# PRIVATE
# STORM WATER SEWER PLANS FOR
# HOLLOW METAL DOOR COMPANY
## LOT 3, BLOCK 1, HOME DESIGN CENTER 3RD ADDITION
## PENSTEMON NORTH OF 29TH ST. NORTH

**CITY OF WICHITA, KANSAS**
**MICHAEL E. LINDEBAK, CITY ENGINEER**

## INDEX CODE 607861
## USER CODE 670 PPS

## GENERAL NOTES

1. 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 LAWS.

2. EXISTING UTILITIES AND THEIR LOCATIONS, AS SHOWN ON THE PLANS REPRESENT THE BEST INFORMATION OBTAINABLE FOR DESIGN. LOCATION INFORMATION HAS BEEN OBTAINED FROM THE VARIOUS UTILITY COMPANIES AND IS EITHER FROM COMPANY RECORD DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.

3. CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF FORTY-EIGHT (48) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:

| | |
|---|---|
| KANSAS ONE-CALL | 1-800-344-7233 or 687-2470 (LOCAL WICHITA) |

THE CONTRACTOR MUST NOTIFY THE FOLLOWING IN CASE OF AN EMERGENCY:

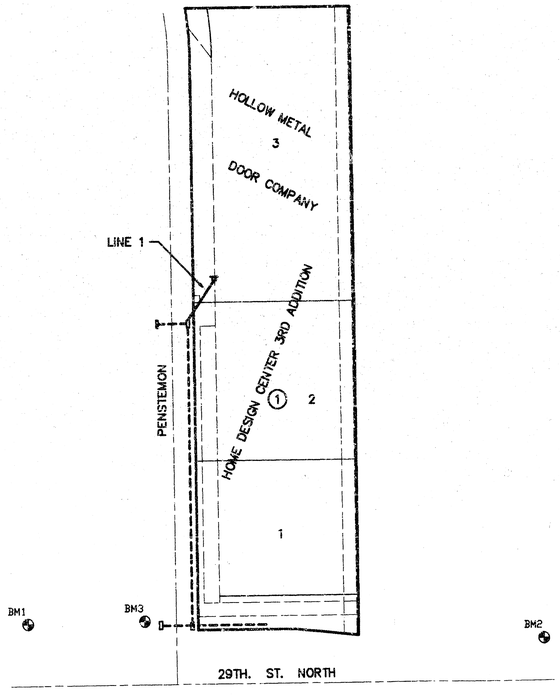
| | |
|---|---|
| SOUTHWESTERN BELL TELEPHONE COMPANY | 1-571-2115 |
| CABLEVISION | 262-0661 |
| KANSAS GAS & ELECTRIC (ELECTRIC) | 264-1141 |
| KANSAS GAS & ELECTRIC (GAS) | 832-3180 OR 832-3169 |
| CITY OF WICHITA SEWER MAINTENANCE | 268-4908 |
| CITY OF WICHITA WATER DEPARTMENT | 268-4908 |
| FARMLAND INDUSTRIES | 1-918-333-4111 |

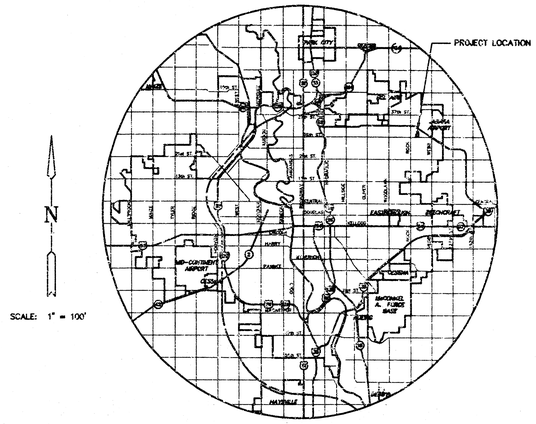
4. RUBBLE FROM THE REMOVAL OF MISCELLANEOUS STRUCTURES AND EXCESS EXCAVATION WHICH IS TO BE WASTED SHALL BE DISPOSED OF ON SITES TO BE PROVIDED BY THE CONTRACTOR. THESE SITES SHALL BE APPROVED BY THE ENGINEER AS TO SUITABILITY, APPEARANCE AND SITE LOCATION. LOCATIONS THAT, IN THE OPINION OF THE ENGINEER, WILL LEAVE AN UNSIGHTLY APPEARANCE WILL NOT BE APPROVED. ALL DIPOSAL 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.

