

39TH STREET NORTH COURT: SERVING LOTS 1 THROUGH 11 INCLUSIVE, BLOCK 1

472-76-245-81925-000-000-001

SEPTEMBER 1989
INDEX NO. 760161

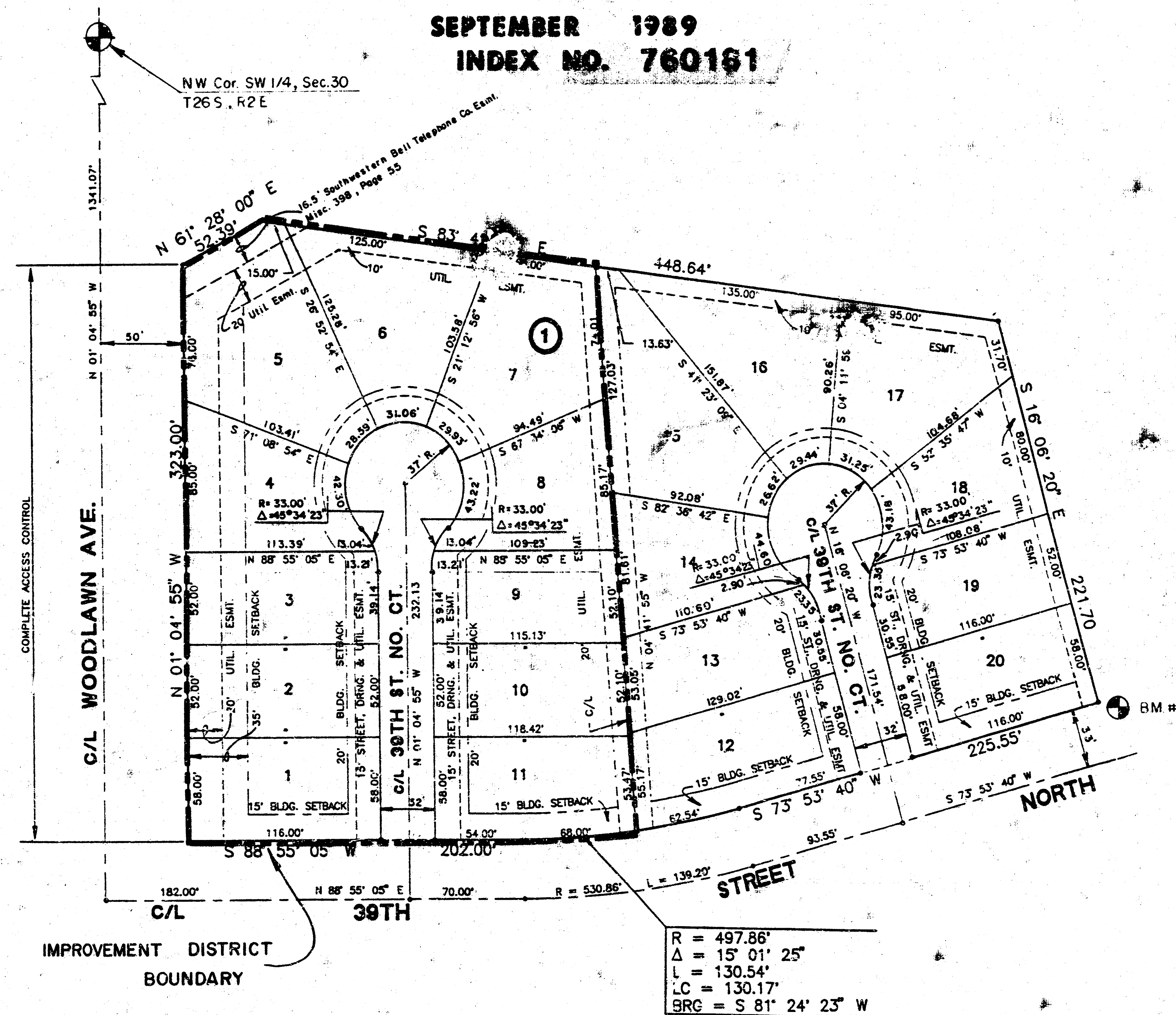
1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR SHALL BE REQUIRED TO RE-ESTABLISH ANY PROPERTY IRONS WHICH ARE DAMAGED OR DESTROYED BY HIS CONSTRUCTION OPERATIONS. SUCH IRONS SHALL BE RE-ESTABLISHED BY A LICENSED LAND SURVEYOR OR A LICENSED PROFESSIONAL ENGINEER IN ACCORDANCE WITH STATE LAWS.
2. TRANSITION CURB FROM FULL HEIGHT COMBINATION CURB AND GUTTER TO ROLL TYPE COMBINATION CURB AND GUTTER IS TO BE PAID AS BID FOR LINEAL FEET COMBINED CURB AND GUTTER (3 5/8" ROLL).
3. ALL CONCRETE SHALL BE STANDARD PAVING MIX UNLESS OTHERWISE NOTED.
4. 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 NOT FROM THE RECORDS OF THE ENGINEERING COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.
5. CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF TWO (2) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:

THE CONTRACTOR MUST NOTIFY THE FOLLOWING IN CASE OF EMERGENCY:

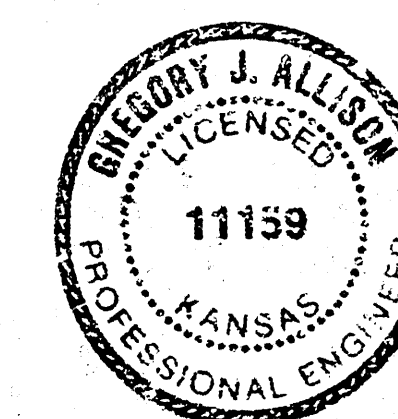
ARKLA GAS COMPANY	942-8350	or 263-8161
BELL TELEPHONE COMPANY	1-316-571-2611	
CABLEVISION	262-4270	or 263-2061
KPL GAS SERVICE		263-7511
KANSAS GAS & ELECTRIC		264-1141
CITY OF WICHITA WATER DEPARTMENT		268-4908
CITY OF WICHITA SEWER DEPARTMENT		268-4071
CONFIDENTIAL PETROLEUM PIPELINE		1-800-767-2367

6. 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 UNDESIRABLE APPEARANCE WILL NOT BE APPROVED.
7. THIS PROJECT INCLUDES A CERTAIN AMOUNT OF ROLL TYPE CURB CONSTRUCTION. ROLL CURBS SHALL BE DERESSED THROUGH ALL DRIVEWAY OPENINGS WHEN SUCH DRIVES ARE CONSTRUCTED AS A PART OF THE PROJECT. NO MORE THAN TWENTY (20) FEET OF DRIVEWAY OR DRIVEWAY CONSTRUCTIONS THEREOF ARE TO BE CONSTRUCTED WITH THIS PROJECT.

"□" Cut on N.W. Cor. of R.C.B. on 39TH ST. NO.
at S.E. Cor. of Northbrook Meadow
Elev. = 183.45 City Datum



SCALE: 1" = 50'



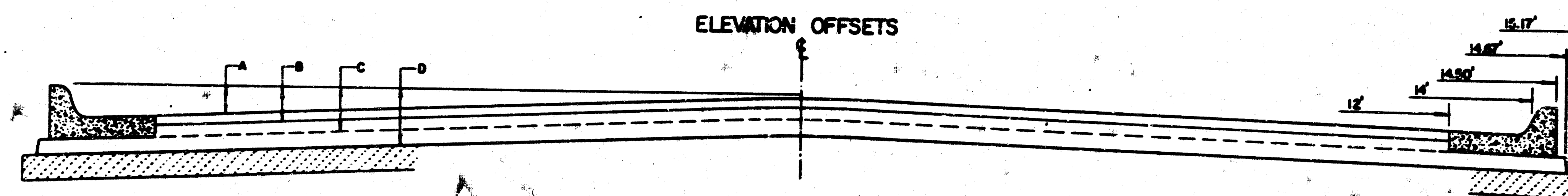
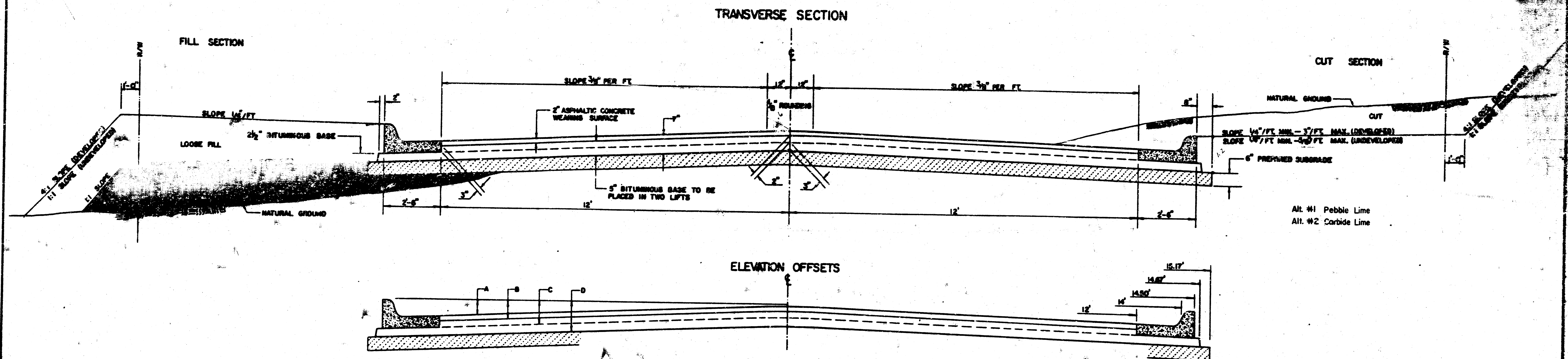
NORTHBROOK MEADOW PAYING PLANS

