PRIVATE
STORM WATER SEWER PLANS FOR
LOT 13, COMOTARA INDUSTRIAL PARK 2ND ADDITION

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

INDEX CODE 607861
USER CODE 688 PPS

APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA

STORM WATER SEWERS 2/18/97

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 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).

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:

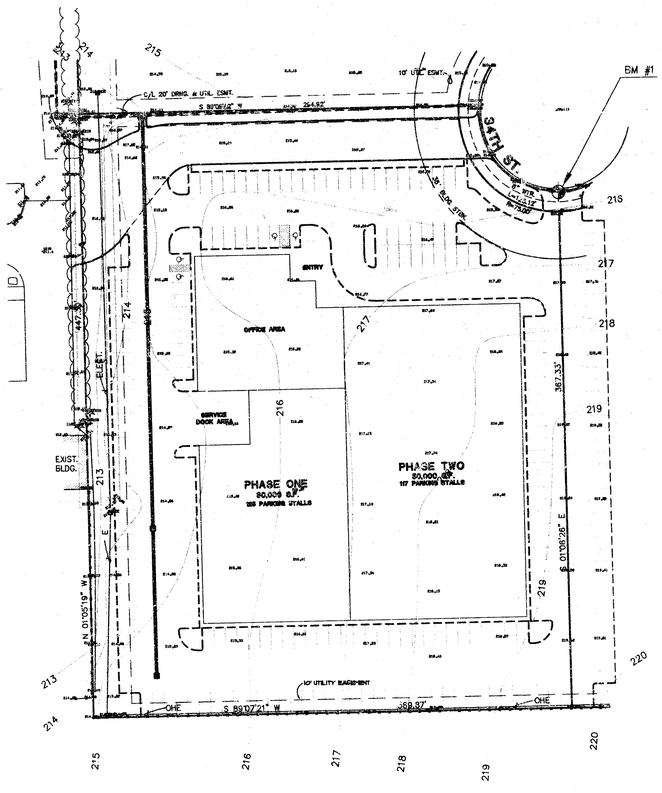
SOUTHWESTERN BELL TELEPHONE COMPANY	1-571-2115
CABLEVISION	262-0661
KANSAS GAS & ELECTRIC (ELECTRIC)	264-1141
KANSAS GAS & ELECTRIC (GAS)	832-3180 OR 832-3169
CITY OF WICHITA SEWER MAINTENANCE	268-4908
CITY OF WICHITA WATER DEPARTMENT	268-4908

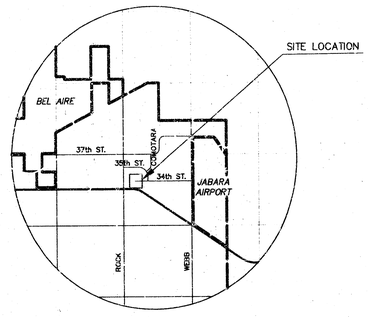
4. RUBBLE FROM THE REMOVAL OF MISCELLANEOUS STRUCTURES AND EXCESS EXCAVATION WHICH IS TO BE WASTED SHALL BE DISPOSED OF ON SITES TO BE PROVIDED BY THE CONTRACTOR. THESE SITES SHALL BE APPROVED BY THE ENGINEER AS TO SUITABILITY, APPEARANCE AND SITE LOCATION. LOCATIONS THAT, IN THE OPINION OF THE ENGINEER,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

5. PRIOR TO LAYING SEWER LINE, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION OF FLOW LINE OF EXISTING LINE AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLANS.

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. CONTRACTOR SHALL RESEED AND MULCH ALL DISTURBED AREAS. COST SHALL BE SUBSIDIARY TO SITE RESTORATION.





