b by 0.35	
4	Multiply the acreage in Step 3 by 150 caliper inches	Inches
5	Total caliper inches of trees provided for landscape plan per 88-425	Inches
6	Total caliper inches required to mitigation: Step 4 - Step 5	Inches
7	If paying a fee in lieu: multiply Step 6 by \$185	Dollars

LEGEND	
	EXISTING INDEX CONTOURS
	EXISTING INTERMEDIATE CONTOURS
	EXISTING TREELINE
	STREAM
	WETLANDS
	LIMITS OF DISTURBANCE
	EXISTING TREES TO BE REMOVED
	EXISTING TREES TO BE PRESERVED

REVIEWED BY:	DATE:	NO.:	REVISIONS/APPROVALS:
NH	2026.05.22		INITIAL SUBMITAL
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SP			
5085			
2022034072			

TREE REMOVAL PLAN
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



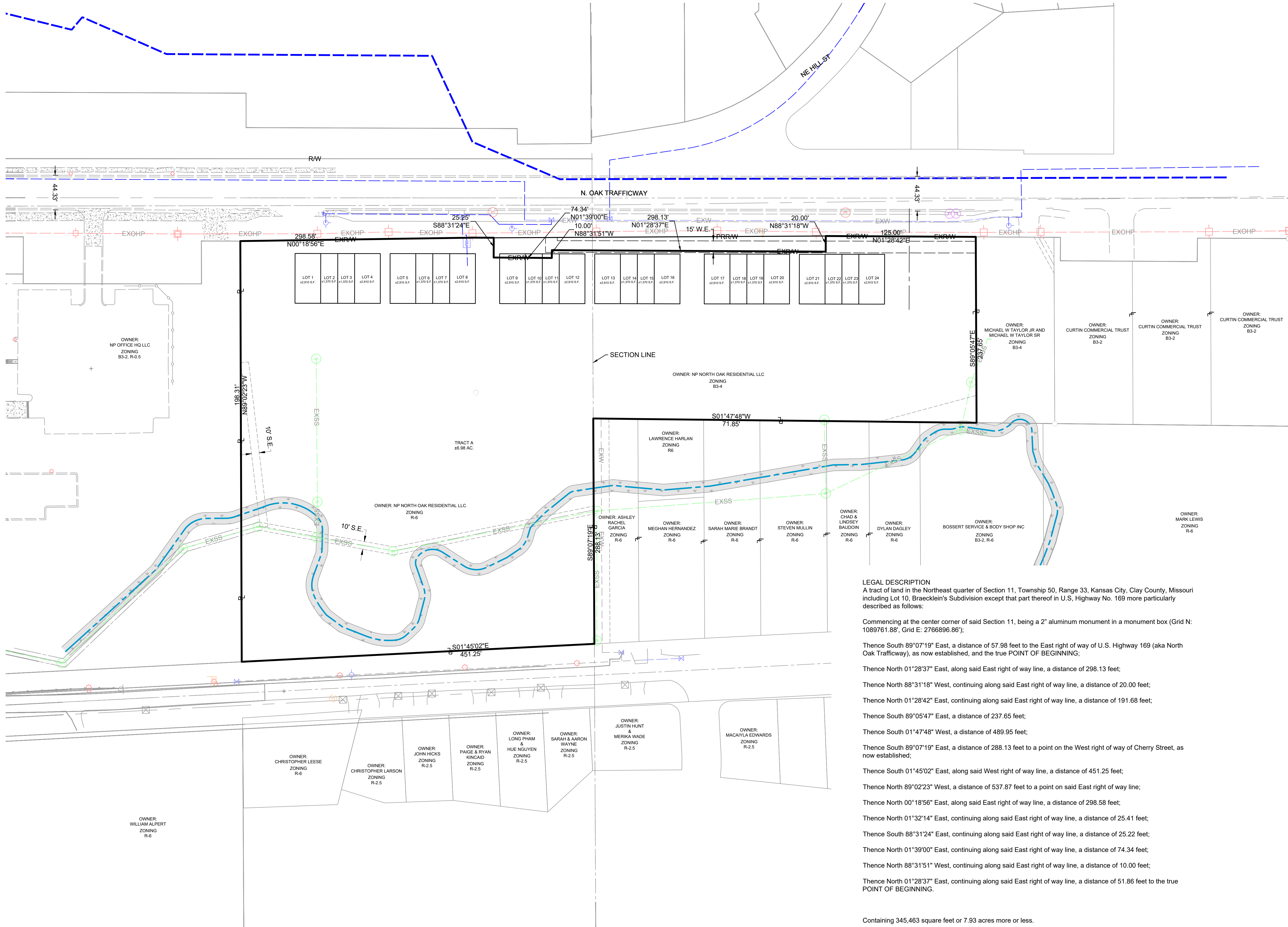
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N OAK TOWNHOMES PRELIMINARY PLAT

IN KANSAS CITY, CLAY COUNTY, MO



LEGAL DESCRIPTION
A tract of land in the Northeast quarter of Section 11, Township 50, Range 33, Kansas City, Clay County, Missouri including Lot 10, Braecklein's Subdivision except that part thereof in U.S. Highway No. 169 more particularly described as follows:

Commencing at the center corner of said Section 11, being a 2" aluminum monument in a monument box (Grid N: 1089761.88', Grid E: 2766896.86');:

Thence South 89°07'19" East, a distance of 57.98 feet to the East right of way of U.S. Highway 169 (aka North Oak Trafficway), as now established, and the true POINT OF BEGINNING;

Thence North 01°28'37" East, along said East right of way line, a distance of 298.13 feet;

Thence North 88°31'18" West, continuing along said East right of way line, a distance of 20.00 feet;

Thence North 01°28'42" East, continuing along said East right of way line, a distance of 191.68 feet;

Thence South 89°05'47" East, a distance of 237.65 feet;

Thence South 01°47'48" West, a distance of 489.95 feet;

Thence South 89°07'19" East, a distance of 288.13 feet to a point on the West right of way of Cherry Street, as now established;

Thence South 01°45'02" East, along said West right of way line, a distance of 451.25 feet;

Thence North 89°02'23" West, a distance of 537.87 feet to a point on said East right of way line;

Thence North 00°18'56" East, along said East right of way line, a distance of 298.58 feet;

Thence North 01°32'14" East, continuing along said East right of way line, a distance of 25.41 feet;

Thence South 88°31'24" East, continuing along said East right of way line, a distance of 25.22 feet;

Thence North 01°39'00" East, continuing along said East right of way line, a distance of 74.34 feet;

Thence North 88°31'51" West, continuing along said East right of way line, a distance of 10.00 feet;

Thence North 01°28'37" East, continuing along said East right of way line, a distance of 51.86 feet to the true POINT OF BEGINNING.

Containing 345,463 square feet or 7.93 acres more or less.

PROJECT TEAM:

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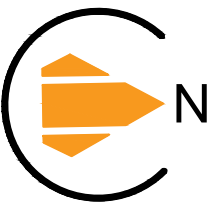
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LAND DATA	AREA
CURRENT LAND AREA	7.93 AC.
PROPOSED VACATED RIGHT OF WAY AREA	0.19 AC.
TOTAL PROPERTY AREA	8.12 AC.

PHASING PLAN
PHASE ONE: LOTS 1-12
PHASE TWO: LOTS 13-24

- GENERAL NOTES:**
- THIS PLAN SHALL SERVE AS THE PRELIMINARY PLAT.
 - EXISTING CONDITIONS AND UTILITIES ARE INDICATED ON THE EXISTING CONDITIONS PLAN.
 - GENERAL CONFIGURATION OF PROPOSED LOTS AND TRACTS ARE AS INDICATED IN THE PLAN SET.
 - PROPOSED CONTOURS, GRADES AND UTILITIES ARE SUBJECT TO FINAL ENGINEERING DESIGN AND APPROVAL BY CITY, PRIVATE UTILITY COMPANIES AND BUILDING PERMIT PLAN APPROVAL.
 - LOTS ARE INTENDED FOR INDIVIDUAL SALE
 - PAYMENT IN LIEU OF PARKLAND: THE DEVELOPER ELECTS TO PAY THE CITY OF KANSAS CITY, MISSOURI, A SUM OF \$8,668.36 IN LIEU OF REQUIRED PARKLAND DEDICATING FOR 24 SEMI-ATTACHED DWELLING UNITS PURSUANT TO SECTION 88-408-C OF THE ZONING AND DEVELOPMENT CODE.



PRELIMINARY PLAT

N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



SHEET #:

C-0120

REVIEWED BY: NH

DESIGNED BY: DM

DRAFTED BY: DM

SP PROJECT #:

5085

NEIL W. HAAS, P.E.

2022034072

NO.:

INITIAL SUBMITTAL

DATE:

2026.05.22

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S:\01 PROJECTS\NORTHPOINT\085 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01 PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 30242AC-0200 SITE PLAN.DWG

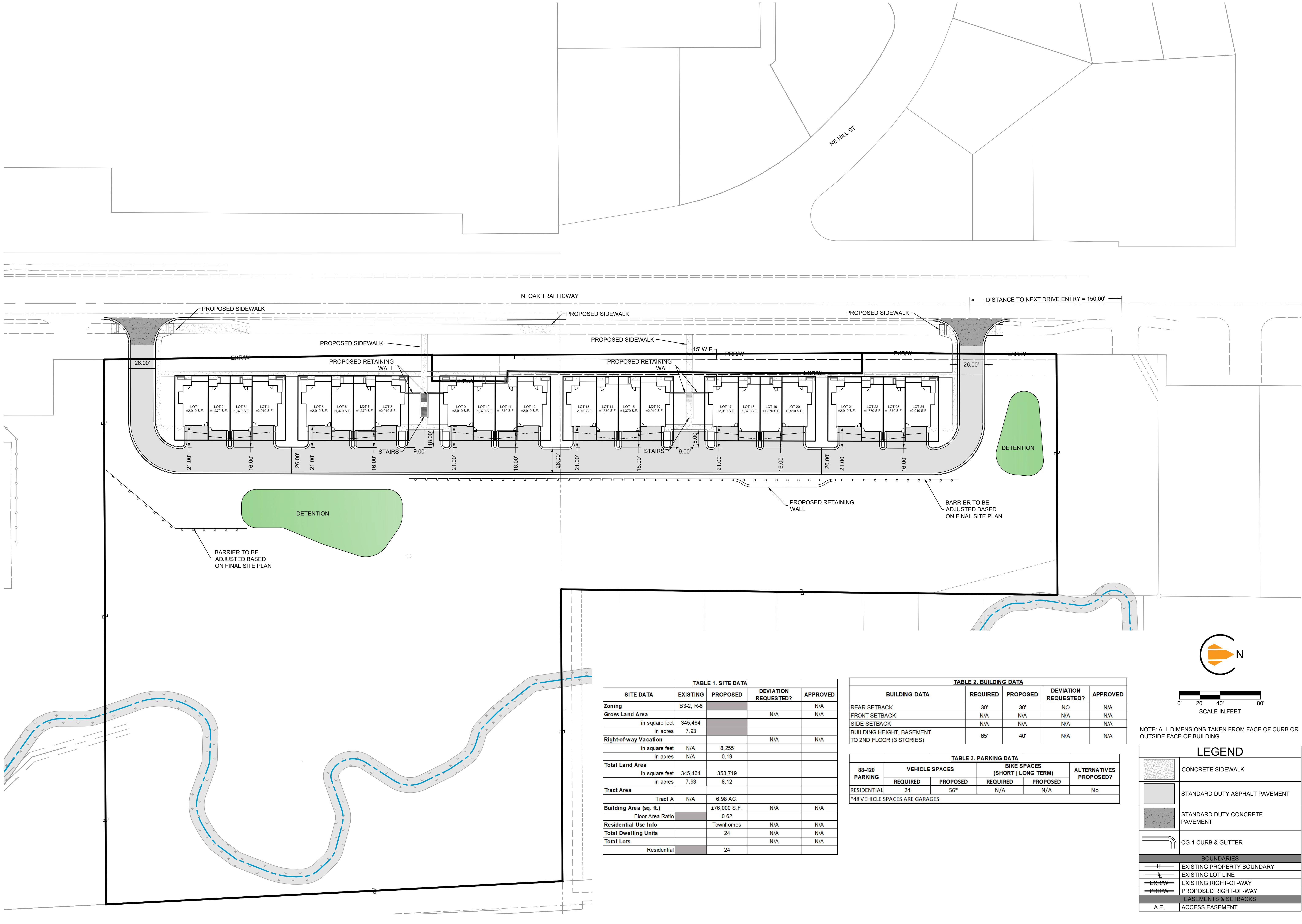


TABLE 1. SITE DATA				
SITE DATA	EXISTING	PROPOSED	DEVIATION REQUESTED?	APPROVED
Zoning	B3-2, R-6			N/A
Gross Land Area			N/A	N/A
in square feet	345,464			
in acres	7.93			
Right-of-way Vacation			N/A	N/A
in square feet	N/A	8,255		
in acres	N/A	0.19		
Total Land Area				
in square feet	345,464	353,719		
in acres	7.93	8.12		
Tract Area				
Tract A	N/A	6.98 AC.		
Building Area (sq. ft.)		±76,000 S.F.	N/A	N/A
Floor Area Ratio		0.62		
Residential Use Info		Townhomes	N/A	N/A
Total Dwelling Units		24	N/A	N/A
Total Lots			N/A	N/A
Residential		24		