5. PRIOR TO LAYING SEWER LINE, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION OF FLOW LINE OUT OF EXISTING INLET AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLANS. THE CONTRACTOR SHALL RESHAPE THE EXISTING INVERT TO PROVIDE SMOOTH FLOW. THE COST OF RESHAPING EXISTING INLET INVERT IS INCIDENTAL TO THE PROJECT.

6. 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.

7. ALL DISTURBED AREAS TO BE SEEDED WITH RYE GRASS AT A RATE OF 200LBS./ ACRE WITHIN 10 DAYS OF CONSTRUCTION. COST SHALL BE SUBSIDIARY TO PROJECT.




LOCATION MAP

**CITY OF WICHITA**

## INDEX TO DRAWINGS


| SHEET NO. | DESCRIPTION |
|---|---|
| 1 | TITLE SHEET |
| 2 | INLET DETAILS |
| 3 | PLAN & PROFILE LINE 1 |
| 4 | HOME DESIGN CENTER 3RD ADDITION PLAT |


APPROVED AS NOTED

BY CITY ENGINEER OF WICHITA

STORM WATER SEWERS VRH 10/23/96

NOTE TO CONTRACTOR

PUBLIC PROPERTY:
INSPECTION AND TESTING FOR THE SEWER LINE 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 THE PUBLIC RIGHT-OF-WAY BY THE CONTRACTOR WITHOUT SUCH INSPECTION NOR SHALL ANY WORK BE COMMENCED WITHCUT 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).

## BENCHMARKS

BM1 - SQUARE CUT TOP OF CURB WEST OF PENSTEMON 227.92' NORTH OF CL OF 29TH ST. NORTH. ELEV. - 222.46

BM2 - CITY DISC IN NE. COR OF RCB UNDER 29TH ST N. +/- 530' W OF THE S 1/4 COR. SEC. 32-26S-R2E. ELEV. - 215.93

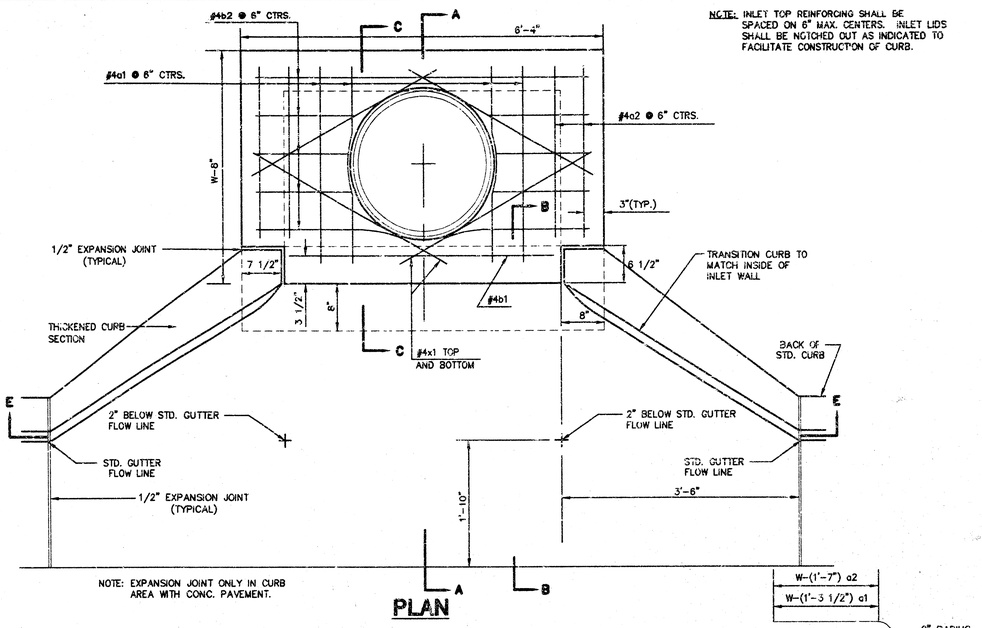
BM3 - RR SPIKE STEP IN THE SE. FACE OF POWER POLE AT THE NE. CORNER OF PENSTEMON ST. AND 29TH ST. NORTH. ELEV. - 222.83


