STORM WATER DRAIN

to serve

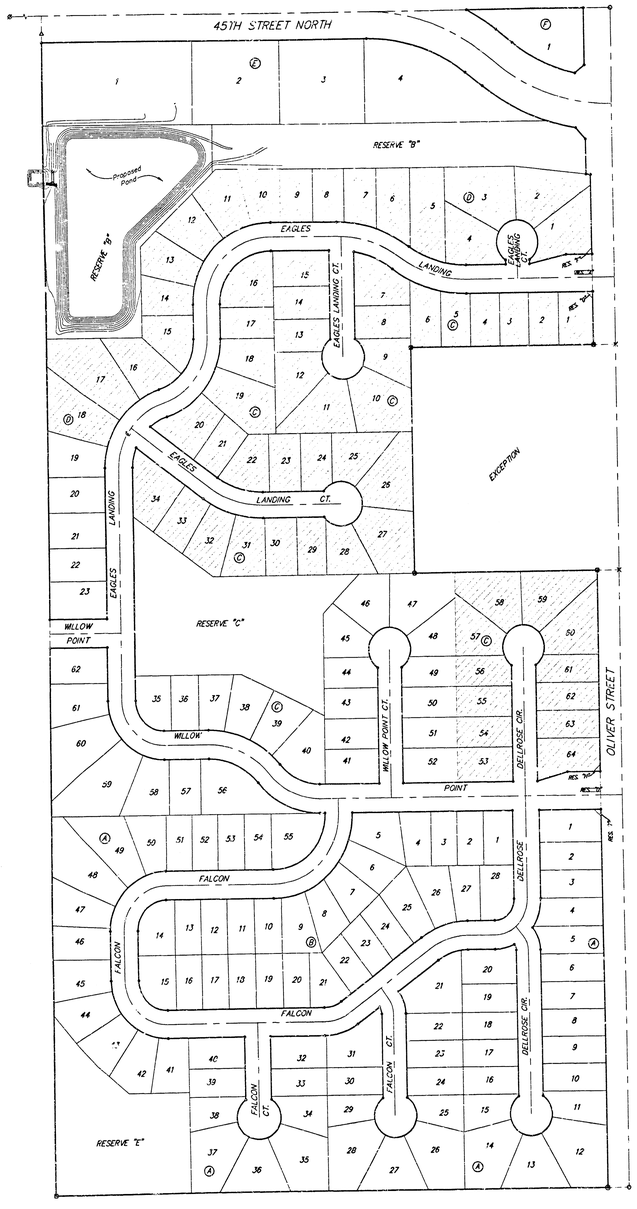
EAGLES LANDING AT NORTH OLIVER 2ND

CITY OF WICHITA, KANSAS

Michael E. Lindebak, P.E. City Engineer

Project Number

1186 PPS (607861)



Scale: 1" = 150'

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Benchmark

Oliver and 45th St. N. – Top of Brass Plate on SW Corner of R.C.B.C. East of Intersection.
ELEV. = 1398.88 NGVD
(211.48 City Datum)

60d Nail In H.L.P., 33' S. of the NW Corner of Gov't. Lot 1 in the NE1/4 of Sec. 26, TWP. 26–S, R–1–E of the 6th P.M.
Elev. = 1377.19 NGVD
(189.79 City Datum)

Benefit District:

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:

Cox Communications, Inc.	262-0661
Kansas Gas Service Company	383-8600
Westar Energy	383-8600
Peoples Gas Company	942-8350
Southwestern Bell Telephone Company	1-571-2611
City of Wichita Water Dept.	268-4908
City of Wichita Traffic Engineering	269-4446

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 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.

4. 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.

6. All areas disturbed by construction at the proposed pond shall be seeded, fertilized, and mulched as shown on the Pond Plan.

8. Contractor shall verify earthwork quantities prior to bidding project. Excess material shall be stockpiled in a location to be determined by the Engineer.

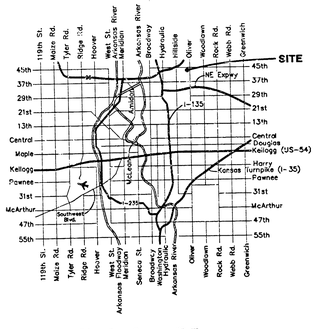
BOOKED 5-1-02 MCG C-209

APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA

Storm Water Drain Juliana Kallman 1-22-02

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).



Vicinity Map

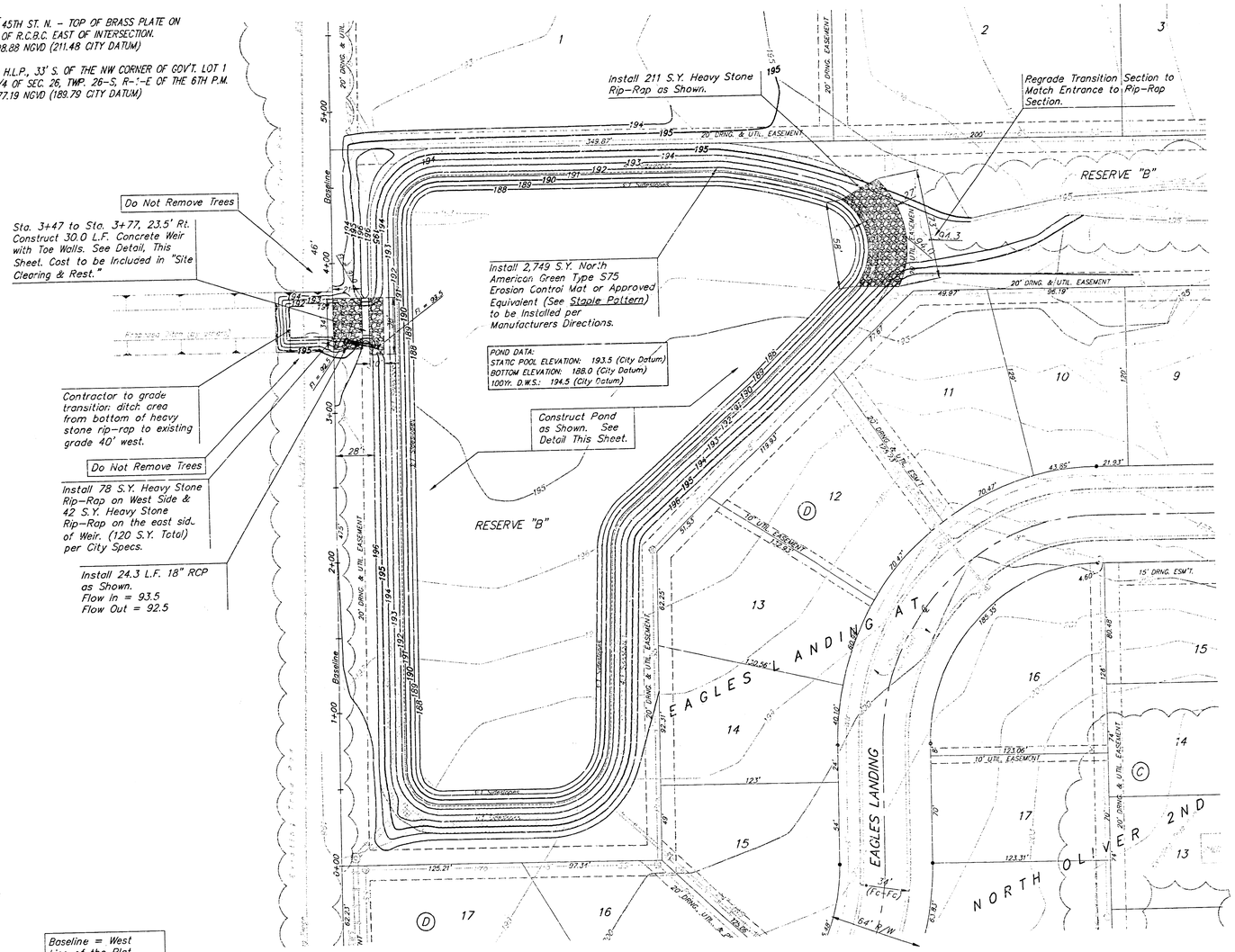
As Built 3/02 KK

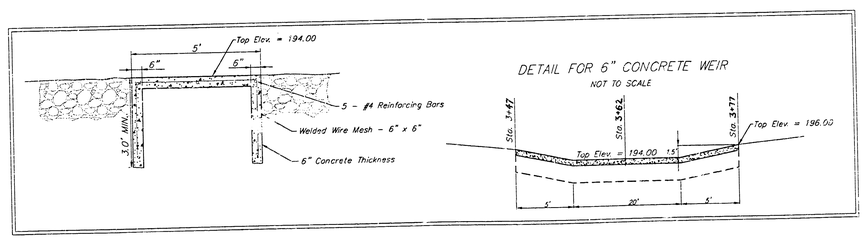
BRIAN LEE PELTIER LICENSED 13744 KANSAS PROFESSIONAL ENGINEER 1/21/02

