SANITARY SEWER PLANS

PRAIRIE WOODS ADDITION
PHASE III

LATERAL 347, S.W.I.
PROJECT NO. 468 82464

CITY OF WICHITA, KANSAS

MICHAEL E. LINDEBAK, CITY ENGINEER

INDEX CODE 743551

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/OR 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	1-800-734-7630
CABLEVISION	262-0661
K.G.&E. (GAS & ELECTRIC)	383-8600
CITY OF WICHITA WATER & SEWER MAINTENANCE	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 DIPOSAL 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. COST OF EXCAVATION, HAULING, AND DUMPING OF EXCESS EXCAVATION SHALL BE SUBSIDIARY TO THE PROJECT.

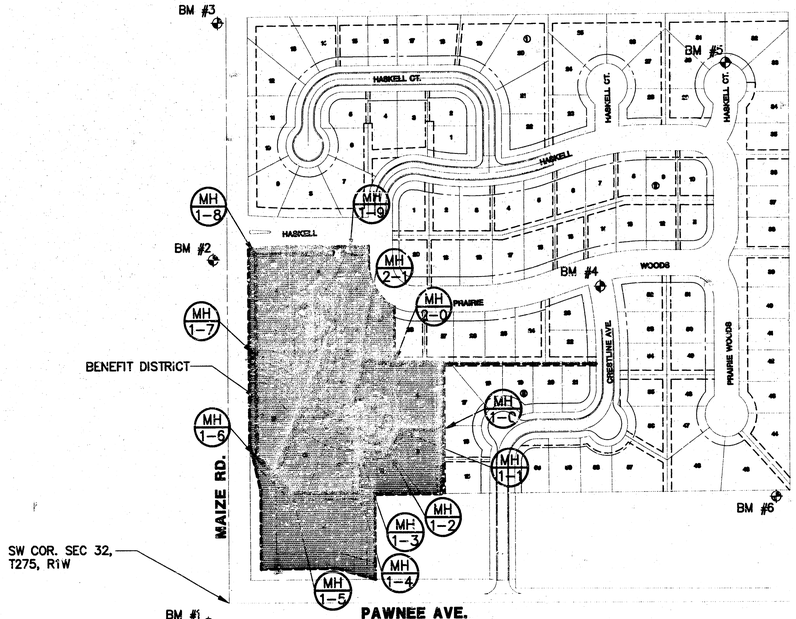
6. A PORTION OF EXCESS EXCAVATED MATERIAL SHALL BE MOUNDED AROUND MANHOLES WHICH EXTEND MORE THAN ONE (1) FOOT ABOVE THE EXISTING GROUND. SUCH MOUNDS SHALL BE CONSTRUCTED WITH A SIX (6) FOOT DIAMETER FLAT TOP WITH 4 TO 1 SIDE SLOPES DOWN TO THE ORIGINAL GROUND. THE ELEVATION OF THE FLAT TOP OF THE MOUND SHALL BE 0.4 FOOT BELOW THE TOP OF THE MANHOLE.

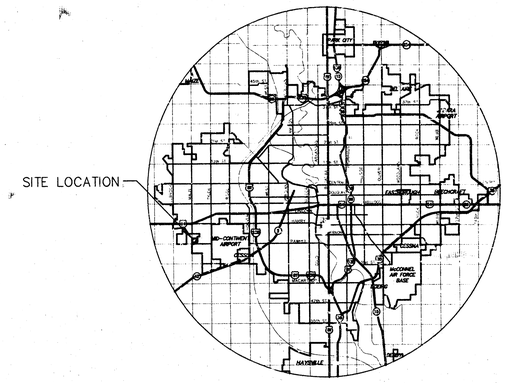
7. ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.

8. PRIOR TO LAYING SEWER LINES USING EXISTING STUBS IN EXISTING MANHOLES, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION, GRADE AND ALIGNMENT OF EXISTING STUBS AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLAN. WHERE CONNECTION TO AN EXISTING MANHOLE THAT DOES NOT HAVE AN EXISTING STUB OR THE STUB IS UNUSABLE DUE TO ELEVATION GRADE OR ALIGNMENT, THE CONTRACTOR SHALL RESHAPE THE EXISTING MANHOLE INVERT TO PROVIDE SMOOTH FLOW. THE COST OF RESHAPING EXISTING MANHOLE INVERTS IS INCIDENTAL TO THE PROJECT.

