

STORM WATER DRAIN TO SERVE LARK ADDITION & LARK 2ND ADDITION

Private Project No.
555PPS (607861)

CITY OF WICHITA, KANSAS
Michael E. Lindebak City Engineer

April, 1995

General Notes

1. Contractor will be required to provide notice to utility companies a minimum of twenty-four (24) hours prior to any excavation, as follows:

Kansas One-Call 657-2470

The Contractor must notify the following in case of an emergency:

Cablevision 262-4270

K.P.L. Gas Service Company 263-2061

Kansas Gas & Electric Company 383-8650

Arkla Gas Company 942-8350

Southwestern Bell Telephone Company 1-571-2611

City of Wichita Water Department 268-4908

City of Wichita Sewer Maintenance 268-4071

Central Kansas Railway 263-3113

2. Trees and shrubs in public right-of-way which are in direct conflict with proposed new construction shall be removed by the Contractor with the Engineer's approval. Trees and shrubs which are not in direct conflict with proposed new construction shall be saved and protected from damage.

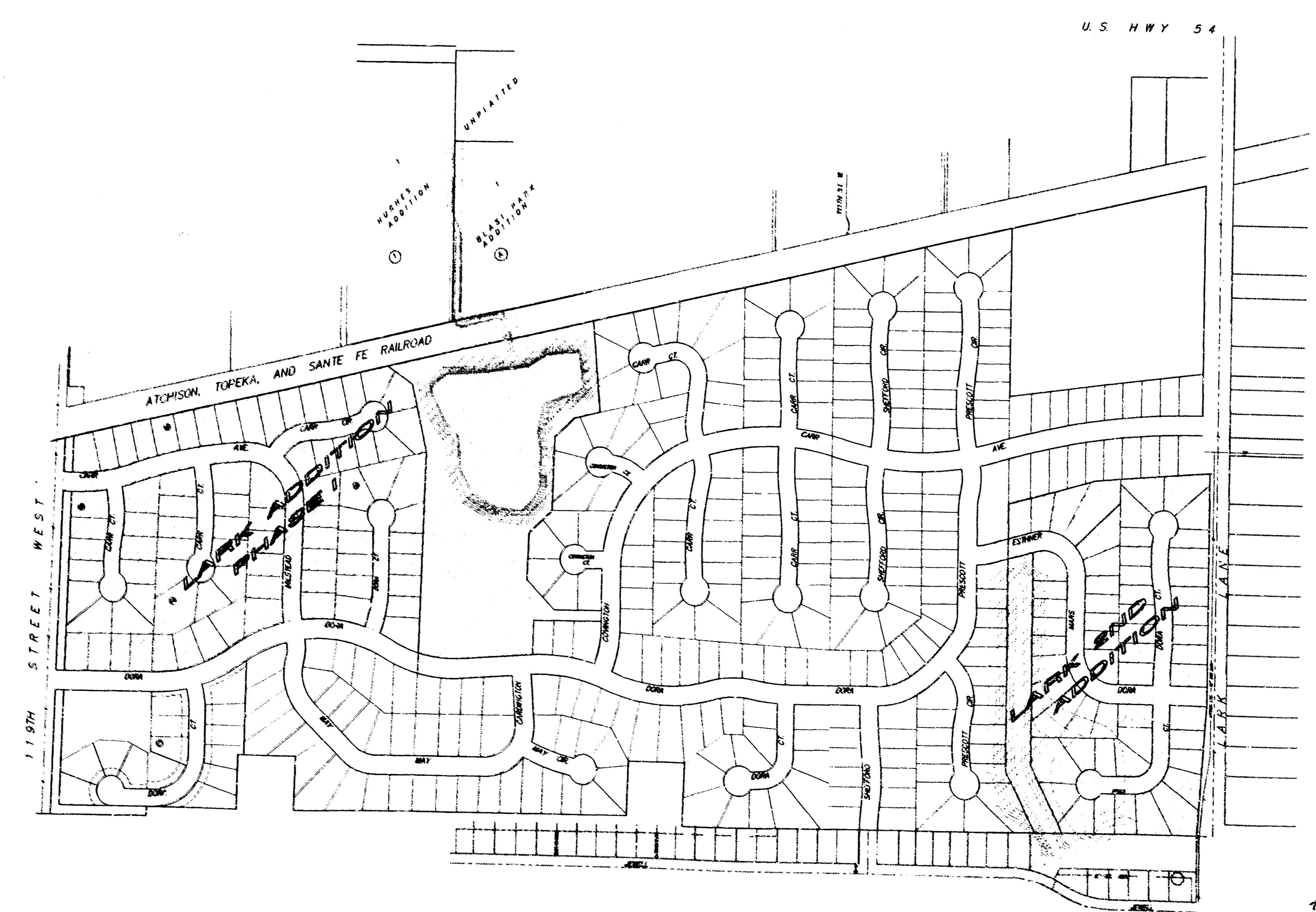
3. Underground utility service lines and overhead utility pole lines are to be adjusted as necessary by others prior to construction unless the plans specifically call for their adjustment by the Contractor or unless the plans specifically identify a utility to be adjusted by its owner during construction. Existing utilities and their location, as shown on the plans, represent the best information obtainable for design. The Contractor will be required to work around existing utilities within the right-of-way which do not conflict with proposed construction.

4. The Contractor shall give all property owners and/or tenants of developed property abutting the construction of this project a minimum of ten (10) days advance notice prior to start of construction.

5. The Contractor shall be responsible for preserving property irons. The Contractor will be required to re-establish any property irons which are damaged or destroyed by his construction operations. Such irons shall be re-established by a licensed land surveyor in accordance with state law.

6. All excavated areas are to be seeded and mulched as follows:
RYE GRASS (PLS)--100#/ACRE
SHARP'S IMPROVED BUFFALO GRASS--150#/ACRE
MULCH--2 TONS OF PRAIRIE HAY/ACRE

7. Rubble from the removal of miscellaneous structures, including trees and shrubs which are to be wasted shall be disposed of on sites to be provided by the Contractor. These sites shall be approved by the Engineer as to suitability, appearance and site location. Locations that, in the opinion of the Engineer, will leave an unsightly appearance will not be approved. All disposal sites must be approved by the Kansas Department of Health and Environment. Material either stockpiled or disposed of in a flood plain would require a Kansas State Board of Agriculture permit. Any material dumped in waters of the United States or wetlands is subject to U.S. Corps. of Engineers permitting regulations. Any material buried or stockpiled beyond approved construction limits would require additional archaeological investigations unless buried in a previously approved borrow location.