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

BENCHMARK:
OLIVER AND 45TH ST. N. – TOP OF BRASS PLATE ON SW. CORNER OF R.C.B.C. EAST OF INTERSECTION.
ELEV. = 1398.88 NGVD (211.48 CITY DATUM)

60d NAIL IN H.L.P., 33' S. OF THE NW CORNER OF GOV'T. LOT 1 IN THE NE1/4 OF SEC. 26, TWP. 26-S, R-1-E OF THE 6TH P.M.
ELEV. = 1377.19 NGVD (189.79 CITY DATUM)





SCALE: 1" = 40'
• = Iron

STAPLE PATTERN

STAPLE PATTERN "D"

3-1/2 staples per sq. yd. using 6-inch, 11 ga. wire "U" staples. 8-inch staples and longer may be used for louse soils. 9 ga. staples or heavier may be necessary in hard or rocky soils.

Contractor shall follow manufacturers installation instructions regarding overlap dimensions. The overlap shall have a minimum dimension of three inches (3").

Erosion control mat.

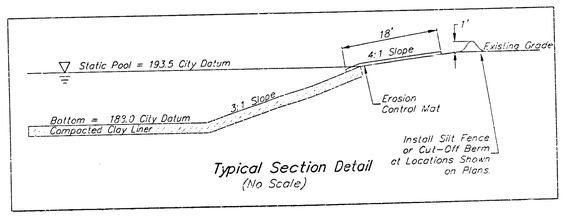
EARTHWORK SUMMARY:

24,870 C.Y. EXCAVATION
906 C.Y. FILL
(NOTE: THIS QUANTITY IS TO ACHIEVE FINAL SHAPE OF POND. IT DOES NOT INCLUDE THE OVER-EXCAVATION OF 1' TO PLACE THE CLAY LINER.)

NOTES:

1. POND BOTTOM AND SIDESLOPES BELOW STATIC POOL ELEVATION SHALL BE OVER-EXCAVATED 1' AND A 1' CLAY LINER SHALL BE COMPACTED TO 95% STD. DENSITY. THE PLASTICITY INDEX (P.I.) SHALL BE AT LEAST 27. THE COMPACTION AND P.I. SHALL BE VERIFIED DURING CONSTRUCTION BY THE CONTRACTOR.
2. CONTRACTOR RESPONSIBLE FOR SECURING EFFECTIVE COMPACTED CLAY LAYER ZONE AT AT A MINIMUM OF 12" THICK INCLUDING ANY NECESSARY OVER EXCAVATION OF BOTTOM AND SIDE SLOPES TO ENSURE A NON-PENETRABLE LINER.
3. ANY EXCESS EXCAVATION SHALL BE STORED ON-SITE AT LOCATIONS TO BE DETERMINED BY THE ENGINEER.
4. ALL OF RESERVE "B" ABOVE THE STATIC WATER SURFACE SHALL BE SEEDED AND MULCHED AS FOLLOWS: (PERMANENT SEEDING)
   SEED -- KANSAS PREMIUM FESCUE BLEND; 8#/1000 SQ. FT.
   MULCH --- 2 TONS PRAIRIE HAY / ACRE
   FERTILIZER -- 12-24-12 RATIO AT 350 LBS./AC.

   ALL OTHER DISTURBED AREAS NOT COVERED BY PAVEMENT ARE TO BE SEEDED AND MULCHED AS FOLLOWS: (TEMPORARY SEEDING)
   SEED -- RYE GRASS (PLS)--3#/1000 SQ. FT. AND KANSAS PREMIUM FESCUE BLEND; 3#/1000 SQ. FT.
   MULCH -- 2 TONS PRAIRIE HAY / ACRE
   FERTILIZER -- 12-24-12 RATIO AT 350 LBS./AC.
5. BAUGHMAN COMPANY WILL PROVIDE STAKING INFORMATION AT THE TIME OF CONSTRUCTION.
6. INSTALL EROSION CONTROL MAT FROM 2' BELOW THE WATER SURFACE TO 18' UP THE BANK.



Typical Section Detail
(No Scale)

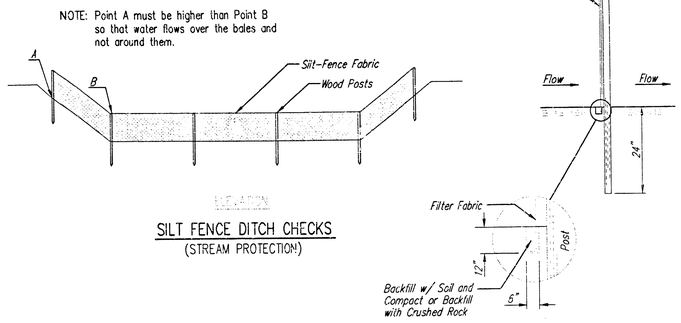
As Built 3/02 KK
Grades As Per plan

EAGLES LANDING AT NORTH OLIVER 2ND
POND PLAN
WICHITA, SEDGWICK COUNTY, KANSAS

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-2691 • 315 CLUB • WICHITA, KANSAS 67211

PROJECT NUMBER				SHEET
1186 PPS(807881)				2 OF 9
DESIGN: BLP/AEG	DRAWN: JAK	APPROVED	DATE: 1/18/02	SCALE: NOTED

Pond



SILT FENCE DITCH CHECKS
(STREAM PROTECTION)

ANCHOR TRENCH DETAIL

Material Specification:

Silt fence fabric should conform to the AASHTO M288 96 silt fence specification.
The posts used to support the silt fence fabric should be a hardwood material with the following minimum dimensions: 2" square (nominal) by 4' long.
Silt fence fabric should be attached to the wooden posts with staples, wire, zip ties, or nails.

Placement:

Place silt fence in ditches where it is unlikely that it will be overtopped.
Water should flow through a silt fence ditch check, not over it. Silt fence ditch checks often fail when overtopped.
Silt fence ditch checks should be placed perpendicular to the flowline of the ditch.
The silt fence should extend far enough so that the ground level at the ends of the fence is higher than the top of the low point of the fence. This prevents water from flowing around the check.
Checks should not be placed in ditches where high flows are expected. Rock checks should be used instead.
Silt fence should be placed in ditches with slopes of 6% or less. For slopes steeper than 6%, rock checks should be used.

