

STORM WATER SEWER IMPROVEMENTS  
TO SERVE

**LOT 1**  
**CHADSWORTH COMMERCIAL**  
**2ND ADDITION**

Private Project Number  
**732 PPS (607861)**

CITY OF WICHITA, KANSAS  
Michael E. Lindebak, P.E. City Engineer

**BENCHMARK:**

City of Wichita Disk Located  
64' East and 99' South of the  
Intersection of 21st Street North  
and Maize Road.  
Elevation = 164.30 (City Datum)

**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 687-2470

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

Cablevision 262-4270  
or 263-2061  
K.P.L. Gas Service Company 263-7511  
Kansas Gas & Electric Company 264-1141  
Arkla Gas Company 942-8350  
or 263-8161  
Southwestern Bell Telephone Company 1-571-2611  
City of Wichita Water Department 268-4908  
City of Wichita Sewer Maintenance 268-4071

2. 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.

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.

4. All areas disturbed by construction operations shall be seeded with rye grass at a rate of 300 lbs/acre immediately following construction in that area. Ground shall be prepared per City of Wichita specifications prior to seeding.

5. 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.

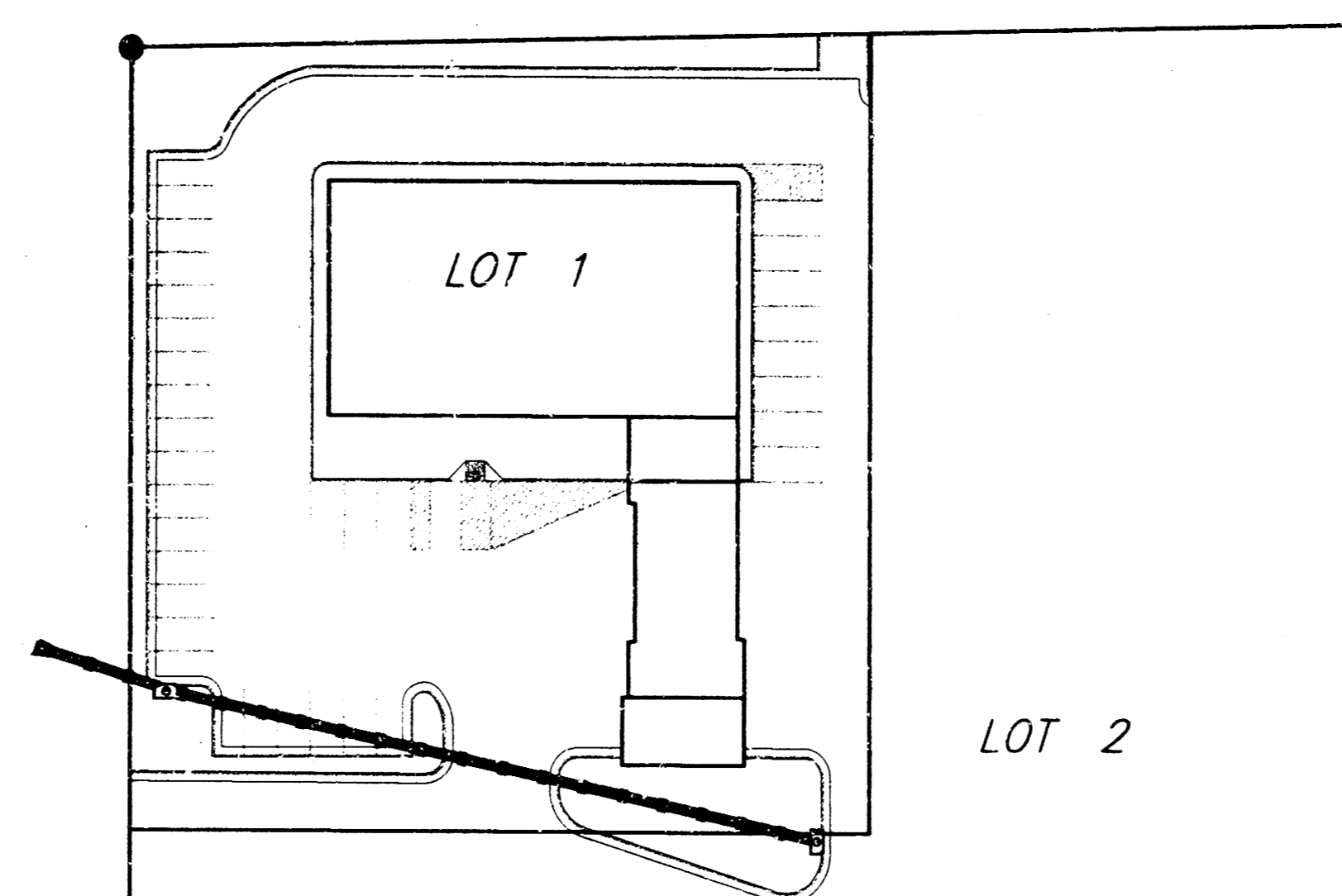
6. The Contractor shall give all property owners and/or tenants of developed property abutting the construction of this project a minimum of ten (10) days advance notice prior to start of construction.

