

OPMOB Owner LLC  
EMERGENCY & SERVICE ACTION PLAN  
for

Facility Name:  
Overland Park- Sano Orthopedics & Beacon West

Facility Address:  
11340 Nall Avenue, Overland Park, KS 66211

DATE REVISED: 8/19/2024

## SERVICE PERSONNEL NAMES AND PHONE NUMBERS

1<sup>st</sup> Contact: Julie Graziano Phone: (314-374-7535)

2<sup>nd</sup> Contact: Gary Gossett Phone: (314-791-0457)

### Priority Service Issues:

- No Heat
- No AC
- No Hot Water
- No Power
- Electrical Spark in Outlet
- Clogged Plumbing
- Broken Windows
- Access Control System Malfunction
- Automatic Door Malfunction

In the event 1<sup>st</sup> caller cannot be reached and this is a priority service issue, please contact the 2<sup>nd</sup> contact.

For all other service requests, please submit the service request form on the tenant resource site at <https://www.dssmob.net>. You may also email Julie at [admin@capitaladi.com](mailto:admin@capitaladi.com) directly. Your request will be handled as soon as possible.

Date: 8/19/2024

# EVACUATION ROUTES

- There are three exit points in the building.
- Site personnel should know at least two evacuation routes.
- Tenants are responsible for postings and implementation of EAP plans within their own space.
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## FIRE ALARM PULL STATIONS, EXITS & WATER SHUT OFFS



## EMERGENCY PHONE NUMBERS

FIRE DEPARTMENT: 911

PARAMEDICS: 911

AMBULANCE: 911

POLICE: 911

## NON-EMERGENCY PHONE NUMBERS

FIRE DEPARTMENT: 913-888-6066 (Station #44)

POLICE: 913-895-6300

ANIMAL CONTROL: 913-895-6300

## UTILITY COMPANY CONTACTS

**ELECTRIC:** Evergy 888-544-4852 (Service outage)  
888-471-5275 (Customer service)

**WATER:** Water-One  
Emergency: 913-895-1800

**GAS :** Kansas Gas: 888-482-4950 (report gas leaks)

**AT&T (Building Fiber):** 816-585-6852 (Edie Marie)

## **FIRE EMERGENCY**

*When fire is discovered* and the alarm is not sounding:

- Notify the local Fire Department by calling 911.
- Notify building personnel by calling Julie at 314-374-7535
- Building alarm system to auto call fire department if alarm is sounding

*Fight the fire ONLY if:*

- The Fire Department has been notified.
- The fire is small and is not spreading to other areas.
- The fire extinguisher is in working condition and personnel are trained to use it. (See page 3 showing extinguisher locations)

*Upon being notified about the fire emergency, occupants must:*

- Leave the building using the designated escape routes.
- Remain outside until the competent authority (Designated Official or designee) announces that it is safe to reenter.

Date 8/19/2024