The following table provides check spacing for a given ditch grade:

Ditch Check Ditch grade (%)	Spacing Check Spacing (feet)
0.5	200
1.0	200
2.0	100
3.0	65
4.0	50
5.0	40
6.0	30

Inspection and Maintenance:

Silt fence ditch checks should be inspected every 7 days and within 24 hours of a rainfall of 1/2" or more. The following is a list of questions that should be addressed during each inspection:

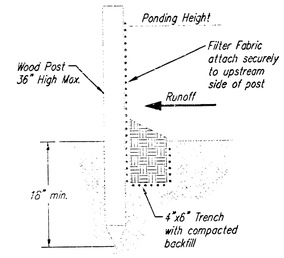
Does water flow around the ditch check?
Does water flow under the ditch check?
Does the silt fence sag excessively?
Has the silt fence torn or become detached from the posts?
Does sediment need to be removed from behind the ditch check?

Proper installation method:

Excavate a trench perpendicular to the ditch flowline that is at least 12" deep by 6" wide.
Extend the trench in a straight line along the entire length of the proposed ditch check.
Place the soil on the upstream side of the trench for later use.
Roll out a continuous length of silt fence fabric on the downstream side of the trench.
Place the edge of the fabric in the trench starting at the top upstream edge of the trench.
Line two sides of the trench with the fabric as shown on detail. Backfill over the fabric in the trench with the excavated soil and compact. After filling the trench, approximately 24" to 36" of silt fence fabric should remain exposed.
Lay the exposed silt fence on the upstream side of the trench to clear an area for driving in the posts. Just downstream of the trench, drive posts into the ground to a depth of at least 24". Place posts no more than 4' apart.
Attach the silt fence to the anchored post with staples, wire, zip ties, or nails.

List of common placement/installation mistakes to avoid:

Water should flow through a silt fence ditch check–not over it. Place silt fence in ditches where it is unlikely that it will be overtopped. Silt fence installations quickly deteriorate when water overtops them.
Do not place silt fence posts on the upstream side of the silt fence fabric. In this configuration, the force of the water is not restricted by the posts, but only by the staples (wire, zip ties, nails, etc.). The silt fence will rip and fail.
Do not place a silt fence ditch check directly in front of a culvert outlet. It will not stand up to the concentrated flow.
Do not place silt fence ditch checks in ditches that will likely experience high flows. They will not stand up to concentrated flow.
Follow prescribed ditch check spacing guidelines. If spacing guidelines are exceeded, erosion will occur between the ditch checks.
Do not allow water to flow around the ditch check. Make sure that the ditch check is long enough so that the ground level at the ends of the fence is higher than the low point on the top of the fence.
Do not place silt fence ditch checks in channels with shallow soils underlain by rock. If the check is not anchored sufficiently, it will wash out.



SILT FENCE BARRIERS

SILT FENCE BARRIERS

Material Specification:

Silt fence fabric should conform to the AASHTO M288 96 silt fence specification.
The posts used to support the silt fence fabric should be a hardwood material with the following minimum dimensions: 2" square (nominal) by 4' long.
Silt fence fabric should be attached to the wooden posts with staples, wire, zip ties, or nails.

Placement:

A slope barrier should be used at the toe of a slope when a ditch does not exist. The slope barrier should be placed on nearly level ground 5' to 10' away from the toe of a slope. The barrier is placed away from the toe of the slope to provide adequate storage for settling out sediment.
When practicable, silt fence slope barriers should be placed along contours to avoid a concentration of flow.
Silt fence slope barriers can also be placed along right-of-way fence lines to keep sediment from crossing onto adjacent property. When placed in this manner, the slope barrier will not likely follow contours.

Proper installation method:

Excavate a trench the length of the planned slope barrier that is 6" deep by 4" wide. Make sure that the trench is excavated along a single contour. When practicable, slope barriers should be placed along contours to avoid a concentration of flow. Place the soil on the upslope side of the trench for later use.
Roll out a continuous length of silt fence fabric on the downslope side of the trench. Place the edge of the fabric in the trench starting at the top upslope edge. Line all three sides of the trench with the fabric. Backfill over the fabric in the trench with the excavated soil and compact. After filling the trench, approximately 24" to 36" of silt-fence fabric should remain exposed.
Lay the exposed silt fence upslope of the trench to clear an area for driving in the posts. Just downslope of the trench, drive posts into the ground to a depth of at least 16".
Place posts no more than 4' apart.
Attach the silt fence to the anchored post with staples, wire, zip ties, or nails.

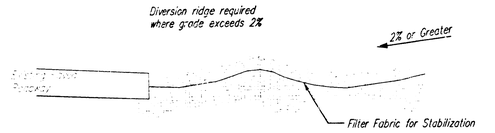
List of common placement/installation mistakes to avoid:

When practicable, do not place silt fence slope barriers across contours. Slope barriers should be placed along contours to avoid a concentration of flow. When the flow concentrates, it overtops the barrier and the silt fence slope barrier quickly deteriorates.
Do not place silt-fence posts on the upslope side of the silt fence fabric. In this configuration, the force of the water is not restricted by the posts, but only by the staples (wire, zip ties, nails, etc.). The silt fence will rip and fail.
Do not place silt fence slope barriers in areas with shallow soils underlain by rock. If the barrier is not sufficiently anchored, it will wash out.
Silt fence slope barriers must be dug into the ground–silt fence at ground level does not work because water will flow underneath.

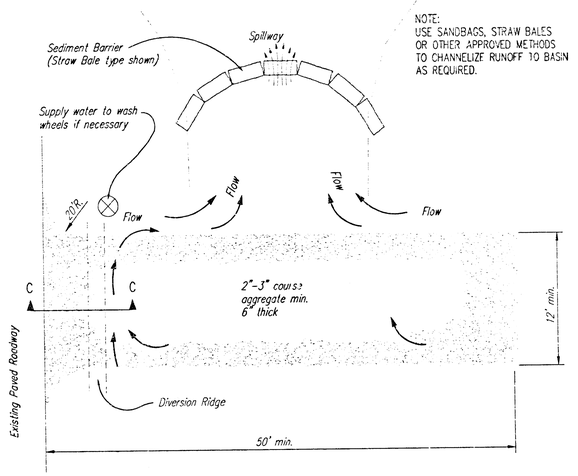
Inspection and Maintenance:

Silt fence slope barriers should be inspected every 7 days and within 24 hours of a rainfall of 1/2" or more. The following is a list of questions that should be addressed during each inspection:

Are there any points along the slope barrier where water is concentrating?
Does water flow under the slope barrier?
Do the silt fences sag excessively?
Has the silt fence torn or become detached from the posts?
Does sediment need to be removed from behind the slope barrier?



SECTION C-C



STABILIZED CONSTRUCTION ENTRANCE

NOTES:

1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN, AS SHOWN ABOVE.
4. DRIVE ENTRANCES ONTO RESIDENTIAL LOTS WILL NOT BE REQUIRED TO HAVE THE SEDIMENT BARRIER SHOWN, BUT WHEEL WASHING MAY BE REQUIRED IF STABILIZED ENTRANCE IS NOT SUFFICIENT TO KEEP MUD FROM BEING TRACKED ONTO ADJACENT STREET. ENTRANCE SHALL EXTEND FROM BACK OF CURB TO DWELLING.