LOCATION MAP

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	TYPE 1-A CURB INLET
3	STD. DROP INLET
4	STORM WATER SEWER PLAN/PROFILE
5	FINAL PLAT

BENCHMARKS

BM #1 SQUARE CUT ON SOUTH T.C. OF 34TH ST. CIR. IN LINE WITH THE EAST LINE OF LOT 13, COMOTARA INDUSTRIAL PARK 2ND ADD. ELEV. = 215.045

N

SCALE: 1" = 50'

LEGEND

GREGORY J. ALLISON LICENSED 11159 KANSAS PROFESSIONAL ENGINEER
2/20/97

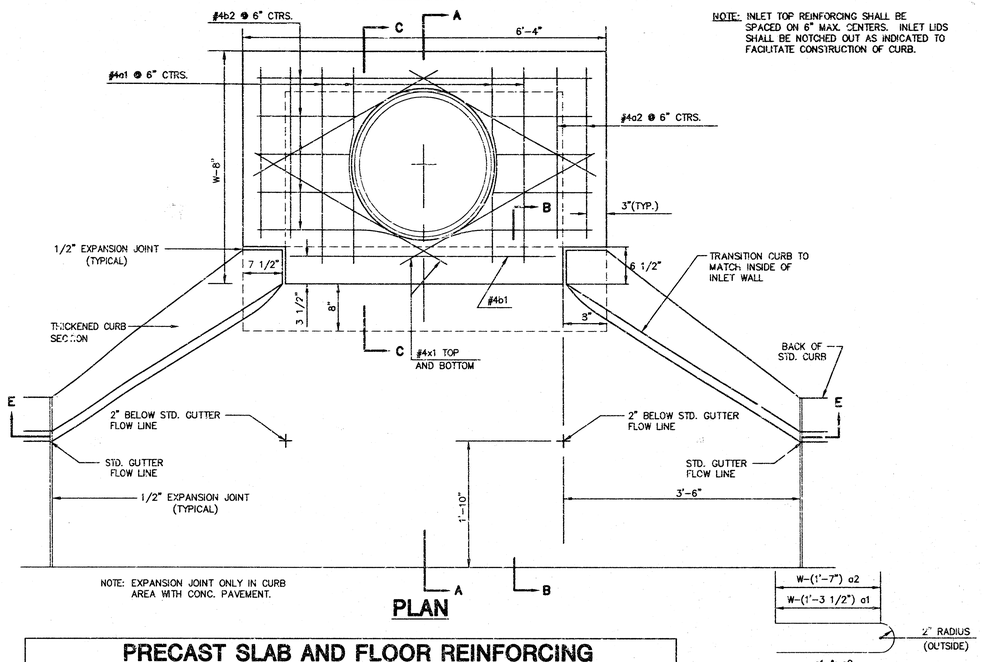
MID-KANSAS ENGINEERING CONSULTANTS, INC.
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600

LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
PROJECT NAME

STORM WATER SEWER PLANS
SHEET TITLE

DESIGN BY:	DRAWN BY:	CHECKED BY:
JTC	GJR	GJA
DATE	JOB NO.	SHEET/OF
JANUARY 1997	COMO-IND	1 / 5

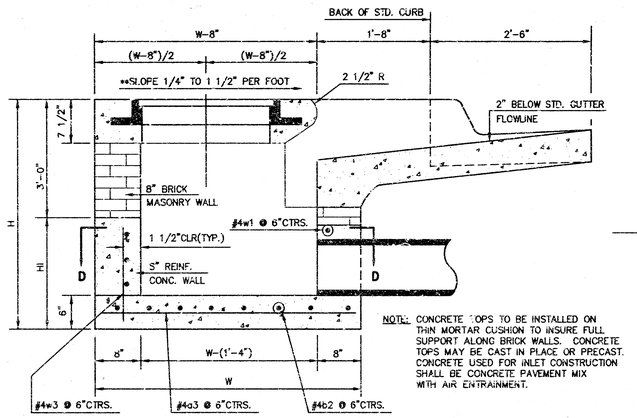
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NOTE: EXPANSION JOINT ONLY IN CURB AREA WITH CONC. PAVEMENT.