MID-KANSAS ENGINEERING CONSULTANTS PA
3500 NORTH ROCK ROAD
BUILDING #800
WICHITA, KANSAS 67226

KEC Proj. # 89-17-113 E

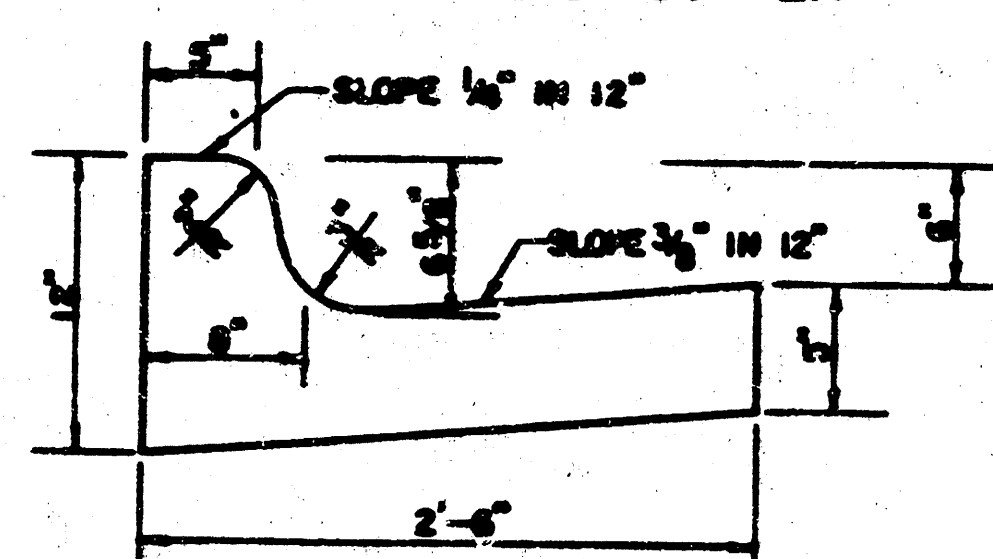
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TYPICAL 29' PAVEMENT DETAILS

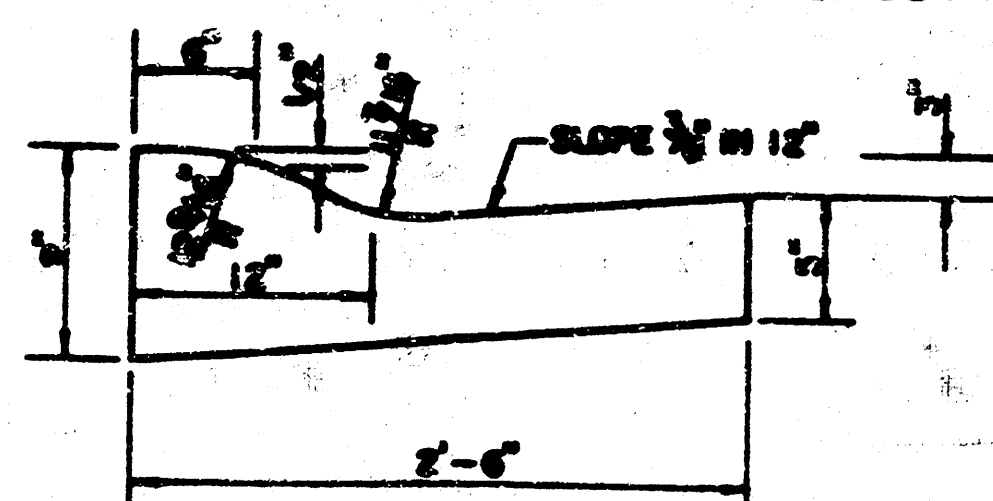


	DISTANCE FROM CENTERLINE (L & R)												
	0'	2'	4'	6'	7'	8'	10'	12'	14'	14.5'	14.87'	15.17'	
A: TOP OF CURBS TO TOP OF SURFACE LIFT	0.13	0.15	0.24	0.30	0.33	0.36	0.43	0.49	—	—	—	—	
B: TOP OF CURBS TO TOP OF UPPER BASE LIFT	0.30	0.32	0.41	0.47	0.50	0.53	0.60	0.66	—	—	—	—	
C: TOP OF CURBS TO TOP OF LOWER BASE LIFT	0.47	0.52	0.60	0.68	0.71	0.75	0.83	0.90	0.98	1.00	1.01	—	
D: TOP OF CURBS TO TOP OF SUBGRADE	0.72	0.77	0.84	0.91	0.94	0.98	1.05	1.12	1.19	1.21	1.21	1.23	

COMBINED CURB & GUTTER



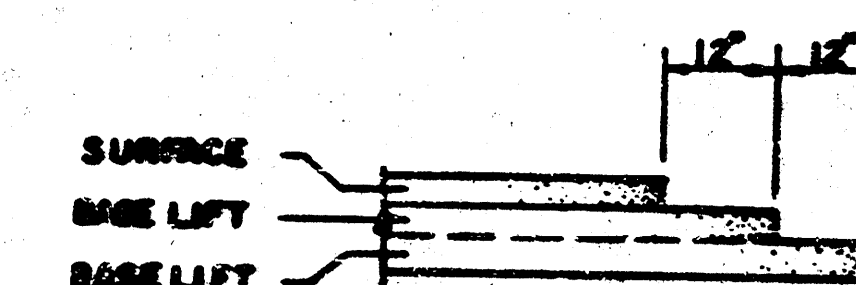
ROLL TYPE COMBINED CURB & GUTTER



GENERAL NOTES

- 1) THE ASPHALTIC CONCRETE FINISHING BETWEEN THE COMBINED CURB AND GUTTER SHALL BE PAID AS SEPARATE YARDS OF 7" ASPHALTIC CONCRETE (5" BITUMINOUS BASE).
- 2) THE BITUMINOUS BASE UNDER AND BEHIND THE COMBINED CURB AND GUTTER SHALL BE PAID AS SEPARATE YARDS OF 5" BITUMINOUS BASE.
- 3) A TACK COAT OF GRADESIFIED ASPHALT (50-100 OR 100-150) SHALL BE APPLIED AT AN APPROXIMATE RATE OF 0.05 GALLONS PER SQUARE YARD BETWEEN EACH LIFT OF ASPHALTIC MATERIAL.
- 4) BITUMINOUS BASE AND ASPHALTIC CONCRETE WEARING SURFACE SHALL BE PLACED WITH A LAVERON HIGHWAY MIXING AUTOMATIC CONTROLS FOR LINE AND GRADE.
- 5) CONSTRUCTION JOINTS IN EACH LIFT SHALL BE STAGGERED A MINIMUM DISTANCE OF ONE (1) FOOT FROM JOINTS IN PRECEDING LIFTS AND PLACED SO THAT A JOINT WILL BE CONSTRUCTED ON THE CENTERLINE OF THE TOP LIFT.
- 6) CONTRACTOR TO BID ONLY ONE SUBGRADE TREADER'S ALTERNATE WHEN ALTERNATES ARE PROVIDED IN THE PROPOSAL AND CONTRACT. THE ALTERNATE CHOSEN BY THE SUCCESSFUL BIDDER SHALL BE USED IN CONSTRUCTING THIS PROJECT.

