

Attachment 'B'

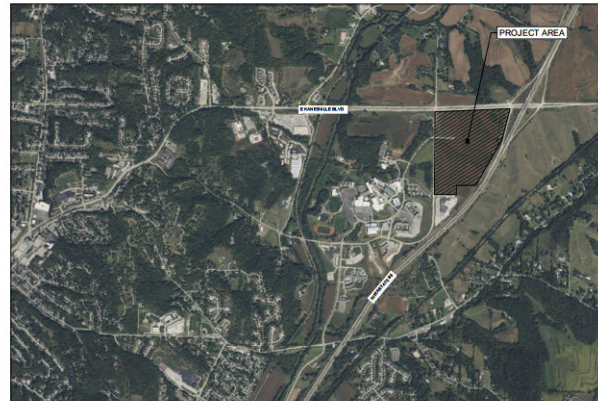
# PROJECT LOLA

## PRELIMINARY PLANS

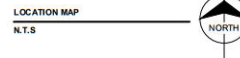
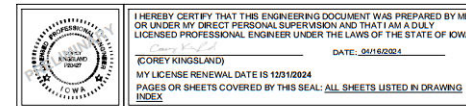
### COUNCIL BLUFFS, IA

no.	date	by	chkd	description
A	04/16/2024	EWV	CAK	PLANNING SUBMITTAL

PROJECT INFORMATION:	
OWNER:	EDC OMAHA LANDCO LLC
ENGINEER:	BURNS & MCDONNELL ENGINEERING COMPANY, INC. 8400 WARD PARKWAY KANSAS CITY, MO. 64114
ZONING:	P-4/PLANNED INDUSTRIAL DISTRICT



DRAWING INDEX	
C-100	PRELIMINARY PLANNING COVER SHEET
VF100	EXISTING CONDITION PLAN
CS100	OVERALL SITE PLAN
CS200	PROPOSED SUBDIVISION PLAN
CG100	OVERALL GRADING & DRAINAGE PLAN
CU100	OVERALL UTILITY PLAN
LS100	OVERALL LANDSCAPE PLAN

