07/29/1999 12:05:50 SWSCOV.dwg

STORM WATER SEWER IMPROVEMENTS
TO SERVE
TOWNE PARC 7TH ADDITION

Private Project Number
925 PPS (607861)

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

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.

3. 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. 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.

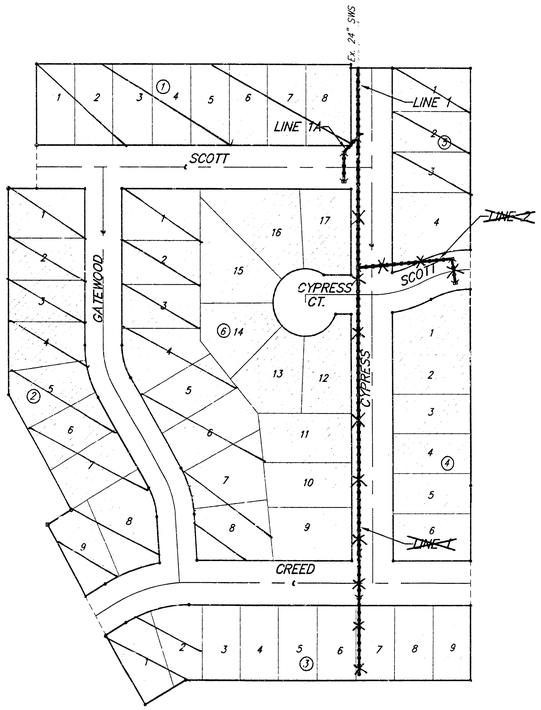
5. All areas disturbed by construction operations shall by seeded with rye grass at a rate of 300 lbs/acre immediately following construction in that area. Ground shall be prepared per City of Wichita specifications prior to seeding.

6. The Contractor shall notify pipeline companies at least 24 hours in advance of any work being performed across and/or adjacent to pipelines.

7. 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.

8. 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.

9. 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.



Scale: 1" = 100'

Benefit District

BENCHMARKS:

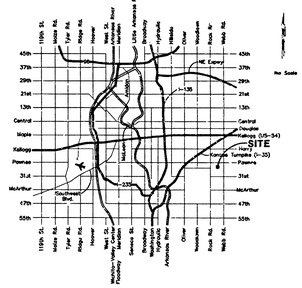
BM #1 "□" Cut in Top of Curb 5.35' West and 14.59' South of SE Corner of Lot 9, Block 2, Towne Parc Addition.
Elev. = 200.40 (City Datum)

BM #2 "□" Cut in Top of Curb 14.95' West and 14.86' North of NE Corner of Lot 6, Block 4, Towne Parc Addition.
Elev. = 202.29 (City Datum)

Sheet Index

Title Sheet	1
Storm Water Sewer Lines 1 & 1A	2
~~Storm Water Sewer Line 1~~	~~3~~
~~Storm Water Sewer Lines 1 & 2~~	~~4~~
Type 1A Single Inlet Detail	X3
~~Special Yard Inlet Detail~~	~~6~~
Copy of Plat	X4

BOOKED NCS 4-19-00 D-457



APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA

Storm Sewers VRH 7/29/99

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).