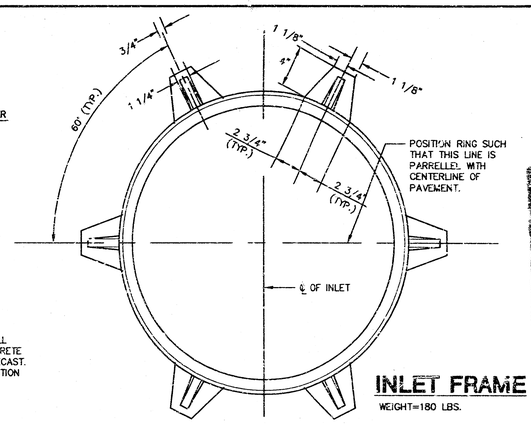
PLAN

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



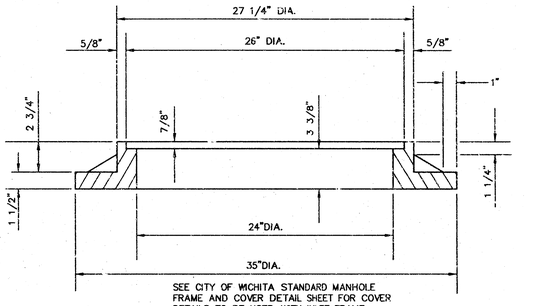
NOTE: CONCRETE TOPS TO BE INSTALLED ON THIN MORTAR CUSHION TO INSURE FULL SUPPORT ALONG BRICK WALLS. CONCRETE TOPS MAY BE CAST IN PLACE OR PRECAST. CONCRETE USED FOR INLET CONSTRUCTION SHALL BE CONCRETE PAVEMENT MIX WITH AIR ENTRAINMENT.

SECTION A-A



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.

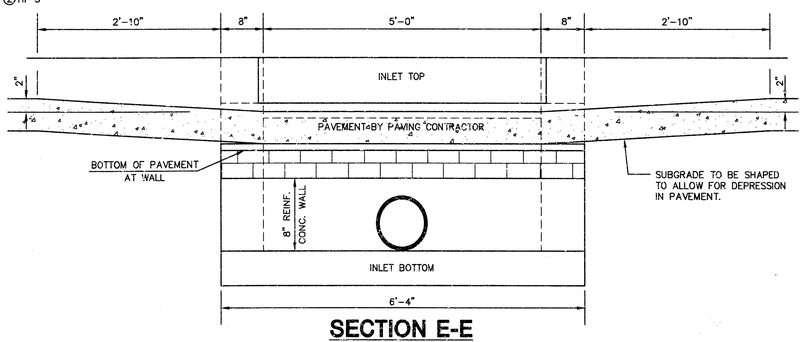
PRECAST SLAB AND FLOOR REINFORCING

		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	4'-1"	13	5'-1"	13	6'-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"



SECTION E-E

BENDING DIAGRAM

NOTE: CONTRACTOR SHALL HAVE THE OPTION OF CONSTRUCTING 8" BRICK MASONRY WALLS BETWEEN THE CONCRETE INLET BASE AND TOP ON THIS INLET WHEN W=6'-4" AND H=7'-0" OR LESS.

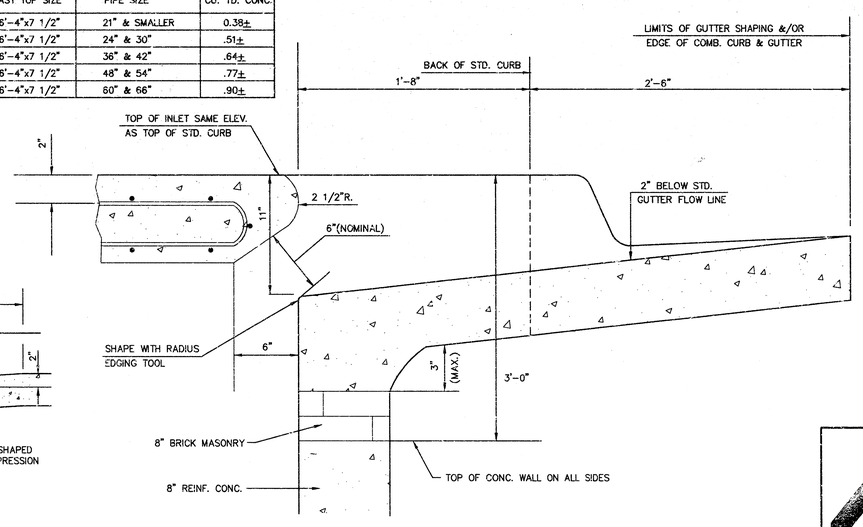
ADDITIONAL CURB AND GUTTER CONSTRUCTION NECESSARY TO CONNECT SET-BACK INLET TO PAVEMENT WILL BE PAID FOR AT THE UNIT PRICE BID FOR EACH INLET HOOKUP.

INLET INVERT SHALL BE SHAPED WITH 8 SACK SAND MIX CONCRETE TO CREATE FLOW CHANNELS AND TO INCREASE HYDRAULIC EFFICIENCY SUCH THAT THE INLET WILL BE SELF CLEANING BETWEEN ALL INLET AND/OR OUTLET PIPES.