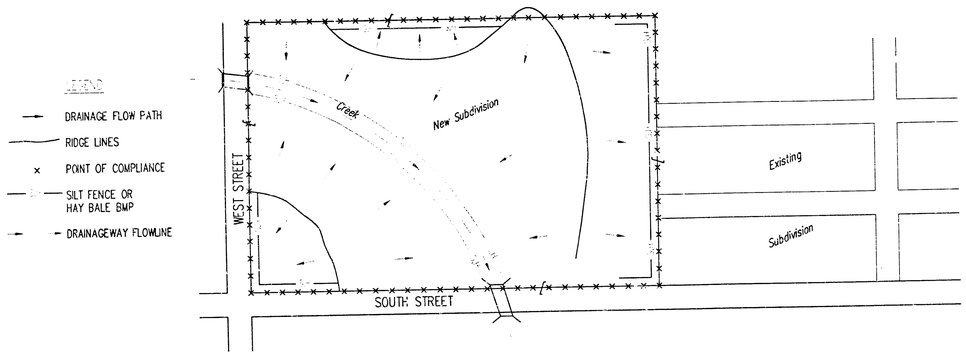
CITY OF WICHITA

SOIL EROSION BMP DETAILS

CHRISTOPHER M. CARRIER, P.E.
STORM WATER ENGINEER

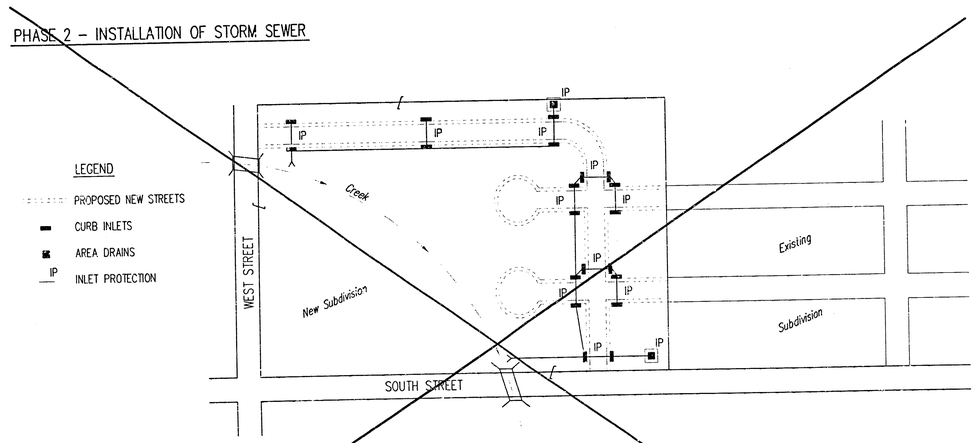
PROJECT NUMBER: 1186 PPS(607861)
OCA NO.: 765682
DATE: MAY 2001

PHASE 1 – INITIAL EARTHWORK AND UTILITIES (EXCEPT STORM SEWER)



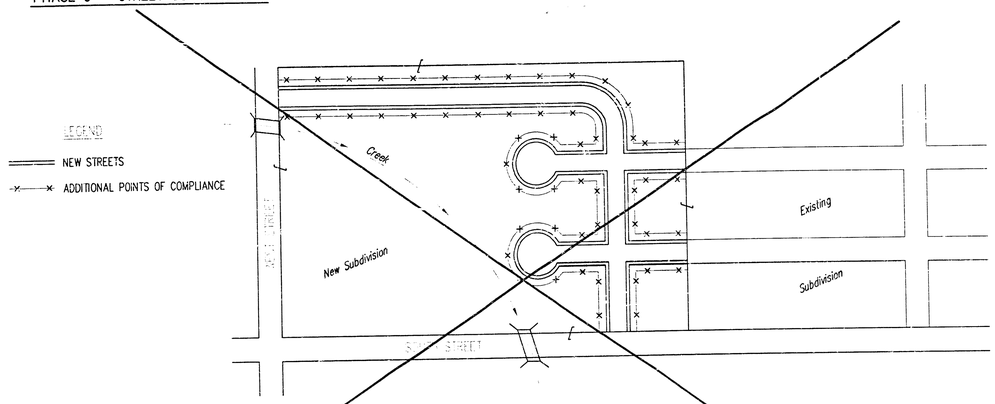
1. DURING THIS PHASE OF SUBDIVISION CONSTRUCTION, THE POINTS OF COMPLIANCE ARE THE PERIMETER BOUNDARIES AND ANY DRAINAGE WAYS OR STORM SEWERS DRAINING THROUGH OR FROM THE SITE. SHOULD LAKES BE CONSTRUCTED WITHIN THE SUBDIVISION THAT WILL DISCHARGE DURING STORMS, THEY ARE ALSO A POINT OF COMPLIANCE.
2. HAYBALES OR SILT FENCE MUST BE CONSTRUCTED ALONG THE PROPERTY LINE WHERE ON SITE WATER CAN DRAIN OFF THE PROPERTY. THESE BMP'S WILL ALSO BE INSTALLED ALONG ANY DRAINAGE DITCH OR LAKE THAT CAN DISCHARGE.
3. SHOULD SILT OR SEDIMENT ENTER THE DITCHES OR GUTTERLINES ON THE ADJACENT BOUNDRY STREETS, APPROPRIATE BMP'S WILL BE PLACED WITHIN THE SUBDIVISION TO PREVENT THIS.
4. ANY MUD TRACKED ONTO ADJACENT STREETS WILL BE REMOVED AT THE END OF EACH WORK DAY.
5. CONTRACTORS WORKING WITHIN THE SITE WILL NOT BE REQUIRED TO USE INDIVIDUAL BMP'S AS LONG AS THOSE SPECIFIED ABOVE ARE IN PLACE AND EFFECTIVE. CONTRACTORS WORKING ON THE BOUNDRY LINE STREETS OR ON ADJACENT PROPERTIES TO EXTEND UTILITIES ARE EXPECTED TO USE BMP'S AT THEIR WORK LOCATIONS, AS NEEDED.
6. UTILIZE STABILIZED CONSTRUCTION ENTRANCE AT ENTRANCE AND EXIT ONTO ANY EXISTING PUBLIC STREETS.
7. THE SUBDIVISION DEVELOPER (OWNER) SHALL INSTALL AND MAINTAIN THE ON-SITE BMP'S.

PHASE 2 – INSTALLATION OF STORM SEWER

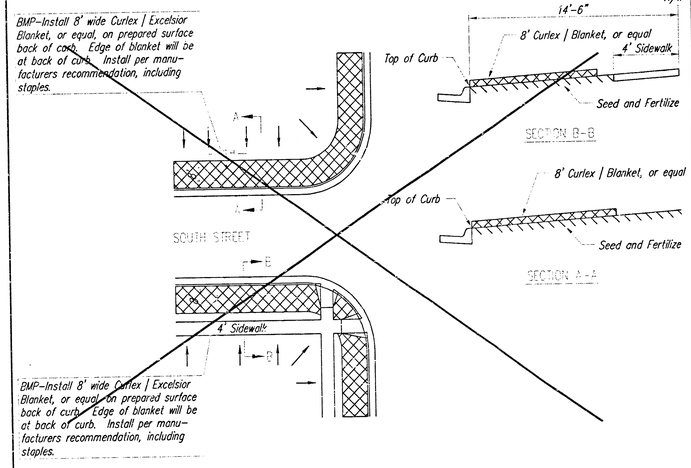


1. DURING THIS PHASE OF SUBDIVISION DEVELOPMENT, ALL BMP'S REQUIRED IN PHASE 1 SHALL REMAIN IN PLACE AND BE MAINTAINED.
2. AS NEW STORM SEWERS, WITH INLETS, ARE INSTALLED, THE STORM SEWERS MUST NOW BE PROTECTED SO ALL NEW INLETS BECOME POINTS OF COMPLIANCE.
3. AREA DRAINS – AS SOON AS WATER CAN FLOW INTO THESE DRAINS, HAYBALE OR SILT FENCE PROTECTION WILL BE INSTALLED AROUND THEM.
4. CURB OPENING INLETS – AS SOON AS WATER CAN FLOW INTO THESE DRAINS, INLET PROTECTION BMP'S MUST BE INSTALLED. SEE PHASE 3 – STREET CONSTRUCTION.
5. THE STORM SEWER CONTRACTOR WILL BE RESPONSIBLE FOR INSTALLING THESE BMP'S. IF WATER CANNOT FLOW INTO CURB INLETS UNTIL STREET CONSTRUCTION IS COMPLETE, THEN STREET CONTRACTOR WILL INSTALL INLET PROTECTION.
6. THE SUBDIVISION DEVELOPER WILL MAINTAIN THESE BMP'S ONCE INSTALLED.
7. ONCE ALL DISTURBED GROUND DRAINING TO AN INLET HAS BEEN RESTABILIZED WITH GRASS OR SOD, THE SUBDIVISION DEVELOPER WILL BE RESPONSIBLE FOR PERMANENTLY REMOVING THE INLET PROTECTION.