MID-KANSAS ENGINEERING CONSULTANTS, INC.
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600


HOLLOW METAL DOOR COMPANY
PROJECT NAME

PRIVATE STORM WATER SEWER PLANS
SHEET TITLE

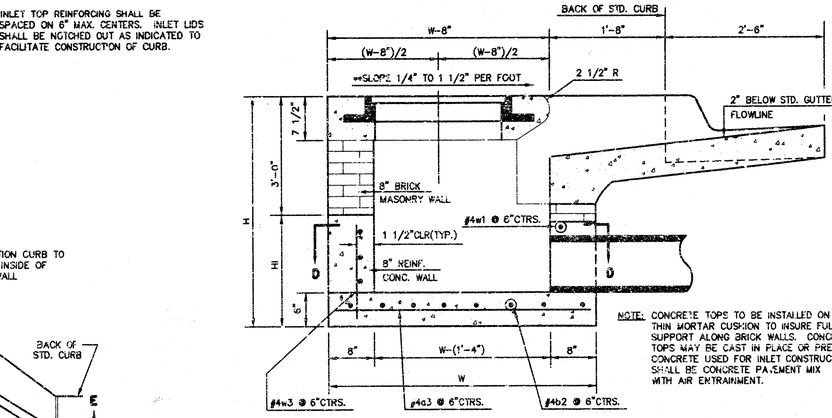
| JTC | GJR | JTC |
|---|---|---|
| DESIGN BY: | DRAWN BY: | CHECKED BY: |
| OCTOBER 1995 | 95076 | 1 / 4 |
| DATE | JOB NO. | SHEET/OF |




NOTE: EXPANSION JOINT ONLY IN CURB AREA WITH CONC. PAVEMENT.

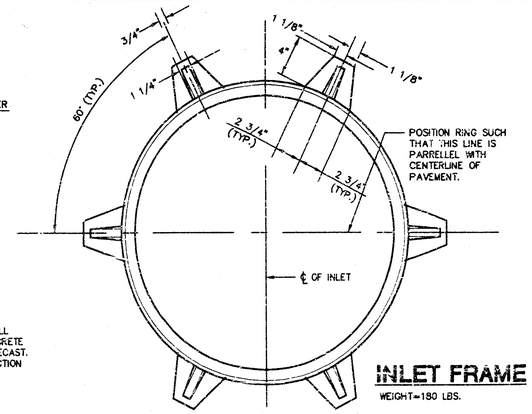
## PLAN

NOTE: INLET TOP REINFORCING SHALL BE SPACED ON 6" MAX. CENTERS. INLET LIDS SHALL BE NOTCHED OUT AS INDICATED TO FACILITATE CONSTRUCTION OF CURB.



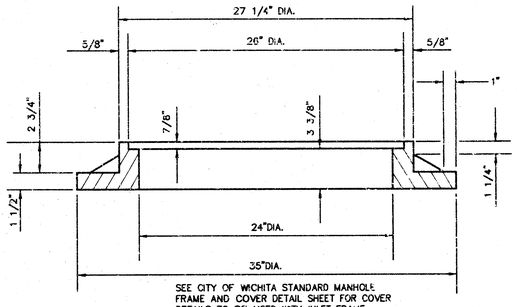

## SECTION A-A

NOTE: CONCRETE TOPS TO BE INSTALLED ON THIN MORTAR CUSHION TO INSURE FULL SUPPORT ALONG BRICK WALLS. CONCRETE TOPS MAY BE CAST IN PLACE OR PRECAST. CONCRETE USED FOR INLET CONSTRUCTION SHALL BE CONCRETE PAVEMENT MIX WITH AIR ENTRAINMENT.