TABLE 2. BUILDING DATA				
BUILDING DATA	REQUIRED	PROPOSED	DEVIATION REQUESTED?	APPROVED
REAR SETBACK	30'	30'	NO	N/A
FRONT SETBACK	N/A	N/A	N/A	N/A
SIDE SETBACK	N/A	N/A	N/A	N/A
BUILDING HEIGHT, BASEMENT TO 2ND FLOOR (3 STORIES)	65'	40'	N/A	N/A

TABLE 3. PARKING DATA					
88-420 PARKING	VEHICLE SPACES		BIKE SPACES (SHORT LONG TERM)		ALTERNATIVES PROPOSED?
	REQUIRED	PROPOSED	REQUIRED	PROPOSED	
RESIDENTIAL	24	56*	N/A	N/A	No
*48 VEHICLE SPACES ARE GARAGES					

0'

20'

40'

80'

SCALE IN FEET

N

NOTE: ALL DIMENSIONS TAKEN FROM FACE OF CURB OR OUTSIDE FACE OF BUILDING

LEGEND

CONCRETE SIDEWALK

STANDARD DUTY ASPHALT PAVEMENT

STANDARD DUTY CONCRETE PAVEMENT

CG-1 CURB & GUTTER

BOUNDARIES

R

EXISTING PROPERTY BOUNDARY

L

EXISTING LOT LINE

EXRW

EXISTING RIGHT-OF-WAY

PRRW

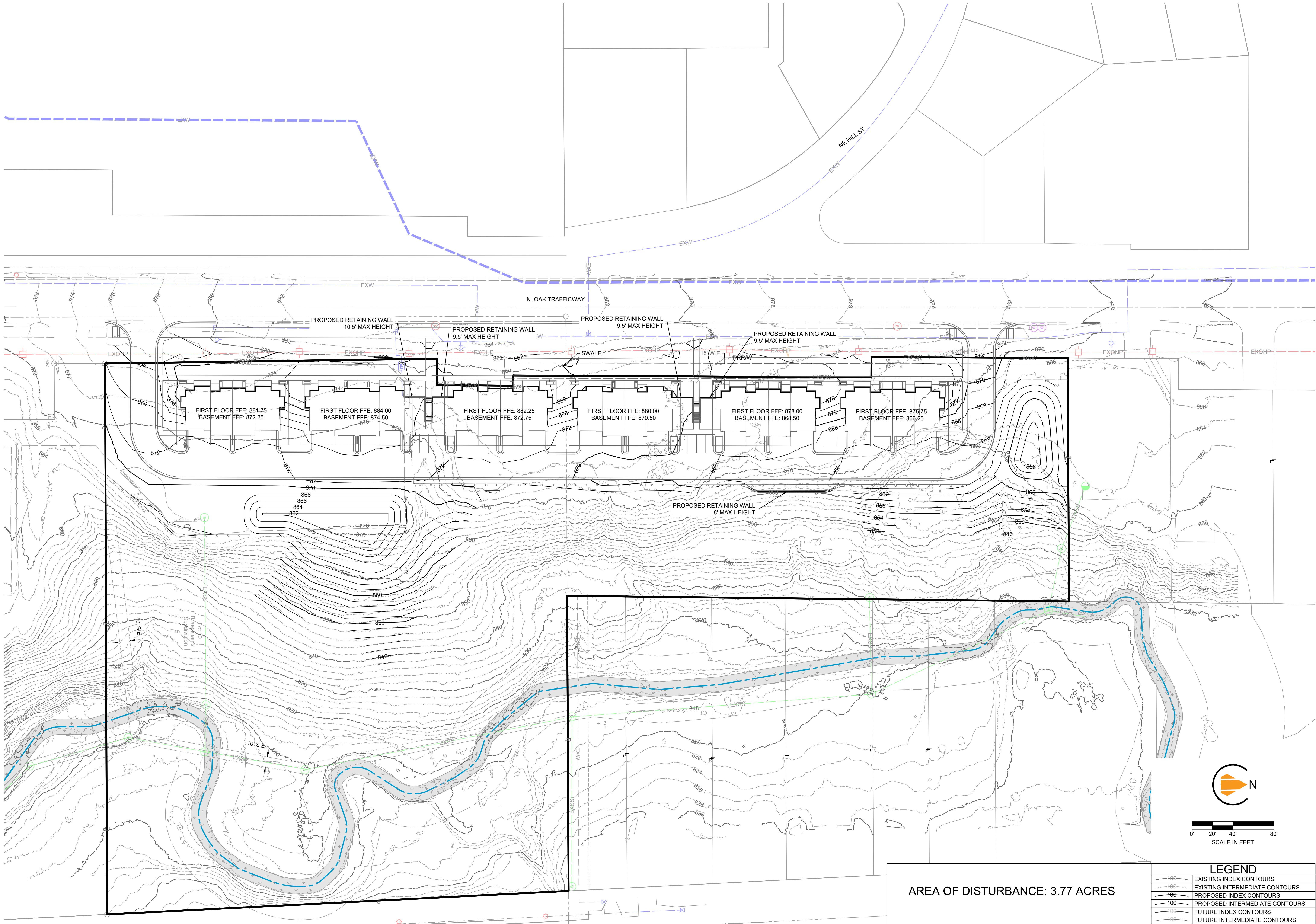
PROPOSED RIGHT-OF-WAY

EASEMENTS & SETBACKS

A.E.

ACCESS EASEMENT

S:\01 PROJECTS\NORTHPOINT\085 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01 PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 3022AC-0400 GRADING PLANING



AREA OF DISTURBANCE: 3.77 ACRES

LEGEND	
	EXISTING INDEX CONTOURS
	EXISTING INTERMEDIATE CONTOURS
	PROPOSED INDEX CONTOURS
	PROPOSED INTERMEDIATE CONTOURS
	FUTURE INDEX CONTOURS
	FUTURE INTERMEDIATE CONTOURS

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1	2026.05.22
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REVIEWED BY:	DESIGNED BY:	DRAFTED BY:	SP PROJECT #:	NEIL W. HAAS, P.E.
NH	DM	DM	3085	2022034072

GRADING PLAN
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



SHEET #:

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S:\01 PROJECTS\NORTHPOINT\05 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01 PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 3022AC-0500 STREAM BUFFER PLANNING

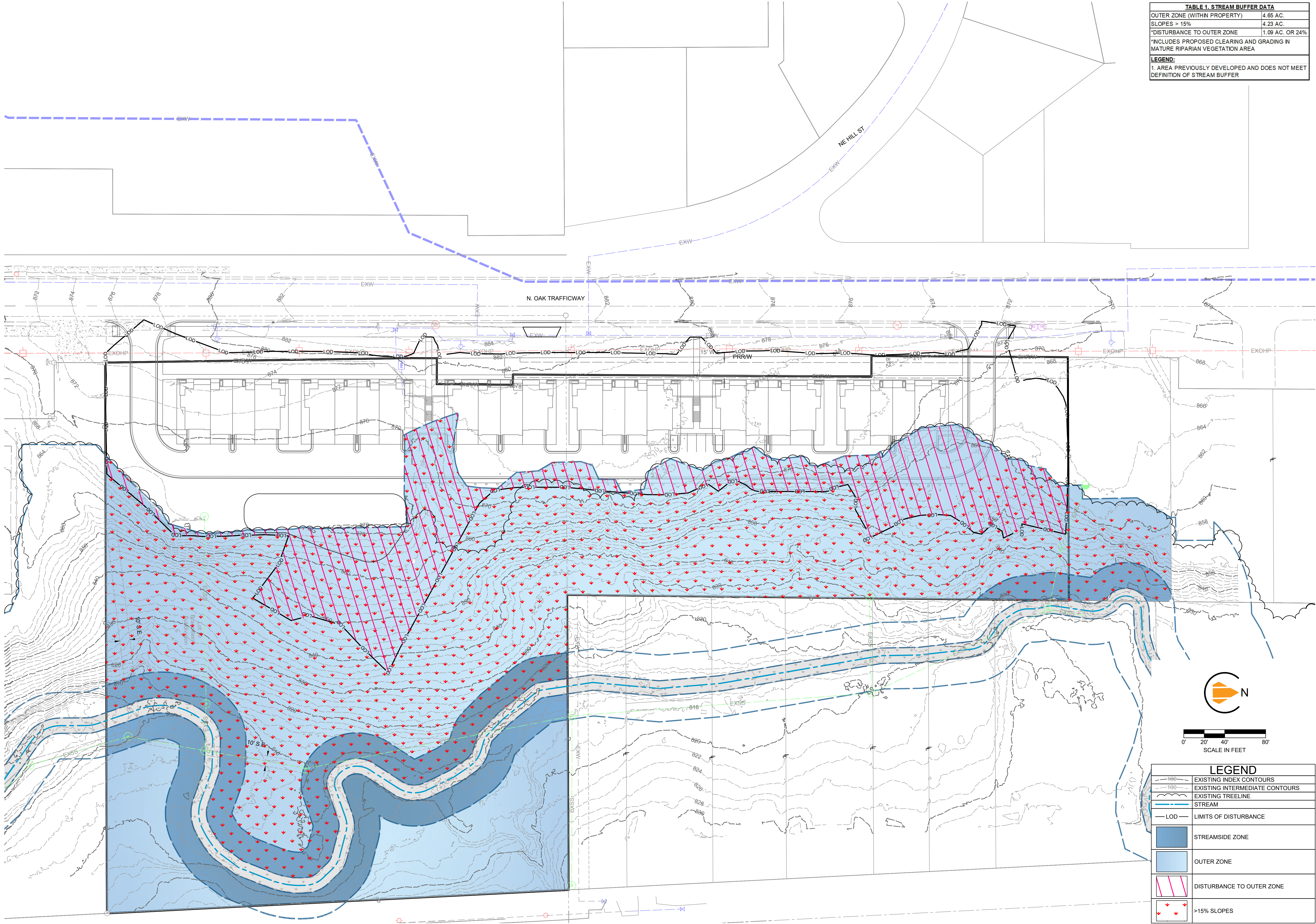
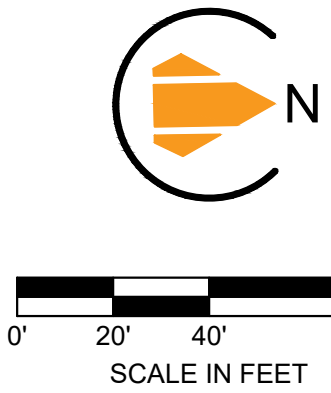