RENT J. SCHLEGEL 8473 7/28/99 PROFESSIONAL ENGINEER KANSAS

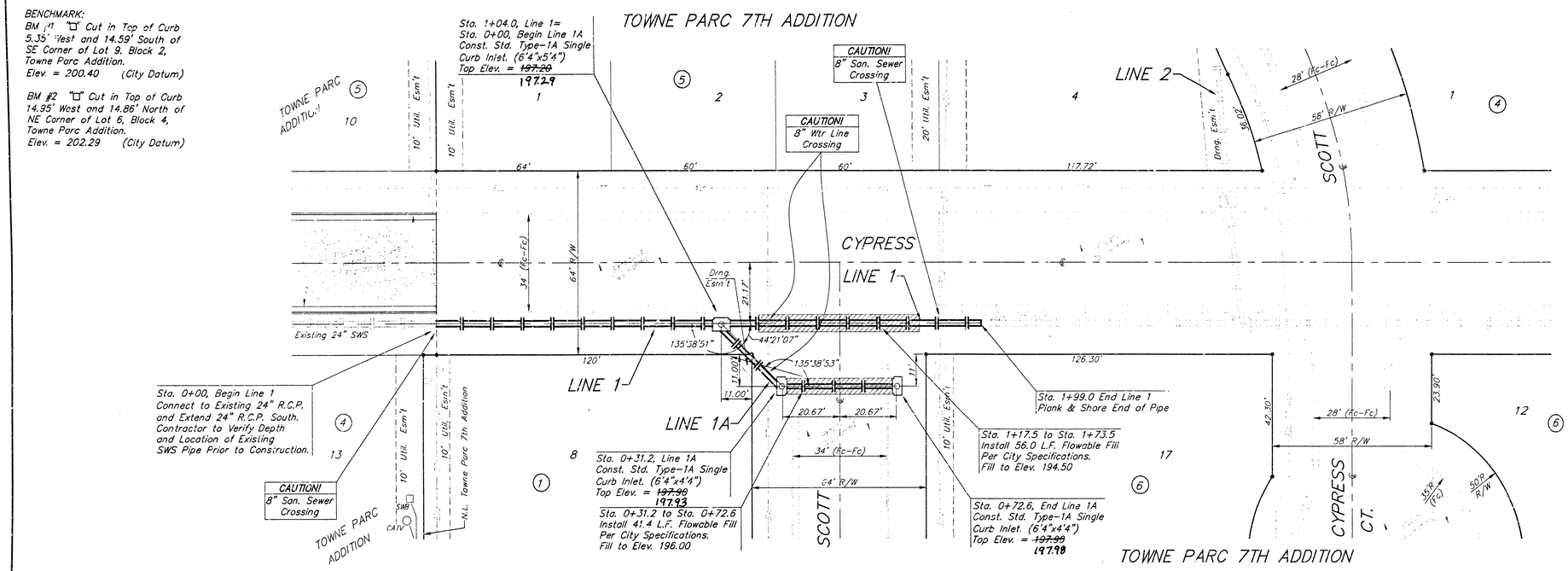
Project Inspected + As Built by Baughman Co. PA. 4/00

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

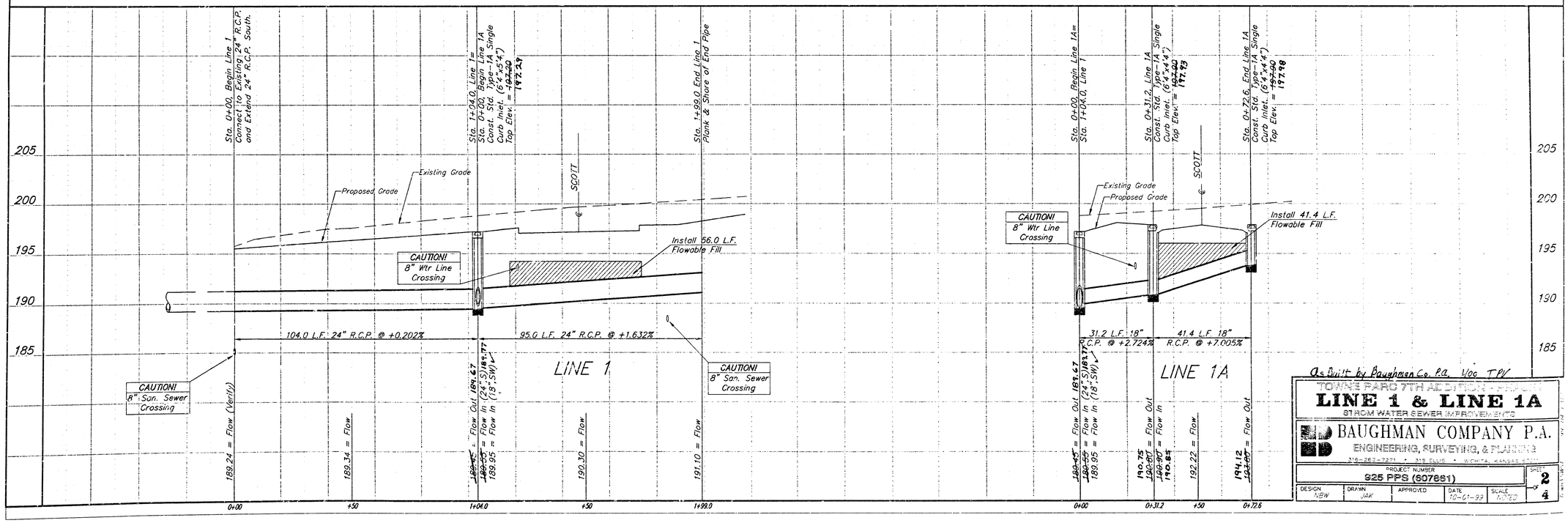
16-04-1-6

BENCHMARK:
BM #1 "□" Cut in Top of Curb 5.35' West and 14.59' South of SE Corner of Lot 9, Block 2, Towne Parc Addition.
Elev. = 200.40 (City Datum)