TRANSVERSE CONSTRUCTION JOINTS

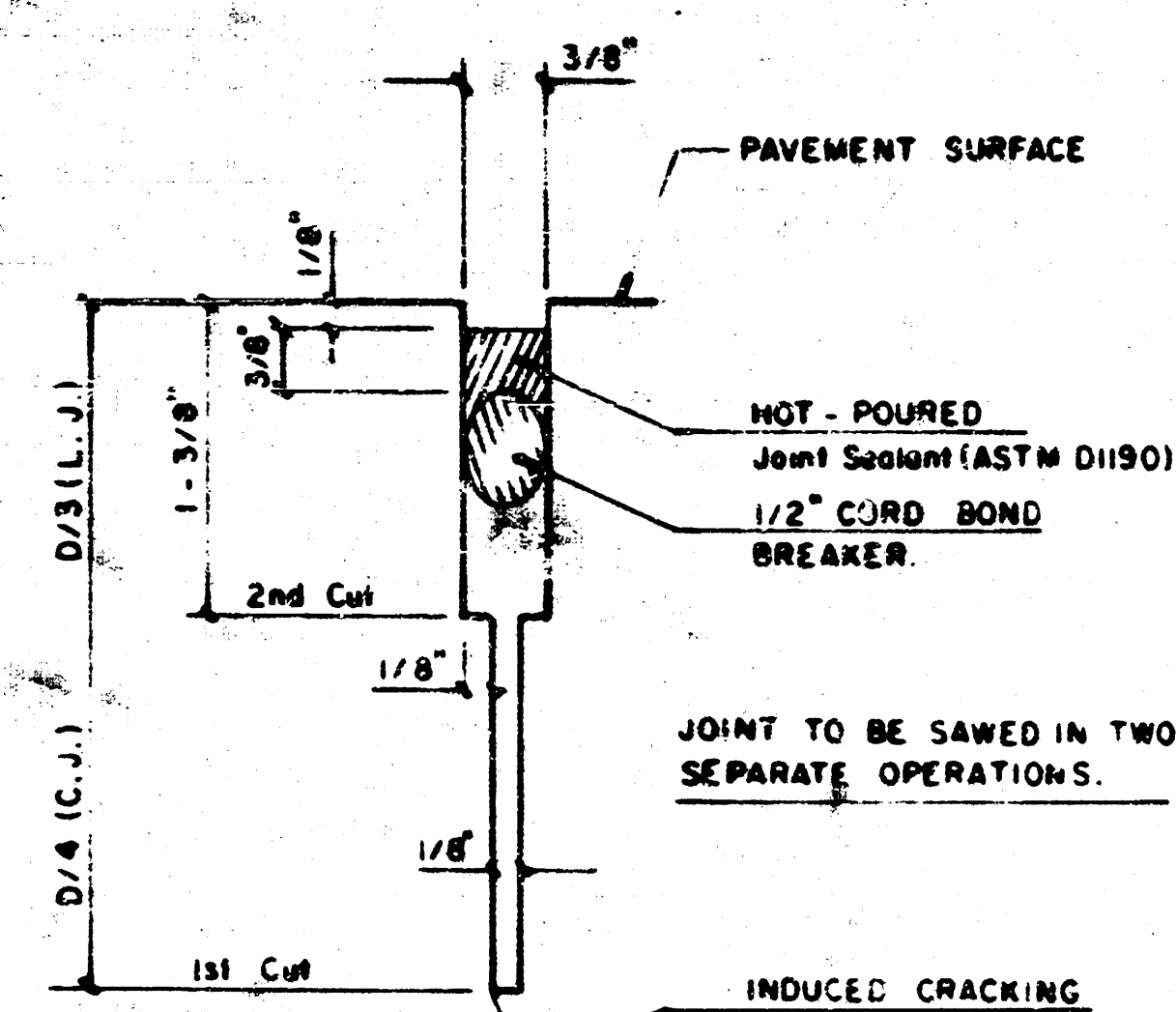


TRANSVERSE CONSTRUCTION JOINTS SHALL BE CONSTRUCTED IN FLEXIBLE BASE PAVEMENTS AT LOCATIONS WHERE PAVEMENT JOINTS EXISTING FLEXIBLE BASE PAVEMENT AS SHOWN BY THE DETAIL. ALL COSTS ASSOCIATED WITH THE CONSTRUCTION OF THE TRANSVERSE JOINT SHALL BE INCLUDED IN THE BID PRICE FOR SQUARE YARD 7" ASPHALTIC CONCRETE (5" BITUMINOUS BASE).

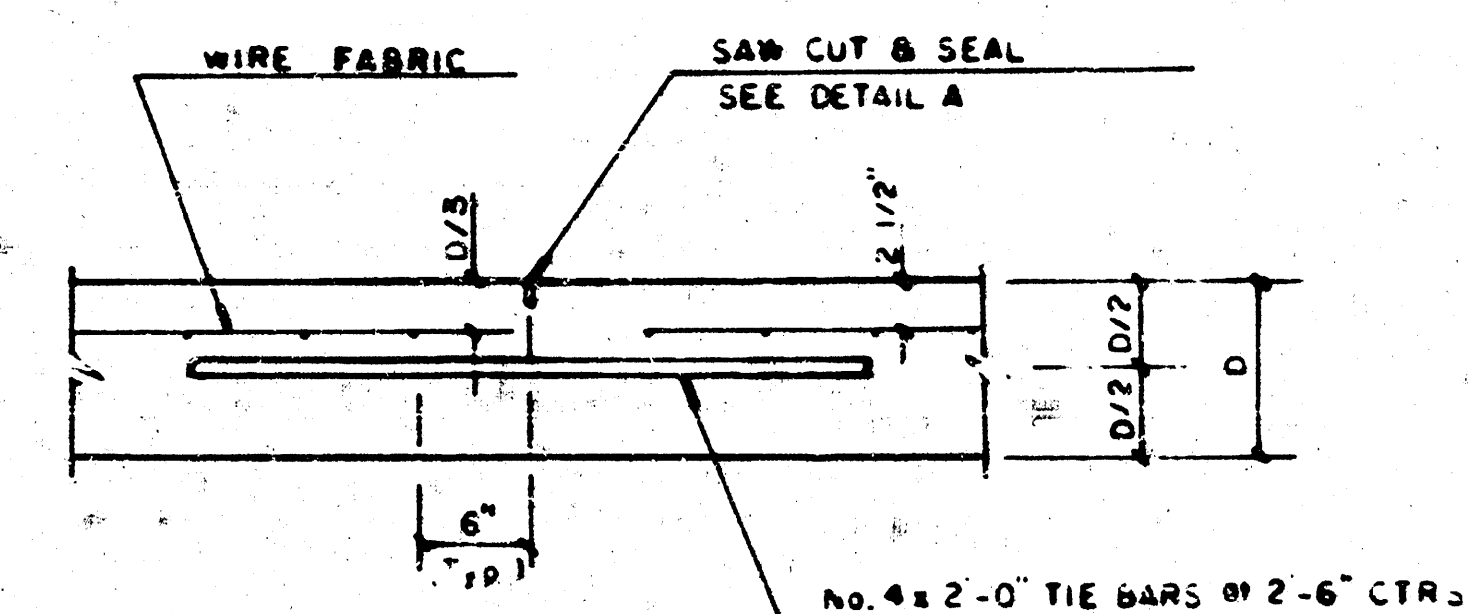
7 INCH RESIDENTIAL ASPHALTIC CONCRETE
PAVEMENT WITH 5 INCH BITUMINOUS BASE
CITY OF WICHITA, KANSAS

27

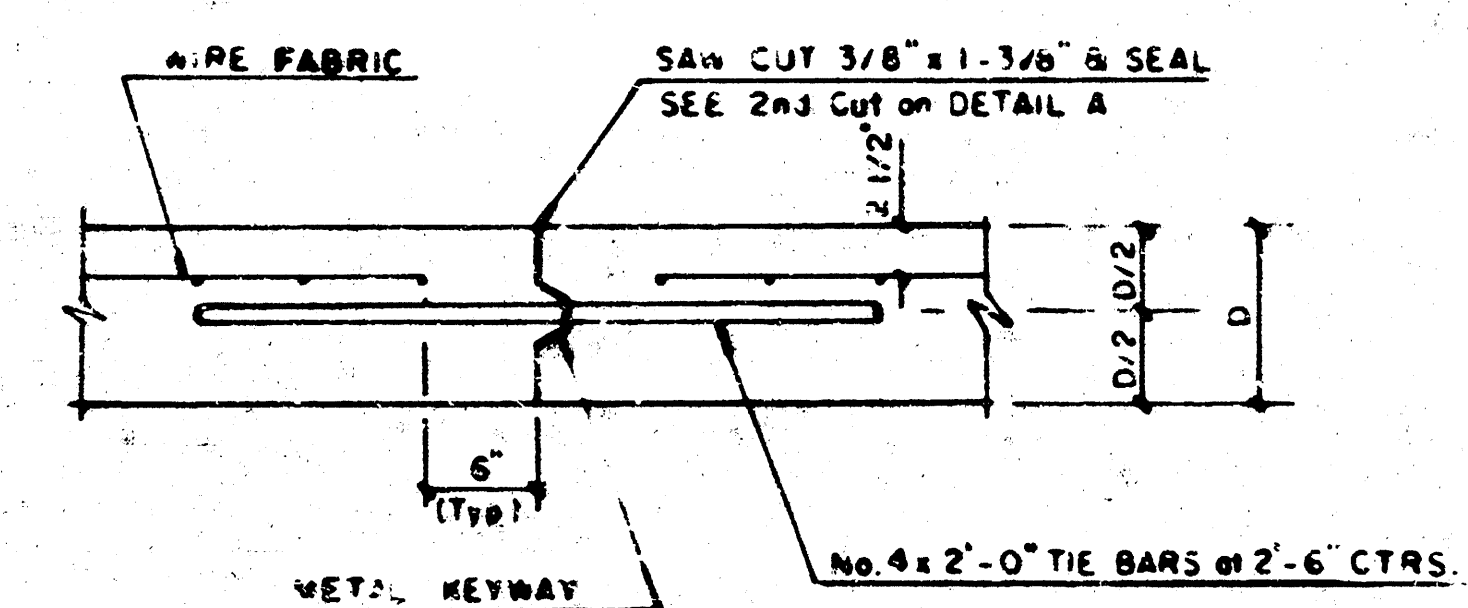
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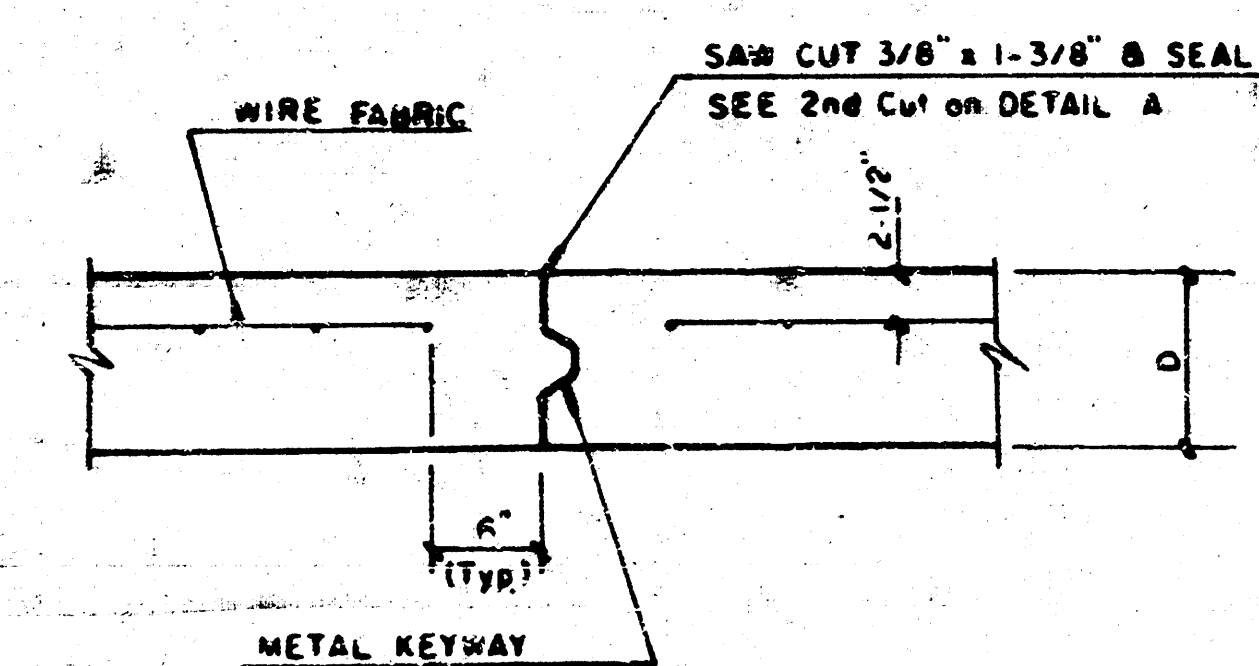
DETAIL A