TABLE 1. STREAM BUFFER DATA	
OUTER ZONE (WITHIN PROPERTY)	4.65 AC.
SLOPES > 15%	4.23 AC.
*DISTURBANCE TO OUTER ZONE	1.09 AC. OR 24%
*INCLUDES PROPOSED CLEARING AND GRADING IN MATURE RIPARIAN VEGETATION AREA	
LEGEND:	
1. AREA PREVIOUSLY DEVELOPED AND DOES NOT MEET DEFINITION OF STREAM BUFFER	

LEGEND	
	EXISTING INDEX CONTOURS
	EXISTING INTERMEDIATE CONTOURS
	EXISTING TREELINE
	STREAM
	LIMITS OF DISTURBANCE
	STREAMSIDE ZONE
	OUTER ZONE
	DISTURBANCE TO OUTER ZONE
	>15% SLOPES





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A Division of NorthPoint Development

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Kansas City, MO 64116

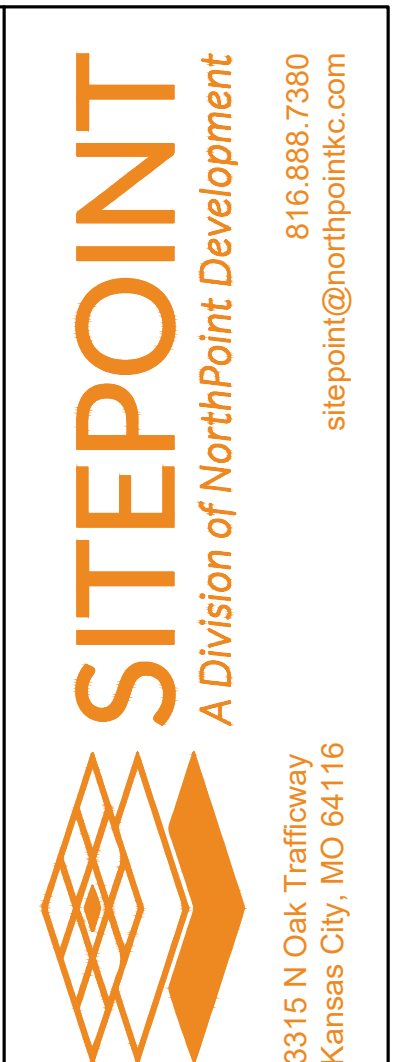
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DESIGNED BY:			
DM			
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STREAM BUFFER PLAN
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO

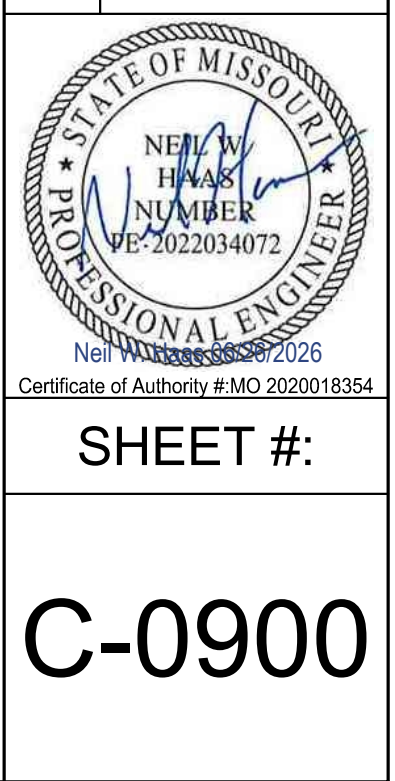


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C-0500

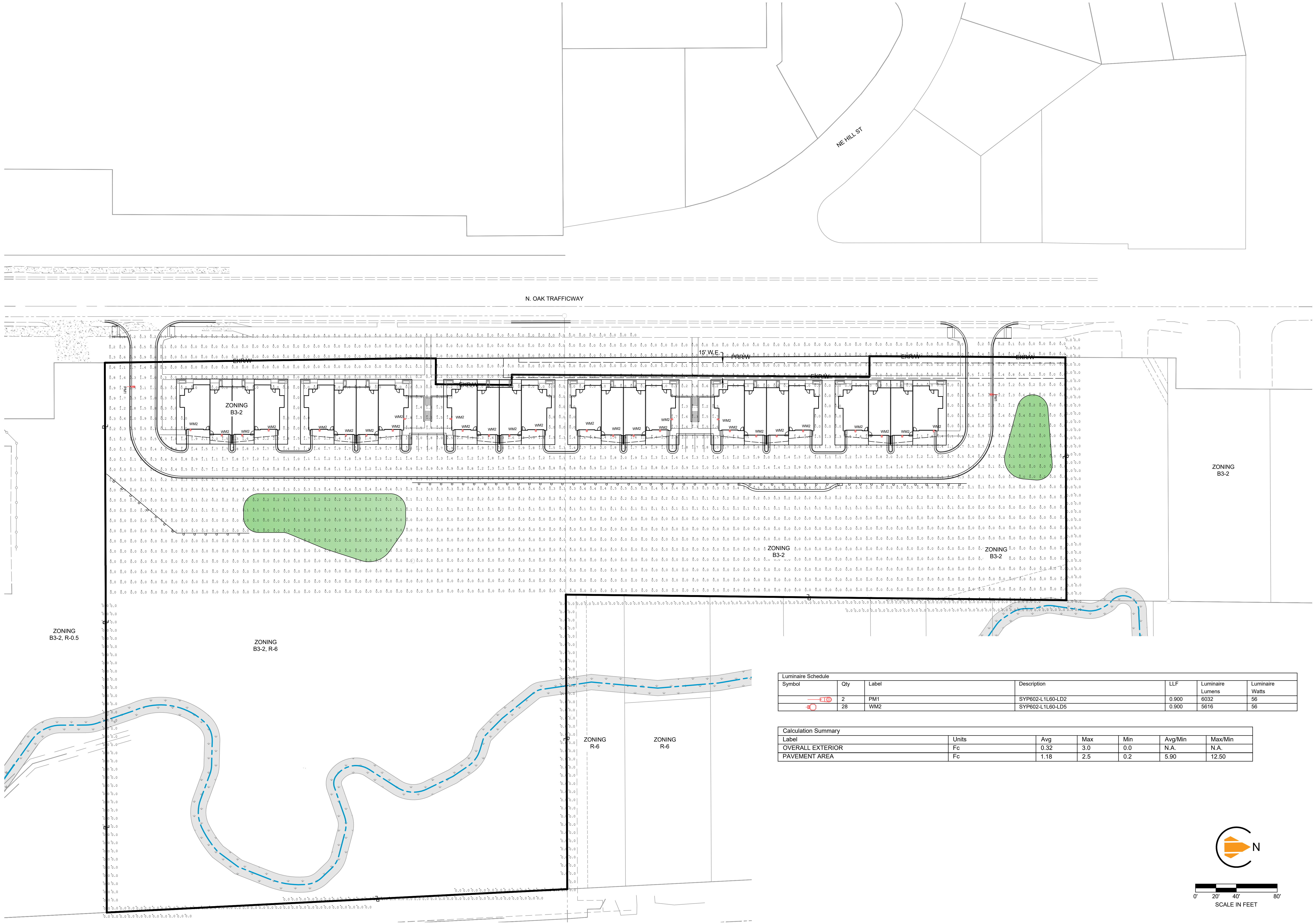


REVIEWED BY: NH	DATE: 2026.05.22	NO.:	REVISIONS/APPROVALS:
DESIGNED BY: DM			INITIAL SUBMITTAL
DRAFTED BY: NH			
SP PROJECT #: 5085			
NEIL W. HAAS P.E. 2022034072			

UTILITY PLAN
N OAK TOWNHOMES DEVELOPMENT PLAN/PROJECT PLAN/PRELIMINARY PLAT KANSAS CITY, CLAY COUNTY, MO

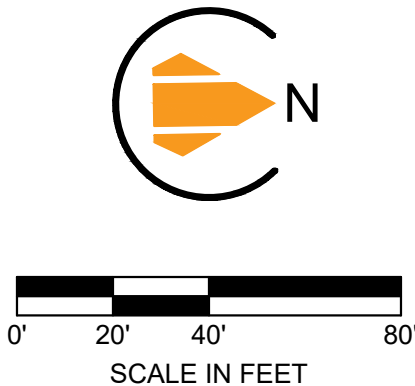


S:\01 PROJECTS\NORTHPOINT\085 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01- PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 3022AVE-0100 PHOTOMETRIC PLANDING



Luminaire Schedule						
Symbol	Qty	Label	Description	LLF	Luminaire Lumens	Luminaire Watts
	2	PM1	SYP602-L1L60-LD2	0.900	6032	56
	28	WM2	SYP602-L1L60-LD5	0.900	5616	56

Calculation Summary						
Label	Units		Avg	Max	Min	Avg/Min
OVERALL EXTERIOR	Fc		0.32	3.0	0.0	N.A.
PAVEMENT AREA	Fc		1.18	2.5	0.2	5.90



PHOTOMETRIC PLAN

N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



SHEET #:

E-0100

REVIEWED BY:	DATE:	NO.:	REVISIONS/APPROVALS:
NH	2026.05.22		INITIAL SUBMITTAL
DESIGNED BY:			
DM			
DRAFTED BY:			
DM			
SP PROJECT #:			
5085			
NEIL W. HAAS, P.E.			
2022034072			



SITEPOINT
A Division of NorthPoint Development

816.888.7380
sitepoint@northpointkc.com

3315 N Oak Trafficway
Kansas City, MO 64116

KIMLIGHTING®

UR28

ARCHITECTURAL AREA/SITE

FEATURES

- 28" size in post top, pole and wall mount
- High performance optics up to 35,000 delivered lumens
- Elegant form factor
- Diffusion lens for low glare comfort
- SiteSync™ wireless control options
- UL/CUL listed for wet locations, IP66 and 4G/5G vibration rated



CONTROL TECHNOLOGY

SiteSync™ INTELIGENCE

SPECIFICATIONS

CONSTRUCTION

- Low copper aluminum alloy die-casting is designed as one-piece with internal cooling fins.
- Solid, cast aluminum wall creates a thermal barrier between the optical and electrical compartments.

- Molded silicone gasket throughout insures the sealing between the two compartments and provides ingress protection.

- Housing is designed with integral LED heat sink utilized for thermal transfer and for securing the location of each LED module..

- All external fasteners are stainless steel.

- One-piece low copper aluminum alloy die-cast lens frame is secured to housing with 6 screws.

OPTICS

- LEDs mount to a metal printed circuit board assembly (MCPCB).

- Optical lenses are clear injection molded PMMA acrylic.

- Optional Backlight Control on each LED module to completely control unwanted backlight.

- Optional fixture finish optical surfaces will not exceed B.U.G ratings of the standard white finish and will be greater than or equal to the delivered lumens of the optional matte black optical surface finish.

LENS

- Standard lens (CLR) IK08
- Clear Polycarbonate Lens (CP) IK10

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UR28 Post Top

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HUBBELL
Lighting

DATE: LOCATION:

TYPE: PROJECT:

CATALOG #:



RELATED PRODUCTS

Ouro Large Arm Mount
Ouro Small Post Top
Ouro Small Arm Mount

INSTALLATION

- Fixtures must be grounded in accordance with national, state and/or local electrical codes. Failure to do so may result in serious personal injury.

ELECTRICAL

- Universal voltage, 120 through 277V with a ±10% tolerance. Driver is Underwriters Laboratories listed.

- High voltage configurations, 347/480. Driver has a 0-10V dimming interface for multi-level illumination options. Driver is Underwriters Laboratories listed.

- "Thermal Shield", secondary side, thermistor provides protection for the sustainable life of LED module and electronic components

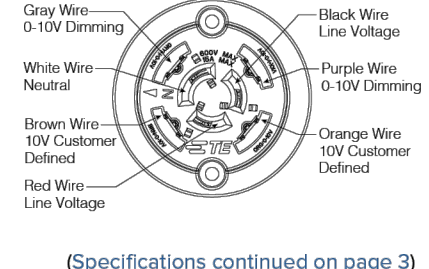
- Drivers shall have greater than a 0.9 power factor, less than 20% harmonic distortion, and be suitable for operation in -40°C to 40°C ambient environments.