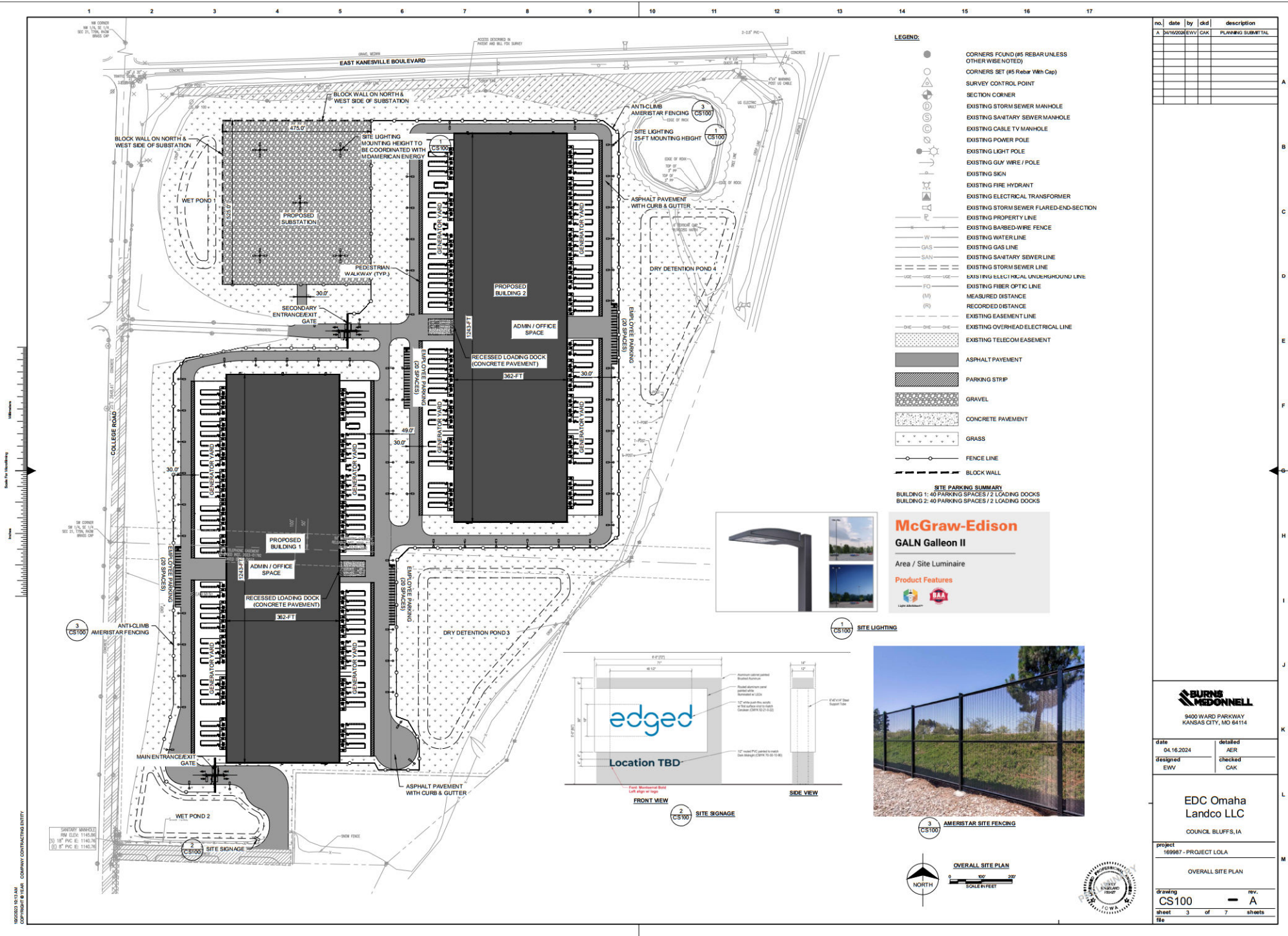


date	04.16.2024	detailed	AER
designed	EWV	checked	CAK
EDC Omaha Landco LLC COUNCIL BLUFFS, IA			
project 169987 - PROJECT LOLA			
drawing C-100			
sheet 1 of 7 sheets			
rev. A			







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date	detailed
04.16.2024	AER
designed	checked
EWV	CAK