LONGITUDINAL JOINT DETAIL (L.J.)

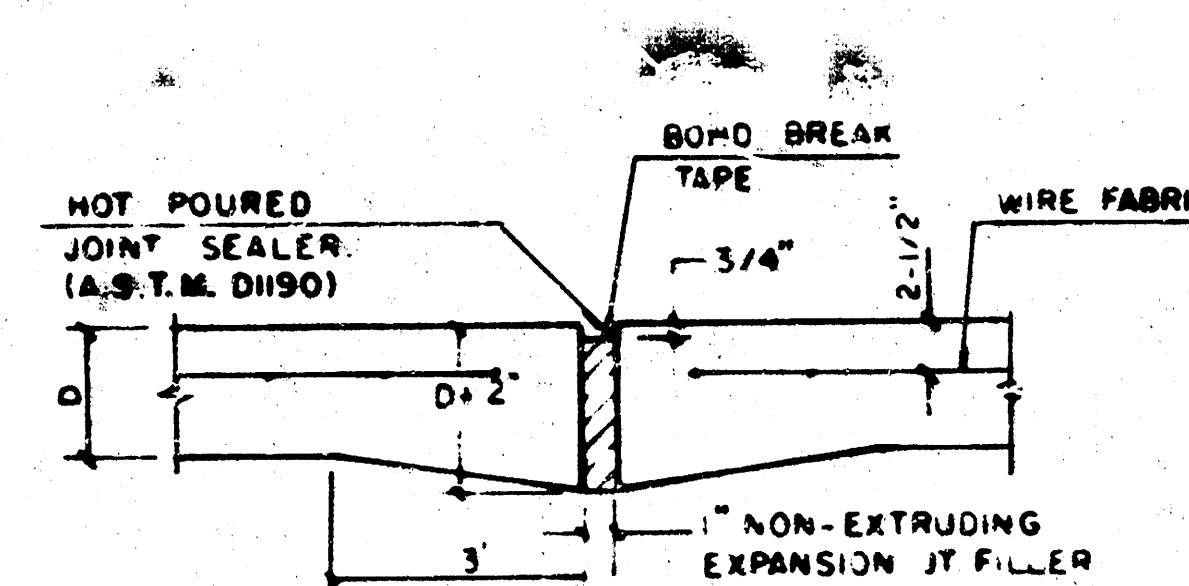


OPTIONAL LONGITUDINAL CONSTRUCTION JOINT (L.J.)
(Alternate L.J.)



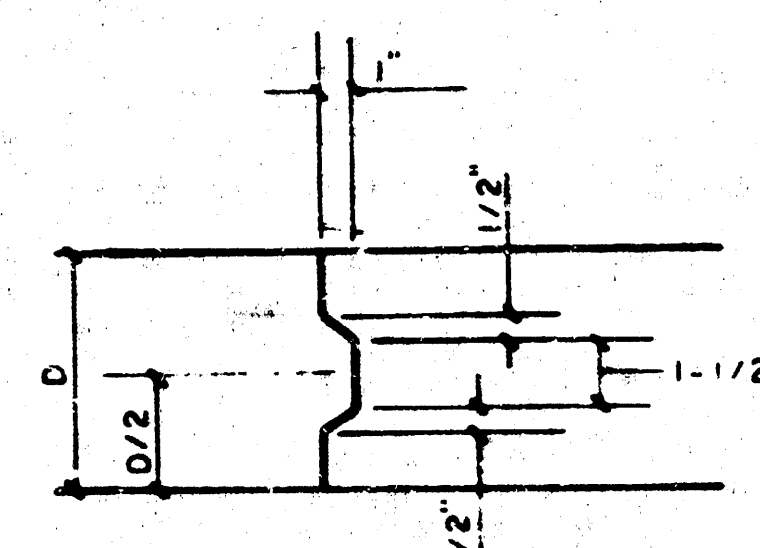
OPTIONAL CONTRACTION CONSTRUCTION JOINT (C.J.)
(Alternate C.J.)

NOTE: ALL CONCRETE VALLEY GUTTER REINFORCEMENT SHALL BE ADEQUATELY SUPPORTED BY BAR CHAIRS IN THE REQUIRED POSITION UNLESS APPROVED OTHERWISE BY THE ENGINEER.

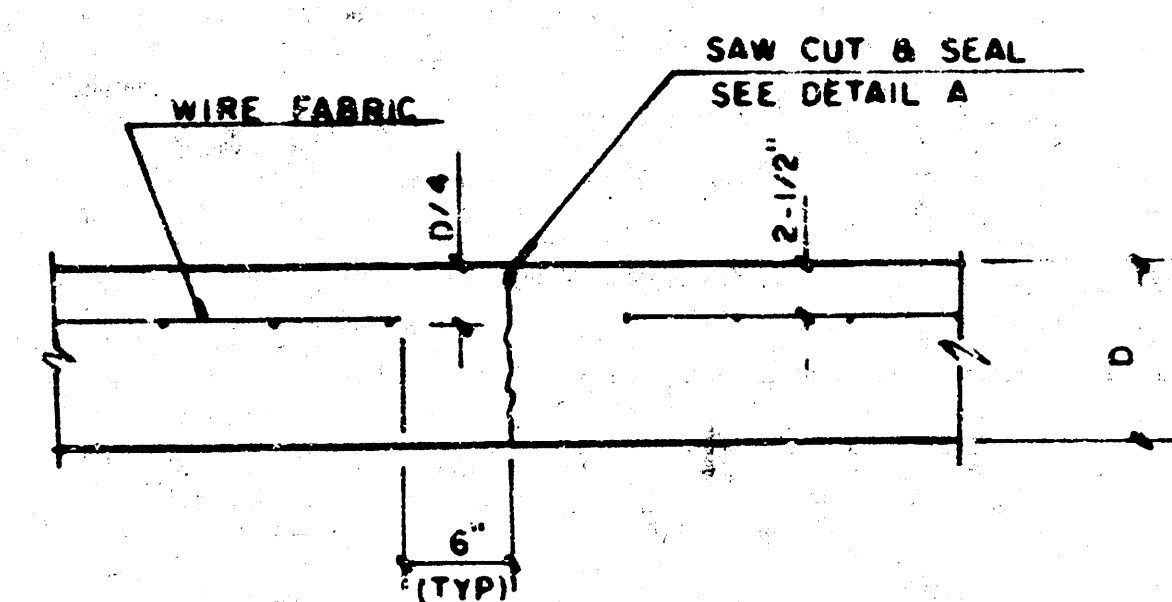


EXPANSION JOINT

NOTE: EXTRA THICKNESS TO BE SUBSIDIARY TO PRICE OF 50 YDS PAVEMENT.