9. 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. COST OF REMOVAL AND PROTECTION SHALL BE SUBSIDIARY TO SITE CLEARING RESTORATION.

10. ALL DISTURBED AREAS TO BE SEEDED WITH RYE GRASS AT A RATE OF 200LBS./ ACRE WITHIN 10 DAYS OF CONSTRUCTION. COST SHALL BE SUBSIDIARY TO SITE CLEARING AND RESTORATION.





LOCATION MAP

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2-3	DETAILS
4	LINE 1
5	LINE 1 & 2
6	FINAL PLAT

BENCHMARK

BM #1 C.O.W. BM DISK 44'S & 50'W OF THE INTERSECTION OF MAIZE AND PAWNEE
ELEV. = 135.12

BM #2 TOP OF STEEL "T" POST 5' FROM P SW COR. HASKELL ROAD
ELEV. = 137.87

BM #3 "□" CUT ON WEST SIDE OF MAIZE ROAD ON SOUTH R.C.P.
ELEV. = 138.93

BM #4 TOP OF STEEL "T" POST 5'S. & 5'W. OF SW COR. OF PRAIRIE WOODS & CRESTLINE
ELEV. = 125.69

BM #5 TOP OF STEEL "T" POST 5' N. OF PROP. COR., N. POINT OF HASKELL CT. (EAST)
ELEV. = 125.69

BM #6 STEP SPIKE IN 6" HACKBERRY TREE 26' W. OF SE. COR OF PLAT
ELEV. = 128.22

BM #7 "□" CUT ON TOP CURB 15' S.& 4' W. OF FIRE HYDT. SE. COR PAWNEE & YELLOWSTONE
ELEV. = 122.67

N

SCALE: 1" = 150'

LEGEND
• IRON

JEFFREY T. CARTWRIGHT LICENSED 14371 KANSAS PROFESSIONAL ENGINEER
1-21-98

Booked P-11 6-10-98 AS BUILT R. Loomis

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

PRAIRIE WOODS ADDITION PHASE III
PROJECT NAME

TITLE SHEET
SHEET TITLE

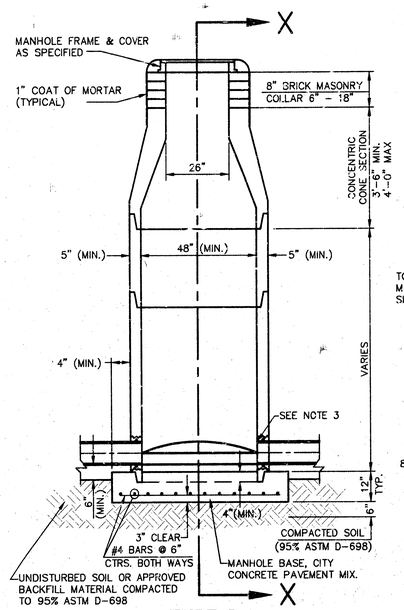
G.J.A.	K.L.H./B.D.L.	G.J.A.
DESIGN BY:	DRAWN BY:	CHECKED BY:
JAN. 1998	97172-BT	1 / 6
DATE	JOB NO.	SHEET/OF

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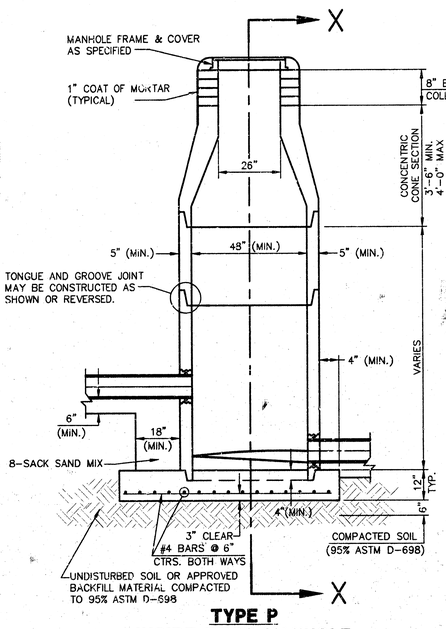
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SEWER APPURTENANCES DETAILS