7. 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.

8. Prior to bid preparation, it will be the Contractor's responsibility to field check the project area to determine the extent of Site Clearing and Restoration to be performed.

9. Contractor shall not start work on the project until the project inspector is assigned to the project and is present on the site. Any work done without inspection will be required to be uncovered for inspection.

MAIZE ROAD



CHADSWORTH COMMERCIAL  
2ND ADDITION

21ST STREET NORTH

SCALE:  
1" = 50'  
• = iron

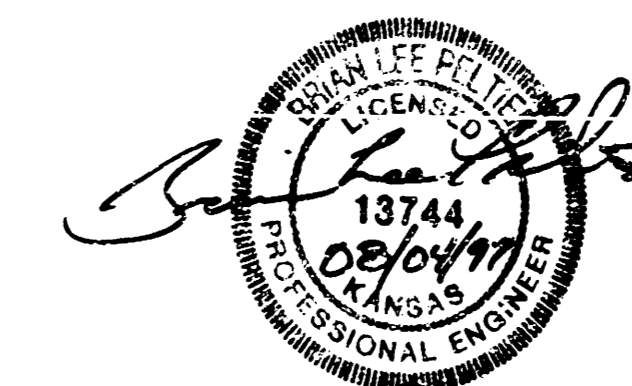
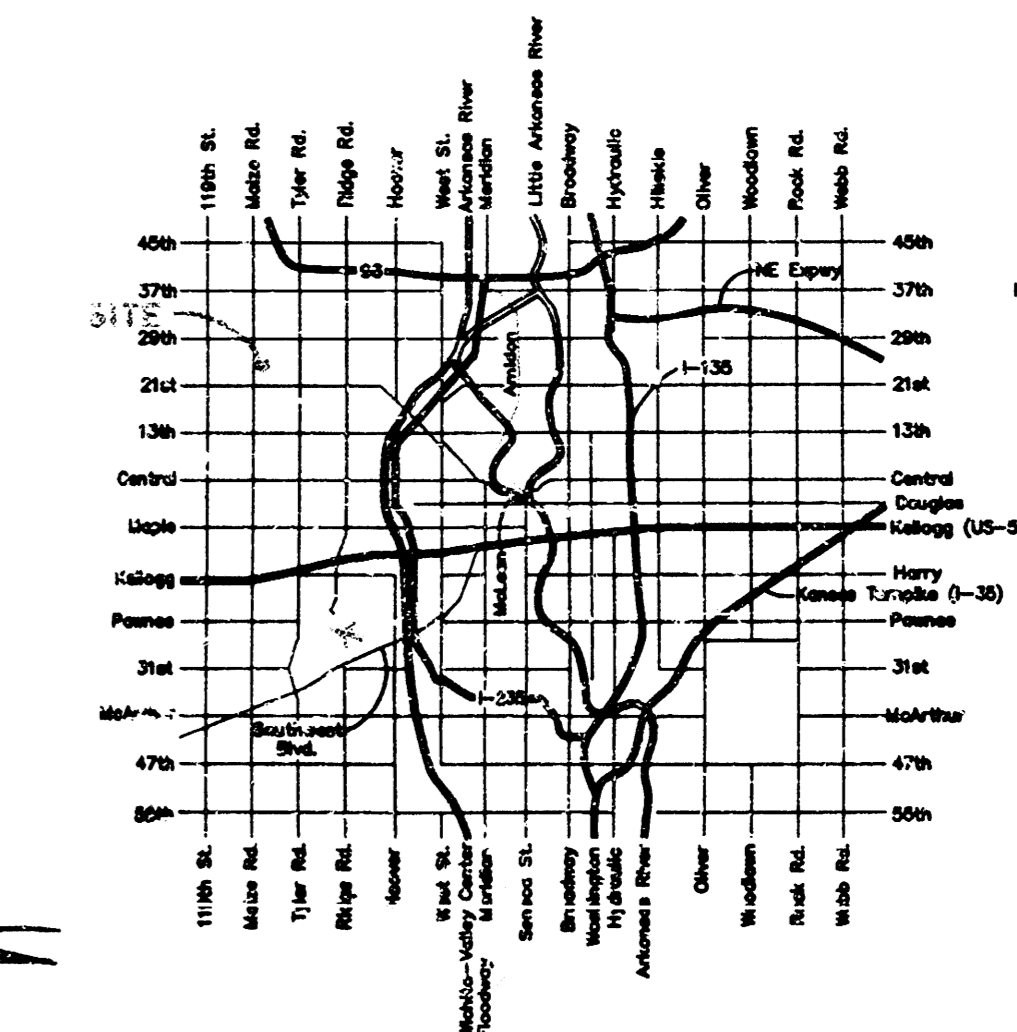
**INDEX:**