Project Area

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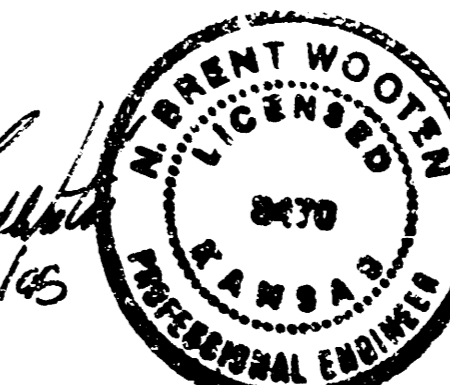
Benchmarks:

R.R. Spike in East Side of P.P.
Located 112.5' North of the
North R/W of Dora and 41.5'
East of the C of 119th Street
West.
Elevation = 145.26 (City Datum)

"□" On Top of Curb Located
on the East Side of Shefford
12.5' South of the North Line
of Pawnee Mesa Addition.
Elevation = 143.56 (City Datum)

SCALE: 1" = 300'

BOOKED
D-291
MCG



**APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA**

Sanitary Sewers _____

Storm Sewers VRH 5/18/95

Driveway Approaches _____

Water Mains _____

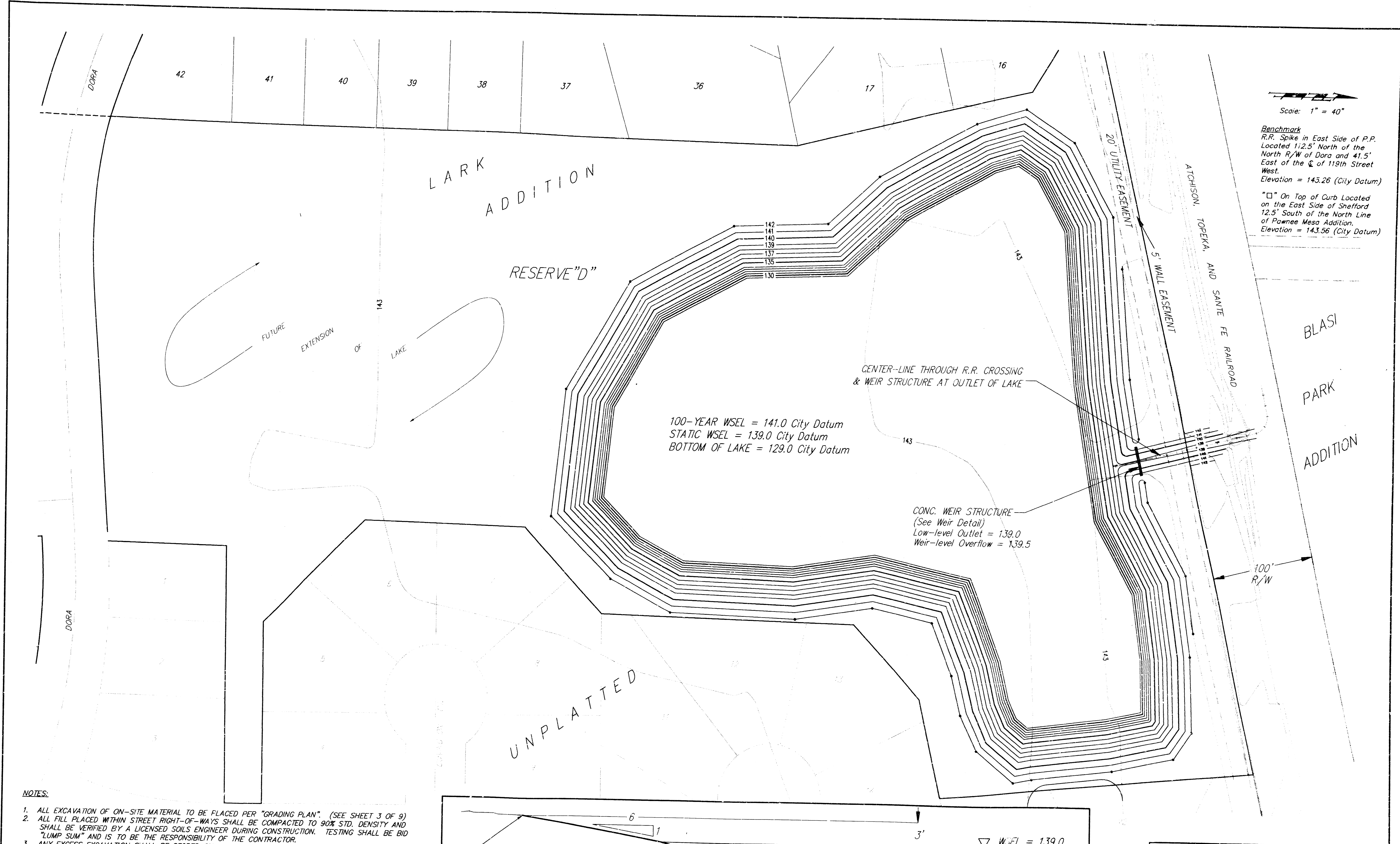
Paving _____

NOTE TO CONTRACTORS

Inspection and testing for this project is to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said inspection to be in accordance with the City of Wichita standard construction engineering practices and certified by a Licensed Professional Engineer. No work shall be performed in dedicated easements or public right-of-way by the Contractor without such inspection nor shall any work be commenced without written authorization by the City Engineer. All Construction and Materials shall comply with the City of Wichita Specifications and Standards (on file and available in the City Engineer's Office).

Construction Area

ASSULT 2/15/96 JFR 1/9
BAUGHMAN COMPANY P. A.
ENGINEERING & SURVEYING
316/262-7271 • 315 ELLIS • WICHITA, KANSAS 67211



Scale: 1" = 40'

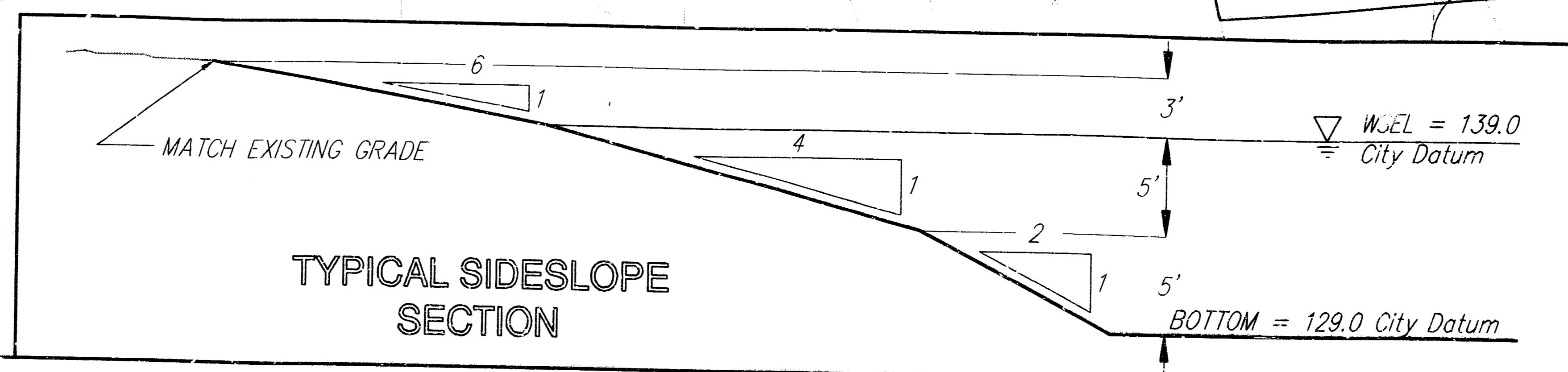
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100-YEAR WSEL = 141.0 City Datum
 STATIC WSEL = 139.0 City Datum
 BOTTOM OF LAKE = 129.0 City Datum

CONC. WEIR STRUCTURE
 (See Weir Detail)
 Low-level Outlet = 139.0
 Weir-level Overflow = 139.5