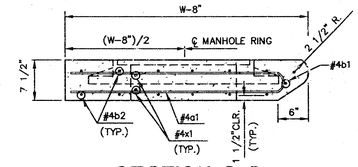
THE ENDS OF ALL PIPES INSTALLED IN INLETS SHALL BE CUT OFF FLUSH WITH THE INSIDE FACE OF THE INLET WALL.

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±

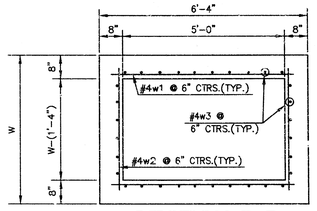
**NOTE: SLOPE OF INLET TOPS TO MATCH SIDEWALK OR PARKING SLOPES WITHIN LIMITS INDICATED.



SECTION B-B



SECTION C-C



SECTION D-D

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

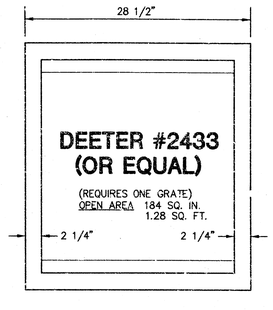
LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
PROJECT NAME

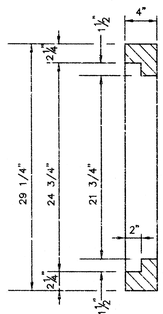
STANDARD TYPE 1-A CURB INLET
SHEET TITLE

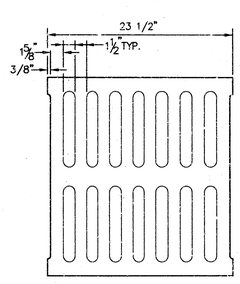
C.O.W.	M.K.E.C.	GJA
DESIGN BY:	DRAWN BY:	CHECKED BY:
JANUARY 1997	COMO-IND.	2 / 5
DATE	JOB NO.	SHEET/OF

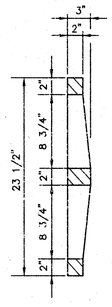
Fri Feb 14 11:02:43 1997

NOTE: GRATES SHALL BE IMPRINTED ON THE TOP SURFACE WITH "CITY OF WICHITA" USING LETTERS AT LEAST 1" IN HEIGHT. OTHER MARKING METHODS MAY BE USED ONLY IF APPROVED BY THE ENGINEER.