EDC Omaha  
Landco LLC  
COUNCIL BLUFFS, IA

project  
169987 - PROJECT LOLA

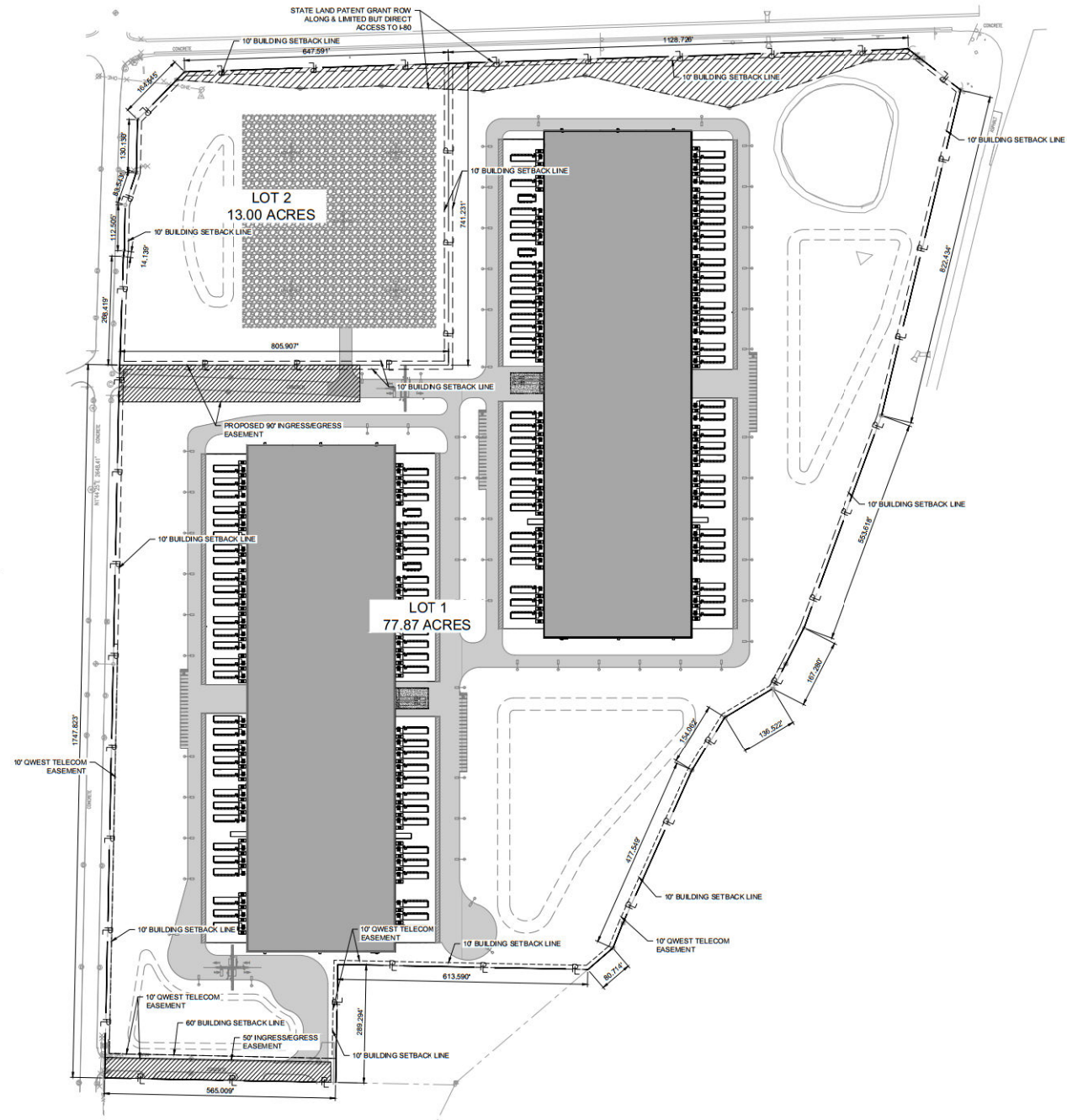
OVERALL SITE PLAN

drawing				rev.
CS100	—			A
sheet	3	of	7	sheets
file				

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17

Scale for Subdividing  
Feet  
0 10 20 30 40 50 60 70 80 90 100 110 120 130 140 150 160 170 180 190 200 210 220 230 240 250 260 270 280 290 300 310 320 330 340 350 360 370 380 390 400 410 420 430 440 450 460 470 480 490 500 510 520 530 540 550 560 570 580 590 600 610 620 630 640 650 660 670 680 690 700 710 720 730 740 750 760 770 780 790 800 810 820 830 840 850 860 870 880 890 900 910 920 930 940 950 960 970 980 990 1000

10/20/2023 10:13 AM  
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no.	date	by	chk	description
A	04/16/2024	EWV	CAK	PLANNING SUBMITTAL