- NOTES:**
1. ALL EXCAVATION OF ON-SITE MATERIAL TO BE PLACED PER "GRADING PLAN". (SEE SHEET 3 OF 9)
 2. ALL FILL PLACED WITHIN STREET RIGHT-OF-WAYS SHALL BE COMPACTED TO 90% STD. DENSITY AND SHALL BE VERIFIED BY A LICENSED SOILS ENGINEER DURING CONSTRUCTION. TESTING SHALL BE BID "LUMP SUM" AND IS TO BE THE RESPONSIBILITY OF THE CONTRACTOR.
 3. ANY EXCESS EXCAVATION SHALL BE STORED ON-SITE AT A LOCATION TO BE DETERMINED BY THE ENGINEER.
 4. ALL DISTURBED AREAS ARE TO BE SEEDED AND MULCHED AS FOLLOWS:
 RYE GRASS (PLS)--130#/ACRE
 SHARP'S IMPROVED BUFFALO GRASS--150#/ACRE
 MULCH--2 TONS OF PRAIRIE HAY/ACRE
 5. WEIR STRUCTURE AT OUTFALL OF RETENTION POND TO BE BID "LUMP SUM" AND CONSTRUCTED PER PLAN. (SEE SHEET 4 OF 9)



STORM WATER DRAIN - PHASE I
LARK ADDITION
 LAYOUT & STAKING PLAN

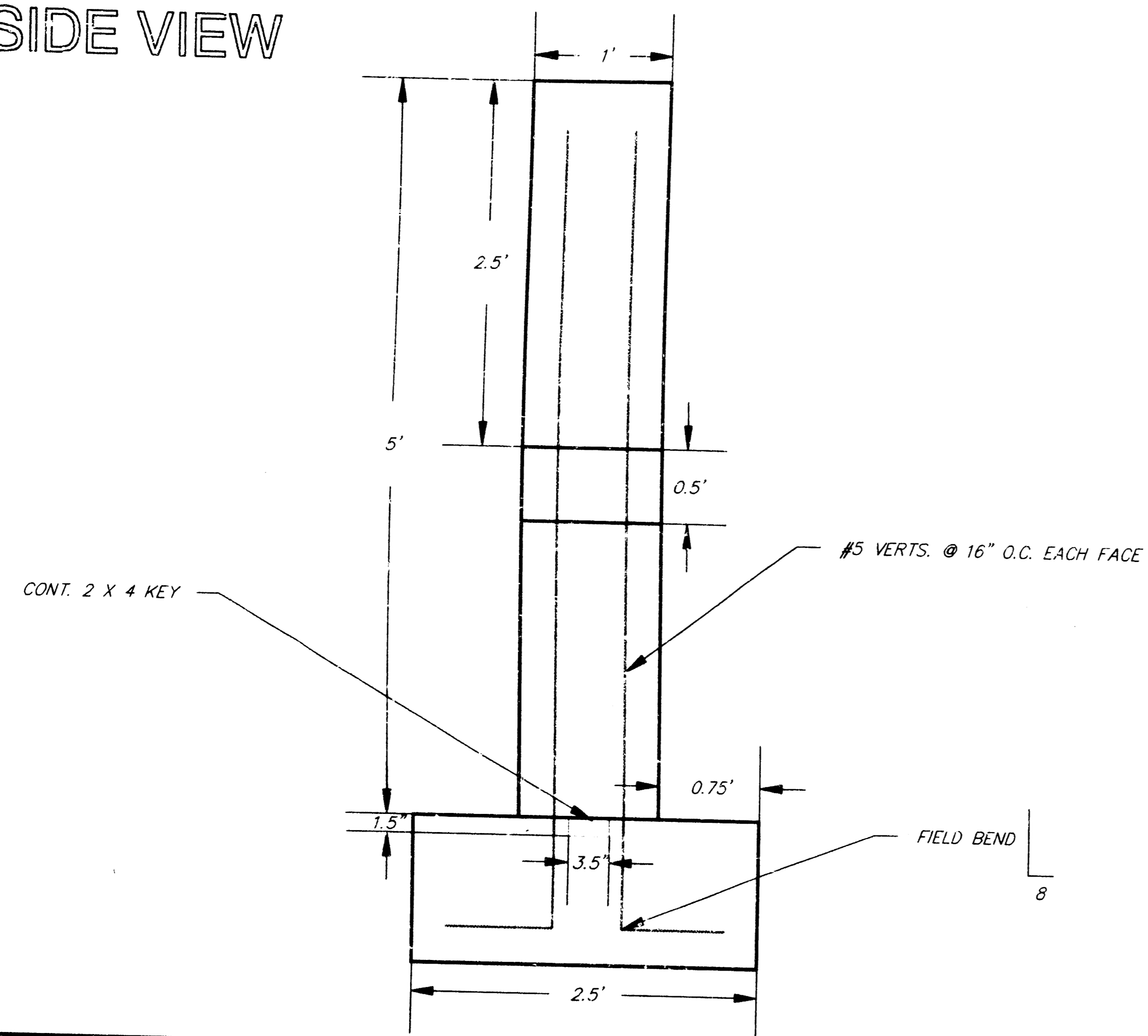
BAUGHMAN COMPANY P. A.
 ENGINEERING, SURVEYING, & PLANNING
 316-282-7271 • 315 ELLIS • WICHITA, KANSAS 67202

PROJECT NUMBER
555PFS (607861)

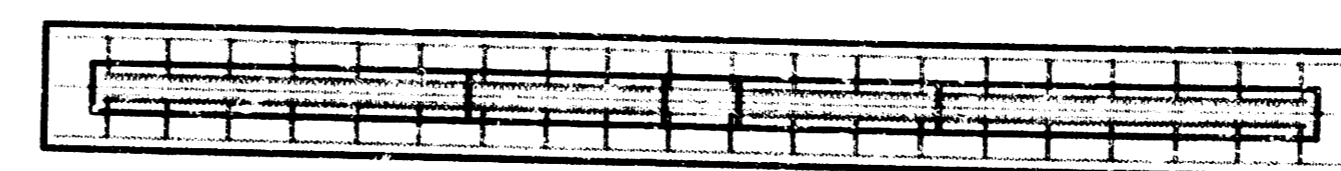
DESIGN NEW/JDS	DRAWN JDS	APPROVED	DATE 4-95	SCALE 1"=40'	SHEET 23	OF 23
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Lark Area/Original 94-10-1989