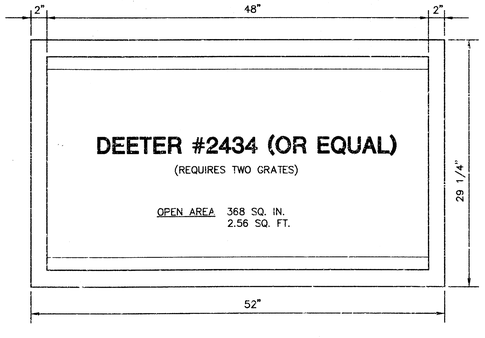


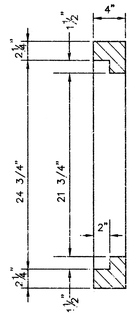




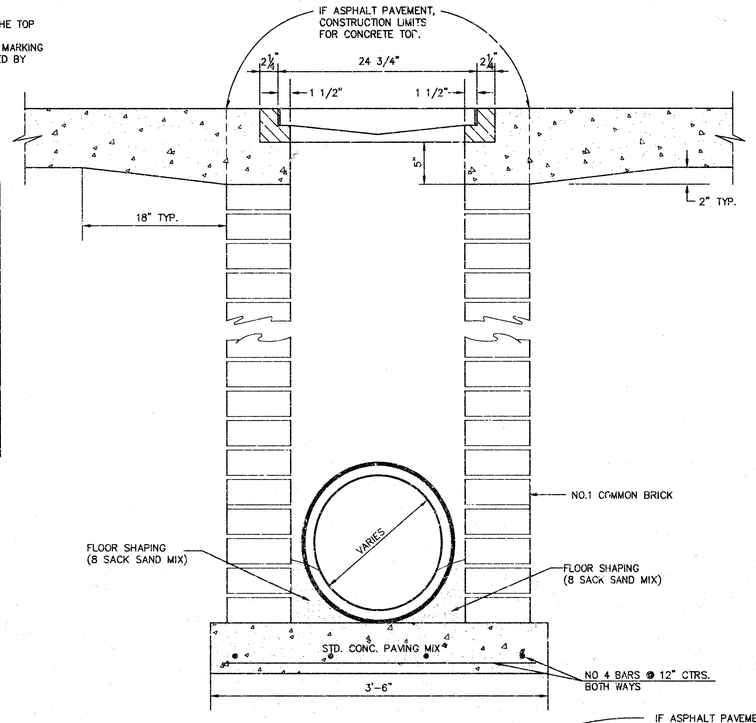
GRATE

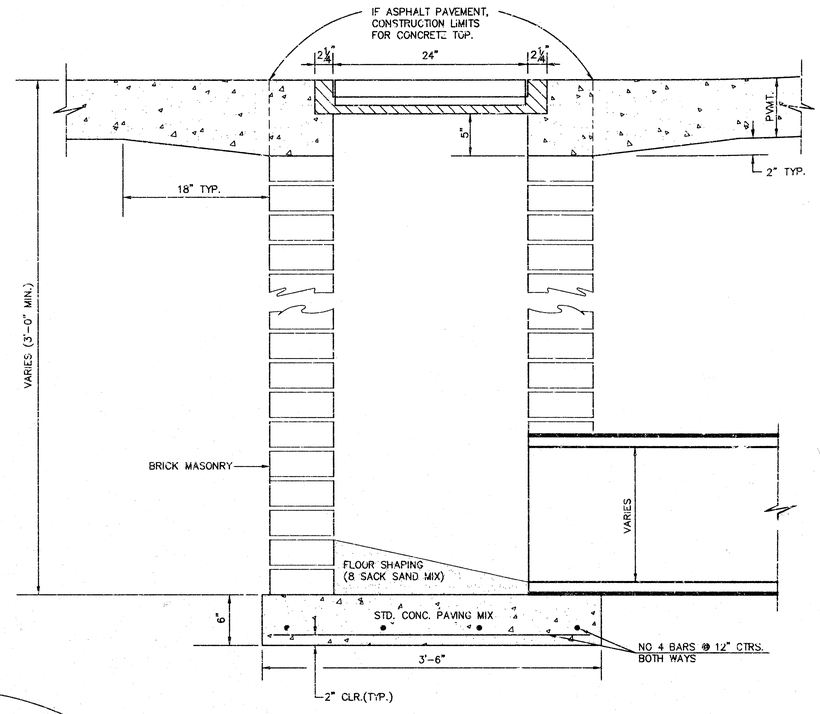
24"x24" FRAME & GRATE DETAIL

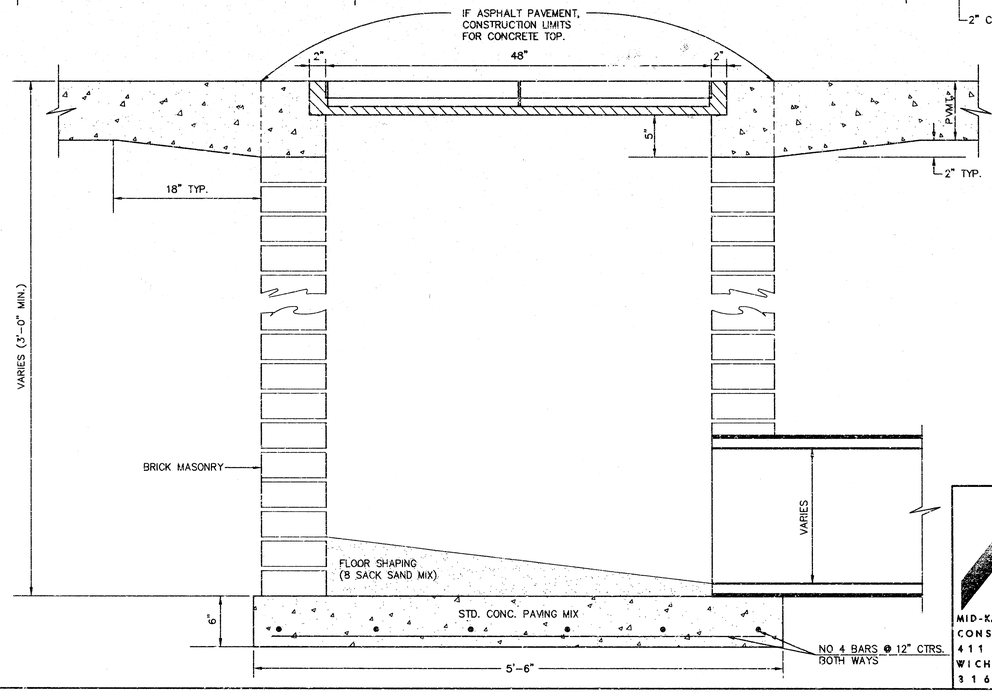




DOUBLE 24"x24" FRAME DETAIL







ORIFICE EQUATION		
$Q=C*A*\sqrt{2gh}$ C=0.60		
h (DEPTH)	#2433 (SINGLE)	#2434 (DOUBLE)
0.1	1.95 cfs	3.89 cfs
0.2	2.75 cfs	5.50 cfs
0.3	3.37 cfs	6.74 cfs
0.4	3.89 cfs	7.78 cfs
0.5	4.35 cfs	8.70 cfs
0.6	4.77 cfs	9.53 cfs
0.7	5.15 cfs	10.30 cfs
0.8	5.50 cfs	11.01 cfs
0.9	5.84 cfs	11.67 cfs
1.0	6.15 cfs	12.30 cfs

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

LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
PROJECT NAME

STANDARD DROP INLET
SHEET TITLE

C.O.W.	M.K.E.C.	GJA
DESIGN BY:	DRAWN BY:	CHECKED BY:
JANUARY 1997	COMO-IND.	3 / 5
DATE	JOB NO.	SHEET/OF

Fri Feb 14 11:03:43 1997

COMOTARA IND. PARK 2ND ADD.
STORM WATER SEWER
PRIVATE PROJECT- 688 PPS

N

STA. 0+00, LINE 1
CONST. TYPE 1-A CURB INLET