- Luminaire shall be capable of operating at 100% brightness in a 40°C environment. Both driver and optical array have integral thermal protection that will dim the luminaire upon detection of temperatures in excess of 85°C.

- Surge protection: 10,000k in parallel, 20,000k in series

- Wiring: No. 18AWG rated 105°C, wet rating.

KEY DATA	
Lumen Range	18771 - 37740
Wattage Range	155 - 315
Efficacy Range (LPW)	103 - 140
Reported Life (Hours)	L70>50,000
Weight	56 lbs - 25.4 Kg
EPA	1159



7-Pin receptacle placement
(Specifications continued on page 3)

(Specifications continued on page 3)

KIMLIGHTING®

UR28

ARCHITECTURAL AREA/SITE

ORDERING GUIDE

DATE: LOCATION:

TYPE: PROJECT:

CATALOG #:

Example: UR28-96L155-3K8-3-L-UNV-ASQ-BLT-7PR-8C-SWTAB

CATALOG #

HOUSING

Model	LED Engine	CCT/CRI	Distribution	Rotation	Voltage
UR28	Ouro				
UR28	No Lens or Clear Lens 96L155 20,000 lm 96L170 22,500 lm 96L185 24,000 lm 96L220 27,000 lm 96L255 30,000 lm 96L315 35,000 lm HDL - High Diffusion Lens 114L160 18,000 lm 114L180 20,000 lm 114L265 25,000 lm	AM* Amber, 595nm 27K8 2700K, 80 CRI 3K7 3000K, 70 CRI 3K8 3000K, 80 CRI 3K9 3000K, 90 CRI 35K8 3500K, 80 CRI 4K7 4000K, 70 CRI 4K8 4000K, 80 CRI 5K7 5000K, 70 CRI Consult factory for other CCTs and CRIs	No Lens or Clear Lens FR Type I Front Row 2 Type II 3 Type III 4 Type IV 4W Type IV Wide 5CM Type V Square Medium 5CM Type V Square Narrow SR Type V Rectangular 5W Type V Wide Round HDL-High Diffusion Lens 3 Type III Asymmetric 5W Type V Symmetric	(Blank) Blank for no rotation L* Optic rotation left R* Optic rotation right	UNV 347 340V 347 480 480V DALI 120-277V *Consult factory

Mounting	Fixture Finish	Control Options	Options	Control Accessories
FM44	Flush mt 3.6" to 4.0" OD pole, 4" fixture base	BLS Black Gloss Smooth BLT Black Matte Textured DBS Dark Bronze Gloss Smooth DBT Dark Bronze Matte Textured GTG Graphite Matte Textured LGS Light Grey Gloss Smooth LGT Light Grey Matte Textured PSS Platinum Silver Gloss Smooth VGT Verde Green Matte Textured WHS White Gloss Smooth WHT White Matte Textured Color Option CC* Custom Color	7PR-TL 7 pin PCR with twist lock photocontrol 7PR-SC 7 pin PCR with shorting cap 7PR 7 pin PCR, wireless control enabled AD-D1* AstroDIM 50% output at midnight AD-D2* AstroDIM 50% output midnight to 4 AM AD-D3* AstroDIM 50% output 10PM to 4 AM AD-D4* AstroDIM 50% output 10PM to 4 AM NXWE NX Wireless Enabled SWP*** SiteSync Pre commission SWPM-40E**** SiteSync with Sensor 9' to 40' MH WSP-40E1** Dimming Occ. Sensor for up to 40' MH, 120/277/347V WSP-40E2** Dimming Occ. Sensor for up to 40' MH, 208/240V WSP-40E3** Dimming Occ. Sensor for up to 40' MH, 480V NXSPW14E** NX Wireless, PIR Sensor, 14' Dimming Daylight Harvesting, 30' NXSPW30E** NX Wireless, PIR Occupancy Sensor, Dimming Daylight Harvesting, 30' NXSP14E** NX, PIR Occupancy Sensor, Dimming Daylight Harvesting, 30' NXSP30E** NX, PIR Occupancy Sensor, Dimming Daylight Harvesting, 30'	SW7PR** SiteSync™ with 7 pin PCR SF Single Fuse DF Double Fuse CLR*** Clear Lens TFL Temper proof latch CP** Clear Polycarbonate Lens WIR-RME-L wISCAP™ External Fixture Module SCH-R Occ. Sensor for Round Pole (up to 30' MH) SCH-S Occ. Sensor for Square Pole (up to 30' MH) NXSPM-1R1D-UNV NX 7-pin Module

1. Not available with SQM, SQM, and SW distributions.
2. Not available with other sensor or wireless control options.
3. Specify group and zone at time of order. See: <https://www.kimlighting.com> for more info. Order at least one SiteSync interface accessory SWUSB or SWPDS. Each order contains SiteSync™ License, GUI, and Bridge Node.
4. Not available with 347V and 480V.
5. Not available with HDL option.
6. Consult factory for custom color, marine and corrosive finish options.
7. Not available with HDL option.

8. Turtle Friendly
9. Please see Delivered Lumens chart on Page 5 for lumens
10. Microsoft, Encarta, MSN, and Windows are either registered trademarks or trademarks of Microsoft Corporation in the United States and/or other countries.
11. Not available with 96L-255 and the 96L-315 configuration of the LED Engine
12. IKD rated. Consult factory for details
13. IKD rated. Consult factory for details

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UR28 Post Top

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HUBBELL
Lighting

LUMINIS®

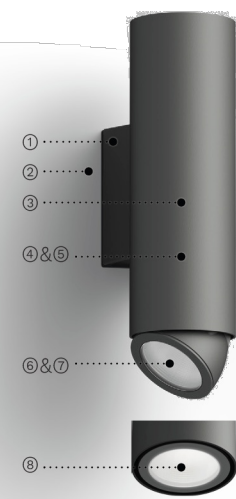
SYP602
SYRIOS PRO
WALL

PROJECT NAME:

QUANTITY:

TYPE:

ORDERING CODE:



- ① Robust cast aluminum wall mounting box.
- ② Sturdy galvanized steel mounting plate.
- ③ Seamless extruded aluminum cylindrical housing.
- ④ Asymmetric heatsink for perfect blend of clean aesthetic and efficient heat dissipation.
- ⑤ Sleek and durable sealed cast aluminum up and down light assembly.
- ⑥ 30° tilt and 355° rotation for light adjustability.
- ⑦ Faceted specular aluminum reflector offers smooth lighting and reduced glare (NR/FLD/VWD). While TIR collimator lens focuses light in a very narrow beam.
- ⑧ High efficiency silicone lens.



MATERIALS

Syrios Pro is made of corrosion resistant 360 aluminum alloy with a copper (CU) content of less than 0.1%. The main housing is made of seamless 6063 extruded aluminum, with an integrally sealed LED light module designed for optimal heat dissipation, and lighting performance.

ELECTRICAL DRIVER

Driver is 0-10V dimming-ready (dime to 1%) with 120-277V multi-volt (50-60Hz) or 347-480V high-volt (50-60Hz), operating temperature range of -30°C/-22°F to 45°C/113°F, output over voltage protection, output over current protection and output short circuit protection with auto-recovery.

LED LIGHT ENGINE

Offered in 2700K/3000K/3500K/4000K CCT with 80 CRI, 70% LED lumen maintenance at 60,000 hours (L7060) based on IESNA LM-80-08 LED extrapolated life, calculated per IESNA TM-21-21. Optional true amber LED for turtle sensitive areas. Wavelengths: 585nm to 597nm. RGBV with white CCT available in 3000K and 4000K. Quad chip technology, enabling optimal color mixing under each individual optic.

FINISH

Five-stage preparation process including preheating of cast aluminum parts for air extraction, and an environmentally friendly alloy sealant. Polyester powder coating is applied through an electrostatic process and oven cured for long term finish.

CERTIFICATION

UL Certified to Canadian and U.S. safety standards. Certified for use in wet locations. Rated IP65. Photometric testing performed by an independent laboratory in accordance with IES LM-79-08 standards at 25°C. Actual performance may differ as a result of end-user environment and application.

LUMINIS.COM

Toll free: (866) 586-4647 | Fax: (514) 683-8872 | Email: info@luminis.com
260 Labrosse, Pointe-Claire (QC) Canada H9R 5L5

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SYP602
Rev. 05/07/25

Page 1 of 4

LUMINIS®

SYP602
SYRIOS PRO
WALL

ORDERING CODE

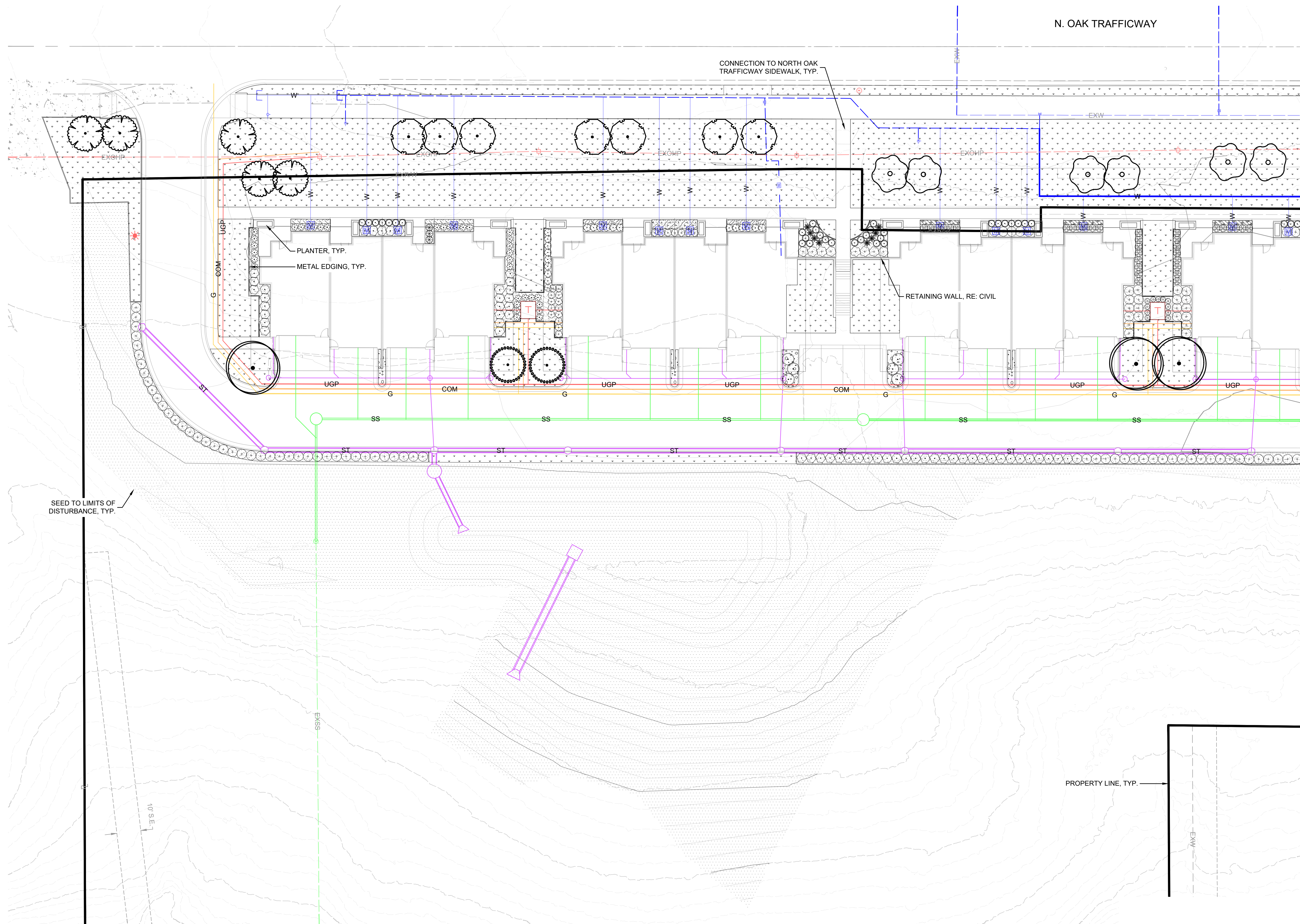
*SERIES	*DOWNLIGHT OUTPUT	*DOWNLIGHT DISTRIBUTION	*UPLIGHT OUTPUT	*UPLIGHT DISTRIBUTION	CCT	*VOLTAGE
SYP602	Static White LIL20 2249 lm / 21w LIL35 3732 lm / 39w LIL50 4756 lm / 56w RGBV LIRGBW 349 lm / 24w** True Amber LILK2A 562 lm / 9w* Delivered lumens calculated at 4000K/90CRI except for RGBW and amber. Flood optic distribution. Typical power consumption. Refer to LCF table for outputs at other CCTs.	NR Narrow optic 11" FLD Flood optic 30" RGBV VWD Very wide optic 55"	Static White LIL20 2249 lm / 21w LIL35 3732 lm / 39w LIL50 4756 lm / 56w RGBV LIRGBW 349 lm / 24w** True Amber LILK2A 562 lm / 9w* Delivered lumens calculated at 4000K/90CRI except for RGBW and amber. Flood optic distribution. Typical power consumption. Refer to LCF table for outputs at other CCTs.	UNR Uplight narrow optic 11" UFLD Uplight flood optic 30" VWVD Uplight very wide optic 55"	27K 2700K 30K 3000K 35K 3500K 4K 4000K HVLDT 347V-480V HVLDT 120V-277V	120 120V 277 277V 347 347V 480 480V HVLDT 120V-277V
	Static White LIL25 2403 lm / 15w LIL45 4400 lm / 39w LIL60 5607 lm / 56w True Amber LILK2A 562 lm / 9w* Delivered lumens calculated at 4000K/90CRI except for amber. Type V distribution. Typical power consumption. Refer to LCF table for outputs at other CCTs.	LD1 Type I distribution LD2 Type II distribution LD3 Type III distribution LD5 Type V distribution	Very Narrow Distribution LILLO6 661 lm / 15w Delivered lumens calculated at 4000K/90CRI. Very narrow optic distribution. Typical power consumption. Refer to LCF table for outputs at other CCTs.	UVNR Uplight, very narrow optic 6"		
	Very Narrow Distribution LILLO6 661 lm / 15w Delivered lumens calculated at 4000K/90CRI. Very narrow optic distribution. Typical power consumption. Refer to LCF table for outputs at other CCTs.	VNR Very narrow optic 6"			Required field for all outputs except true amber.	