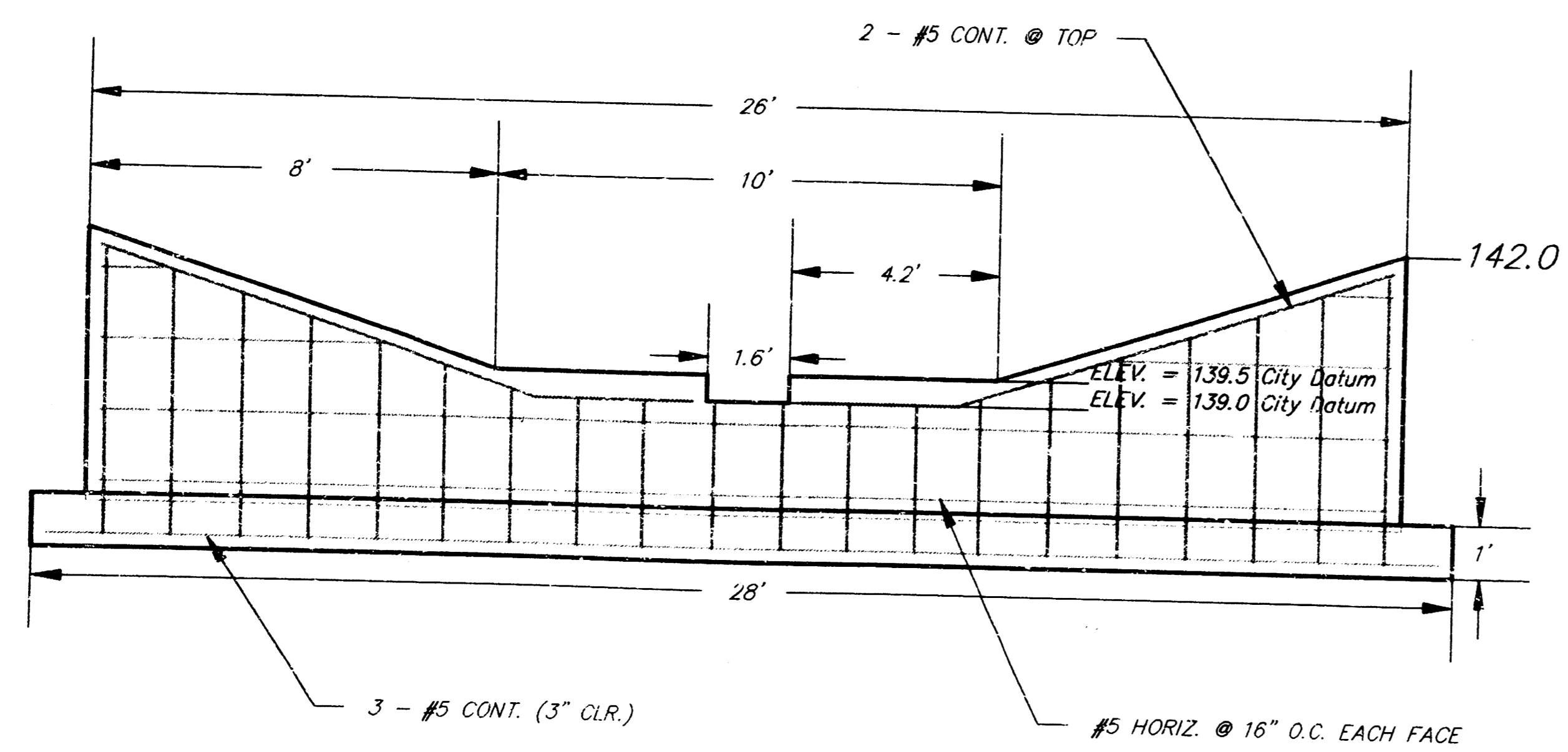
SIDE VIEW



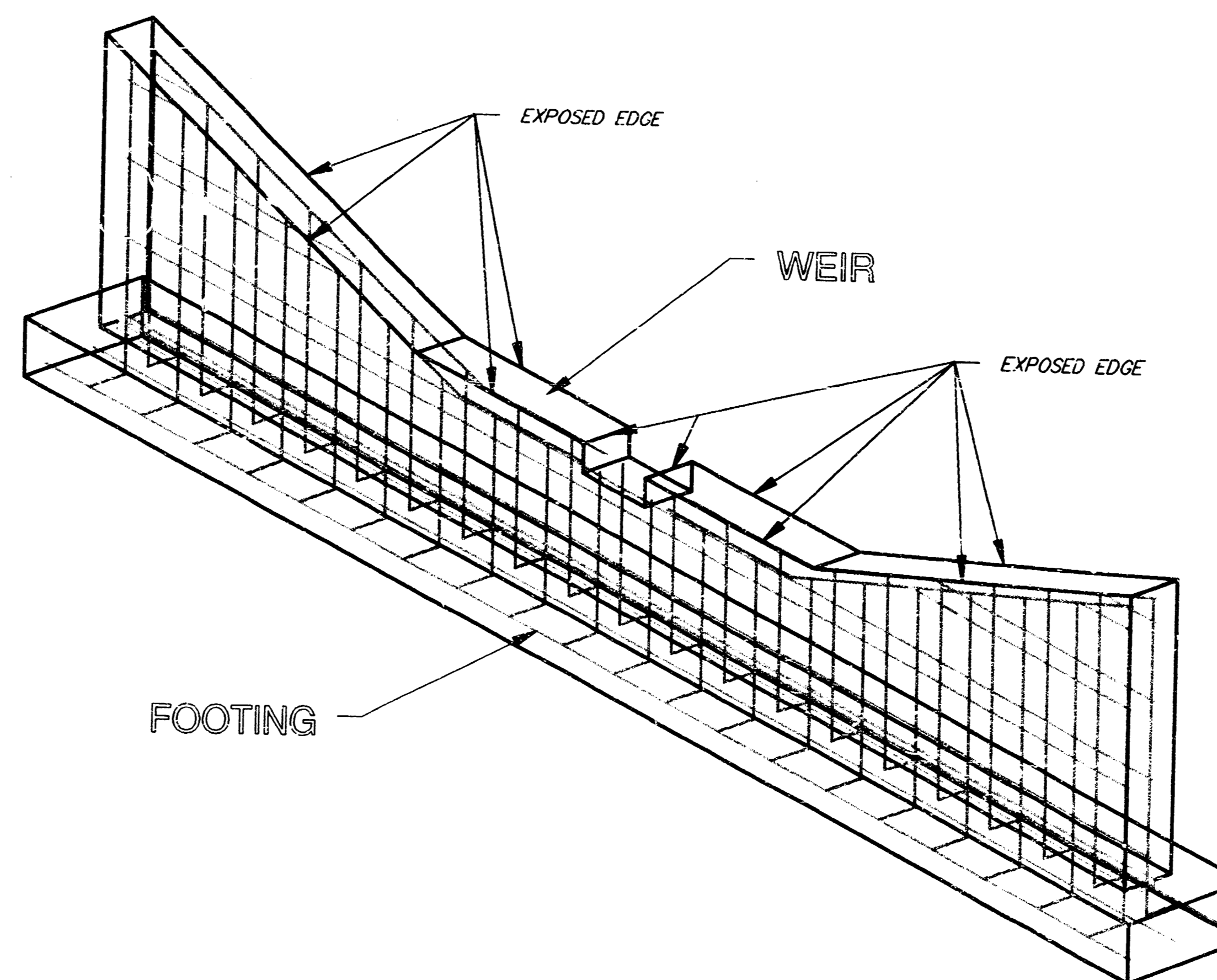
TOP VIEW



FRONT VIEW



3-D VIEW



Benchmark
R.R. Spike in East Side of P.P.
Located 112.5' North of the
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East of the C of 119th Street
West.
Elevation = 145.26 (City Datum)

"□" On Top of Curb Located
on the East Side of Shefford
12.5' South of the North Line
of Pawnee Mesa Addition.
Elevation = 143.56 (City Datum)

NOTES:

1. ALL CONCRETE SHALL BE 4000 PSI PER ACI.
2. ALL REINFORCING BAR SHALL BE A615-GR60.
3. ALL EXPOSED EDGES SHALL HAVE 3/4" CHAMFERED EDGES.