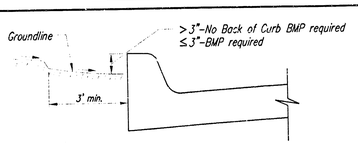
PHASE 3 – STREET CONSTRUCTION



1. DURING THIS PHASE OF SUBDIVISION CONSTRUCTION, NEW STREETS ARE INSTALLED. ALL BMP'S INSTALLED DURING PHASE 1 AND 2 MUST STILL BE MAINTAINED. THE POINT OF COMPLIANCE NOW SHIFTS TO THE BACK OF CURB ALONG EACH STREET.
2. CURB OPENING INLET PROTECTION:
   A. SUMP AREAS – INLET PROTECTION SHALL BE PROVIDED WHEN STREET SUBGRADE WORK IS COMPLETED.
   B. NON-SUMP LOCATIONS – PROVIDE INLET PROTECTION AS SOON AS BASE COURSE ASPHALT IS INSTALLED, BEFORE THE SURFACE COURSE LIFT.
3. BMP'S WILL BE REQUIRED BACK OF CURB WHEREVER WATER CAN FLOW OVER THE CURB AND THE CURB HAS BEEN BACKFILLED TO WITHIN 3" OR LESS OF THE TOP OF CURB (SEE CURB BACKFILL DETAIL). FOR CURBS NOT YET ENTIRELY BACKFILLED (3" OR MORE BELOW TOP OF CURB), BMP'S WILL BE REQUIRED AT POINTS WHERE WATER BREAKS OVER CURB WHICH COULD RESULT IN THE PLACEMENT OF SEDIMENT IN THE GUTTER.
4. SEE DETAIL THIS SHEET ON BACK OF CURB PROTECTION.
5. THE BACK OF CURB PROTECTION SPECIFIED ON THIS PLAN MAY HAVE TO BE SUPPLIMENTED WITH HAYBALE OR SILT FENSE BMP'S AT LOCATIONS WHERE CONCENTRATED FLOW RESULTS IN SEDIMENT BEING CARRIED OVER THE EXCELSIOR MATS.
6. THE STREET CONTRACTOR WILL BE RESPONSIBLE FOR INSTALLING BACK OF CURB BMP'S.
7. THE INDIVIDUAL LOT OWNERS WILL BE RESPONSIBLE FOR MAINTAINING THE BACK OF CURB BMP'S IN FRONT OF THEIR LOTS UNTIL SUCH TIME AS ADJACENT DISTURBED EARTH IS STABILIZED WITH GRASS OR SOD.



BACK OF CURB PROTECTION DETAIL



CURB BACKFILL DETAIL

GENERAL NOTES:

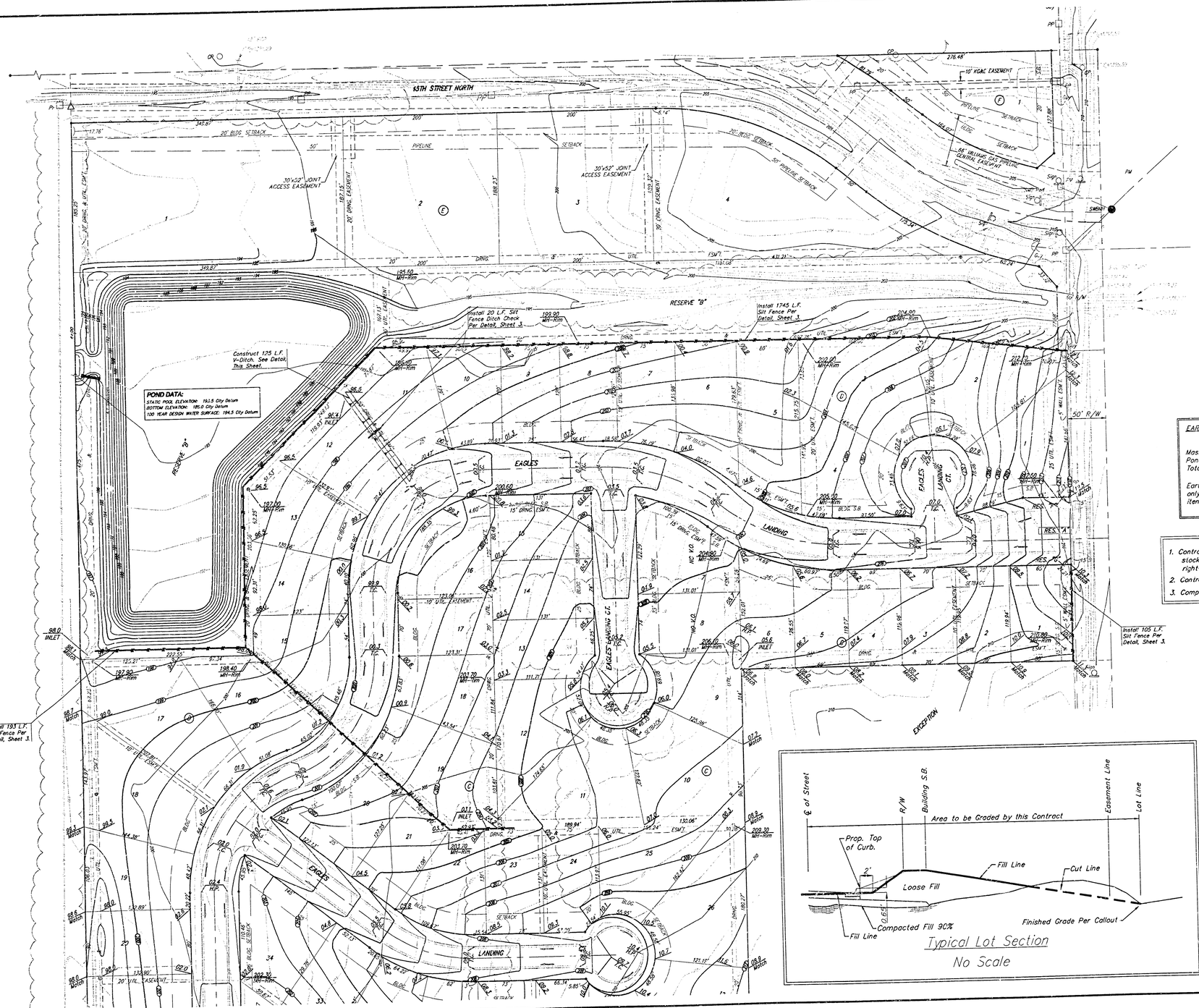
1. THE INTENT OF ALL BEST MANAGEMENT PRACTICES (B.M.P.'S) IS TO PREVENT ERODED SOIL FROM ENTERING DITCHES, STORM SEWERS, OR ANY OTHER DRAINAGE FEATURE.
2. THIS SHEET IS INTENDED TO PROVIDE GUIDELINES AS TO WHAT TYPE OF BMP'S WILL BE INSTALLED DURING THE CONSTRUCTION PROCESS. CONTRACTORS ARE EXPECTED TO BID PROJECTS ACCORDINGLY.
3. BMP'S SHALL BE MAINTAINED DURING THE CONSTRUCTION PROCESS TO REMAIN EFFECTIVE. MAINTENANCE SHALL BE AS INDICATED ON THE BMP DETAIL SHEETS.
4. PERSONS DESTROYING BMP'S SHALL BE RESPONSIBLE FOR IMMEDIATELY REPAIRING THEM OR INSTALLING SUITABLE REPLACEMENT BMP'S.
5. THE DEVELOPMENT OF ANY SUBDIVISION THAT DISTURBS 5 ACRES OR MORE WILL REQUIRE A FEDERAL/STATE NPDES STORMWATER PERMIT. THE PREPARATION OF A STORMWATER POLLUTION PREVENTION PLAN IS REQUIRED. EROSION CONTROL BMP'S ARE REQUIRED. THE DETAILS SHOWN ON THIS SHEET ARE THE MINIMUM STANDARDS TO BE SHOWN ON POLLUTION PREVENTION PLAN.
6. FOR SUBDIVISIONS SMALLER THAN 5 ACRES, SOIL EROSION BMP'S ARE REQUIRED. ALSO, DEVELOPERS AND CONTRACTORS ARE ENCOURAGED TO DEVELOP POLLUTION PREVENTION PLANS FOR EACH PROJECT PRIOR TO CONSTRUCTION.
7. FAILURE TO USE AND MAINTAIN BMP'S IS A VIOLATION OF SECTION 16.32 OF THE CITY CODE AND WILL SUBJECT THE SUBDIVISION DEVELOPER AND CONTRACTORS TO THE PENALTIES PROVIDED THEREIN.
8. THE APPLICATION OF BMP'S SHOWN ON THIS SHEET IS FOR SITUATIONS NORMALLY ENCOUNTERED. FROM TIME TO TIME, SITUATIONS WILL ARISE THAT MAY REQUIRE A DIFFERENT BMP OTHER THAN THAT SHOWN. BMP'S, OTHER THAN THOSE SHOWN, MAY BE UTILIZED SO LONG AS THEY ARE EFFECTIVE AND MAINTAINED.
9. A STABILIZED EARTH SURFACE IS DEFINED AS ONE THAT IS HARD SURFACED WITH CONCRETE, ASPHALT, OR THE LIKE, OR ONE ON WHICH 70% OF THE GRASS HAS GERMINATED ON THE ENTIRE SURFACE.