DOWNLIGHT LENS	UPLIGHT LENS	DOWNLIGHT LOUVERS	UPLIGHT LOUVERS	CONDUIT COVER	PHOTOCELL	SURGE PROTECTOR
ESL Elliptical spread lens** SL Solite lens**	UESL Uplight elliptical spread lens** USL Uplight solite lens**	HL Hexcell louvers	UHL Uplight hexcell louvers	SWK Decorative cover for 3/4" conduit junction box*	PH Photocell**	SP Surge protector
EMERGENCY	DUAL SWITCHING	CONTROLS	*FINISH	WOOD FINISH**	ENVIRONMENT	
REM7 Remote emergency battery, 90 min, 7V**	DS Dual circuit switching & downlight control*	NLTAIR-MS nLight AIR 2.0 wireless control with occupancy detection† NLTAIR2 nLight AIR 2.0 wireless control†	BKT Jet black BCT Bronze CHT Champagne DGT Gun metal GRT Titanium gray MST Matte silver SGT Steel gray WHT Snow white CMC Custom matched color** RAL RAL color**	ADG American douglas BRC Birch CHN Chestnut CRV Cherry KNP Knotty pine MPL Maple OFL Oak RSW Rosewood TEK Teak WLN Walnut	MG Marine grade paint** NT Natatorium suitable**	

NOTES

- * Denotes a required field.
- † Delivered lumens at 4000K based on RGBW uses DPMS12350PM as a control input. Available only with 30K, 40K, 50K available with 347, 480 or 110V.
- ** Not available with 55, 14", 37" x 80".
- † Control factory to coordinate custom matching color.
- † Specify 60" number.
- † Have wood finish and applied to down housing, trim frame or accessories. Additional dry required, not compatible with water-based paint or not suitable.
- † Painted to match fixture color.
- † Not available with 80V, 110V, 120V.

9. Not available with PH, NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97, NLTAIR98, NLTAIR99, NLTAIR100.
10. Not available with NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97, NLTAIR98, NLTAIR99, NLTAIR100.
11. Not available with NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97, NLTAIR98, NLTAIR99, NLTAIR100.
12. Not available with NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97, NLTAIR98, NLTAIR99, NLTAIR100.
13. Not available with NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97, NLTAIR98, NLTAIR99, NLTAIR100.
14. Not available with NLTAIR2, NLTAIR3, NLTAIR4, NLTAIR5, NLTAIR6, NLTAIR7, NLTAIR8, NLTAIR9, NLTAIR10, NLTAIR11, NLTAIR12, NLTAIR13, NLTAIR14, NLTAIR15, NLTAIR16, NLTAIR17, NLTAIR18, NLTAIR19, NLTAIR20, NLTAIR21, NLTAIR22, NLTAIR23, NLTAIR24, NLTAIR25, NLTAIR26, NLTAIR27, NLTAIR28, NLTAIR29, NLTAIR30, NLTAIR31, NLTAIR32, NLTAIR33, NLTAIR34, NLTAIR35, NLTAIR36, NLTAIR37, NLTAIR38, NLTAIR39, NLTAIR40, NLTAIR41, NLTAIR42, NLTAIR43, NLTAIR44, NLTAIR45, NLTAIR46, NLTAIR47, NLTAIR48, NLTAIR49, NLTAIR50, NLTAIR51, NLTAIR52, NLTAIR53, NLTAIR54, NLTAIR55, NLTAIR56, NLTAIR57, NLTAIR58, NLTAIR59, NLTAIR60, NLTAIR61, NLTAIR62, NLTAIR63, NLTAIR64, NLTAIR65, NLTAIR66, NLTAIR67, NLTAIR68, NLTAIR69, NLTAIR70, NLTAIR71, NLTAIR72, NLTAIR73, NLTAIR74, NLTAIR75, NLTAIR76, NLTAIR77, NLTAIR78, NLTAIR79, NLTAIR80, NLTAIR81, NLTAIR82, NLTAIR83, NLTAIR84, NLTAIR85, NLTAIR86, NLTAIR87, NLTAIR88, NLTAIR89, NLTAIR90, NLTAIR91, NLTAIR92, NLTAIR93, NLTAIR94, NLTAIR95, NLTAIR96, NLTAIR97



PLANT SCHEDULE SEE L-0300 FOR FULL PLANT SCHEDULE

SYMBOL CODE COMMON NAME

DECIDUOUS TREES

UPA ALLEE LACEBARK ELM

ALG AUTUMN BRILLIANCE SERVICEBERRY

CCC EASTERN REDBUD

QWL REGAL PRINCE® OAK

MSS SPRING SNOW CRABAPPLE

DECIDUOUS SHRUBS

CSF ARCTIC FIRE RED TWIG DOGWOOD

RAG GRO-LOW FRAGRANT SUMAC

HAA INCREDIBALL HYDRANGEA

POD LITTLE DEVIL DWARF NINEBARK

EVERGREEN SHRUBS

CPG GOLDEN MOP FALSE CYPRESS

BGV GREEN VELVET BOXWOOD

GBI INKBERRY HOLLY

TOB MR. BOWLING BALL® ARBORVITAE

JSN NEW BLUE TAM JUNIPER

JCS SEA GREEN JUNIPER

<u>ORNAMENTAL GRASSES</u>		
	MSA	ADAGIO MISCANTHUS GRASS
	PVN	NORTHWIND SWITCH GRASS

	ARB	BURGUNDY GLOW CARPET BUGLE
	SSJ	JOHN CREECH STONECROP
	HSO	STELLA DE ORO DAYLILY

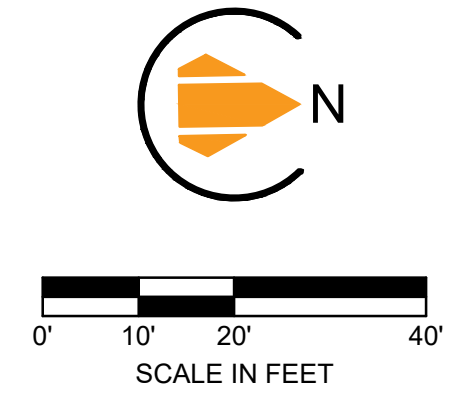
MULCHES		
	ROCK	KANSAS RIVER ROCK
	BARK	PINE BARK MULCH

SOD/SEED

SEED SUPERIOR FESCUE

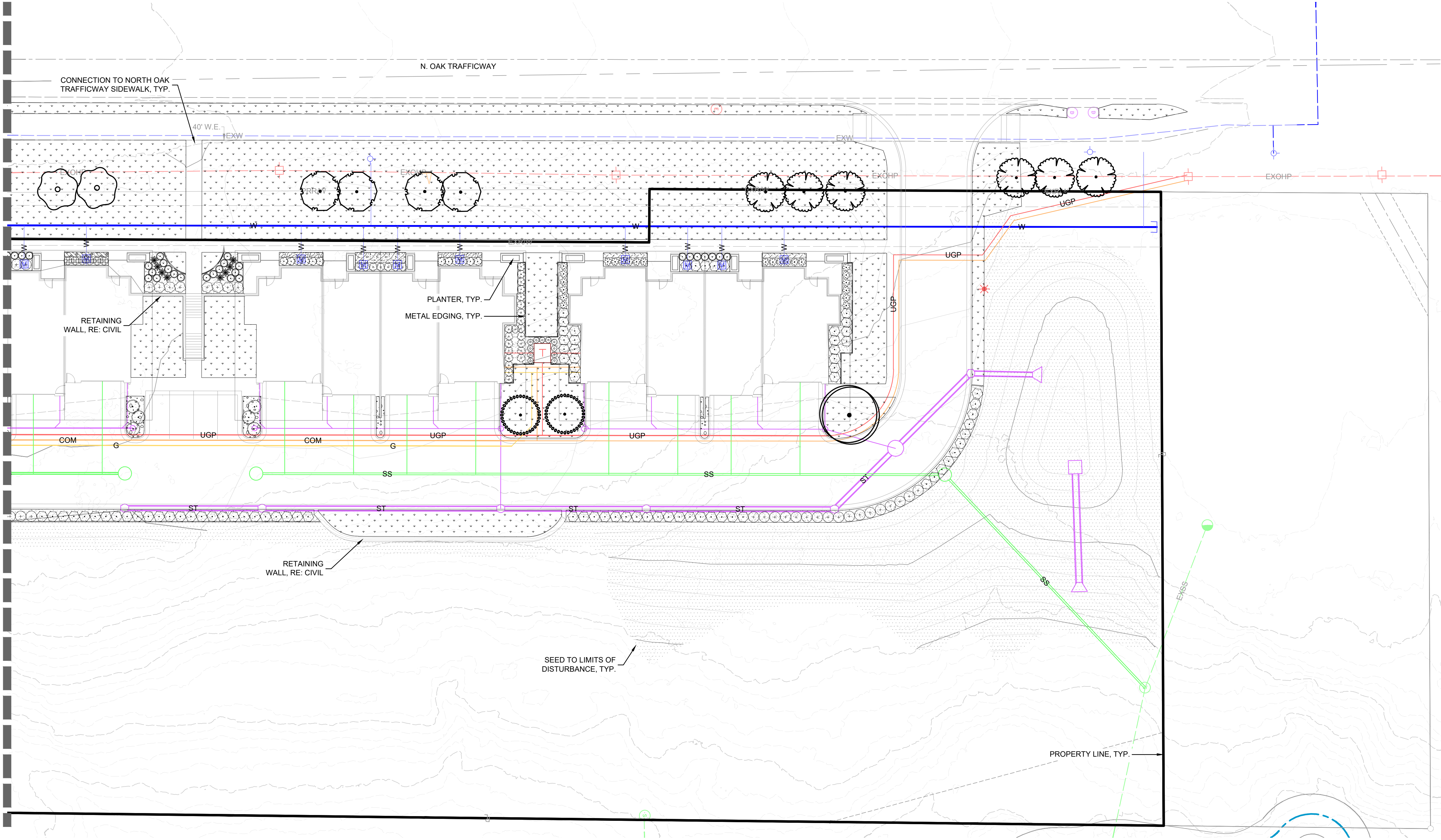
SOD SUPERIOR FESCUE

REFERENCE NOTES SCHEDULE	
<u>SYMBOL</u>	<u>DESCRIPTION</u>
— — —	METAL EDGING



S:\01 PROJECTS\NORTHPOINT\005 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01 PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 3022AL-0100 LANDSCAPE PLAN - OVERVIEW.DWG