**BURNS MEDONNELL**  
8400 WARD PARKWAY  
KANSAS CITY, MO 64114

date	04/16/2024	detailed	AER
designed	EWV	checked	CAK

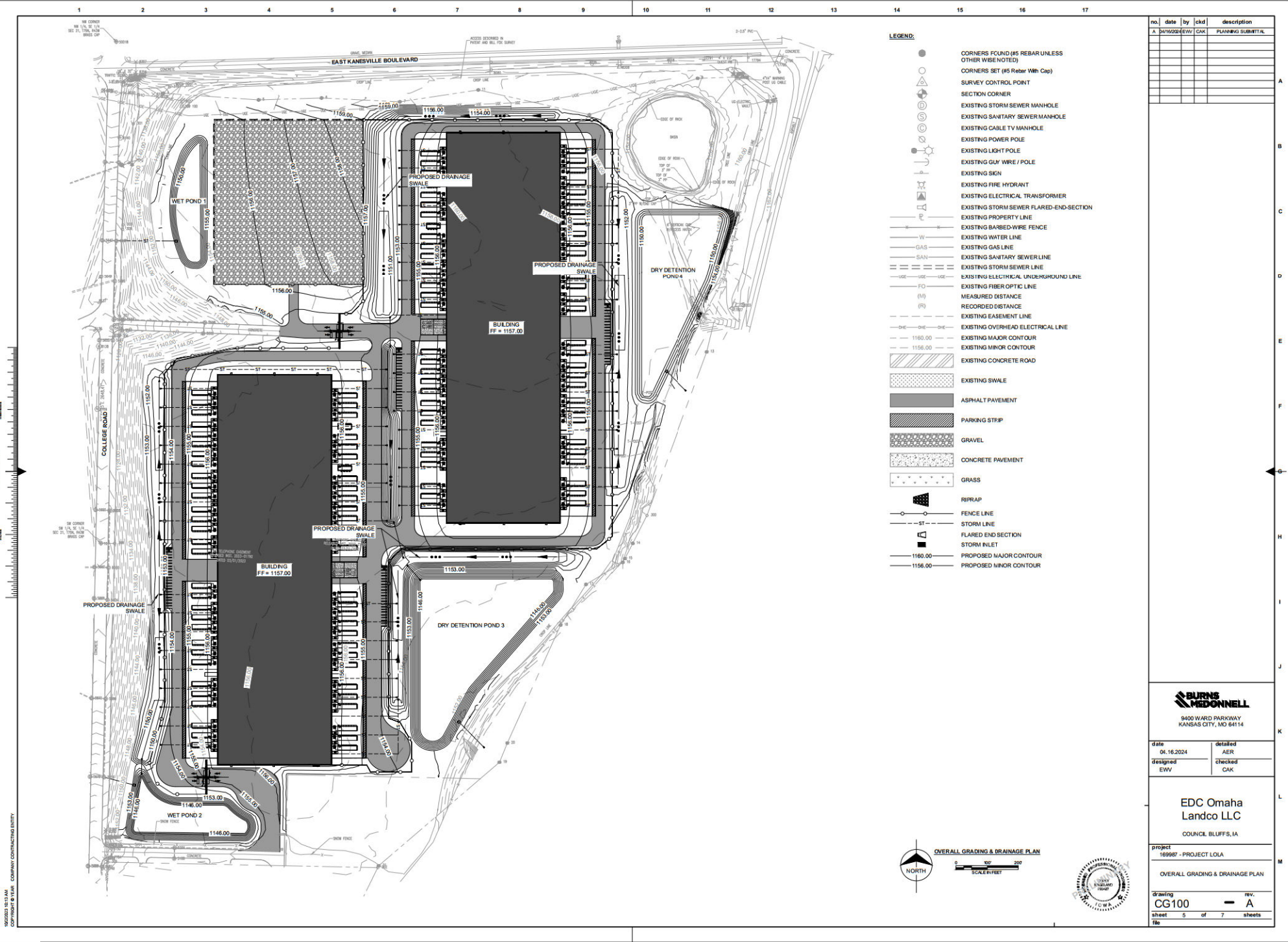
**EDC Omaha Landco LLC**  
COUNCIL BLUFFS, IA