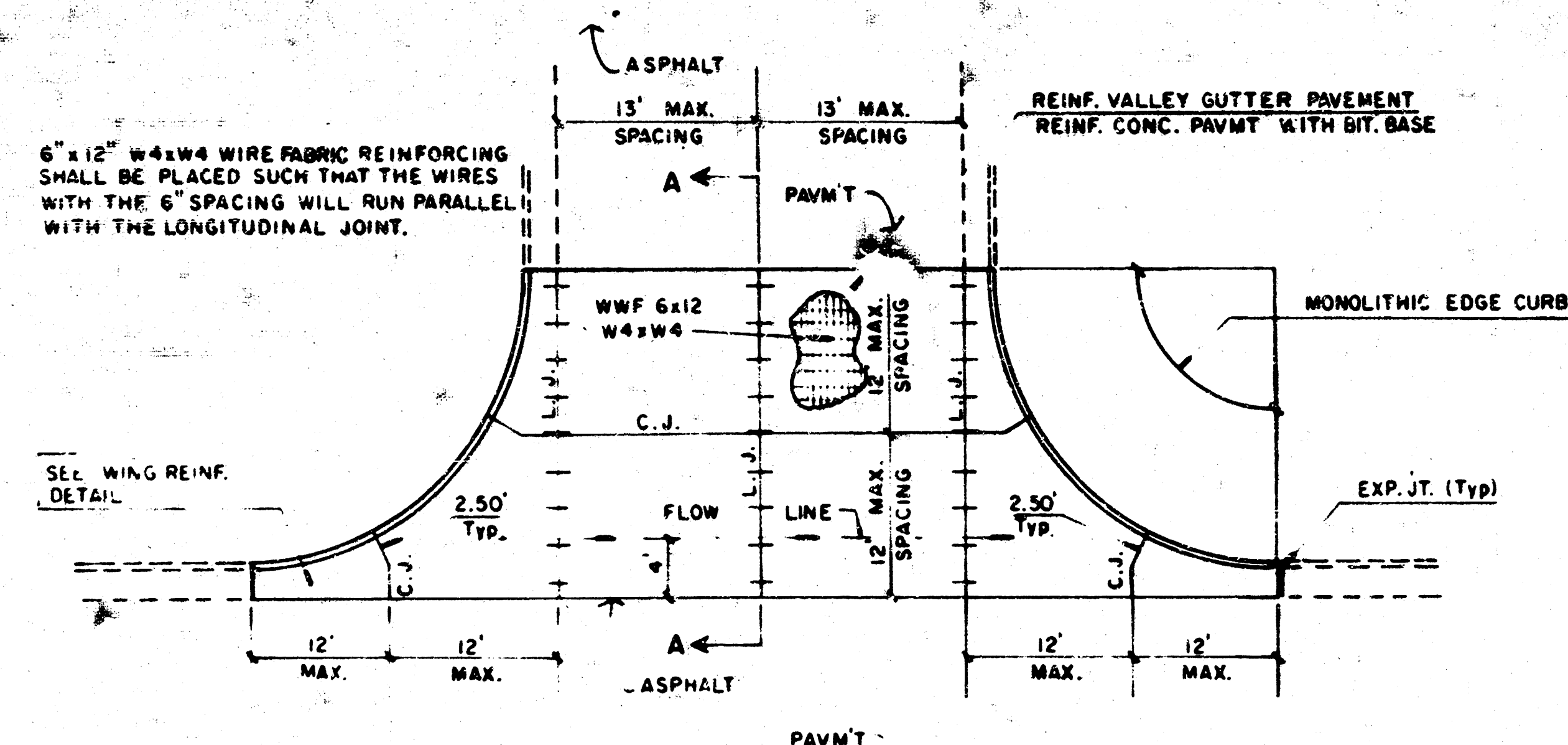
KEYWAY DETAIL



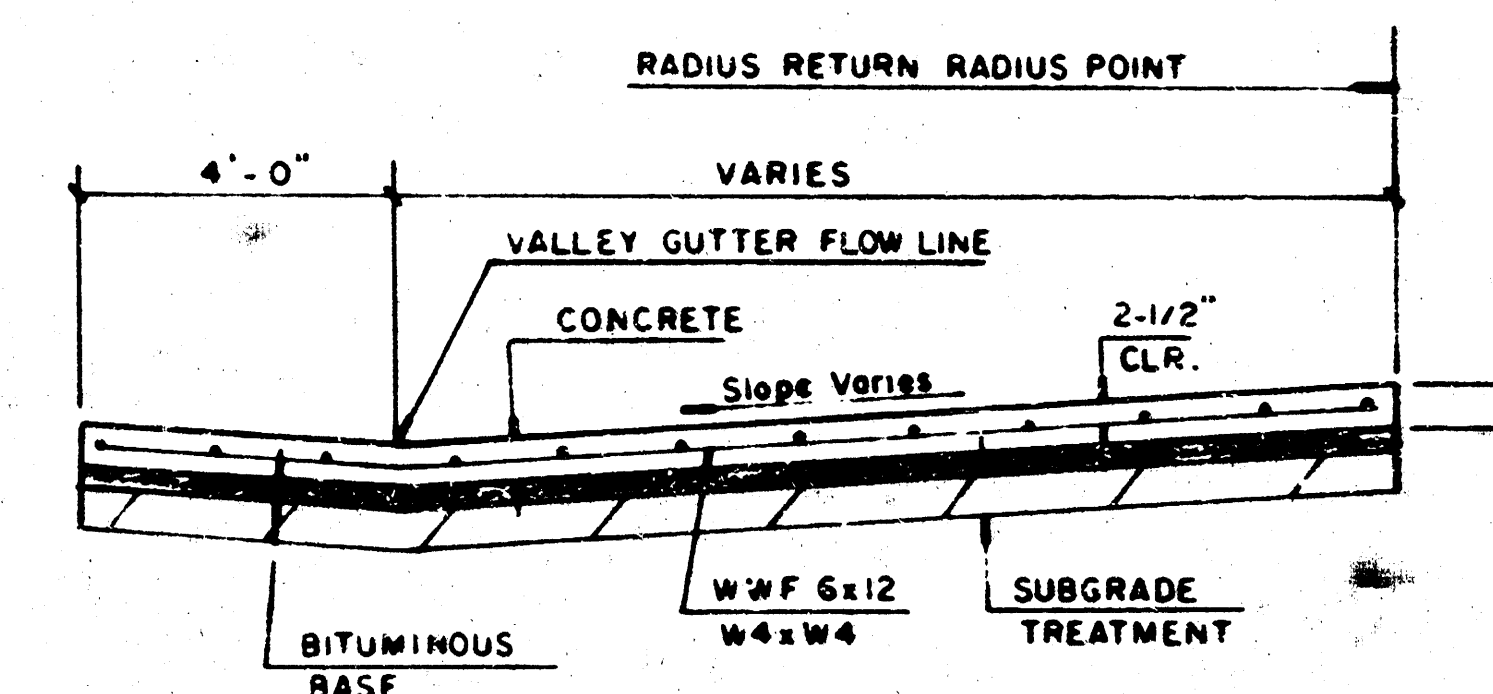
CONTRACTION JOINT DETAIL (C.J.)