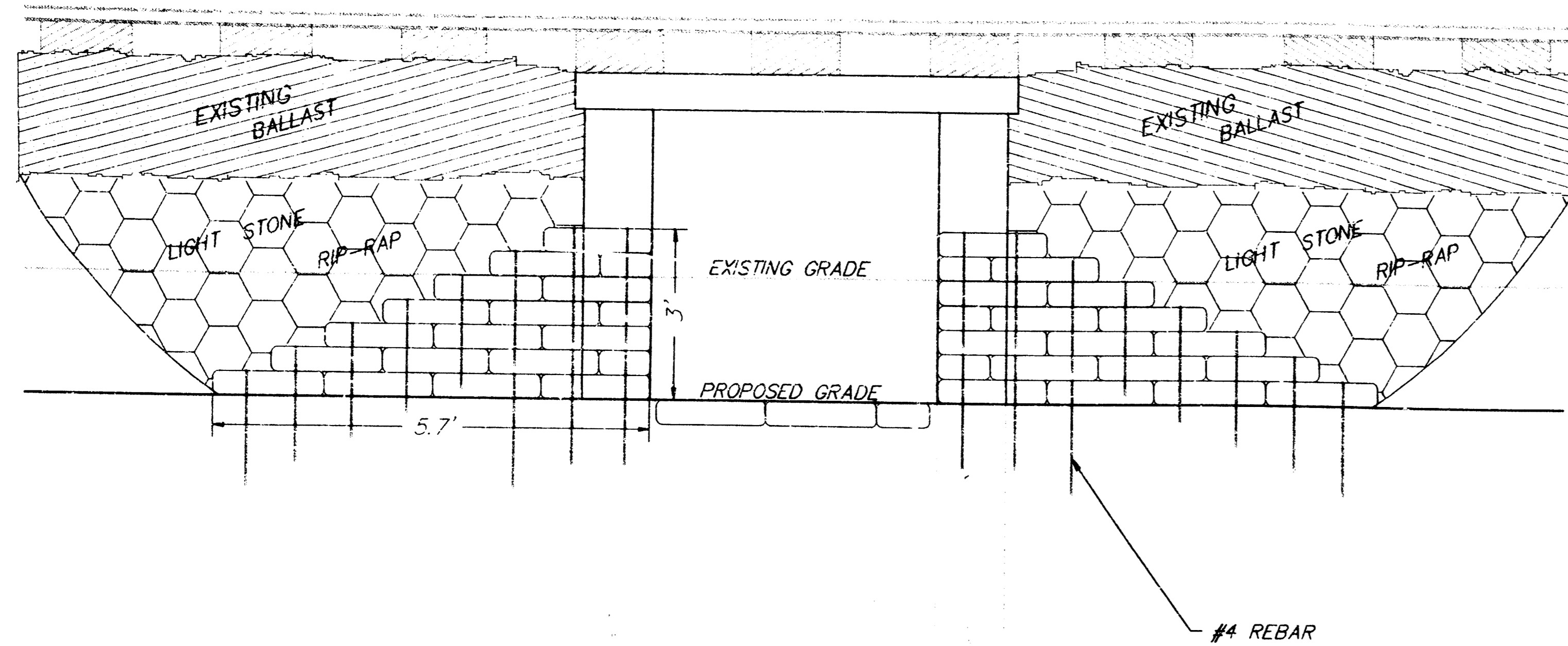
STORM WATER DRAIN - PHASE I
LARK ADDITION
WEIR DETAIL

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

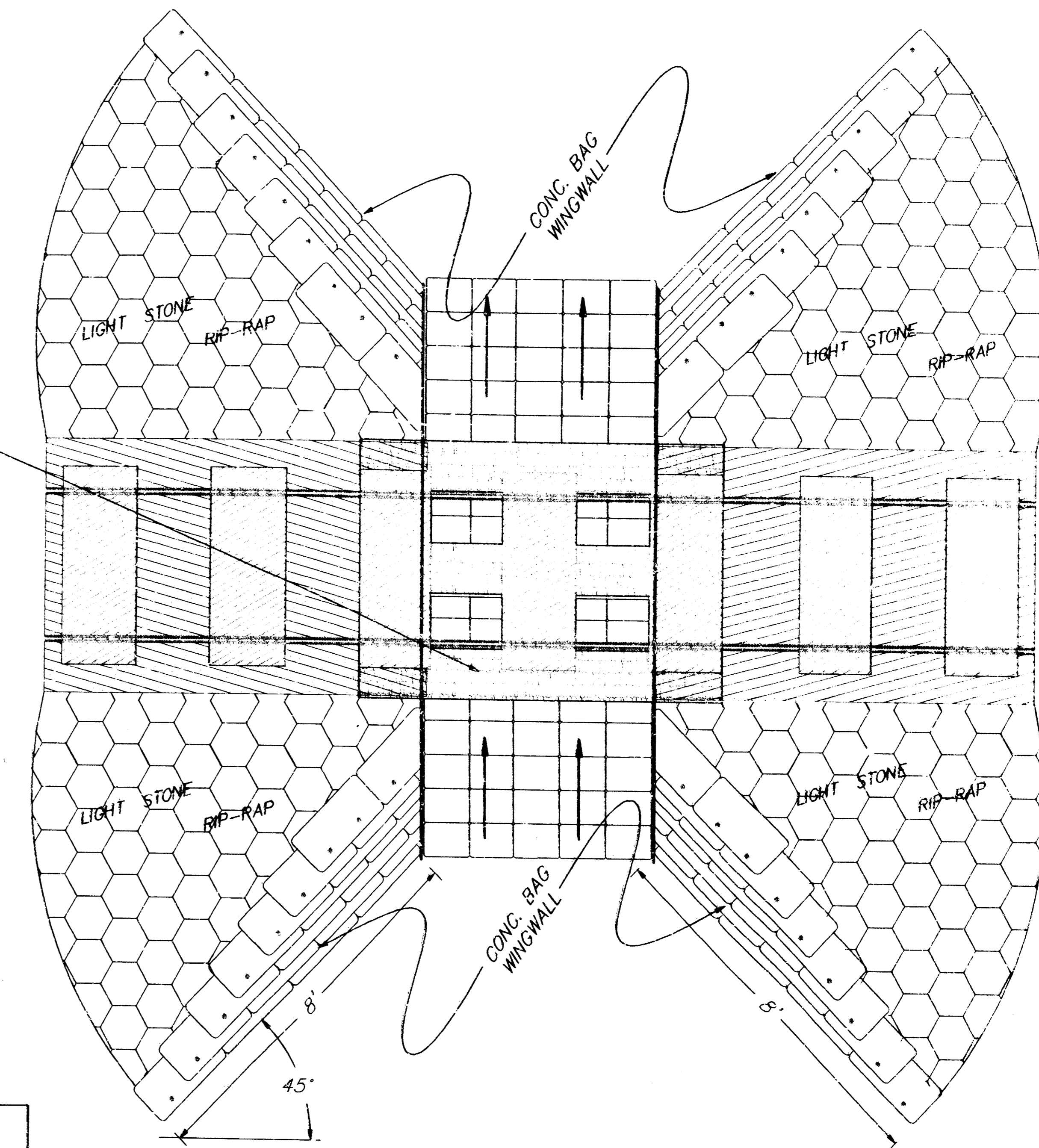
PROJECT NUMBER
55SPPS (607861)