- 1 Title Sheet
- 2 Line 1
- 3 Standard Curb Inlet Detail
- 4 Chadsworth Commercial Second Addition Plat

APPROVED AS NOTED  
BY CITY ENGINEER OF WICHITA  
Storm Sewer VRH 8/2/97

**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).

BOOKED  
3-2-98  
MCG  
D-382



ASBUILT 11/20/97-BAUGHMAN AUGUST 4, 1997

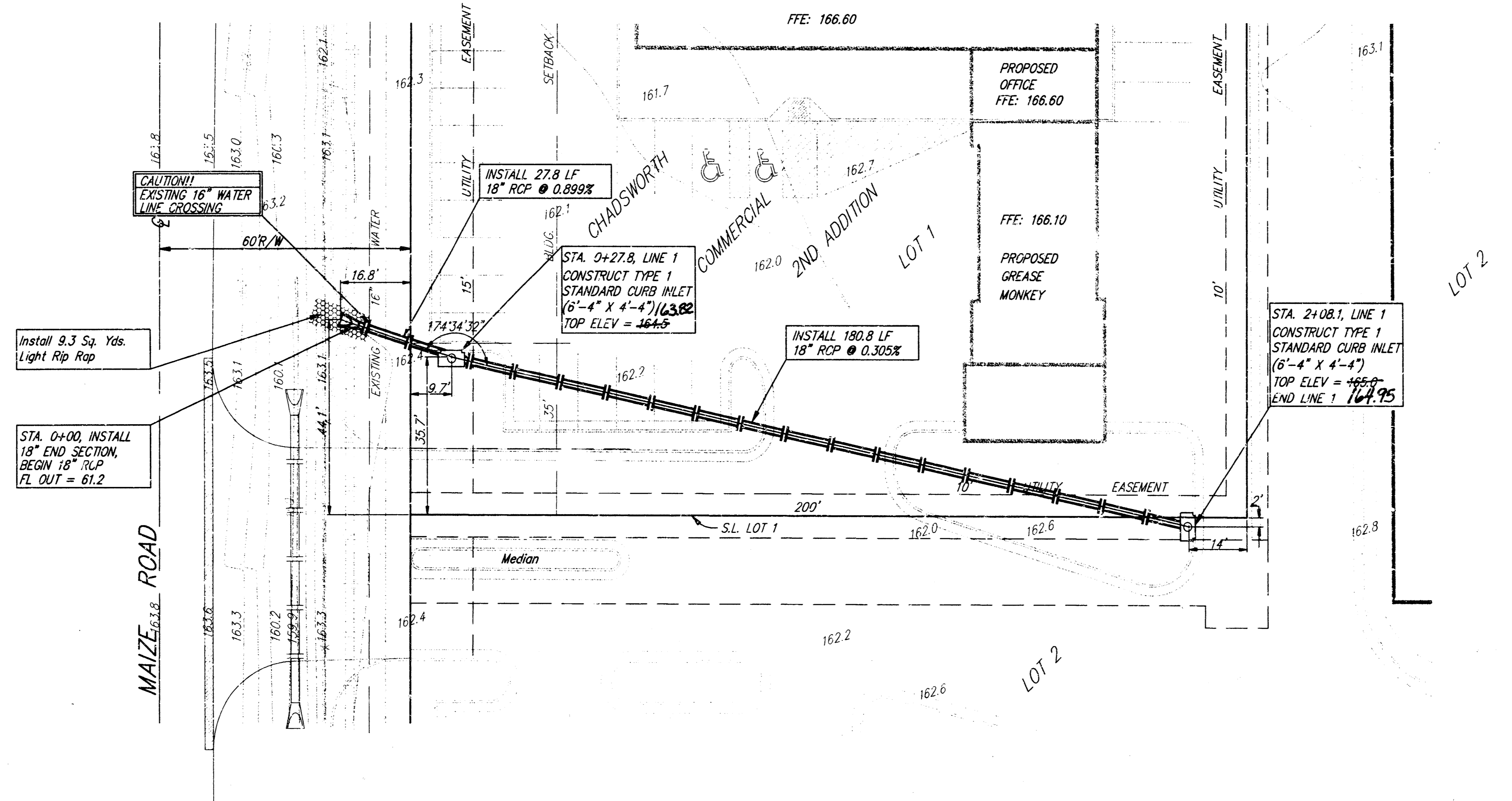
**BAUGHMAN COMPANY P.A.**  
ENGINEERING, SURVEYING, & PLANNING  
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