LEGEND

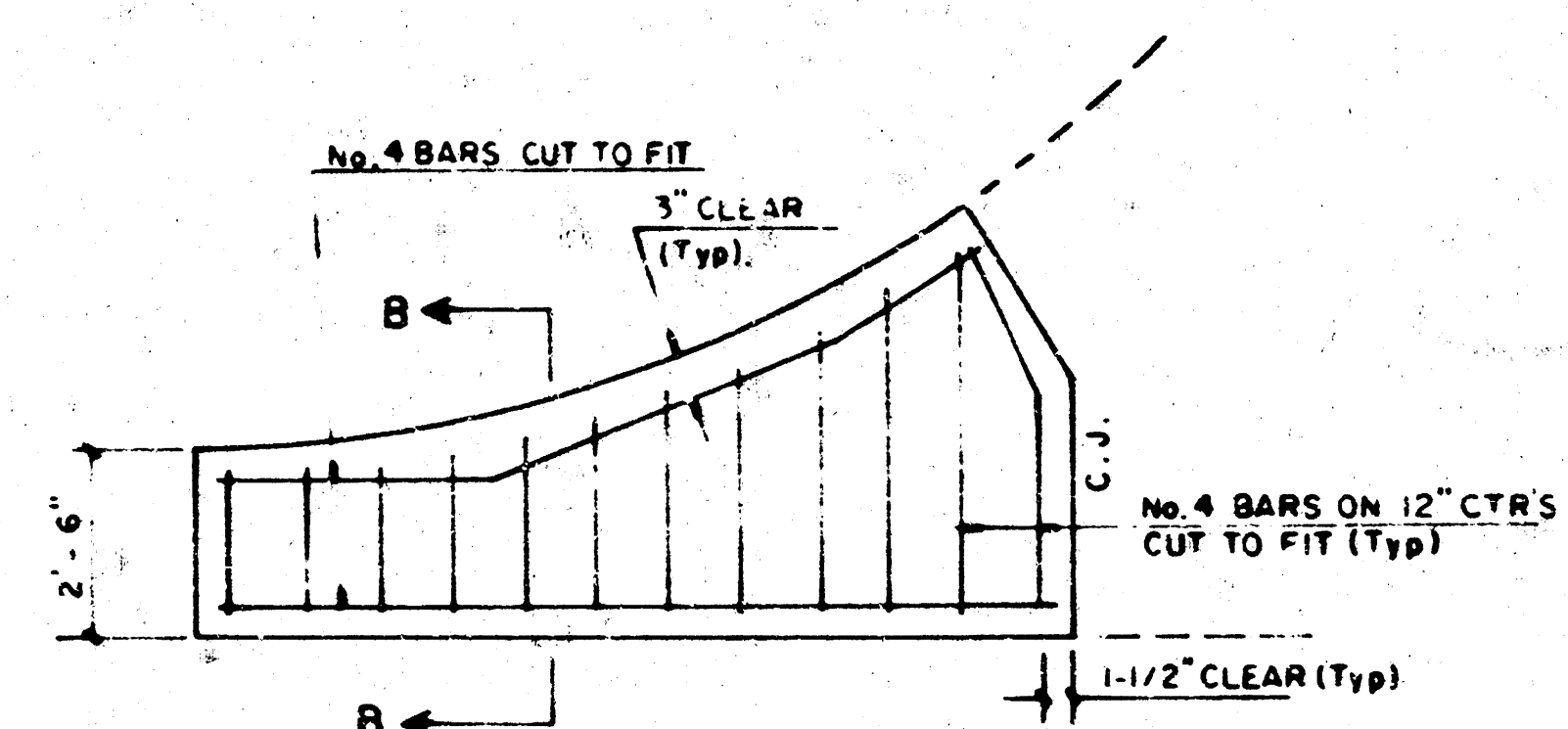
C.J. IDENTIFIES CONTRACTION JOINT
L.J. IDENTIFIES LONGITUDINAL JOINT



PLAN
REINFORCED VALLEY GUTTER

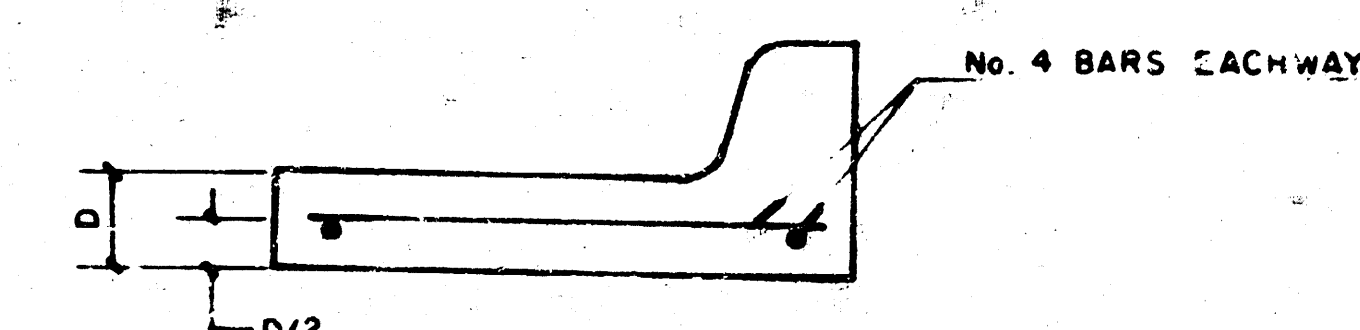


SECTION A-A



WING REINFORCING DETAIL

NOTE: OMIT WIRE FABRIC REINFORCING IN THIS SECTION.



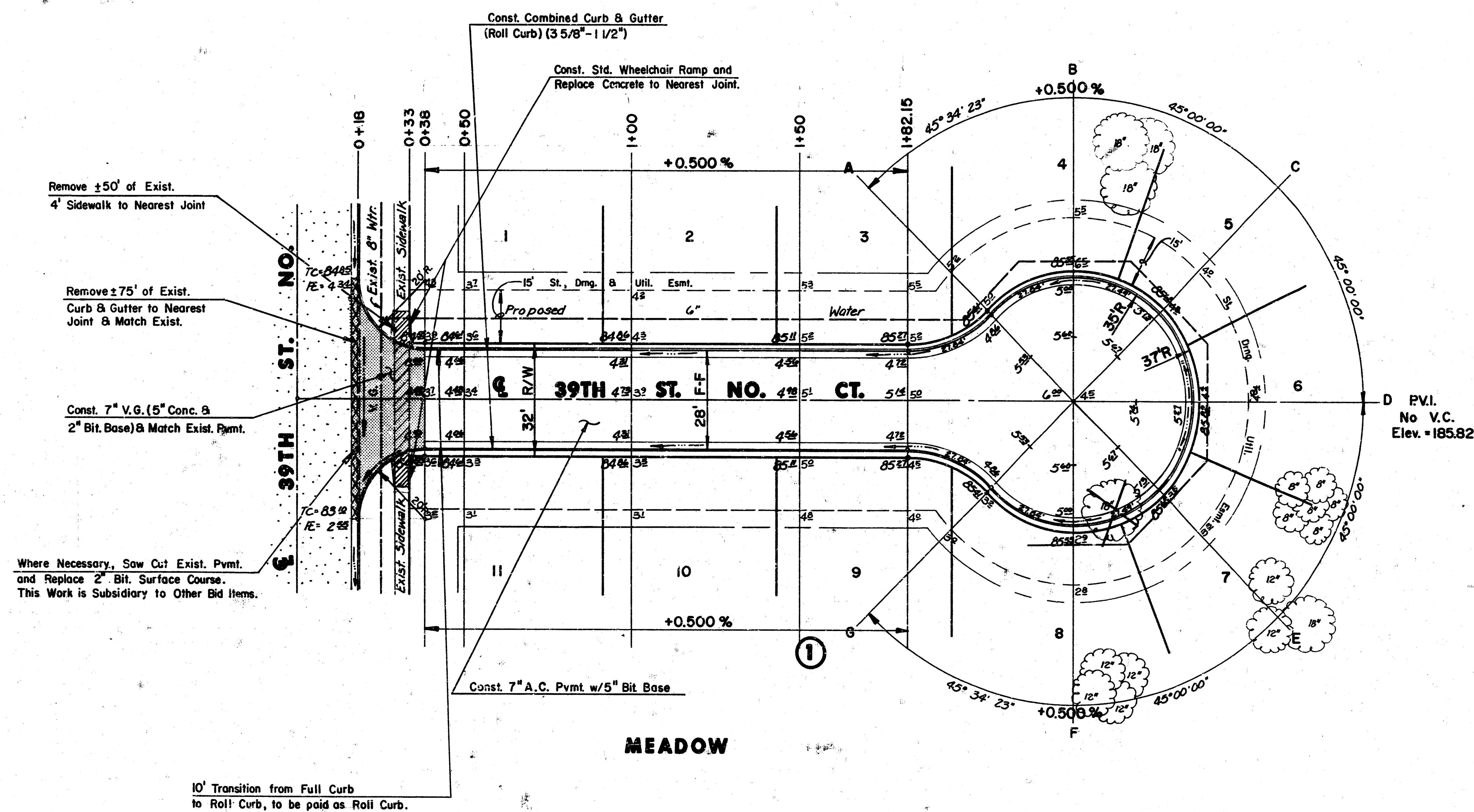
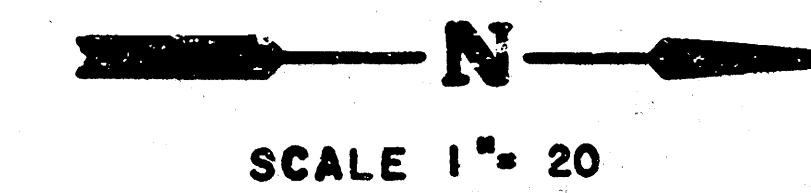
SECTION B-B

PROJECT DESCRIPTION
**VALLEY GUTTER
DETAILS**
PROJECT NUMBER

3/7

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NORTH BROOK



NOTE:
TOP OF CURB ELEVATIONS SHOWN ARE FOR FULL CURB, CONSTRUCT COMBINED CURB & GUTTER (ROLL TYPE.)