W= 4'-4", L= 6'-4"
TOP= 214.50

STA. 3+06.02, LINE 1
CONST. STD. DROP INLET
SINGLE (24" x 24")
TOP= 215.50

STA. 4+15.20, LINE 1
CONST. STD. DROP INLET
SINGLE (24" x 24")
TOP= 215.50

C/L 20' DRNG. & UTIL. ESMT.
294.92'
S 89°06'52" W

306.02 L.F. OF 15" RCP

30' UTIL. ESMT.
EXIST. SAN. SEWER

109.18 L.F. OF 15" RCP

10' UTIL. ESMT.
OVER HEAD ELECTRIC
369.67'
S 89°07'2" W

ELECTRIC
447.30'
N 01°05'19" W
EXIST. BLDG.
49.05'

PLAN - LINE 1
SCALE: 1" = 20'

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

Sta. 0+00, Line 1
Const. Type 1-A Curb Inlet
W= 4'-4", L= 6'-4"
Top= 214.50

Sta. 3+06.02, Line 1
Const. Std. Drop Inlet
(24" x 24")
Top= 215.50

Sta. 4+15.20, Line 1
Const. Std. Drop Inlet
(24" x 24")
Top= 215.50

PROPOSED GROUND ON C/L OF PIPE
EXISTING GROUND ON C/L OF PIPE

FL out =205.9 (Exist. 18" W)
FL in =205.8 (Exist. 18" E)
FL in =206.05 (15" S)

FL =206.44

FL =206.84

FL =207.24
FL out =207.27 (15" N)
FL in =207.27 (15" S)

FL =207.64

FL out =207.71 (15" N)