**LEGAL DESCRIPTION:**  
 Lot 1 Chadsworth 2nd Commercial Addition,  
 Wichita, Sedgewick County, Kansas

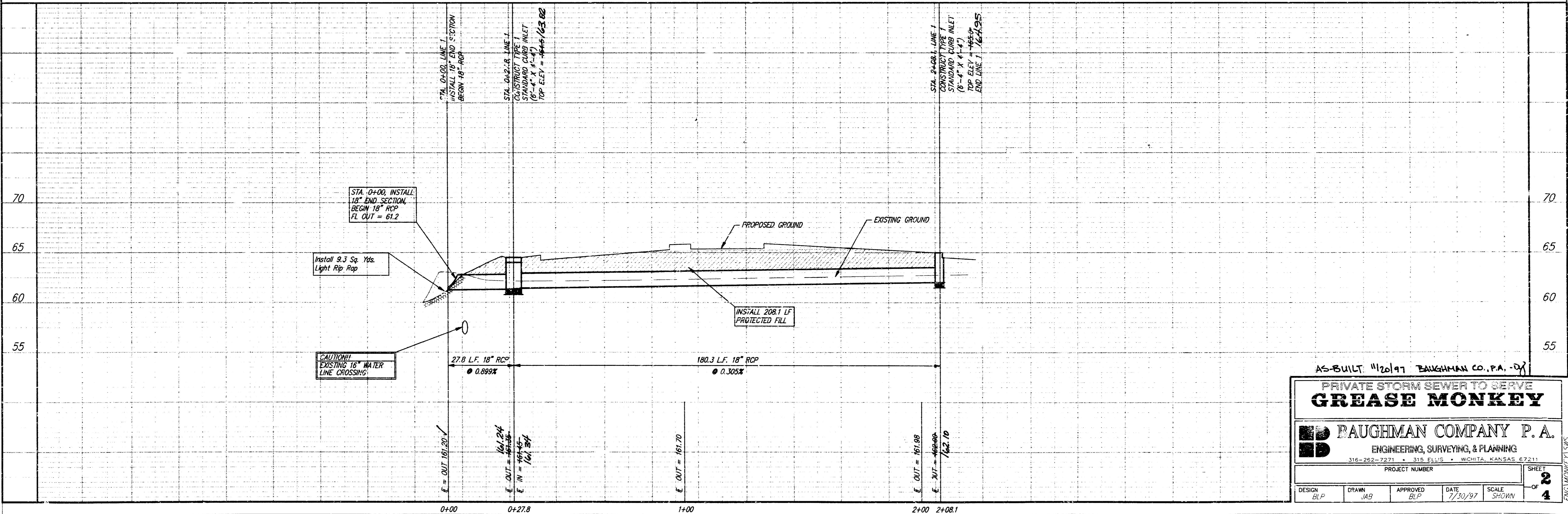
**BENCHMARK:**  
 City of Wichita Disk Located  
 64' East and 99' South of the  
 Intersection of 21st Street North  
 and Maize Road.  
 Elevation = 164.30 (City Datum)