CITY OF WICHITA

SOIL EROSION BMPS SUBDIVISION DEVELOPMENT PROCESS

CHRISTOPHER M. CARRIER, P.E.
STORM WATER ENGINEER

PROJECT NUMBER: 1186 PPS(607861)
OCA NO.: ------
DATE: MAY 2001



SCALE: 1" = 60'

• = IRON

Proposed Contours

Proposed Contours

Silt Fence

Area to be Graded

EARTH WORK TOTALS

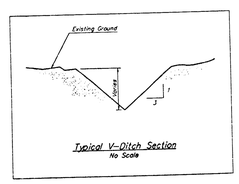
	C.Y. Cut	C.Y. Fill	Net Yards
Mass Grading	6,520	25,665	19,145 FILL
Pond	24,870	906	23,964 CUT
Total	31,390	26,571	4,819 CUT

Earthwork quantities do not include correction factors and are for reference only. All cost associated with mass grading shall be included in the bid item "Mass Grading".

1. Contractor to strip top 3" of soil before mass grading and stockpile. Top soil stockpile to be redistributed over entire disturbed area excluding street right-of-way to achieve planned grade.
2. Contractor to use friable topsoil material for areas that will be seeded.
3. Compaction of 90% shall be obtained in all fill areas.

Typical Lot Section

No Scale



Typical V-Ditch Section

No Scale

EAGLES LANDING AT NORTH CLIVER END

MASS GRADING

WICHITA, KANSAS, SEDGWICK COUNTY, KANSAS

BAUGHMAN COMPANY P.A.

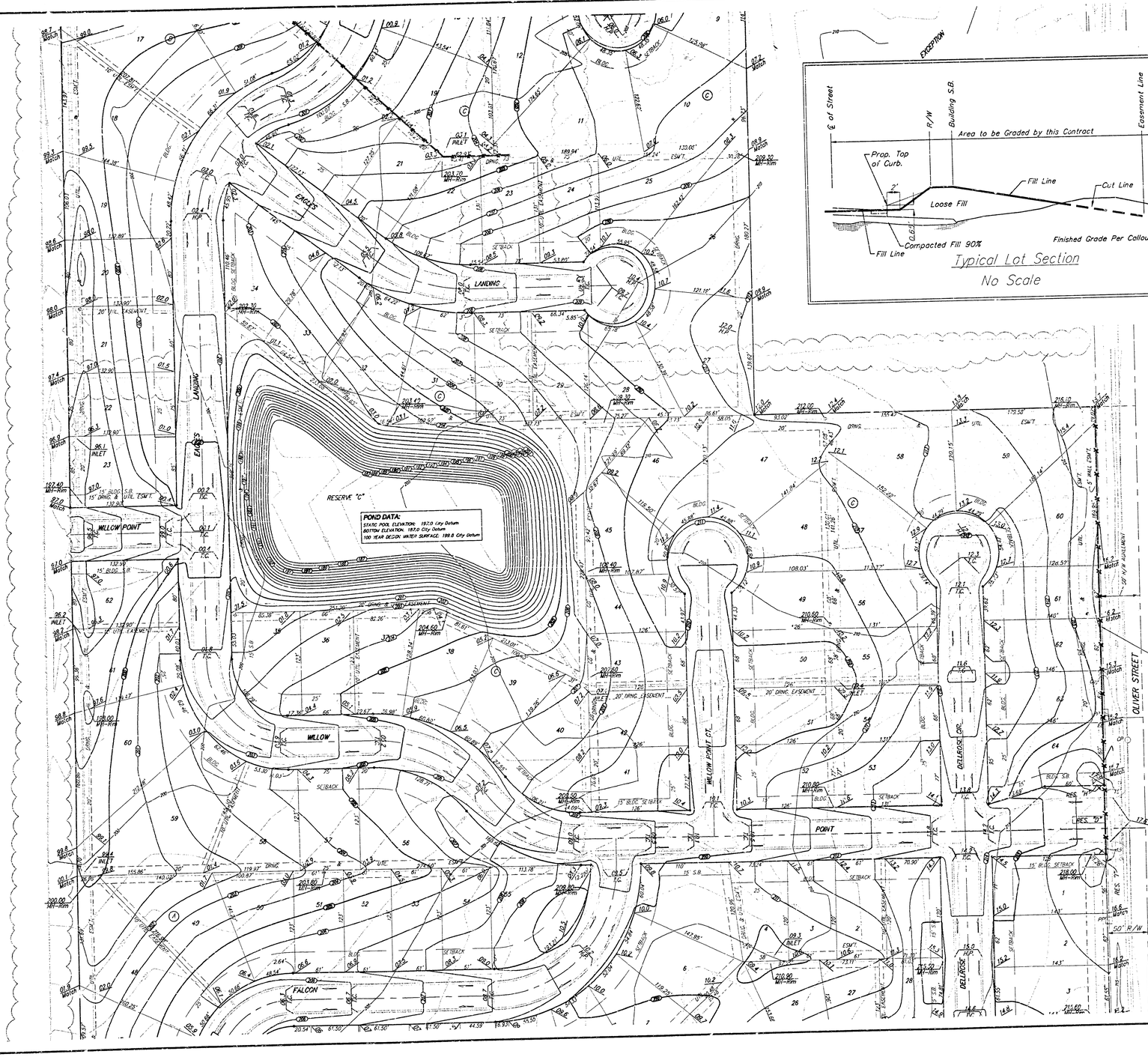
ENGINEERING, SURVEYING, & PLANNING

316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

PROJECT NUMBER	SHEET
1188 PPS(607861)	5 OF 9

DESIGN	DRAWN	APPROVED	DATE	SCALE
BLP/AEG	JAK		1/18/02	1" = 60'

MASSGRAD



Typical Lot Section

No Scale

SCALE: 1" = 60'

• = IRON

Proposed Contours

Proposed Contours

Silt Fence

Area to be Graded

EARTH WORK TOTALS

	C.Y. Cut	C.Y. Fill	Net Yards
Mass Grading	6,520	25,665	19,145 FILL
Pond	24,870	906	23,964 CUT
Total	31,390	26,571	4,819 CUT

Earthwork quantities do not include correction factors and are for reference only. All cost associated with mass grading shall be included in the bid item "Mass Grading".