BM #2 "□" Cut in Top of Curb 14.95' West and 14.86' North of NE Corner of Lot 6, Block 4, Towne Parc Addition.
Elev. = 202.29 (City Datum)



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



As Built by Baughman Co. P.A. 1/05 TPV

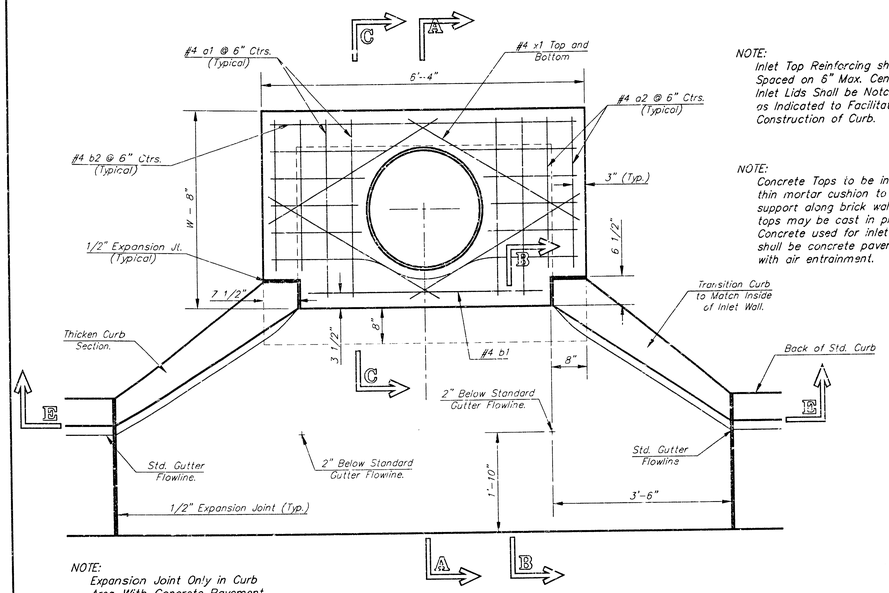
TOWNE PARC 7TH ADDITION PROJECT
LINE 1 & LINE 1A
STORM WATER SEWER IMPROVEMENTS

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

PROJECT NUMBER	SHEET
925 PPS (607661)	2 of 4

DESIGN	DRAWN	APPROVED	DATE	SCALE
NEW	JAK		10-01-93	NOTED

07/29/1999 13:57:34 T:\DTA\...dwg

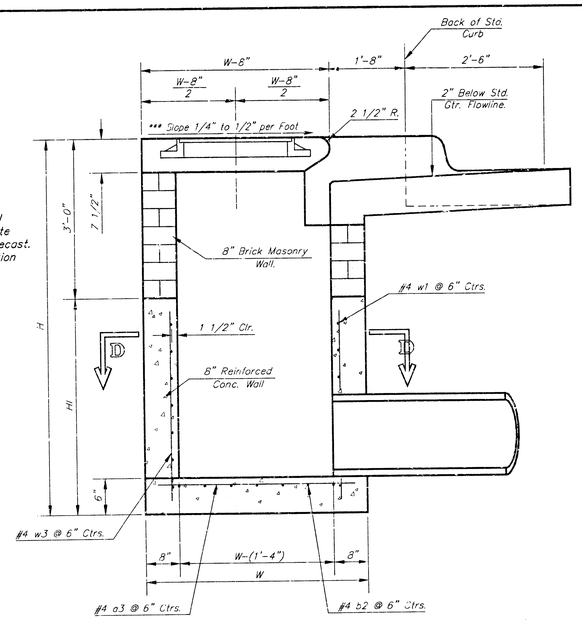


NOTE:
Expansion Joint Only in Curb Area With Concrete Pavement.