## INLET FRAME

WEIGHT=180 LBS.




SEE CITY OF WICHITA STANDARD MANHOLE FRAME AND COVER DETAIL SHEET FOR COVER DETAILS TO BE USED WITH INLET FRAME.




## BENDING DIAGRAM

## PRECAST SLAB AND FLOOR REINFORCING

| | | W=4'-4" | | W=5'-4" | | W=6'-4" | | W=7'-4" | | W=8'-4" | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| MARK | SIZE | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH |
| *a1 | #4 | 6 | 6'-7" | 6 | 8'-7" | 6 | 10'-7" | 6 | 12'-7" | 6 | 14'-7" |
| a2 | #4 | 4 | 6'-0" | 4 | 8'-0" | 4 | 10'-0" | 4 | 12'-0" | 4 | 14'-0" |
| a3 | #4 | 13 | 6'-1" | 13 | 5'-1" | 13 | 5'-1" | 13 | 7'-1" | 13 | 8'-1" |
| b1 | #4 | 1 | 4'-9" | 1 | 4'-9" | 1 | 4'-9" | 1 | 4'-9" | 1 | 4'-9" |
| *b2 | #4 | 23 | 6'-1" | 29 | 6'-1" | 35 | 6'-1" | 41 | 6'-1" | 47 | 6'-1" |
| x1 | #4 | 8 | 3'-10" | 8 | 4'-2" | 8 | 4'-6" | 8 | 4'-10" | 8 | 5'-2" |

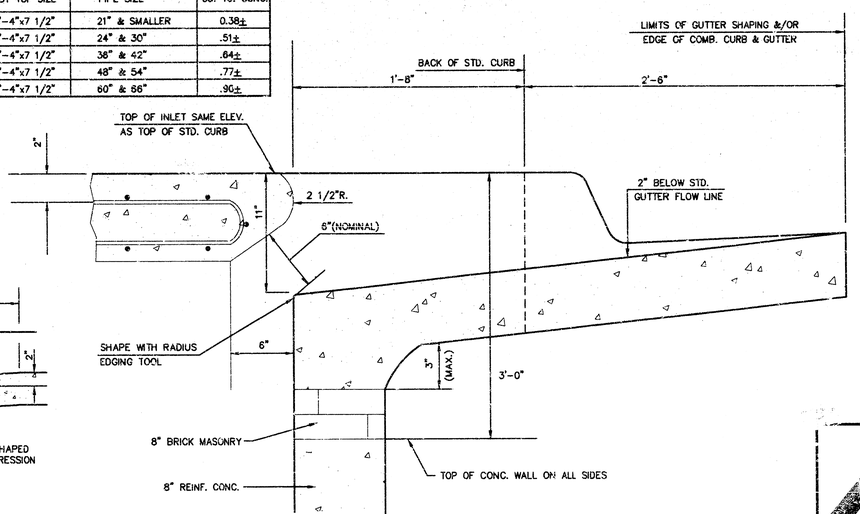
## WALL REINFORCING

| | | W=4'-4" | | W=5'-4" | | W=6'-4" | | W=7'-4" | | W=8'-4" | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| MARK | SIZE | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH | NO. | LENGTH |
| w1 | #4 | ① | 6'-1" | ① | 6'-1" | ① | 6'-1" | ① | 6'-1" | ① | 6'-1" |
| w2 | #4 | ① | 4'-1" | ① | 5'-1" | ① | 6'-1" | ① | 7'-1" | ① | 8'-1" |
| w3 | #4 | 32 | ② | 36 | ② | 40 | ② | 44 | ② | 48 | ② |