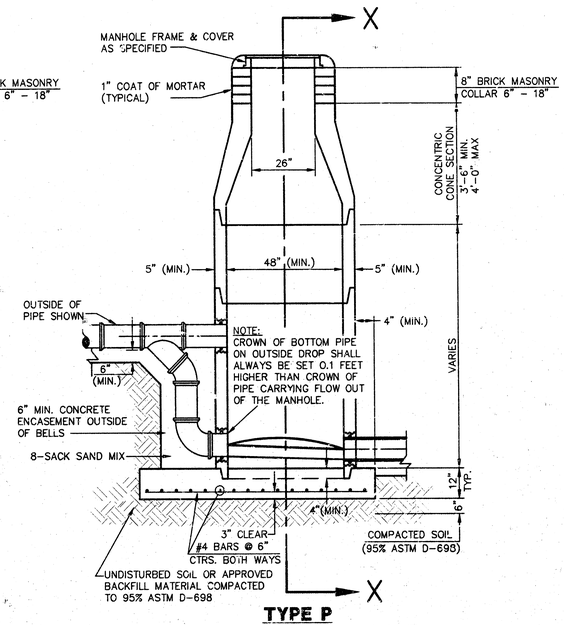
ADOPTED AS STANDARD DESIGN BY CITY OF WICHITA



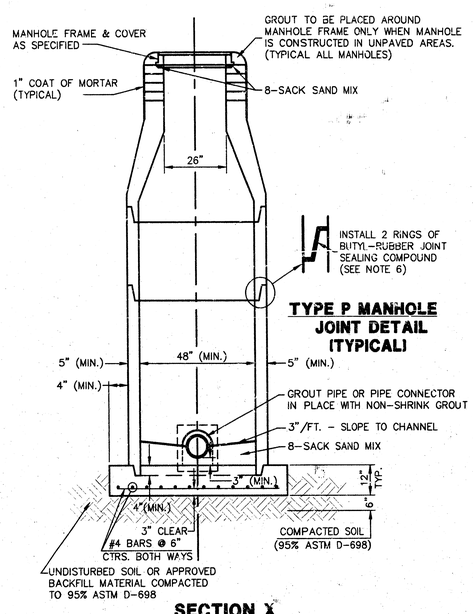
TYPE P
STANDARD MANHOLE



TYPE P
INSIDE DROP MANHOLE



TYPE P
OUTSIDE DROP MANHOLE

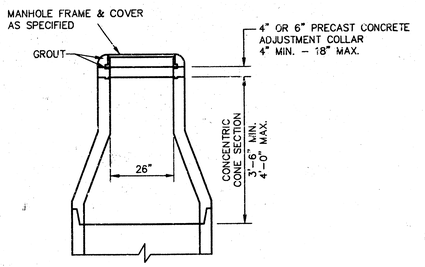


TYPE P MANHOLE
JOINT DETAIL
(TYPICAL)

SECTION X
(TYPICAL)