MATCHLINE: SEE SHEET L-0200



PLANT SCHEDULE SEE L-0300 FOR FULL PLANT SCHEDULE

SYMBOL CODE COMMON NAME

DECIDUOUS TREES

- UPA ALLEE LACEBARK ELM
- ALG AUTUMN BRILLIANCE SERVICEBERRY
- CCC EASTERN REDBUD
- QWL REGAL PRINCE® OAK
- MSS SPRING SNOW CRABAPPLE

DECIDUOUS SHRUBS

- CSF ARCTIC FIRE RED TWIG DOGWOOD
- RAG GRO-LOW FRAGRANT SUMAC
- HAA INCREDIBALL HYDRANGEA
- POD LITTLE DEVIL DWARF NINEBARK

EVERGREEN SHRUBS

- CPG GOLDEN MOP FALSE CYPRESS
- BGV GREEN VELVET BOXWOOD
- GBI INKBERRY HOLLY
- TOB MR. BOWLING BALL® ARBORVITAE
- JSN NEW BLUE TAM JUNIPER
- JCS SEA GREEN JUNIPER

ORNAMENTAL GRASSES

- MSA ADAGIO MISCANTHUS GRASS
- PVN NORTHWIND SWITCH GRASS

GROUND COVERS

- LMB BIG BLUE LIRIOPE
- ARB BURGUNDY GLOW CARPET BUGLE
- SSJ JOHN CREECH STONECROP
- HSO STELLA DE ORO DAYLILY

MULCHES

- ROCK KANSAS RIVER ROCK
- BARK PINE BARK MULCH

SOD/SEED

- SEED SUPERIOR FESCUE
- SOD SUPERIOR FESCUE

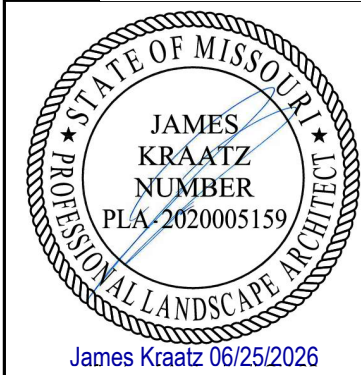
REFERENCE NOTES SCHEDULE

- SYMBOL DESCRIPTION
- — METAL EDGING



LANDSCAPE PLAN DETAILED

N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO



SHEET #:

L-0201

REVIEWED BY:	DATE:	NO.:	REVISIONS/APPROVALS:
RB	2026.06.26		CITY SUBMITTAL
DESIGNED BY:			
SKP			
DRAFTED BY:			
SKP			
SP PROJECT #:			
3189			
JAMES KRAATZ			
PLA 2020005159			

S:\01 PROJECTS\NORTHPOINT\005 NORTH OAK TRUEBLUE (KANSAS CITY, MO)\PROJECT ENTITLEMENT PLANS - VERSION 2\PLANS\01. PRELIMINARY DEVELOPMENT PLAN & PROJECT PLAN 3022AL-0100 LANDSCAPE PLAN - OVERVIEW.DWG

PLANT SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	SIZE
DECIDUOUS TREES							
	ALG	11	AMELANCHIER X GRANDIFLORA 'AUTUMN BRILLIANCE' STRAIGHT, SINGLE LEADER, FULL	AUTUMN BRILLIANCE SERVICEBERRY	FG B&B	2" CAL MIN.	8' HT MIN.
	CCC	11	CERCIS CANADENSIS STRAIGHT, SINGLE LEADER, FULL	EASTERN REDBUD	FG B&B	2" CAL MIN.	8' HT MIN.
	MSS	8	MALUS X 'SPRING SNOW' STRAIGHT, SINGLE LEADER, FULL	SPRING SNOW CRABAPPLE	FG B&B	2" CAL MIN.	8' HT MIN.
	QWL	4	QUERCUS X WAREI 'LONG' STRAIGHT, SINGLE LEADER, FULL	REGAL PRINCE® OAK	FG B&B	2" CAL MIN.	8' HT MIN.
	UPA	4	ULMUS PARVIFOLIA 'ALLEE' STRAIGHT, SINGLE LEADER, FULL	ALLEE LACEBARK ELM	FG B&B	2" CAL MIN.	10' HT MIN.

SYMBOL	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	SIZE
DECIDUOUS SHRUBS							
	CSF	16	CORNUS SERICEA 'FARROW' FULL	ARCTIC FIRE RED TWIG DOGWOOD	3 GAL.	36" OC	18" HT. MIN.
	HAA	36	HYDRANGEA ARBORESCENS 'ABETWO' FULL	INCREDIBALL HYDRANGEA	3 GAL.	36" OC	18" HT. MIN.
	POD	3	PHYSOCARPUS OPULIFOLIUS 'DONNA MAY' FULL	LITTLE DEVIL DWARF NINEBARK	3 GAL.	36" OC	18" HT. MIN.
	RAG	12	RHUS AROMATICA 'GRO-LOW' FULL	GRO-LOW FRAGRANT SUMAC	3 GAL.	48" OC	18" HT. MIN.
EVERGREEN SHRUBS							
	BGV	136	BUXUS X 'GREEN VELVET' FULL	GREEN VELVET BOXWOOD	3 GAL.	48" OC	24" HT. MIN.
	CPG	16	CHAMAECYPARIS PISIFERA 'GOLD MOP' FULL	GOLDEN MOP FALSE CYPRESS	3 GAL.	48" OC	18" HT. MIN.
	GBI	40	ILEX GLABRA FULL	INKBERRY HOLLY	3 GAL.	36" OC	18" HT. MIN.
	JCS	115	JUNIPER CHINENSIS 'SEA GREEN' FULL	SEA GREEN JUNIPER	3 GAL.	48" OC	18" HT. MIN.
	JSN	46	JUNIPERUS SABINA 'NEW BLUE TAM' FULL	NEW BLUE TAM JUNIPER	3 GAL.	36" OC	18" HT. MIN.
	TOB	58	THUJA OCCIDENTALIS 'BOBOZAM' FULL	MR. BOWLING BALL® ARBORVITAE	3 GAL.	36" OC	24" HT. MIN.

ORNAMENTAL GRASSES							
	MSA	64	MISCANTHUS SINENSIS 'ADAGIO' FULL	ADAGIO MISCANTHUS GRASS	3 GAL.	36" OC	24" HT. MIN.
	PVN	22	PANICUM VIRGATUM 'NORTHWIND' FULL	NORTHWIND SWITCH GRASS	3 GAL.	30" OC	24" HT. MIN.

GROUND COVERS							
	ARB	56	AJUGA REPTANS 'BURGUNDY GLOW' FULL	BURGUNDY GLOW CARPET BUGLE	1 GAL.	18" OC	4" HT. MIN.
	HSO	56	HEMEROCALLIS X 'STELLA DE ORO' FULL	STELLA DE ORO DAYLILY	1 GAL.	18" OC	10" HT. MIN.
	LMB	38	LIRIOPE MUSCARI 'BIG BLUE' FULL	BIG BLUE LIRIOPE	1 GAL.	24" OC	18" HT. MIN.
	SSJ	63	SEDUM SPURIUM 'JOHN CREECH' FULL	JOHN CREECH STONECROP	1 GAL.	18" OC	6" SPRD. MIN.