DESIGN NEW/JDS	DRAWN JDS	APPROVED	DATE 4-95	SCALE NONE	SHEET 4 OF 9
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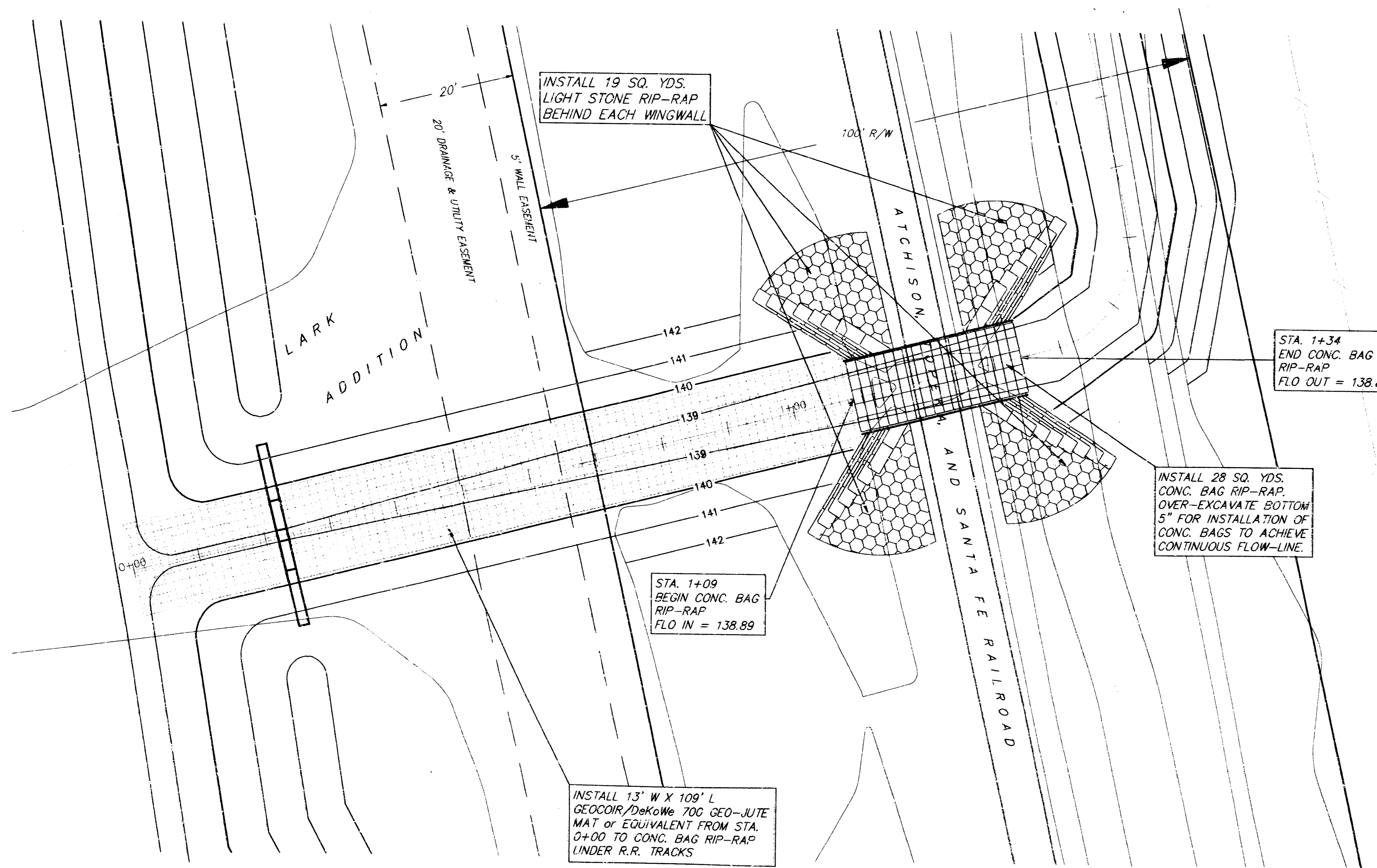
ELEVATION VIEW (No Scale)



PLAN VIEW (No Scale)



CAUTION!
DO NOT DAMAGE EXISTING
STRUCTURE DURING CONSTR.



NOTES:

1. CONCRETE BAG WINGWALLS ARE TO BE BID "LUMP SUM" AND CONSTRUCTED PER PLAN AS SHOWN ON THIS SHEET. CONTRACTOR SHALL BE SATISFIED AS TO THE AMOUNT OF CONCRETE BAGS TO BE USED IN ORDER TO ACHIEVE A THREE (3) FOOT HIGH, EIGHT (8) FOOT LONG, STAIR-STEPPED WALL, BUILT AT A 45° ANGLE TO THE CENTERLINE OF THE CHANNEL AND ANCHORED WITH #4 REBAR IN TWO (2) FOOT LENGTHS AS SHOWN PER PLAN.
2. CONCRETE BAG RIP-RAP UNDER RAILROAD TRACKS SHALL BE PLACED FLUSH WITH THE FLOW-LINE OF THE CHANNEL IN ORDER TO KEEP CONTINUITY OF FLOW. OVER-EXCAVATION OF FIVE (5) INCHES OF SOIL AND CONCRETE BAGS SHALL BE INCLUDED IN THE "LUMP SUM" AMOUNT FOR THE WINGWALLS.
3. WINGWALLS SHALL BE BACK-FILLED AND COMPACTED TO ENSURE STABILITY.
4. LIGHT STONE RIP-RAP SHALL BE USED TO PROTECT THE BANK BETWEEN THE CONCRETE BAG WINGWALLS AND THE EXISTING BALLAST UNDER THE R.R. TIES AND TRACKS AS SHOWN PER PLAN.
5. CONCRETE BAG WINGWALLS SHALL BE WATERED IMMEDIATELY AFTER INSTALLATION TO INDUCE STABILIZATION.
6. GEO-JUTE MAT TO BE PLACED IN BOTTOM OF CHANNEL FOR EROSION CONTROL AND SOIL STABILIZATION. CONTRACTOR TO INSTALL PER MANUFACTURER'S INSTALLATION PROCEDURES. JUTE MAT TO BE INCLUDED IN "LUMP SUM" BID OF WEIR STRUCTURE.

Benchmark
R.R. Spike in East Side of P.P.
Located 112.5' North of the
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West.
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on the East Side of Shefford
12.5' South of the North Line
of Pawnee Mesa Addition.
Elevation = 143.56 (City Datum)

STORM WATER DRAIN - PHASE I
LARK ADDITION
RAILROAD CROSSING DETAIL

BAUGHMAN COMPANY P. A.
ENGINEERING, SURVEYING, & PLANNING

PROJECT NUMBER
555PFS (607#61)