project  
169987 - PROJECT LOLA

PROPOSED SUBDIVISION PLAN

drawing	CS200	rev.	A
sheet	4	of	7
file			





- LEGEND:**
- CORNERS FOUND (#5 REBAR UNLESS OTHERWISE NOTED)
  - CORNERS SET (#5 REBAR WITH CAP)
  - SURVEY CONTROL POINT
  - SECTION CORNER
  - EXISTING STORM SEWER MANHOLE
  - EXISTING SANITARY SEWER MANHOLE
  - EXISTING CABLE TV MANHOLE
  - EXISTING POWER POLE
  - EXISTING LIGHT POLE
  - EXISTING GUY WIRE / POLE
  - EXISTING SIGN
  - EXISTING FIRE HYDRANT
  - EXISTING ELECTRICAL TRANSFORMER
  - EXISTING STORM SEWER FLARED-END-SECTION
  - EXISTING PROPERTY LINE
  - EXISTING BARBED-WIRE FENCE
  - EXISTING WATER LINE
  - EXISTING GAS LINE
  - EXISTING SANITARY SEWER LINE
  - EXISTING STORM SEWER LINE
  - EXISTING ELECTRICAL UNDERGROUND LINE
  - EXISTING FIBER OPTIC LINE
  - MEASURED DISTANCE
  - RECORDED DISTANCE
  - EXISTING EASEMENT LINE
  - EXISTING OVERHEAD ELECTRICAL LINE
  - EXISTING MAJOR CONTOUR
  - EXISTING MINOR CONTOUR
  - EXISTING CONCRETE ROAD
  - EXISTING SWALE
  - ASPHALT PAVEMENT
  - PARKING STRIP
  - GRAVEL
  - CONCRETE PAVEMENT
  - GRASS
  - RIPRAP
  - FENCE LINE
  - STORM LINE
  - FLARED END SECTION
  - STORM INLET
  - PROPOSED MAJOR CONTOUR
  - PROPOSED MINOR CONTOUR

no.	date	by	chkd	description
A	04/16/2024	EWV	CAK	PLANNING SUBMITTAL



8400 WARD PARKWAY  
KANSAS CITY, MO 64114

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**EDC Omaha**  
**Landco LLC**  
COUNCIL BLUFFS, IA