GENERAL NOTES - PRECAST MANHOLE NOTES

1. ALL PRECAST CONCRETE MANHOLE SECTIONS SHALL CONFORM TO THE LATEST REVISIONS OF A.S.T.M. C478 AS MODIFIED BY THE SPECIFICATIONS.
2. NON-SHRINK GROUT SHALL BE NON-METALLIC TYPE.
3. APPROVED FLEXIBLE WATERSTOP GASKETS SHALL BE INSTALLED TO JOIN THE SEWER TO THE MANHOLE WALL WHEN A.B.S. COMPOSITE PIPE OR P.V.C. PIPE IS USED. FOR OTHER TYPES OF PIPE THE SEWER SHALL BE GROUTED IN PLACE WITH NON-SHRINK GROUT. THE SEWER PIPE SHALL BE SUPPORTED WITH CONCRETE ENCASEMENT A MINIMUM OF 3 FEET FROM THE MANHOLE WALL AND TO THE FIRST JOINT FOR V.C.P. SUCH THAT THE JOINT REMAINS FLEXIBLE.
4. ALL INSIDE SURFACES OF THE CONCRETE MANHOLE WHICH WOULD BE EXPOSED TO SEWER GAS SHALL BE COATED WITH 2 COATS TNEMEC SERIES 66 HI-BUILD EPOXOLINE, DRY THICKNESS OF 8 MILS (MIN.)
5. EXTERIOR MANHOLE WALLS SHALL BE COATED WITH 1 COAT MOBILARMA 633 BITUMINUS COATING.
6. JOINT SEALING COMPOUND SHALL BE KENT SEAL NO. 2 OR APPROVED EQUAL.
7. PRECAST MANHOLES SHALL BE SET AT LEAST 4 INCHES INTO THE MANHOLE BASE.
8. TOP OF MANHOLE FLOOR SLAB SHALL BE AT LEAST 3 INCHES BELOW THE FLOW LINE OF THE OUTLET PIPE TO INSURE SUFFICIENT MINIMUM THICKNESS OF SHAPED INVERT.
9. LIFTING HOLES SHALL BE FILLED WITH NON-SHRINK GROUT AND THE INTERIOR SURFACE COATED AS SPECIFIED.
10. MORTAR USED IN MASONRY CONSTRUCTION SHALL CONTAIN 8 SACKS OF CEMENT PER CUBIC YARD. CONCRETE USED IN MANHOLE BASES SHALL CONFORM TO THE REQUIREMENTS OF CONCRETE FOR CONCRETE PAVEMENT CONSTRUCTION AS SPECIFIED IN THE CITY STANDARD PAVING SPECIFICATIONS USING CITY CONCRETE PAVEMENT MIX WITHOUT AIR ENTRAINING ADMIXTURE. MORTAR SHALL BE PLACED AROUND THE MANHOLE RING AS SHOWN ON THE DRAWINGS WHEN MANHOLES ARE CONSTRUCTED IN UNPAVED AREAS. MANHOLES CONSTRUCTED WHERE PIPE SIZES ARE SMALLER THAN 24" SHALL HAVE AN INSIDE DIAMETER OF 4'. MANHOLES CONSTRUCTED WHERE PIPE SIZES ARE 24" OR LARGER SHALL HAVE AN INSIDE DIAMETER OF 5'. COMPLETED MANHOLE SHALL BE WITHOUT LEAKS AND WATER TIGHT.
11. REINFORCING STEEL SHALL BE INSTALLED IN THE MANHOLE BASES AND SHALL CONSIST OF NO. 4 BARS PLACED ON 6" CENTERS IN BOTH DIRECTIONS. THE MANHOLE BASE REINFORCEMENT SHALL BE PLACED AT LEAST 3" ABOVE THE BOTTOM OF THE MANHOLE BASE. ALL COSTS FOR FURNISHING AND INSTALLING REINFORCING STEEL SHALL BE INCLUDED IN THE UNIT PRICE BID FOR THE MANHOLE.
12. OPENINGS SHALL BE CUT INTO THE MANHOLE WALL WHEN OUTSIDE DROPS ARE CONSTRUCTED ON EXISTING MANHOLES. SUCH OPENINGS CUT INTO EXISTING MANHOLES SHALL BE AS SMALL AS PRACTICAL TO FACILITATE INSTALLING AND GROUTING THE NEW PIPE IN PLACE. WATERSTOP GASKETS SHALL BE USED WITH P.V.C. AND A.B.S. COMPOSITE PIPE. THE NEW PIPE SHALL BE GROUTED INTO THE OPENING USING AN APPROVED NONSHRINK GROUT FOR THE FULL MANHOLE WALL THICKNESS. THE EXTERIOR OF THE COMPLETED CONNECTION SHALL BE SEALED WITH AN APPROVED BITUMINOUS COATING SUCH THAT THE CONNECTION WILL BE WATER TIGHT. FLOOR OF MANHOLE SHALL BE MODIFIED TO FORM NEW FLOW CHANNEL FOR THE NEW CONNECTION AS INDICATED BY THE DRAWING. THIS WORK, INCLUDING MODIFICATION OF MANHOLE FLOOR, SHALL BE PAID FOR AT THE UNIT PRICE BID FOR OUTSIDE DROP STACK CONSTRUCTED ON EXISTING MANHOLE.