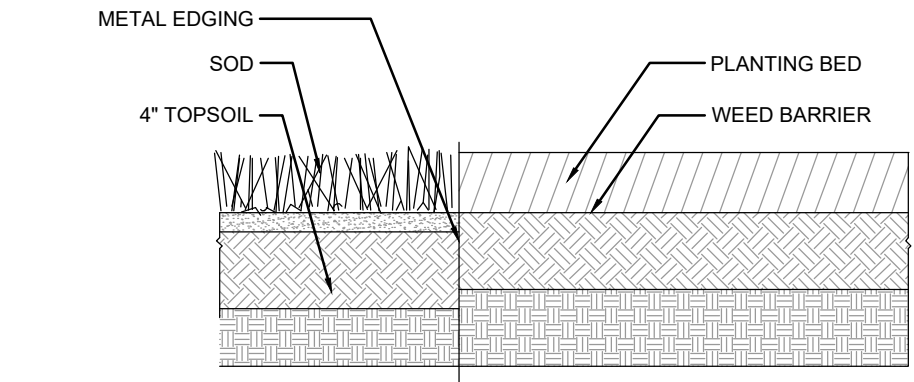
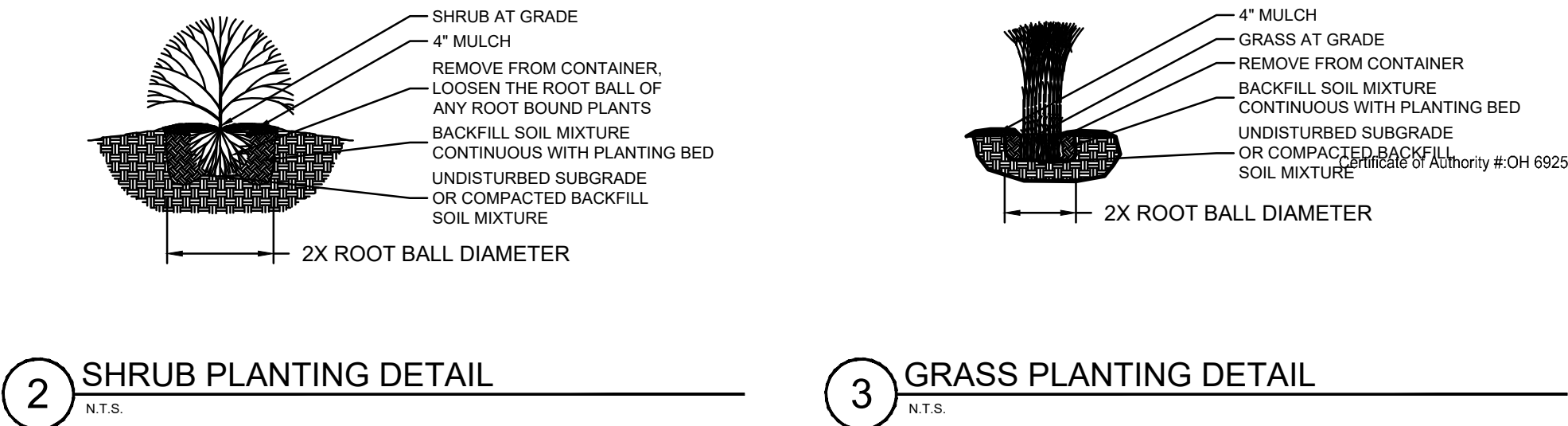
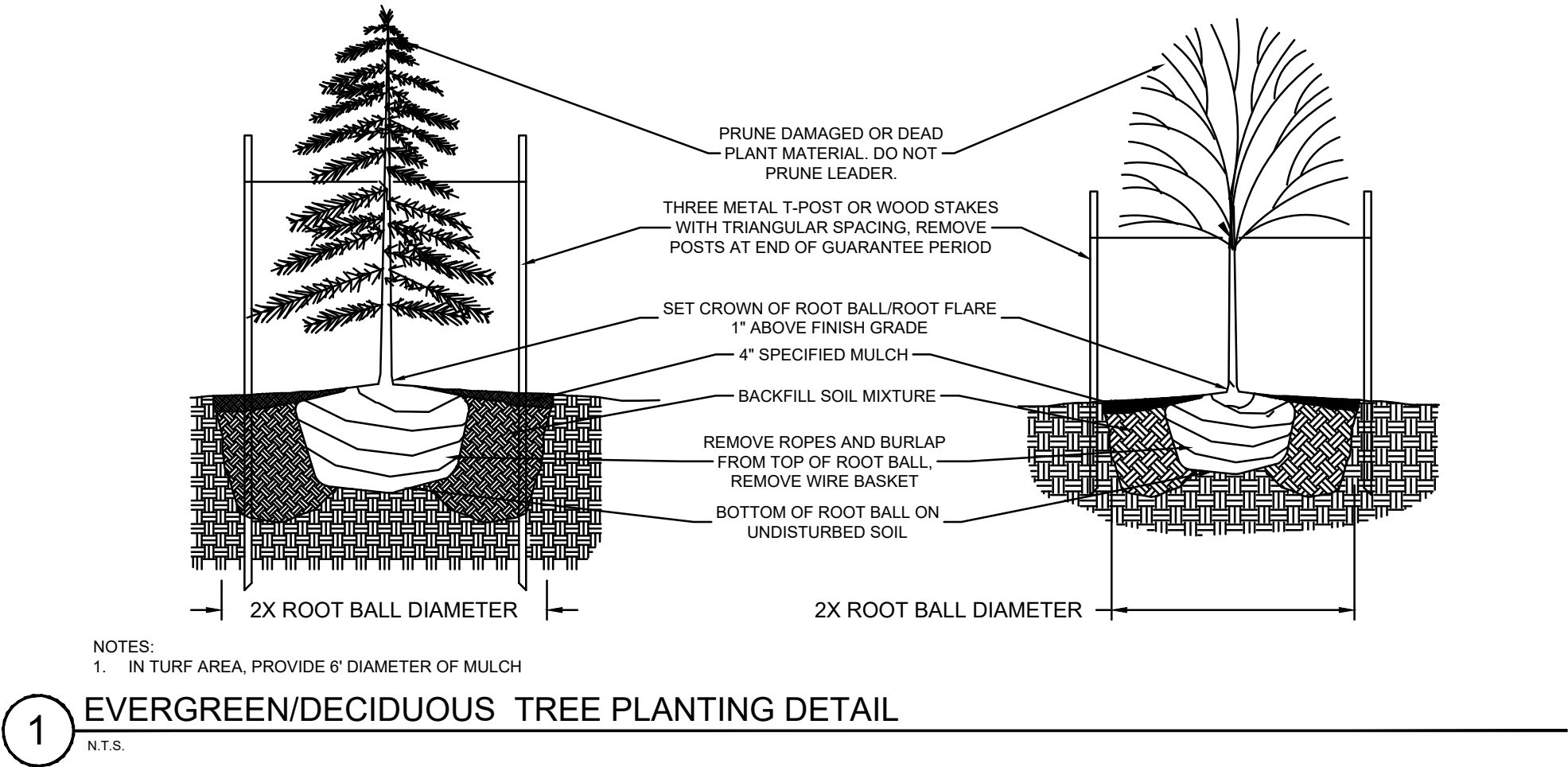
MULCHES							
	ROCK	21,131 SF	KANSAS RIVER ROCK 1.5" DIAM. MIN.	KANSAS RIVER ROCK	---		
	BARK	28,064 SF	PINE BARK MULCH TO BE FREE OF WEEDS AND DEBRIS	PINE BARK MULCH	---		
SOD/SEED							
	SEED	53,713 SF	FESTUCA X 'SUPERIOR PLUS' 35 LBS/AC MIN.	SUPERIOR FESCUE	SEED	--	--
	SOD	43,293 SF	FESTUCA X 'SUPERIOR PLUS' ROLLED TIGHT, TO BE FREE OF INSECTS, WEED, DEBRIS	SUPERIOR FESCUE	SOD	--	--

REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	QTY
— — —	METAL EDGING	472 LF

CITY OF KANSAS CITY LANDSCAPE REQUIREMENTS					
88-425 LANDSCAPE REQUIREMENTS	CODE REQUIREMENT	REQUIRED	PROPOSED	ALTERNATIVE REQUESTED?	APPROVED
88-425-03 STREET TREES	1 TREE PER 30 L.F. OF PUBLIC STREET	30"	30"	NO*	N/A*
88-425-04 GENERAL	1 TREE PER 5,000 S.F. OF BLDG COVER	5	5	NO	N/A
88-425-05 PERIMETER VEHICULAR USE AREA ADJACENT TO RESIDENTIAL ZONES					
BUFFER WIDTH	10"	10'	> 10'	NO	N/A
SHRUBS/WALL/BERM	3' HEIGHT VISUAL SCREEN	YES	YES	NO	N/A
88-425-06 INTERIOR VEHICULAR USE AREA					
INTERIOR AREA	35 S.F. LANDSCAPE AREA PER STALL	280 S.F.	480 S.F.	NO	N/A
TREES	1 TREE PER 5 SURFACE STALLS	2	2	NO	N/A
SHRUBS	1 SHRUB PER SURFACE STALL	8	8	NO	N/A
88-425-07 PARKING GARAGE SCREENING	DENSELY PLANTED PERIMETER	N/A	N/A	NO	N/A
88-425-08 MECHANICAL/UTILITY EQUIPMENT SCREENING	30" HEIGHT SCREENING	YES	YES	NO	N/A
88-425-09 OUTDOOR USE SCREENING	3' HEIGHT VISUAL SCREEN	N/A	N/A	NO	N/A
*MAJORITY OF STREET TREES ARE LOCATED UNDERNEATH AN ELECTRC TRANSMISSION LINE. IF UTILITY DOES NOT ALLOW TREE PLANTING, ALTERNATIVE COMPLIANCE WILL NEED TO BE DETERMINED.					

- GENERAL NOTES:
- GENERAL PROPOSED TREE LOCATIONS AND QUANTITIES AREA AS SHOWN ON THE PLAN.
 - FINAL LANDSCAPE DESIGN OF ALL AREAS SHALL BE PER BUILDING PERMIT PLANS.
 - ALL PROPOSED PLANT MATERIAL SIZE AND SPECIFICATIONS SHALL BE IN ACCORDANCE WITH THE AUTHORITY HAVING JURISDICTION REGULATIONS.
 - SEE CIVIL PLANS FOR FENCE DETAILS AND BMP PLANTINGS/SEEDING.
 - ALL DISTURBED AREAS SHALL RECEIVE SEED.
 - ALL PLANTING BEDS SHALL HAVE A SPADE-CUT EDGE.
 - ADJUST PLANT LOCATIONS BASED ON INSTALLED UTILITY LOCATIONS AS NECESSARY.



SITEPOINT

A Division of NorthPoint Development

3315 N Oak Trafficway
Kansas City, MO 64116

816.888.7380
sitepoint@northpointkc.com

REVISIONS/APPROVALS:	NO.	DATE	REVIEWED BY:	DESIGNED BY:	DRAFTED BY:	SP PROJECT #:	
CITY SUBMITTAL		2026.06.26	RB	SKP	SKP	3189	
							JAMES KRAATZ PLA 2020005159