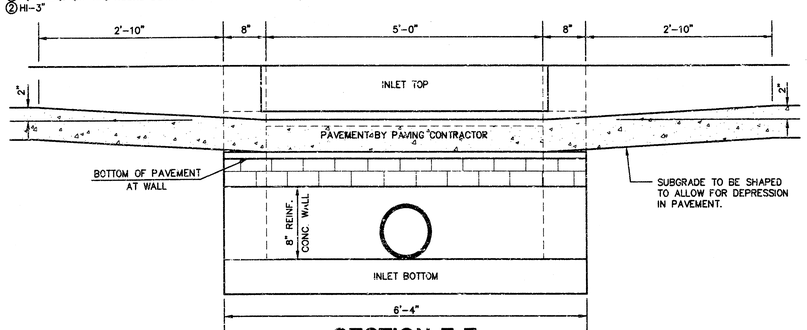
* FIELD BEND OR CUT REINFORCING AS REQUIRED FOR CLEARANCE
① 4(HI-12"); (HI-12") ROUND DOWN TO NEAREST 0.5"
② HI-3"

| STANDARD CURB INLET PRECAST TOPS | | | |
|---|---|---|---|
| W | PRE-CAST TOP SIZE | PIPE SIZE | CU. YD. CONC. |
| 4'-4" | 3'-8"x6'-4"x7 1/2" | 21" & SMALLER | 0.38± |
| 5'-4" | 4'-8"x6'-4"x7 1/2" | 24" & 30" | .51± |
| 6'-4" | 5'-8"x6'-4"x7 1/2" | 36" & 42" | .64± |
| 7'-4" | 6'-8"x6'-4"x7 1/2" | 48" & 54" | .77± |
| 8'-4" | 7'-8"x6'-4"x7 1/2" | 60" & 66" | .90± |

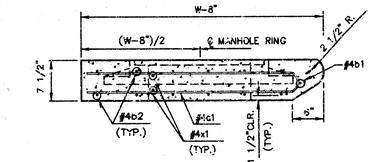
**NOTE: SLOPE OF INLET TOPS TO MATCH SIDEWALK OR PARKING SLOPES WITHIN LIMITS INDICATED.



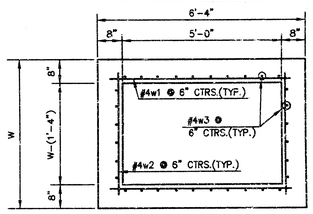

## SECTION B-B




## SECTION E-E




## SECTION C-C




## SECTION D-D

MID-KANSAS ENGINEERING CONSULTANTS, INC.
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600

**HOLLOW METAL DOOR CO.**
PROJECT NAME

**STORM WATER INLET DETAILS**
SHEET TITLE

| C.O.W. | M.K.E.C. | JTC |
|---|---|---|
| DESIGN BY: | DRAWN BY: | CHECKED BY: |
| OCTOBER 1996 | 96052 | 2 / 4 |
| DATE | JOB NO. | SHEET/OF |

**H.D.C. 3RD ADD.**
**STORM WATER SEWER**
**PRIVATE PROJECT-670 PPS**

N

CAUTION
Notify Farmland Industries
before beginning excavation.
1-918-333-4111

NOTE:
Before Construction of SWS,
Contact Roger Dobbins at
Farmland (755-1401 at 8:00 AM ONLY)