DESIGN	DRAWN	APPROVED	DATE	SCALE	SHEET
HW/JDS	JDS	JDS	4-95	1" = 10'	5 OF 9

LARK ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

State of Kansas) SS We, *Baughman Company, P.A.*, Surveyors in
Sedgwick County and State do hereby certify that we have surveyed
and platted "LARK ADDITION", Wichita, Sedgwick County, Kansas and
that the accompanying plot is a true and correct exhibit of the
property surveyed, described as follows: A parcel of land lying in the
N.W. 1/4 of Sec. 31, Twp. 27-S, R-1-W of the 6th P.M., Sedgwick
County, Kansas, more particularly described as follows: Beginning at
the S.W. Corner of said N.W. 1/4; thence N89°43'07"E, along the south
line of said N.W. 1/4, 390.16 feet; thence N01°20'46"E, parallel with the west
line of said N.W. 1/4, 410.17 feet; thence N89°43'07"E, parallel with the south line
of said N.W. 1/4, 10 feet to the P.C. of a curve; thence along a curve to the
left having a central angle of 36°44'04", a radius of 500 feet, a length
of 320.57 feet, and a chord length of 315.11 feet bearing N71°21'05"E;
thence along a curve to the right having a central angle of 66°41'39",
a radius of 450 feet, a length of 523.81 feet, and a chord length of
494.74 feet bearing N86°19'52"E; thence along a curve to the left having
a central angle of 16°00'04", a radius of 500 feet, a length of 138.64 feet,
and a chord length of 138.18 feet bearing S68°19'20"E; thence N01°20'46"E,
parallel with the west line of said N.W. 1/4, 393.33 feet; thence N66°05'46"E,
176.90 feet; thence N01°20'46"E, parallel with the west line of said N.W. 1/4,
189.08 feet; thence N63°24'14"W, 176.90 feet; thence N13°07'10"W,
230 feet; thence N58°07'10"W, 107.56 feet to the southeasterly right-of-way
of the Atchison, Topeka, and Santa Fe Railroad; thence S76°52'50"W,
along said southeasterly right-of-way, 540.53 feet to a deflection point
in said southeasterly right-of-way; thence S76°54'55"W, along said
southeasterly right-of-way, 664.94 feet to the west line of said N.W. 1/4;
thence S01°20'46"W, along the west line of said N.W. 1/4, 1233.59 feet
to the point of beginning, TOGETHER with a parcel of land lying in the
N.W. 1/4 of Sec. 31, Twp. 27-S, R-1-W of the 6th P.M., Sedgwick
County, Kansas, more particularly described as follows: Commencing at
the S.W. Corner of said N.W. 1/4; thence N89°43'07"E, along the south
line of said N.W. 1/4, 390.16 feet; thence N01°20'46"E, parallel with the west
line of said N.W. 1/4, 410.17 feet; thence N89°43'07"E, parallel with the south line
of said N.W. 1/4, 10 feet to the P.C. of a curve to the left; thence along said
curve having a central angle of 36°44'04", a radius of 500 feet, a length
of 320.57 feet, and a chord length of 315.11 feet bearing N71°21'05"E;
thence along a curve to the right having a central angle of 66°41'39",
a radius of 450 feet, a length of 523.81 feet, and a chord length of
494.74 feet bearing N86°19'52"E; thence along a curve to the left having
a central angle of 16°00'04", a radius of 500 feet, a length of 138.64 feet,
and a chord length of 138.18 feet bearing S68°19'20"E; thence N01°20'46"E,
parallel with the west line of said N.W. 1/4, 67.81 feet for a point of beginning; thence
continuing N01°20'46"E parallel with the west line of said N.W. 1/4, 325.52 feet;
thence N66°05'46"E, 176.90 feet; thence N01°20'46"E, parallel with the west line of
said N.W. 1/4, 189.08 feet; thence N63°24'14"W, 176.90 feet; thence N13°07'10"W,
230 feet; thence N58°07'10"W, 107.56 feet to the southeasterly right-of-way
of the Atchison, Topeka, and Santa Fe Railroad; thence N76°52'50"E,
along said southeasterly right-of-way, 540.53 feet; thence S13°07'10"E,
286.98 feet; thence S85°27'48"W, 53.54 feet; thence S46°20'46"W, 108.50 feet;
thence S01°20'46"W parallel with the west line of said N.W. 1/4, 184.18 feet;
thence S43°39'14"E, 63.64 feet; thence S01°20'46"W parallel with the
west line of said N.W. 1/4, 230.18 feet; thence S44°28'04"E, 135.39 feet;
thence N89°43'07"E parallel with the south line of said N.W. 1/4, 167.83 feet;
thence S00°23'49"E, 35.56 feet; thence S89°43'07"W parallel with the
south line of said N.W. 1/4, 527.16 feet; thence S01°20'46"W parallel with the
west line of said N.W. 1/4, 124.64 feet to the P.C. of a curve to the right;
thence along said curve having a central angle of 05°15'29", a radius of
434 feet, a length of 39.83 feet, and a chord length of 39.82 feet bearing
N77°02'23"W to the point of beginning, all being subject to easements, roadways,
and right-of-ways of record.

We, the undersigned, holders of a mortgage
on the above described property, do hereby consent to this plat of
"LARK ADDITION", Wichita, Sedgwick County, Kansas.

State Bank of Colwich
State of Kansas) SS The foregoing instrument acknowledged be-
fore me, this _____ day of _____, 1994, by
_____ of the State Bank of Colwich, on
behalf of the bank.
My App'l. Exp. _____ Notary Public

This plat of "LARK ADDITION", Wichita,
Sedgwick County, Kansas has been submitted to and approved by
the Wichita-Sedgwick County Metropolitan Area Planning Commission,
Wichita, Kansas.
Dated this _____ day of _____, 1994.
Wichita-Sedgwick County Metropolitan Area Planning Commission

James D. Jiner _____ Chairman
Marvin S. Krout _____ Secretary
Elmo Broadfoot _____ Mayor
Pat Burnett _____ City Clerk
Susan E. Crockett-Spoon _____ County Clerk

This plat approved and all dedications
shown hereon accepted by the City Council of the City of Wichita,
Kansas, this _____ day of _____, 1994.

Entered on transfer record this _____ day
of _____, 1994.
Susan E. Crockett-Spoon _____ County Clerk

Existing public easements being vacated by virtue of K.S.A. 12-512(b).
Baughman Company, P.A.
Gregory F. Stevens _____ Surveyor