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

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

225 220 215 210 205 200

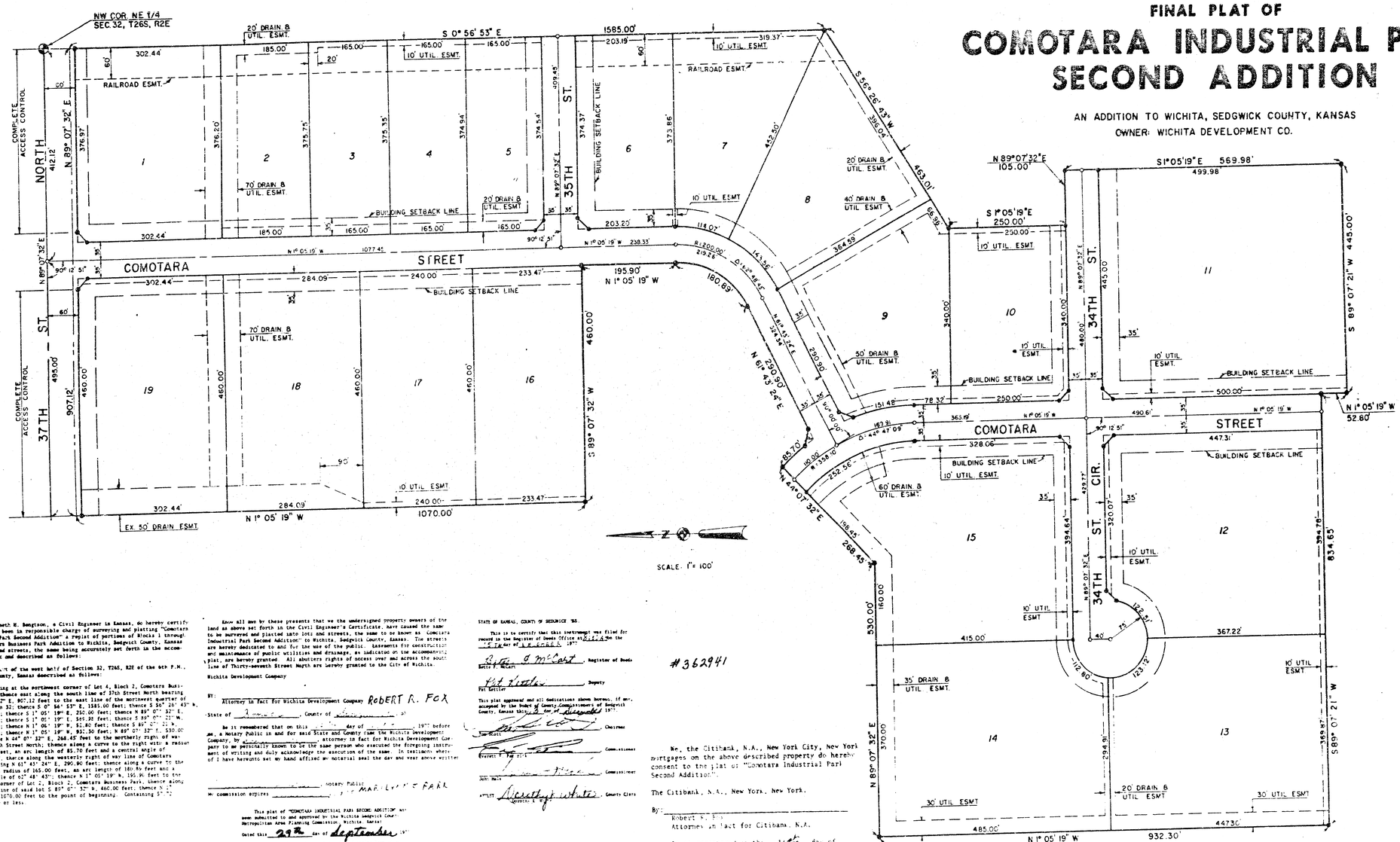
0 1 2 3 4

B-2 5-16

1800

FINAL PLAT OF
COMOTARA INDUSTRIAL PARK SECOND ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS
OWNER: WICHITA DEVELOPMENT CO.



I, Kenneth H. Bengtson, a Civil Engineer in Kansas, do hereby certify that I have been in responsible charge of surveying and platting "Comotara Industrial Park Second Addition" a replat of portions of Blocks 1 through 4 of Comotara Business Park Addition to Wichita, Sedgwick County, Kansas into lots and streets, the same being accurately set forth in the accompanying plat and described as follows:

That part of the west half of Section 32, T26S, R2E of the 6th P.M., Sedgwick County, Kansas described as follows:

Beginning at the northwest corner of Lot 4, Block 2, Comotara Business Park; thence east along the south line of 37th Street North bearing N 89° 07' 32" E, 907.12 feet to the east line of the northwest quarter of said Section 32; thence S 0° 56' 53" E, 1585.00 feet; thence S 56° 26' 43" W, 463.01 feet; thence S 1° 05' 19" E, 250.00 feet; thence N 89° 07' 32" E, 105.00 feet; thence S 1° 05' 19" E, 569.98 feet; thence S 89° 07' 21" W, 445.00 feet; thence N 1° 05' 19" W, 52.80 feet; thence S 89° 07' 21" W, 834.65 feet; thence N 1° 05' 19" W, 932.30 feet, N 89° 07' 32" E, 530.00 feet; thence N 44° 07' 32" E, 268.45' feet to the westerly right of way line of 35th Street North; thence along a curve to the right with a radius of 393.10 feet, an arc length of 85.70 feet and a central angle of 12° 29' 28"; thence along the westerly right of way line of Comotara Street bearing N 61° 43' 24" E, 290.90 feet; thence along a curve to the left with a radius of 165.00 feet, an arc length of 181.84 feet and a central angle of 62° 48' 43"; thence N 1° 05' 19" W, 195.90 feet to the southeast corner of Lot 2, Block 2, Comotara Business Park; thence along the south line of said lot S 89° 07' 32" W, 460.00 feet; thence N 1° 05' 19" W, 1070.00 feet to the point of beginning. Containing 57.74 acres, more or less.

I, Kenneth H. Bengtson certify that the details of the plat are correct to the best of my knowledge and belief this ___ day of October, 1977.

Kansas Certificate
Van Doren-Hazard-Stallings Engineers - Architects
230 North Rock Road
Wichita, Kansas
KENNETH H. BENGTSON

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's Certificate, have caused the same to be surveyed and platted into lots and streets, the same to be known as "Comotara Industrial Park Second Addition" to Wichita, Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public. Easements for construction and maintenance of public utilities and drainage, as indicated on the accompanying plat, are hereby granted. All abutters rights of access over and across the south line of Thirty-seventh Street North are hereby granted to the City of Wichita.

Wichita Development Company

By: Attorney in Fact for Wichita Development Company Robert R. Fox

State of Kansas, County of Sedgwick, ss

Be it remembered that on this ___ day of ___, 1977 before me, a Notary Public in and for said State and County came the Wichita Development Company, By ___, Attorney in fact for Wichita Development Company to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledge the execution of the same. In testimony whereof I have hereunto set my hand affixed my Notarial seal the day and year above written.

___ Notary Public
My commission expires ___ MARI-LYNN FARR

This plat of "COMOTARA INDUSTRIAL PARK SECOND ADDITION" was approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas

Dated this 29th day of September, 1977

Wichita-Sedgwick County Metropolitan Area Planning Commission

Marjorie L. Taylor, Chairman
Wayne A. Boyer
Robert A. Lahey, Secretary

This plat approved and all dedications shown hereon, if any, accepted by the City Commission of the City of Wichita, Kansas, this 27th day of September, 1977.

Mayor
Vera Cassel
Donald C. Schack, City Clerk

STATE OF KANSAS, COUNTY OF SEDGWICK ss

This is to certify that this instrument was filed for record in the Register of Deeds Office at 9:15 A.M. on the 5th day of December, 1977.

Dayton O. McCart, Register of Deeds
Bertie I. Ward
Pat Fiedler, Deputy

This plat approved and all dedications shown hereon, if any, accepted by the Board of County Commissioners of Sedgwick County, Kansas this 7th day of December 1977.

Jim Skoda, Chairman
Everett C. Frye
Commissioner
John Hale
Commissioner
Attest: Dorothy F. Winters, County Clerk
Deputy

#362941

We, the Citibank, N.A., New York City, New York mortgagee on the above described property do hereby consent to the plat of "Comotara Industrial Park Second Addition".

The Citibank, N.A., New York, New York.

By: ___
Robert N. Fox
Attorney in fact for Citibank, N.A.

Be it remembered on this 21st day of October, 1977 before me, a Notary Public in and for said State and County, came the Citibank, N.A., New York City, New York, by Robert N. Fox, attorney in fact for Citibank, N.A., to be personally known to be the same person who executed the foregoing instrument of writing and duly acknowledge the execution of the same. In testimony whereof I have hereunto set my hand and affixed my Notarial seal the day and year above written.

Marilynn Farr, Notary Public
MARI-LYNN FARR
My Comm. Expires June 26, 1979

20.00

ENGINEER VAN DOREN-HAZARD-STALLINGS

14-2-3-1

B-2 5-16