**NOTE:**  
 PROTECTED FILL TO BE  
 PLACED AND COMPACTED  
 PER CITY SPECS. PRIOR  
 TO STORM SEWER INSTALLATION

**NOTE:**  
 EXISTING WATER 16" WATER  
 LINE ELEVATION = 158.2  
 AS PER CITY APPROVED  
 WATER PLANS



SCALE:  
 1" = 20' HORIZONTAL  
 1" = 5' VERTICAL  
 ● = IRON



AS-BUILT: 11/20/97 BAUGHMAN CO., P.A. -DJ

**PRIVATE STORM SEWER TO SERVE  
 GREASE MONKEY**

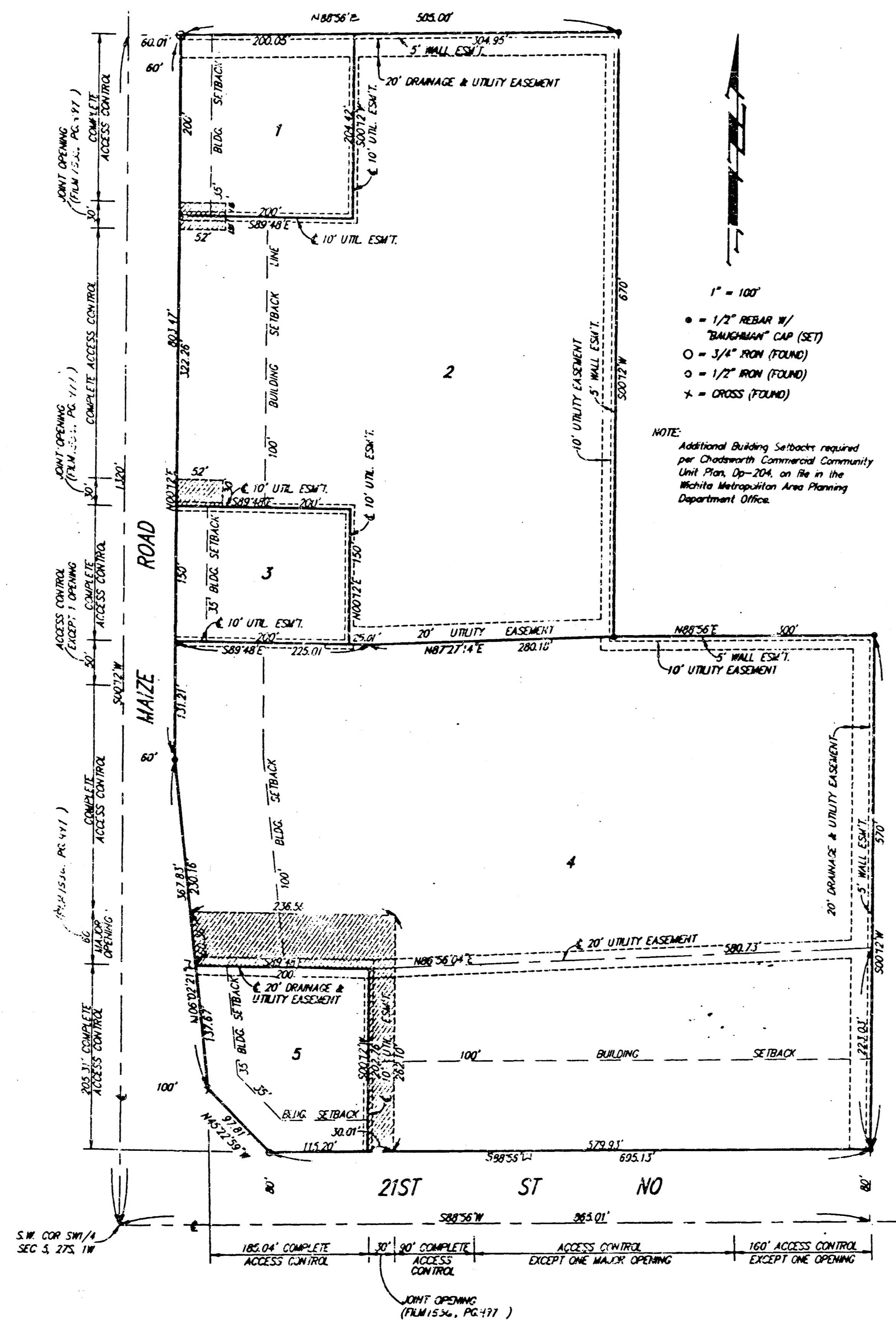
**BAUGHMAN COMPANY P. A.**  
 ENGINEERING, SURVEYING, & PLANNING  
 316-262-7271 • 315 E.L.S. • WICHITA, KANSAS 67211