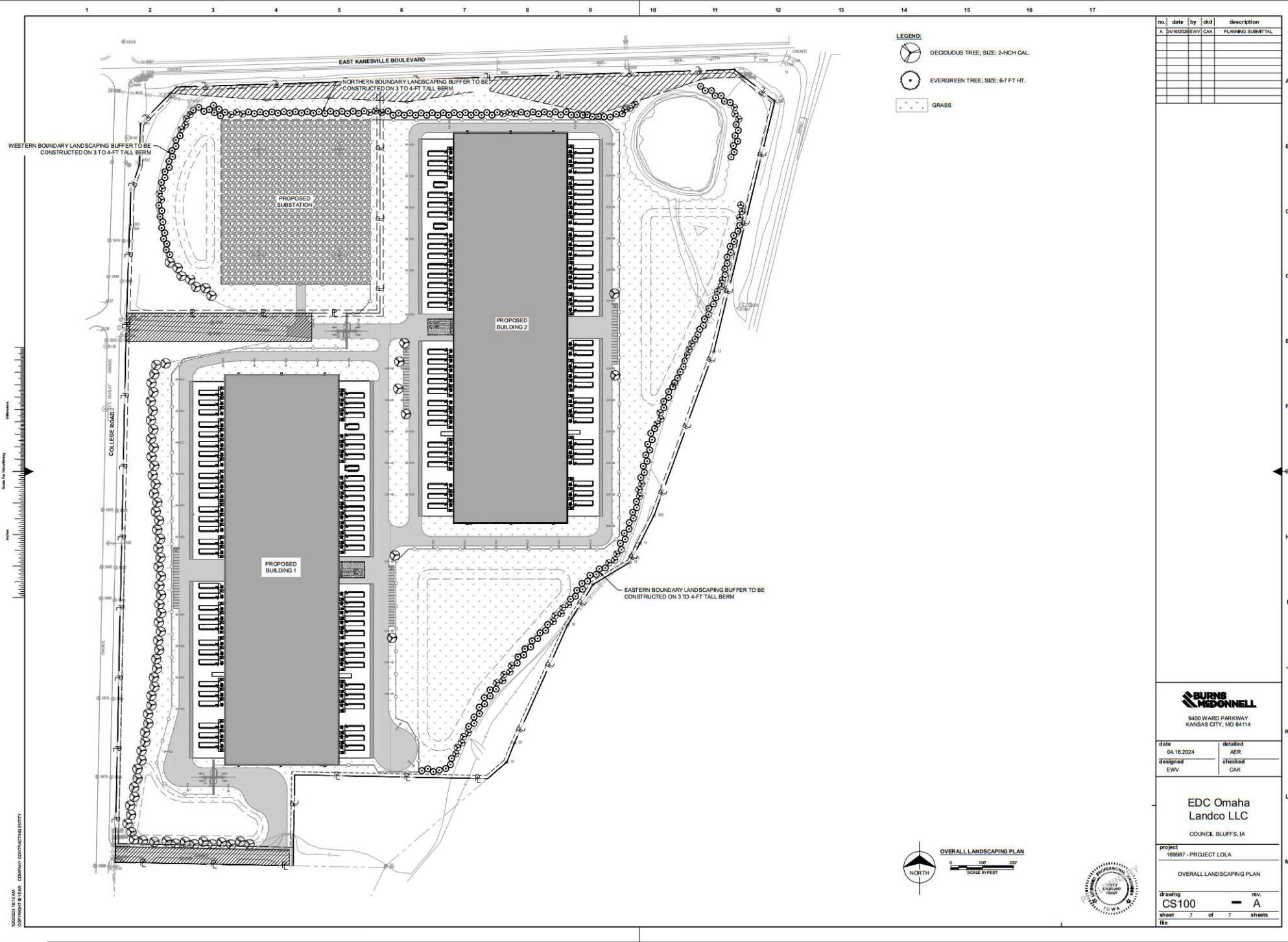
project  
169987 - PROJECT LOIA

OVERALL GRADING & DRAINAGE PLAN

drawing	CG100	rev.	A
sheet	5	of	7
file			







- LEGEND:**
- DECIDUOUS TREE, SIZE: 2-INCH CAL.
  - EVERGREEN TREE, SIZE: 6-7 FT HT.
  - GRASS

no.	date	by	chk	description
A	04/16/2024	EWV	CAK	PLANNING SUBMITTAL

**BURNS  
MCDONNELL**

8400 WARD PARKWAY  
KANSAS CITY, MO 64114

date 04.16.2024	detailed AER
designed EWV	checked CAK

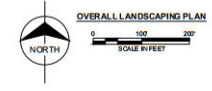
**EDC Omaha  
Landco LLC**

COUNCIL BLUFFS, IA

project  
169987 - PROJECT LOLA

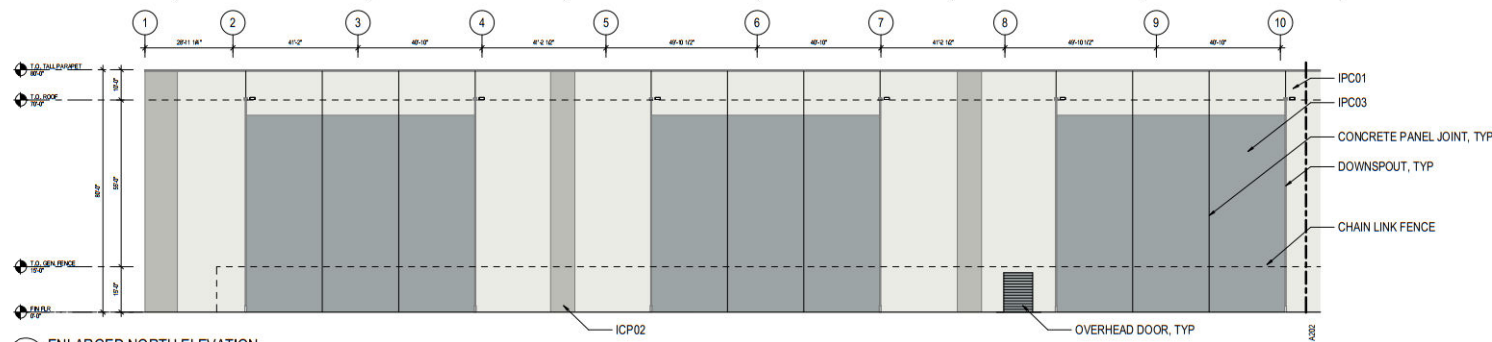
OVERALL LANDSCAPING PLAN

drawing <b>CS100</b>	rev. <b>A</b>
sheet 7 of 7	sheets
file	



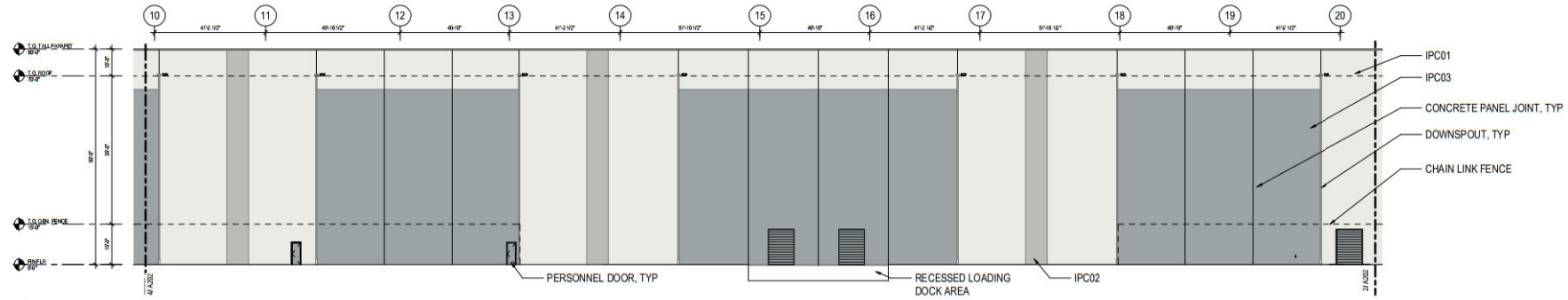




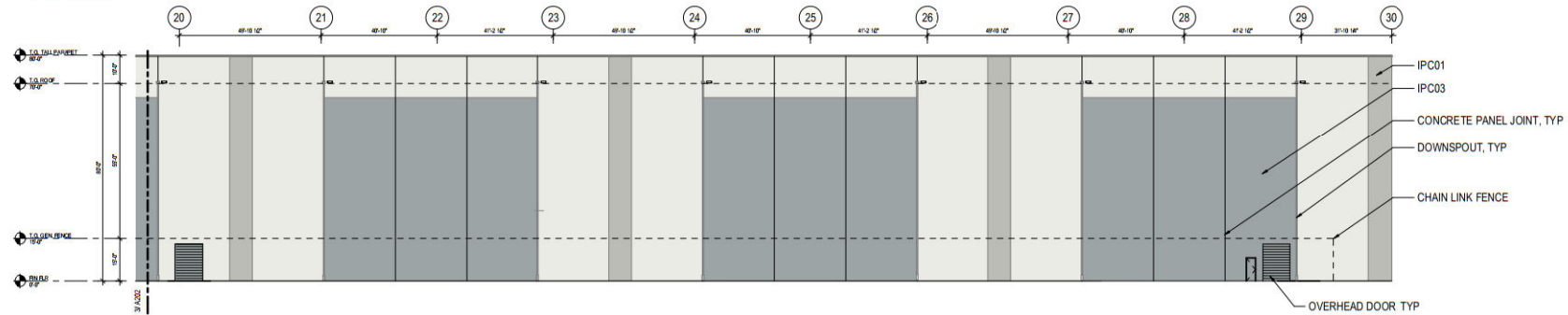


4 ENLARGED NORTH ELEVATION  
SCALE: 1/16" = 1'-0"

EXTERIOR MATERIAL LEGEND	
IPC01	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC02	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC03	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC04	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC05	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC06	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC07	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC08	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC09	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC10	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC11	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC12	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC13	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC14	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC15	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC16	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC17	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC18	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC19	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC20	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC21	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC22	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC23	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC24	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC25	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC26	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC27	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	
IPC28	A. 3075RVA, TYPE: INSULATED PRECAST CONCRETE PANEL
IPC29	B. FINISH TYPE: POST-APPLIED COLORED STAIN
IPC30	C. COLOR COATING: COLOR MATCH TO SHERWIN WILLIAMS SW6500 GUNN
D. FINISH: SATIN	



3 ENLARGED EAST ELEVATION  
SCALE: 1/16" = 1'-0"



2 ENLARGED EAST ELEVATION  
SCALE: 1/16" = 1'-0"



1 EAST ELEVATION  
SCALE: 1" = 40'-0"