PLAN

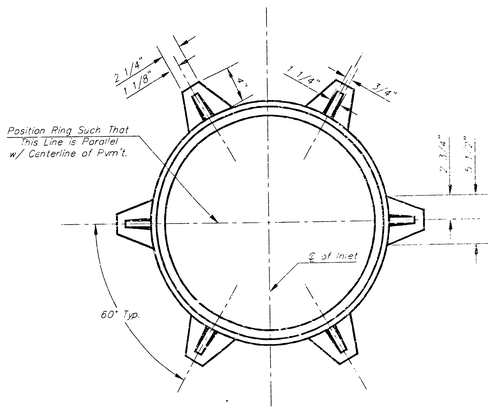
NOTE:
Inlet Top Reinforcing shall be Spaced on 6" Max. Centers. Inlet Lids Shall be Notched Out as Indicated to Facilitate Construction of Curb.

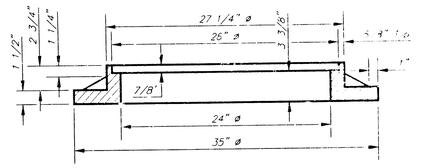
NOTE:
Concrete Tops to be installed on thin mortar cushion to insure full support along brick walls. Concrete tops may be cast in place or precast. Concrete used for inlet construction shall be concrete pavement mix with air entrainment.



SECTION A-A

***NOTE: Slope of inlet tops to Match Sidewalk or Parking Slopes within Limits Indicated.

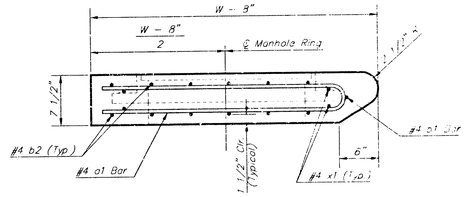




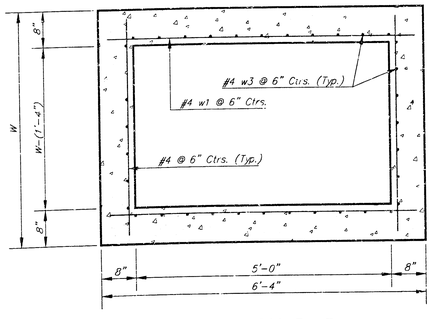
MANHOLE RING AND COVER

Weight = 180 Lbs.

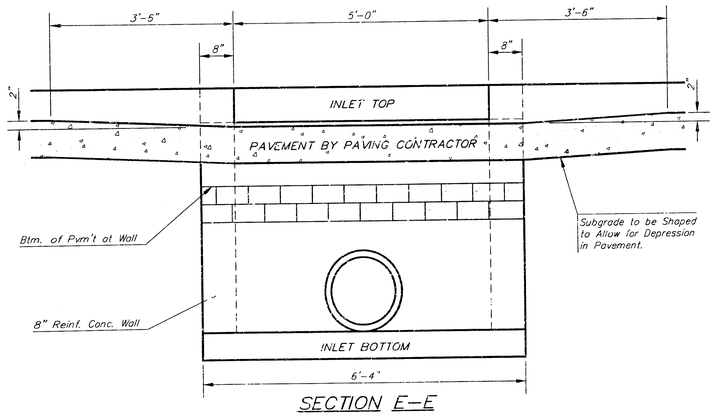
*See City of Wichita Standard Manhole Ring and Cover Detail Sheet for Cover Details to Be Used With Inlet Frame.



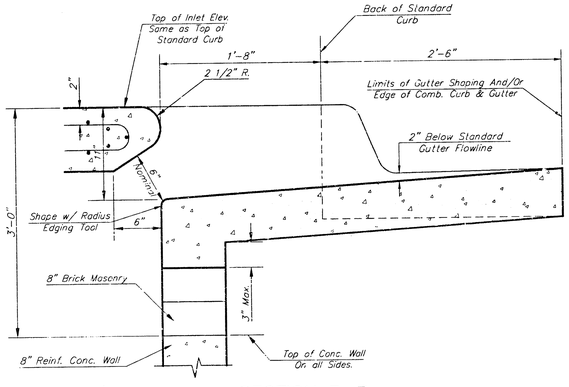
SECTION A-A



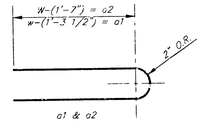
SECTION D-D



SECTION E-E



SECTION B-B



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 a 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

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 - 21") Rounded 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" x 6'-4" x 7 1/2"	21" & SMALLER	0.38±
5'-4"	4'-8" x 6'-4" x 7 1/2"	24" & 30"	0.51±
6'-4"	5'-8" x 6'-4" x 7 1/2"	36" & 42"	0.64±
7'-4"	6'-8" x 6'-4" x 7 1/2"	48" & 54"	0.77±
8'-4"	7'-8" x 6'-4" x 7 1/2"	60" & 66"	0.90±

Revised - Feb. 16, 1989

CITY OF WICHITA STANDARD TYPE 1A

Curb Inlet Details

INLET OPENING = 5'-0" TO 7'-4"

BAUGHMAN COMPANY P.A.