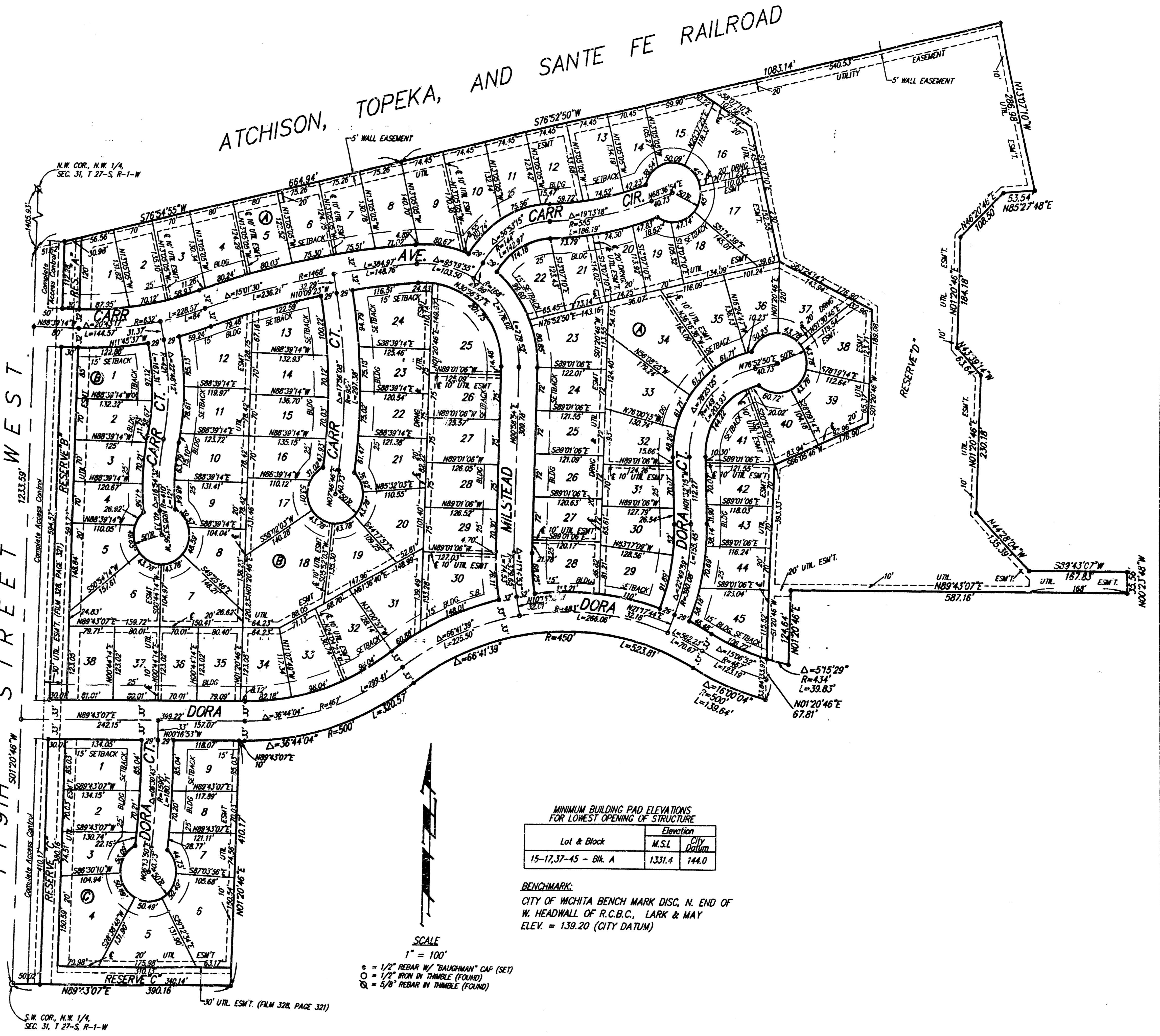
Know all men by these presents that we,
the undersigned, have caused five land in the surveyors certificate to be
platted into Lots, Blocks, Streets, and reserves to be known as "LARK
ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are
hereby granted as indicated for the construction and maintenance of all public
utilities. The drainage and utility easements are hereby granted as indicated
for drainage purposes and for the construction and maintenance of all public
utilities. Reserves "A", "B", and "C" are hereby reserved for landscaping, open
space, walls, entry monuments, and utilities as confined to easements. Reserve "D"
is hereby reserved for drainage purposes, lakes, landscaping, sidewalks, gazebos,
and utilities as confined to easements. Reserves "A", "B", "C", and "D" shall
be owned and maintained by the Homeowners Association of the Addition.
All abutters rights of access to or from 119th Street West over and across
the west lines of Reserves "A", "B", and "C" are hereby granted to the
appropriate governing body. The Minimum Building Pad Elevations for lowest
opening to the structures on Lots 13, 16, 17, 37, 38, 39, 40, 41, 42, 43, 44,
and 45, Block A, shall be 144.0 City Datum (1331.4 M.S.L.).

State of Kansas) SS This is to certify that this plat has been
filed for record in the office of the Register of Deeds, this _____ day
of _____, 1994, at _____ o'clock _____ M.; and is duly recorded.

Pat Kettler _____ Register of Deeds
Ed Resa _____ Deputy

State of Kansas) SS The foregoing instrument acknowledged be-
fore me, this _____ day of _____, 1994, by Paul Kelsey,
President of Kelsey Investments, on behalf of Kelsey Investments.

Paul Kelsey _____ President
My App'l. Exp. _____ Notary Public



LARK 2ND ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

State of Kansas
Sedgwick County) ss We, the undersigned holders of a mortgage
of record in the office of the Register of Deeds of
Sedgwick County, Kansas, do hereby consent to this plat of
"LARK 2ND ADDITION", Wichita, Sedgwick County, Kansas,
and that the accompanying plat is a true and correct exhibit of the
property surveyed, described as follows: A parcel of land lying in the
NE 1/4 of Sec. 31, Twp. 27-S, R-1-W of the 6th P.M., Sedgwick
County, Kansas, more particularly described as follows: Beginning at
the S.W. Corner of said NE 1/4; thence N89°43'07"E, along the south
line of said NE 1/4, 720 feet for a point of beginning, thence continuing
N89°43'07"E, along the south line of said NE 1/4, 599.90 feet to the
S.E. Corner of the W 1/2 of said NE 1/4; thence N00°23'37"W, along
the east line of the W 1/2 of said NE 1/4, 1200 feet; thence
S84°36'23"W, 400 feet; thence S14°36'23"W, 312.16 feet; thence
S00°23'37"E, parallel with the east line of the W 1/2 of said NE 1/4,
682.97 feet; thence S26°57'57"E, 723.93 feet to the point of beginning.

State Bank of Colwich
FRANK A. SHELTON
1935

State of Kansas) ss The foregoing instrument acknowledged before me, this 22nd day of September, 1994, by
FRANK A. SHELTON, of the State Bank of Colwich, on
behalf of the bank.

My App. Exp. 3-22-95
Catherine A. Hagan Notary Public

Existing public easements and dedications being created by virtue of K.S.A. 12-512(b)

Houghton Company, P.A.

Gregory F. Severns
Surveyor
12-22-94
KANSAS
REGISTERED PROFESSIONAL SURVEYOR

This plat of "LARK 2ND ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.
Dated this 22nd day of September, 1994
Wichita-Sedgwick County Metropolitan Area Planning Commission

James D. Miner Chairman
Marilyn Skout Secretary
Marilyn S. Skout

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this 21st day of March, 1995.

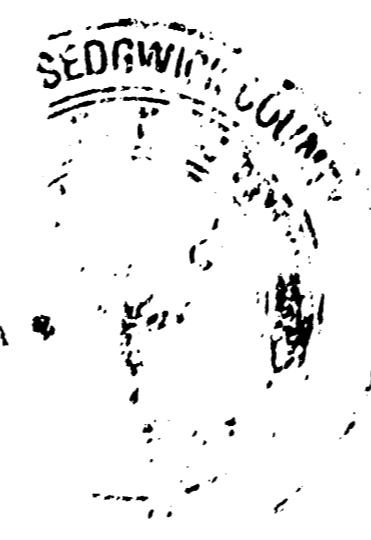
Elmer Broadbent Mayor
Pat Burnett DEP. City Clerk

Pat Stokely



#1447691

Susan E. Crockett-Spinn County Clerk
BY BRENT W. SHELTON, CHIEF DEPUTY COUNTY CLERK



State of Kansas) ss The foregoing instrument acknowledged before me, this 22nd day of September, 1994, by Paul E. Kelsey, a single person.

Mildred E. Franz Notary Public

State of Kansas) ss This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 19th day of April, 1995, at 11:00 o'clock A.M. and is duly recorded.

Pat Kettler Register of Deeds

Ed Repp Deputy

My App. Exp. 2-3-95

20.00
ck