INTERSECTION QUANTITIES	
___	S.Y. 7" A.C. Pmnt. w/ 5" Bit. Base
100	S.Y. 7" Reinf. Conc. Valley Gutter w/ 2" Bit. Base
___	L.F. Combined Curb and Gutter - Roll (3 5/8")
63	L.F. Monolithic Edge Curb and Gutter - Roll (3 5/8")
108	S.Y. Subgrade Stabilization (Manipulation)
4.7	S.Y. 2" Bit. Base

Earthwork		
Cut (C.Y.)	Comp. Fill (C.Y.)	Borrow (C.Y.)
155.0	66.0	321.00

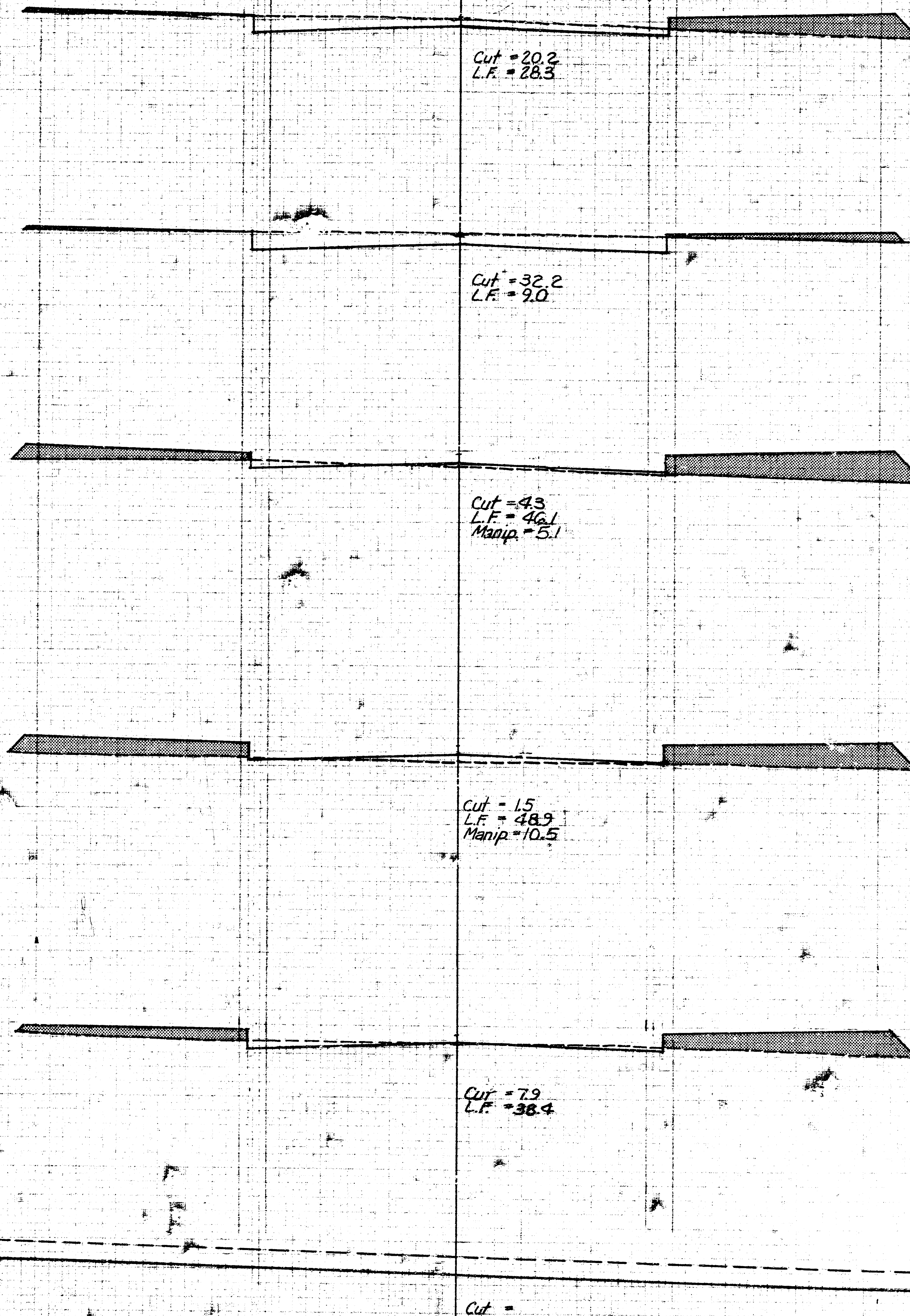
Water Valve Boxes			
Station	Offset	Exist. Elev.	Prop. Elev.
0+25	25' Lt.	—	185.0
2+10	40' Rt.	—	185.8

	CITY OF WICHITA	Design: G.A.
	39 TH ST. NO. CT	Drawn by: KKL
	PROJECT NO. 472-76245-81925-000-000000	Checked by:
	MID-KANSAS ENGINEERING CONSULTANTS P.A. 3500 NORTH ROCK ROAD BUILDING # 800 WICHITA, KANSAS 67226	Date:
		Job No.:
		Sheet: 4
		of 7

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NORTHBROOK MEADOW PHASE II
PAVING CROSS SECTIONS
PROJ. NO. 472-76-245-81925-000-000-001

190
185
180
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185
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185
180
190
185
180



32.15

Cut = 31.2
L.F. = 22.2
C.F. = 0.0
Manip. = 0.0

Sta. 1+15

50.00

Cut = 33.8
L.F. = 51.0
C.F. = 0.0
Manip. = 4.7

Sta. 1+50.00

50.00

Cut = 5.4
L.F. = 88.0
C.F. = 0.0
Manip. = 14.4

Sta. 1+00.00

12.00

Cut = 2.1
L.F. = 134
C.F. = 0.0
Manip. = 2.3

Sta. 0+50.00

20.00

Cut = 33.1
L.F. = 14.2
C.F. = 0.0
Manip. = 0.0

Sta. 0+38.00

Sta. 0+18.00

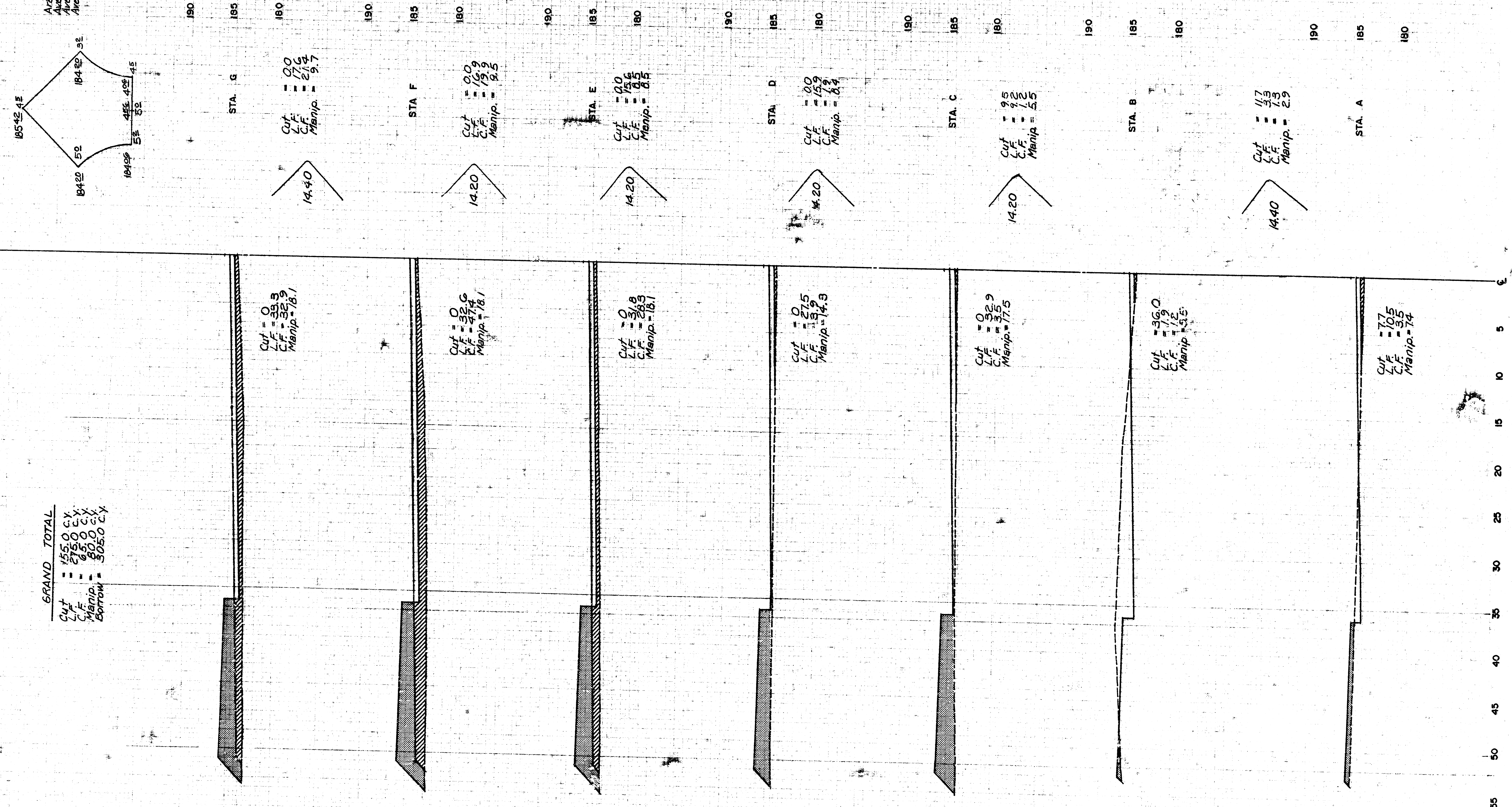
Sta. 0+18.00 to Sta. 1+82.15
MKEC Proj. # 89-17-115-E

5/7

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GRAND TOTAL
Cut = 155.0 C.Y.
L.F. = 2750 C.Y.
Manip. = 65.0 C.Y.
Bottom = 305.0 C.Y.

Area = 1540.0 Sq. Ft.
Aver. Depth (C.F.) = 2.54 Ft.
Aver. Depth (Manip.) = 2.54 Ft.
Aver. Depth (Cut) = 50.54 Ft.