ENGINEERING, SURVEYING, & PLANNING

316-262-7271 • 315 S. W. • WICHITA, KANSAS 67202

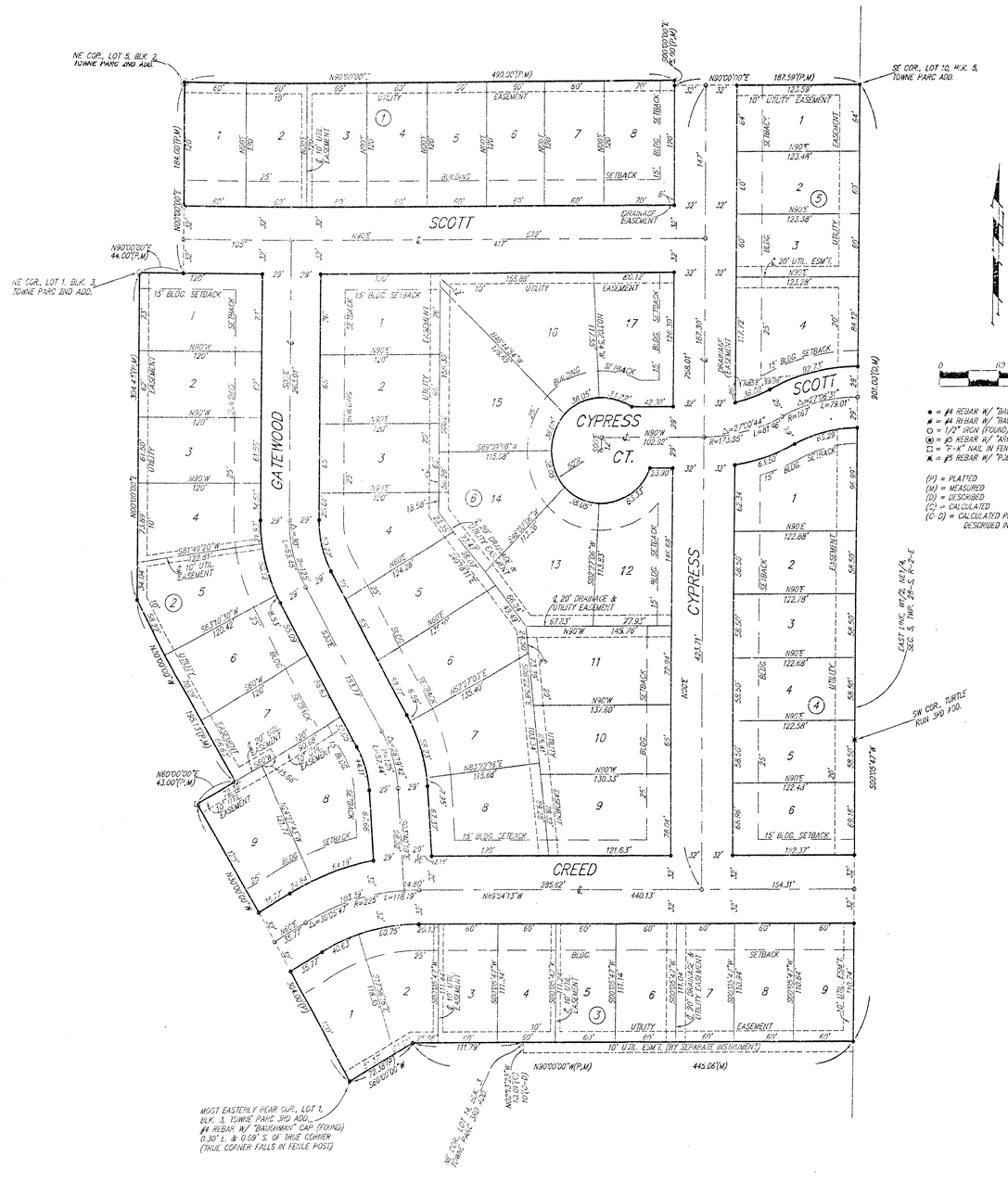
PROJECT NUMBER	SHEET
925 PPS (607881)	35 OF 47