1. Contractor to strip top 3" of soil before mass grading and stockpile. Top soil stockpile to be redistributed over entire disturbed area excluding street right-of-way to achieve planned grade.
2. Contractor to use friable topsoil material for areas that will be seeded.
3. Compaction of 90% shall be obtained in all fill areas.

EAGLES LANDING AT NORTH CHISHOLM 2ND

MASS GRADING

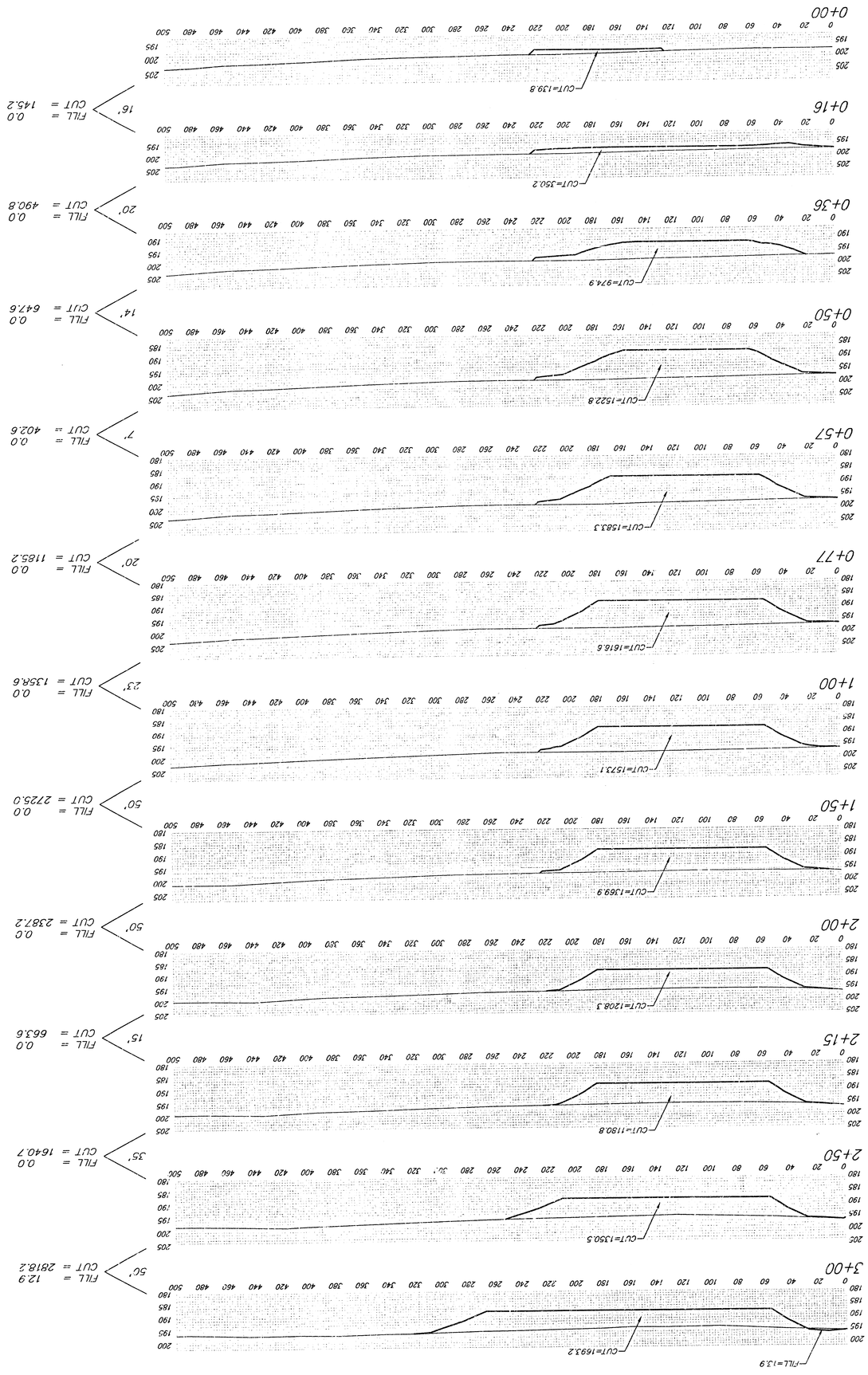
WICHITA, KANSAS, SEDGWICK COUNTY, KANSAS

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

PROJECT NUMBER	SHEET
1186 PPS(807661)	6 OF 9

DESIGN	DRAWN	APPROVED	DATE	SCALE
BLP/AEG	JAK		1/18/02	1" = 60'

MASSGRAD



Sheet Totals:
Cut = 14,464.4 C.Y.
Fill = 12.9 C.Y.

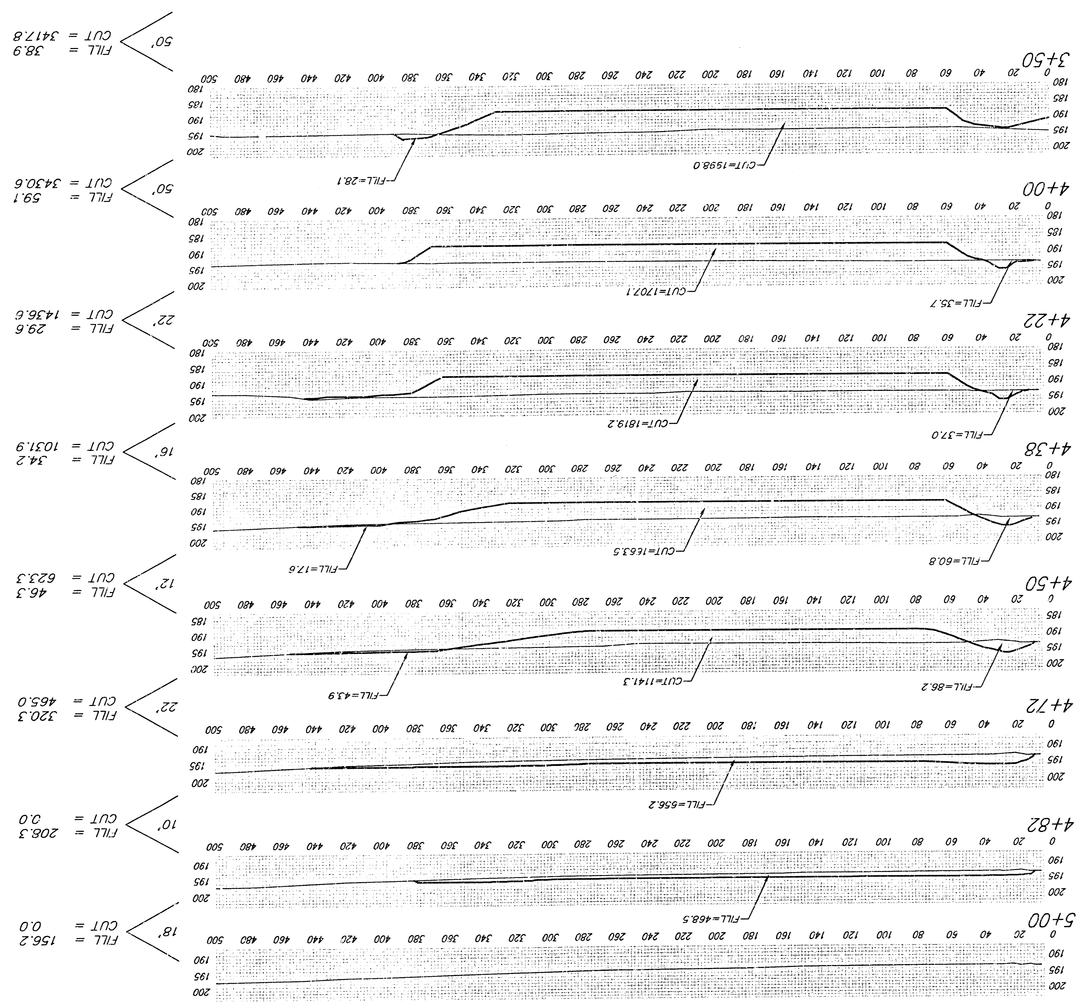
BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

PROJECT NUMBER
1186 PPS (607881)

REV.