LANDSCAPE TABLES AND DETAILS

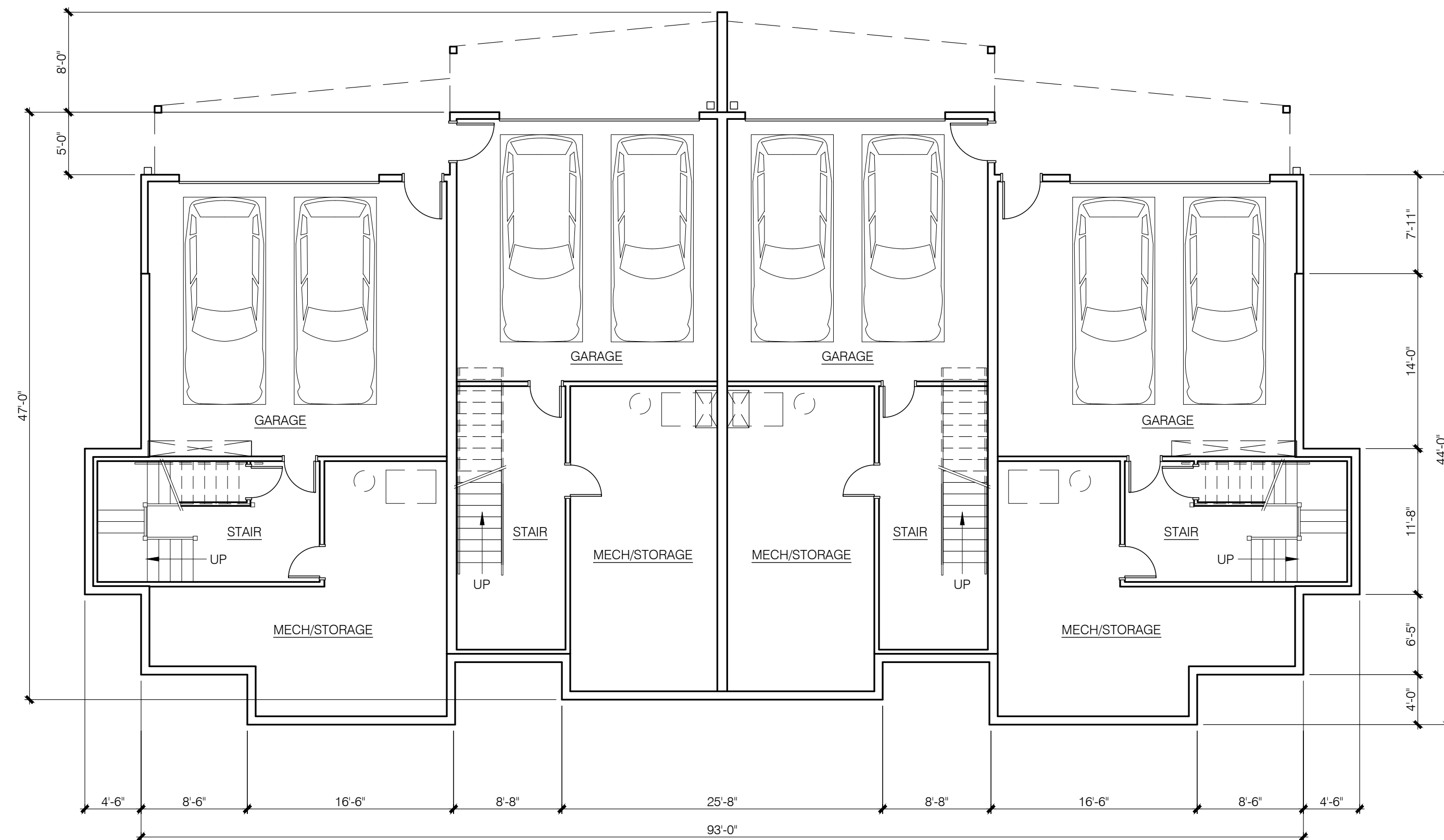
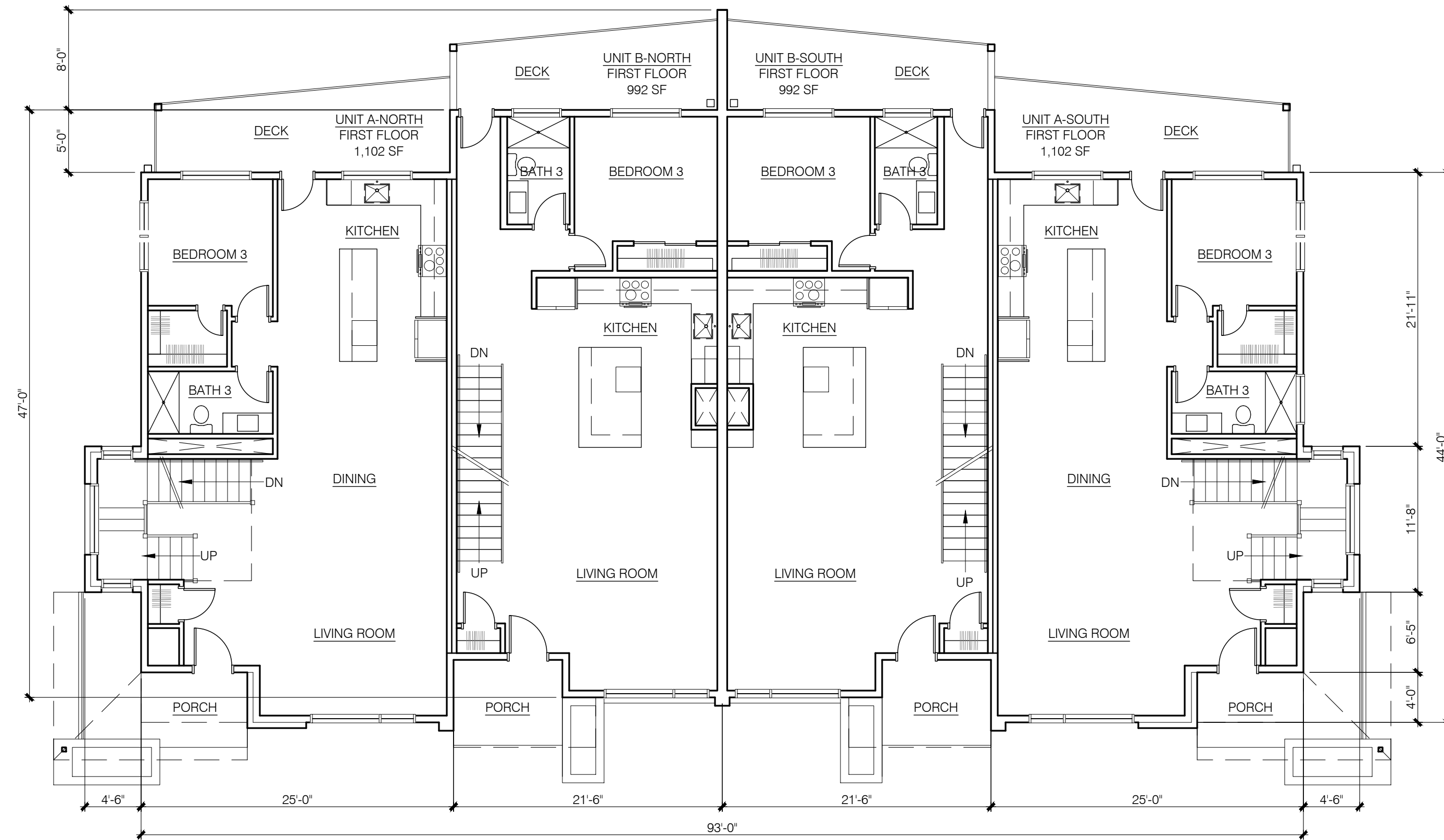
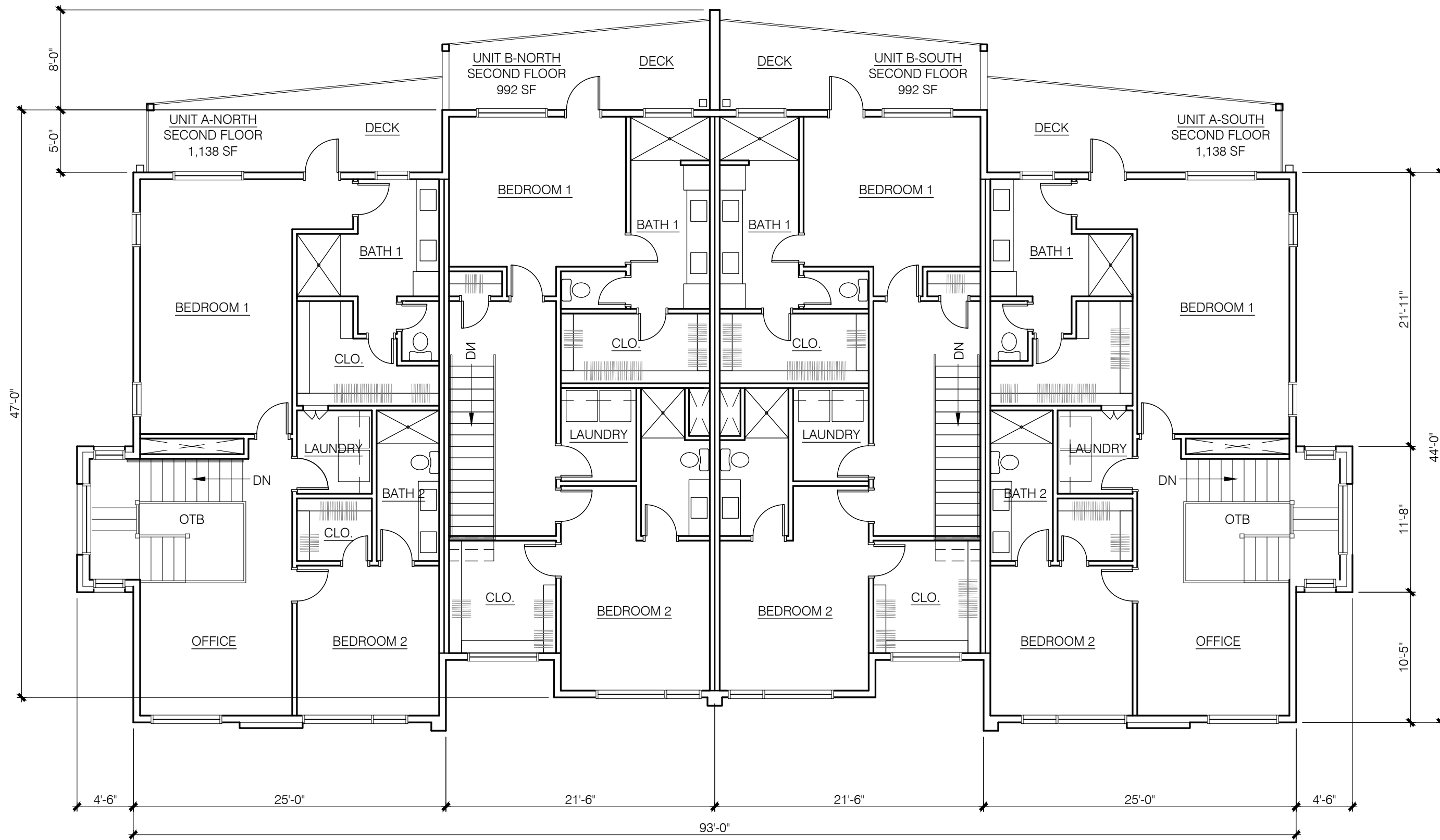
N OAK TOWNHOMES
DEVELOPMENT PLAN/PROJECT
PLAN/PRELIMINARY PLAT
KANSAS CITY, CLAY COUNTY, MO

STATE OF MISSOURI
JAMES KRAATZ
NUMBER
PLA 2020005159
James Kraatz 06/25/2026

SHEET #:

L-0300

N:\01 PROJECTS\MULTIFAMILY\NORTH OAK_TOWNHOMES 2026\CAD_NORTH OAK_TOWNHOMES\2026_NORTH OAK_TOWNHOMES_BASE 2.0.DWG - 6/24/2026 8:17:09 AM - agerber



3 TOWNHOME SECOND FLOOR PLAN
Scale: 1/8" = 1'-0"

2 TOWNHOME FIRST FLOOR PLAN
Scale: 1/8" = 1'-0"

1 TOWNHOME BASEMENT PLAN
Scale: 1/8" = 1'-0"



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NP Studio North, LLC
Missouri Certificate of Authorization No. A-2017040540

- CIVIL SITEPOINT
- LANDSCAPE SITEPOINT
- FOUNDATIONS
- STRUCTURAL
- PLUMBING
- MECHANICAL
- ELECTRICAL
- FIRE PROTECTION
- CONTRACTOR



North Oak
Townhomes

North Oak Trafficway
Kansas City, MO 64116

Project No. 2026-075
Date: 05.22.26
Issued For: Development Plan/Project Plan/
Preliminary Plat
Drawn By: A. Gerber

Reviewed By:

Revisions:
No. Date Description
06.26.26 Dev. Plan Review Comments



A1.01

BUILDING PLANS

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4 EAST ELEVATION
Scale: 1/8" = 1'-0"



3 NORTH ELEVATION
Scale: 1/8" = 1'-0"



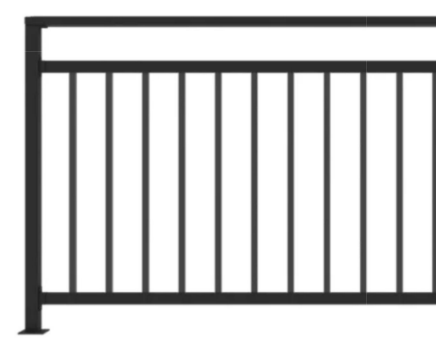
2 SOUTH ELEVATION
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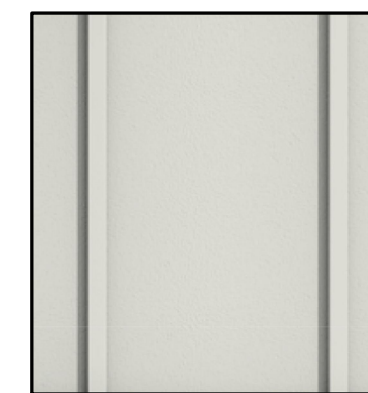
1 WEST ELEVATION
Scale: 1/8" = 1'-0"



FACE BRICK
KANSA GOLD IRONSPOT - VELOUR MODULAR



BALCONY GUARDRAIL
BLACK ALUMINUM WROUGHT IRON LOOK



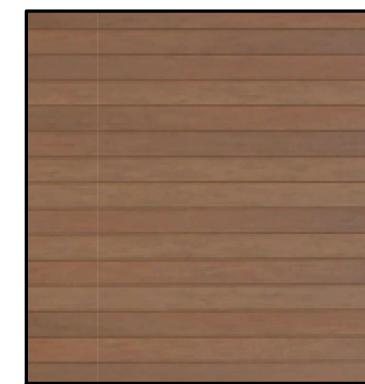
FIBER CEMENT PANEL SIDING W/BATTENS
PAINTED - SHERWIN WILLIAMS SW 7632
'MODERN GRAY'



ACCENT PAINT - FASCIA, BALCONIES,
CANOPIES, PAINTED
SHERWIN WILLIAMS SW 7069 'IRON ORE'



FIBER CEMENT LAP SIDING
PAINTED - SHERWIN WILLIAMS SW 7068
'GRIZZLE GRAY'



FIBER CEMENT LAP SIDING
PREFINISHED - 'CLEAR CEDAR'



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CIVIL SITEPOINT
LANDSCAPE SITEPOINT
FOUNDATIONS
STRUCTURAL
PLUMBING
MECHANICAL
ELECTRICAL
FIRE PROTECTION
CONTRACTOR



North Oak
Townhomes

North Oak Trafficway
Kansas City, MO 64116

Project No. 2026-075
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Drawn By: A.Gerber
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A4.01
BUILDING ELEVATIONS

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2 TOWNHOME CONCEPT - VIEW 2 REAR



1 TOWNHOME CONCEPT - VIEW 1 FRONT



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CIVIL	SITEPOINT
LANDSCAPE	SITEPOINT
FOUNDATIONS	
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PLUMBING	
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North Oak Townhomes

North Oak Trafficway
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A4.02
MODEL VIEWS