DESIGN BLP	DRAWN JAB	APPROVED BLP	DATE 7/30/97	SCALE SHOWN	SHEET 2 OF 4
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# CHADSWORTH COMMERCIAL 2ND ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



State of Kansas) SS We, Baughman Company, P.A., Surveyors in  
Sedgwick County) aforesaid county and state do hereby certify that we have surveyed  
and platted "CHADSWORTH COMMERCIAL 2ND ADDITION", Wichita, Sedgwick  
County, Kansas, and that the accompanying plat is a true and correct  
exhibit of the property surveyed, described as and being a replat of  
Lots 1, 2, 3, 4, 5, 6, and 7, Chadsworth Commercial Addition, Wichita,  
Sedgwick County, Kansas.

All being situated in the SW1/4 of Sec. 5, Twp. 27-S, R-1-W  
of the 6th P.M., Sedgwick County, Kansas.

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

Baughman Company, P.A.

Gregory F. Sevens, Surveyor  
KANSAS

This plat of "CHADSWORTH COMMERCIAL 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 29th day of JULY, 1995.

Wichita-Sedgwick County Metropolitan Area Planning Commission.

John W. McKay, Jr. Chairman  
Marvin S. Krout Secretary



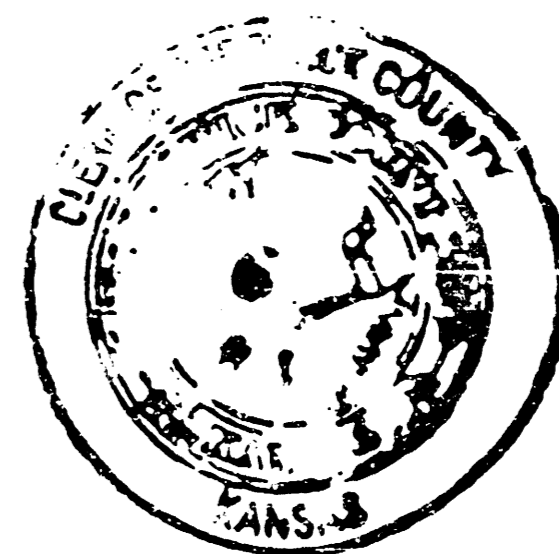
This plat approved and all dedications shown  
thereon accepted by the City Council of the City of Wichita, Kansas,  
this 12th day of AUGUST, 1995.

Bob Knight Mayor  
Pat Burnett Deputy City Clerk



Know all men by these presents that we,  
the undersigned, have caused the land described in the surveyors  
certificate to be platted into lots to be known as "CHADSWORTH  
COMMERCIAL 2ND ADDITION", Wichita, Sedgwick County, Kansas. The  
utility easements are hereby granted as indicated for the construction  
and maintenance of all public utilities. The wall easements are hereby  
granted as indicated for the construction and maintenance of a private  
screening wall and utility main lines and service lines are allowed to  
cross these easements. The drainage and utility easements  
are hereby granted as indicated for drainage purposes and for the  
construction and maintenance of all public utilities. Access controls  
as depicted on the face of the plat are hereby granted to the City of  
Wichita, Kansas. The permitted entrance locations shall be as determined  
by the City Engineer of the City of Wichita, Kansas.

Bruce A. Pearson, Esther L. Pearson  
Bruce A. Pearson, Esther L. Pearson

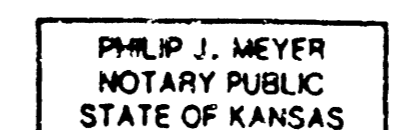


County Clerk  
Suzanne Crockett-Spoon

Entered on transfer record this 14th day  
of August, 1995.

State of Kansas) SS The foregoing instrument acknowledged be-  
fore me, this 12th day of JULY, 1995, by  
Sedgwick County) Bruce A. Pearson and Esther L. Pearson, husband and wife.

Philip J. Meyer, Notary Public  
My App'l. Exp. 5/5/97.



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 12th day  
of AUGUST, 1995, at 3:30 o'clock P.M. and is duly  
recorded.



Pat Kettler, Register of Deeds  
Ed Resig, Deputy

20.00  
ct

J38162