8" San. Sew.
8" WATER LINE
C/L PENSTEMON
Exist. Curb Inlet
FL Out=214.56 (42"RCP)
36" RCP
70' R/W
MH TOP=222.66
FL=209.64
MH TOP=224.01
FL=211.00 (8" STUB N.)
8" San. Sew.
42" RCP
N00°53'18"W
847.26'
PROP. 8" SAN. SEW.
234.50'
31.48'
EXCUT
10'x10' Util. Esmt.
250.00'
8" San. Sew.
10' Util. Esmt. (Film 979, Page 571)
6" Oil Products Pipeline
PROP. 15" SWS LINE 1
23'
33.42'
Const. Std. Curb Inlet (Type 1-A) L=8'4", W=4'4" Inlet Top=223.12 FL Out=215.89 (15"RCP)
EXP. JNT.
S89°07'40"W
40' Coop. Pipeline Esmt. (Film 979, Page 571)
35' Bldg. Stbk. & Farmland Industries Pipeline Esmt.
35' Drng. & Util. Esmt.
34.27'
HOME DESIGN CENTER 3RD ADDITION
PLANTING
6" RAIN LEADER
42" RCP
20' Drng. & Util. Esmt.
8" San. Sew.
50' Bldg. Stbk.
150.00'
LOT 1 BLOCK 1
250.00' S89°06'42"W
LOT 2 BLOCK 1
250.00' S89°06'42"W
LOT 3 BLOCK 1
HOLLOW METAL DOOR CO.
10" RAIN LEADER
PLANTING
221
222

**PLAN - LINE 1**
SCALE: 1" = 20'

**PROFILE - LINE 1**
HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 5'

Sta. 0+79.38
Const. Std. Curb Inlet
Inlet Top = 222.00

Sta. 0+79.38
Const. Std. Curb Inlet
L=8'4", W=4'4"
Inlet Top = 223.12

TOP OF PROP. 15" SWS.
EXISTING GROUND ON C/L OF PIPE
Sta. 0+79.38
FL in = 215.89
15" Storm
6" Header

79.38 L.F. of 15" RCP @ 0.40%

FL out = 214.06 (EXIST. 42")
FL in = 214.56 (EXIST. 36")
FL in = 215.85

FL out = 215.89
FL in = 217.50 (KCPWD)

235 230 225 220 215 210 205

0 1

3/4

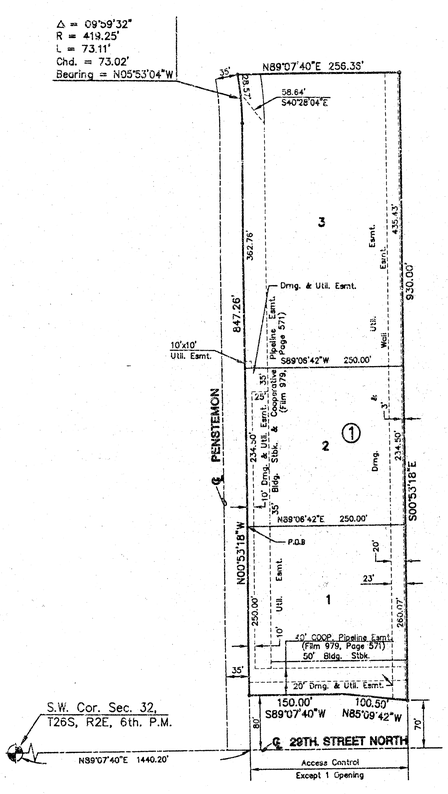
10-40-40-41

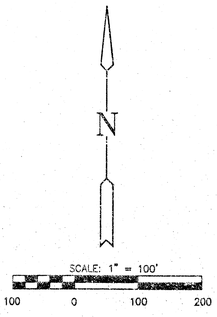
S-01-21

# FINAL PLAT

# HOME DESIGN CENTER THIRD ADDITION

## AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS




LEGEND

• – IRON

I, Kenneth H. Bengtson, a Civil Engineer and Registered Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "HOME DESIGN CENTER THIRD ADDITION", an addition to Wichita, Sedgwick County, Kansas, into lots, and a block, the same being accurately set forth in the accompanying plat and described herein:

A replat of a portion of Lot 2 and all of Lot 3, Block 1, HOME DESIGN CENTER ADDITION, an addition to Wichita, Sedgwick County, Kansas, more particularly described as follows:

A tract of land lying in a portion of Lot 2, Block 1 of Home Design Center Addition, an addition to Wichita, Sedgwick County, Kansas, more particularly described as follows: Beginning at the Southwest corner of said Lot 2; thence N 00°53'18"W, 597.26 feet to a point on a curve to the left, thence along said curve 73.11 feet, said curve having a central angle of 9°59'32", a radius of 419.25 feet and a long chord of 73.02 feet, bearing N 5° 53'04"W; thence N 89°07'40" E, 256.33 feet to the East line of said Lot 2; thence S 00°53' 18"E, 669.93 feet along the East line of said Lot 2; thence S 89°06'42"W, 250.00 feet along the South line of said Lot 2 to the Point of Beginning; and also Lot 3, Block 1 of said addition.

All lots, blocks, easements, building setbacks and the Utility Easement on Film 1546, Page 1099, lying within the above described property are hereby vacated and replatted by virtue of K.S.A 12-512(b).

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 11 day of June, 1996.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E., R.L.S. #922
Mid-Kansas Engineering Consultants, Inc.
411 North Webb Road
Wichita, KS 67206

KENNETH H. BENGTSON LICENSED 7218 KANSAS PROFESSIONAL ENGINEER

KENNETH H. BENGTSON REGISTERED LS-922 KANSAS LAND SURVEYOR

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into lots, and a block, the same to be known as "HOME DESIGN CENTER THIRD ADDITION", an addition to Wichita, Sedgwick County, Kansas. Easements for the construction and maintenance of public utilities and drainage as indicated on the accompanying plat are hereby granted to the public. The 3 foot wall easement is granted for the construction and maintenance of a privacy wall, public utilities are allowed to cross wall easement. All abutters right of access to or from 29th Street North over and across the South line of HOME DESIGN CENTER THIRD ADDITION, are hereby granted to the public, provided however Lot 1 shall have access to 29th Street North at one location as determined by the City Engineer.

William R. Cary
William R. Cary

Linda K. Cary
Linda K. Cary

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this 12th day of June, 1996, before me the undersigned, a Notary Public in and for the County and State aforesaid, came William R. Cary and Linda K. Cary husband and wife, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last written.

Marsha M. Zimmerman
Notary Public
Marsha M. Zimmerman
My appointment expires: September 11, 1996

MARSHA M. ZIMMERMAN NOTARY PUBLIC STATE OF KANSAS My Appt. Exp. 9-11-96

SEAL WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION KANSAS

THE CITY OF WICHITA SEDGWICK COUNTY, KANSAS

REGISTER OF DEEDS SEDGWICK COUNTY KANSAS

#1561780

MICHIGAN NATIONAL BANK

John F. Regan
John F. Regan
Its: Vice President

STATE OF MICHIGAN)
OAKLAND COUNTY) ss.

BE IT REMEMBERED, that on this 18th day of July, 1996, before me the undersigned, a Notary Public in and for the County and State aforesaid, came John F. Regan, Vice President to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last written.

Annireal Marie Hemmingway
Notary Public
Annireal Marie Hemmingway
My appointment expires:

ANNIREAL MARIE HEMMINGWAY Notary Public, Oakland County, MI My Comm. Expires Feb. 26, 1997

This plat of "HOME DESIGN CENTER THIRD ADDITION", has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 16th day of May, 1996.

WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION

Susan Osborne Howes, Chairman

Marvin S. Krout, Secretary

This plat approved and all dedications shown thereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 6th day of AUGUST, 1996.

Bob Knight, Mayor

Pat Burnett, City Clerk

Entered on transfer record this 11th day of October, 1996.

Susan E. Crockett-Spoon, County Clerk

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

This is to certify that this instrument was filed for record in the Register of Deeds office this 11th day of October, 1996.

Pat Kettler, Register of Deeds
By Deana Mankeimer Deputy

Deana Mankeimer, Deputy

~~Ed Resa~~ DIANA MANkeimer

20.00 ck

T-8-8-96