SHEET 7 OF 9

Pondxsl



Sheet Totals:
Cut = 10,405.2 C.Y.
Fill = 892.9 C.Y.

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

PROJECT NUMBER
1186 PPS(607861)

REV.

SHEET 8 OF 9

Pondx52

EAGLES LANDING AT NORTH OLIVER 2NI

WICHITA, SEDGWICK COUNTY, KANSAS

BENCHMARK:
OLIVER AND 45TH ST. N. – TOP OF BRASS PLATE ON SW CORNER OF R.C.B.C. EAST OF INTERSECTION.
ELEV. = 1398.88 NGVD (211.48 CITY DATUM)

60d NAIL IN H.L.P., 33' S. OF THE NW CORNER OF GOV'T. LOT 1 IN THE NE1/4 OF SEC. 26, TWP. 26-S, R-1-E OF THE 6TH P.M.
ELEV. = 1377.19 NGVD (189.79 CITY DATUM)

NOTE:
A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THE COMMERCIAL LOTS AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. DRAINAGE INTENT SHALL REMAIN AS DEPICTED OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS. NO OBSTRUCTIONS WHICH IMPEDE THE FLOW OF THIS DRAINAGE PLAN SHALL BE ALLOWED.

A MASTER GRADING PLAN FOR DRAINAGE HAS BEEN DEVELOPED FOR THE RESIDENTIAL LOTS AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, OR RESERVES SHALL REMAIN AT ESTABLISHED GRADES OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS. NO OBSTRUCTIONS WHICH IMPEDE THE FLOW OF THIS DRAINAGE SYSTEM SHALL BE ALLOWED.

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURE'S

LOT	BLOCK	ELEVATION	
		CITY DATUM	NGVD
37–39, 41–44	A	205.0	1392.4
28–40, 43–46	C	201.0	1388.4
2	D	207.0	1394.4
3	D	206.0	1393.4
5	D	204.0	1391.4
6	D	203.0	1390.4
7	D	202.5	1389.9
8	D	201.5	1388.9
9	D	201.0	1388.4
10–11	D	200.5	1387.9
12	D	198.0	1385.4
13–17	D	196.5	1383.9
1	E	196.5	1383.9
2	E	200.5	1387.9
3	E	202.5	1389.9
4	E	206.0	1393.4

We the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "EAGLES LANDING AT NORTH OLIVER 2ND", Wichita, Sedgwick County, Kansas.

Legacy Bank

Brad E. Yaeger, S.V.P.
BRAD E. YAEGER (Title)

State of Kansas) SS
Sedgwick County)

The foregoing instrument acknowledged before me, this 14TH day of DECEMBER, 2001, by BRAD E. YAEGER, SR. V.P. of Legacy Bank, on behalf of the bank.

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Appt. Expires 11-7-2005

Judith M. Terhune, Notary Public
JUDITH M. TERHUNE

My App't. Exp. 11-7-2005

State of Kansas) SS
Sedgwick County)

We, Baughman Company, P.A., surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "EAGLES LANDING AT NORTH OLIVER 2ND", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, platted by us and being a replat of Lots 1 through 55, inclusive, Block A, together with all of Lots 1 through 24, inclusive, Block B, together with all of Lots 1 through 59, inclusive, Block C, together with all of Lots 1 through 24, inclusive, Block D, together with all of Lots 1 through 4, inclusive, Block E, together with all of Lot 1, Block F, together with all of Reserves "A", "B", "C", "D", and "E", and together with all of Eagles Landing, all three Eagles Landing Courts, Willow Point Court, Falcon, both Falcon Courts, Dellrose, both Dellrose Circles, 45th Street North, and Oliver Street, all as platted or dedicated in Eagles Landing at North Oliver, Wichita, Sedgwick County, Kansas.

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

Baughman Company, P.A.

MICHAEL G. COUREY REGISTERED LS-971 KANSAS LAND SURVEYOR

Michael G. Courey 12-13-2001
Michael G. Courey

Know all men by these presents that the undersigned, have caused the land in the surveyors certificate platted into Lots, Blocks, Streets, and Reserves to be known as "EAGLES LANDING AT NORTH OLIVER 2ND", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the installation 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. The drainage easements are hereby granted as indicated for drainage purposes. The drainage and pedestrian access easement is hereby granted as indicated for drainage purposes and for pedestrian access purposes to Reserve "E" and no fences or other obstructions shall be constructed or placed on or within this easement. The drainage, utility, and access easement is hereby granted as indicated for drainage purposes, for the construction and maintenance of all public utilities, and for pedestrian access purposes to or from Reserve "B" and no fences or other obstructions shall be constructed or placed on or within this easement. The streets are hereby dedicated to and for the use of the public. Reserves "A" and "D" are hereby reserved for entry monuments, landscaping, open space, streets, and utilities. Reserves "B" and "E" are hereby reserved for lakes, drainage purposes, landscaping, open space, berms and utilities as confined to easements. Reserves "C", "H", and "I" are hereby reserved for entry monuments, landscaping, berms, screening walls, and utilities. Reserves "D", "E", "F", "G", "H", and "I" shall be owned and maintained by a homeowners association for the addition. All abutters rights of access shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas. The permitted opening location as determined by the City Engineer of the City of Wichita, Kansas. Minimum Building Pad Elevations for the lowest opening to the structure shall be as indicated on the face of the plat.

Leewood Homes, Inc.

Joe H. Lee

State of Kansas) SS
Sedgwick County)

The foregoing instrument acknowledged before me, this 13TH day of DECEMBER, 2001, by Joe H. Lee, Leewood Homes, on behalf of the corporation.

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Appt. Expires 11-7-2005

Judith M. Terhune, Notary Public
JUDITH M. TERHUNE

My App't. Exp. 11-7-2005

This plat of "EAGLES LANDING AT NORTH OLIVER 2ND", Wichita, Sedgwick County, Kansas has been submitted and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this _____ day of _____, 2001.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, A
J. D. Michaelis

_____,
Marvin S. Krout

This plat approved and all dedications hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 200__.

At the direction of the City Council

_____, Ci
Chris Cherches

_____,
Pat Burnett

Reviewed in accordance with K.S.A. 58-2005 on this 4th day of January, 2002

Tricia L. Robello
Tricia L. Robello, L.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this ___ of _____, 200__.

_____, C
Don Brace

State of Kansas) SS
Sedgwick County)

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this ___ of _____, 2001 at ___ o'clock ___ M; and is duly

_____, Registe
Bill Meek

_____
Linda Kizzire

- = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
□ = #5 REBAR W/ "MKE-" CAP (FOUND)
△ = 1" IRON (FOUND)
○ = 1/2" IRON IN THIMBLE (FOUND)
⊗ = MAGNETIC NAIL W/ WASHER IN POST (FOUND)
⊙ = 3/4" IRON (FOUND)
X = CONCRETE NAIL (FOUND)
⊗ = #4 REBAR W/ "TYLS" CAP (FOUND)

(M') = MEASURE
(D) = DESCRIBE
(P) = PLATTED
(C) = CALCULA
(C-D) = CALCU DESC
C.A.C. = COMPU

0 100 200

SW COR., SE 1/4, NE 1/4, SEC. 26, TWP. 26-S, R-1-E

SE COR., SE 1/4, NE 1/4, SEC. 26, TWP. 26-S, R-1-E

EAGLES L