DESIGN	DRAWN	APPROVED	DATE	SCALE
C.O.W.	Staff		7/31/91	None

Type1A-5

TOWNE PARC 7TH ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



State of Kansas)
Sedgwick County) SS We, Baughman Company, P.A., Surveyors in aforesaid County and State do hereby certify that we have surveyed and plotted "TOWNE PARC 7TH ADDITION", Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows: A tract of land in the W1/2 of the NE1/4 of Sec. 5, Twp. 28-S, R-2-E of the 6th P.M., Sedgwick County, Kansas, described as follows: Beginning at the SE corner of Lot 10, Block 5, Towne Parc Addition, Wichita, Kansas; thence S00°05'47"W along the east line of said W1/2, 901.00 feet to the intersection with the north line of Lot 14, Block 3, Towne Parc 3rd Addition, Wichita, Sedgwick County, Kansas as extended east; thence N90°00'00"W along said extended north line, 445.06 feet to the deflection corner in the rear line of Lot 13 in said Block 3; thence S60°00'00"W along the rear line of said Lot 13 and Lot 12 in said Block 3, 72.38 feet to the most easterly rear corner of Lot 1 in said Block 3; thence N30°00'00"W along the northeast line of said Lot 1 and as extended northwesterly and along the northeast line of Lot 5, Block 2 in said Towne Parc 3rd Addition, 304.00 feet to the most northerly rear corner of said Lot 5; thence N60°00'00"E along the rear line of Lots 7 and 8, Block 3, Towne Parc 2nd Addition, Wichita, Sedgwick County, Kansas, 43.00 feet to a deflection corner in the rear line of said Lot 7; thence N30°00'00"W along the east line of said Towne Parc 2nd Addition, 195.13 feet to a deflection corner in the east line of said Towne Parc 2nd Addition; thence N00°00'00"E along the east line of said Towne Parc 2nd Addition, 304.43 feet to the NE corner of Lot 1, Block 3, in said Towne Parc 2nd Addition; thence N90°00'00"E along the south line of Scott as dedicated in said Towne Parc 2nd Addition, 44.00 feet to the SE corner of said Scott; thence N00°00'00"E along the east line of said Towne Parc 2nd Addition, 154.00 feet to the NE corner of Lot 5, Block 2 in said Towne Parc 2nd Addition; thence N90°00'00"E along the south line of said Towne Parc Addition, 490.00 feet to the SE corner of Lot 13, Block 4, in said Towne Parc Addition; thence S00°00'00"E along the west line of Cypress as dedicated in said Towne Parc Addition, 5.00 feet to the SW corner of said Cypress; thence N90°00'00"E along the south line of said Towne Parc Addition, 187.59 feet to the point of beginning.

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

Baughman Company, P.A.

Michael G. Conrey, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, Blocks, and Streets to be known as "TOWNE PARC 7TH ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The drainage easements are hereby granted as indicated for drainage purposes. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The streets are dedicated to and for the use of the public.

I.T.J. Investments, Inc.

Irma N. Jacoby, President

State of Kansas)
Sedgwick County) SS The foregoing instrument acknowledged before me, this 27TH day of OCTOBER, 1998, by Irma N. Jacoby, President of I.T.J. Investments, Inc., on behalf of the corporation.

Judith M. Terhune, Notary Public
JUDITH M. TERHUNE

My App't. Exp. 11-1-2001

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Appt. Expires 11-1-2001

This plat of "TOWNE PARC 7TH ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.
Dated this 24th day of September, 1998.
Wichita-Sedgwick County Metropolitan Area Planning Commission

William M. Johnson, Chairman
WILLIAM M. JOHNSON

Marvin S. Krout, Secretary
Marvin S. Krout

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this 2ND day of February, 1999.

Bob Knight, Mayor
Bob Knight

Pat Burnett, City Clerk
Pat Burnett

Entered on transfer record this 12th day of MAY, 1999

James Alford, County Clerk
James Alford

State of Kansas)
Sedgwick County) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 13th day of May, 1999, at 3:45 o'clock P.M. and is duly recorded.

Bill Meek, Register of Deeds
Bill Meek

#1793325

Linda Kizzire, Deputy
Linda Kizzire

4/4

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, PLANNING
316-262-2691 • 315 E. 11th • WICHITA, KANSAS 67211

20.00 CK