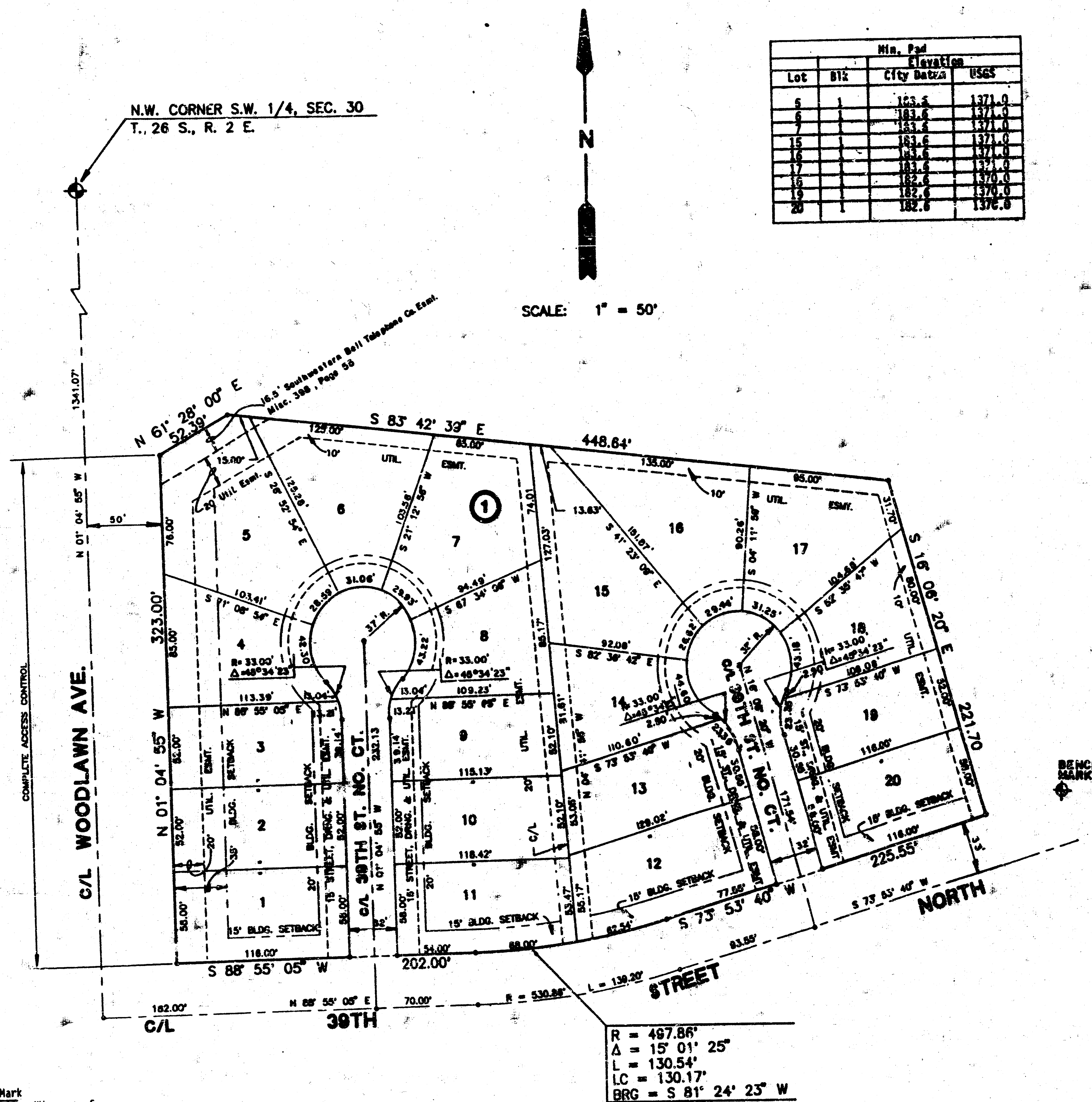


PC 1-4

FINAL PLAT OF NORTHBROOK MEADOW

AN ADDITION TO WICHITA SEDGWICK COUNTY KANSAS

Lot	D12	City Data	USGS
1		123.5	1371.0
2		123.5	1371.0
3		123.5	1371.0
4		123.5	1371.0
5		123.5	1371.0
6		123.5	1371.0
7		123.5	1371.0
8		123.5	1371.0
9		123.5	1371.0
10		123.5	1371.0
11		123.5	1371.0
12		123.5	1371.0
13		123.5	1371.0
14		123.5	1371.0
15		123.5	1371.0
16		123.5	1371.0
17		123.5	1371.0
18		123.5	1371.0
19		123.5	1371.0
20		123.5	1371.0



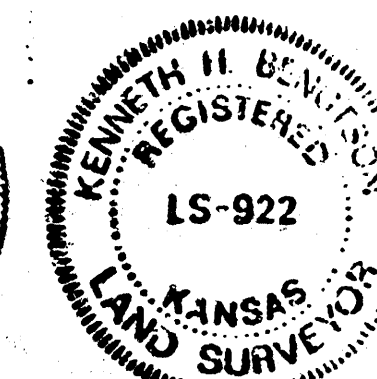
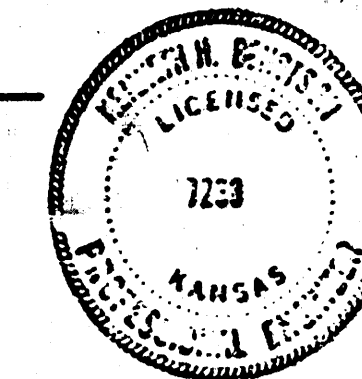
I, Kenneth H. Bengtson, a Civil Engineer and Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "NORTHBROOK MEADOW" an addition to Wichita, Sedgwick County, Kansas, platted into lots, a block, and streets, the same being accurately set forth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

A replat of Lot 1, Block 1, NORTHBROOK ADDITION, an addition to Wichita, Sedgwick County, Kansas.

All lots, blocks, streets, easements and building setbacks located within the above described property are being 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 13 day of March, 1989.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E., N.L.S. #922
Mid-Kansas Engineering Consultants, P.A.
3500 W. Rock Road, Building #800
Wichita, KS 67226



Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineers and Land Surveyors Certificate have caused the same to be surveyed and platted into lots, a block and streets the same to be known as NORTHBROOK MEADOW, an 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, drainage; and streets are hereby granted. All abutters rights of access over and across the west line of Lots 1 through 5 inclusive, Block 1 are hereby granted to the City of Wichita. Minimum pad elevations are as indicated on the face of the plat.

PORTER AND PLUMER HOMES
a Kansas General Partnership
J.M. Porter Enterprises, Inc.,
Partner

Plumer Construction, Inc.,
Partner

By: Mario E. Porter Mario E. Porter, President
By: Keith E. Plumer Keith E. Plumer, President

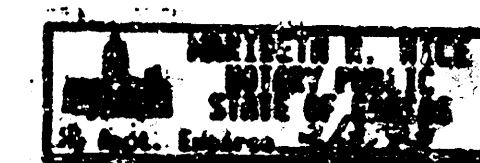
Being all the partners of said partnership

STATE OF KANSAS
SEDGWICK COUNTY

Be it remembered that on this 13 day of March, 1989, before me a Notary Public in and for said State and County, came Keith E. Plumer, President of Plumer Construction, Inc., Partner, and Mario E. Porter, President of J. M. Porter Enterprises, Inc., Partner, being all of the partners of Porter and Plumer Homes, a partnership, on behalf of the partnership and on behalf of the corporations, 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 testimony whereof, I have hereunto set my hand and affixed my notarial seal the day and year above written.

Maribeth R. Rice Notary Public

My Appointment Expires: 2/3/93



This plat of "NORTHBROOK MEADOW" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 2nd day of March, 1989.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

Sue L. Crockett Chairman
Sue L. Crockett

Marvin S. Kroat Secretary
Marvin S. Kroat



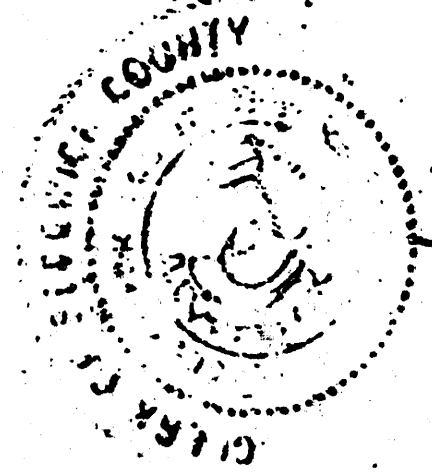
This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 27th day of March, 1989.

Sheldon Kamen Mayor
Sheldon Kamen

John Mott City Clerk
John Mott

Entered on transfer record this 3 day of April, 1989.

Don Wright County Clerk
Don Wright



STATE OF KANSAS
SEDGWICK COUNTY

This is to certify that this instrument was filed for record in the Register of Deeds office this 3rd day of April, 1989.

Pat Kettler Register of Deeds
Pat Kettler

Ed Resa Deputy
Ed Resa

PC 1-4

MREC Proj. # 09-17-113 E

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