13. THE FLOORS OF ALL MANHOLES SHALL BE SHAPED WITH FLOW CHANNELS SUCH THAT THE MANHOLES WILL BE SELF CLEANING AND FREE OF AREAS WHERE SOLIDS COULD BE DEPOSITED AS SEWAGE FLOWS THROUGH THE MANHOLE FROM ALL INLET PIPES TO THE OUTLET PIPE. FLOW CHANNELS SHALL BE FORMED TO MATCH THE BOTTOM HALVES OF THE INFLOWING PIPES AND THE OUTFLOWING PIPE AS SHOWN BY THE DRAWINGS EXCEPT FOR INSIDE DROP MANHOLES. FLOW CHANNELS FOR INSIDE DROP MANHOLES SHALL BE CONSTRUCTED AS INDICATED BY THE DRAWING. MANHOLE FLOORS SHALL HAVE SLOPES OF 3 INCHES PER FOOT IN THE AREAS OUTSIDE OF THE FLOW CHANNELS SLOPED TOWARD THE FLOW CHANNELS. PIPES LAID THROUGH MANHOLES SHALL HAVE THE TOP HALF REMOVED TO NEAT LINES FOR THE FULL INSIDE DIAMETER OF THE MANHOLE. MANHOLE FLOORS SHALL THEN BE SHAPED AROUND THE BOTTOM HALF OF THE PIPE WHICH FORMS THE FLOW CHANNEL.
14. PIPES INSTALLED WITHIN THE EXCAVATION MADE FOR THE MANHOLE SHALL BE CRADLED WITH CONCRETE TO THE LIMITS OF THE MANHOLE EXCAVATION. WHEN CLAY PIPE IS USED, THE CRADLE SHALL EXTEND TO THE FIRST JOINT OUTSIDE THE MANHOLE. THE CRADLE SHALL BE TERMINATED AT THE CLAY PIPE JOINT IN A MANNER WHICH WILL MAINTAIN THE FLEXIBILITY OF THE JOINT. COST OF CRADLE WITHIN MANHOLE EXCAVATION OR TO CLAY PIPE JOINTS ADJACENT TO MANHOLE SHALL BE INCLUDED IN THE UNIT PRICE BID FOR THE MANHOLE.
15. MANHOLE COVER CASTINGS AND MANHOLE FRAME CASTINGS SHALL CONFORM TO THE REQUIREMENTS AS INDICATED IN THE STANDARD SPECIFICATIONS AND AS SHOWN IN THE STANDARD DETAIL DRAWING.
16. THE VERTICAL DROP IN INSIDE DROP MANHOLES SHALL NOT EXCEED 2' FOR INFLOWING PIPES. THE CROWNS OF INFLOWING PIPES SHALL NEVER BE SET LOWER THAN THE CROWN OF THE OUTFLOWING PIPE.
17. STANDARD MANHOLES AND STANDARD INSIDE DROP MANHOLES SHALL BE BID AS STANDARD MANHOLES FOR THE TYPE AND DIAMETER INDICATED. OUTSIDE DROP MANHOLES SHALL BE BID AS STANDARD OUTSIDE DROP MANHOLES FOR THE TYPE AND DIAMETER INDICATED. ALL MANHOLE DIAMETERS WILL BE 4' UNLESS INDICATED OTHERWISE.
18. A BRICK MASONRY COLLAR SHALL BE INSTALLED BETWEEN THE CAST IRON FRAME AND THE CONCENTRIC CONE. THE COLLAR WILL HAVE 8" WALLS AND 7" VERTICAL HEIGHT OF 6" MINIMUM AND 18" MAXIMUM. A 1" COAT OF MORTAR WILL BE PLASTERED ON THE OUTSIDE OF THE COLLAR.



ALTERNATE CONSTRUCTION
IN UNPAVED AREAS

REVISED: 6-12-86

MANHOLE DETAILS

CITY OF WICHITA, KANSAS — 2 / 6

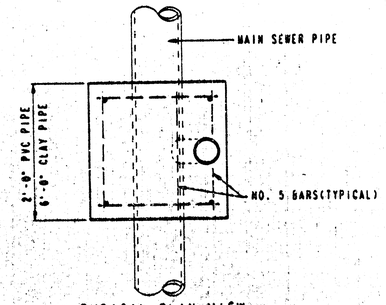
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Drawn by	Date	Date JAN 1998	Job No. 97172_BD

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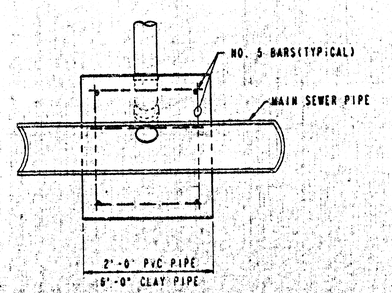
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VERTICAL RISER DETAILS

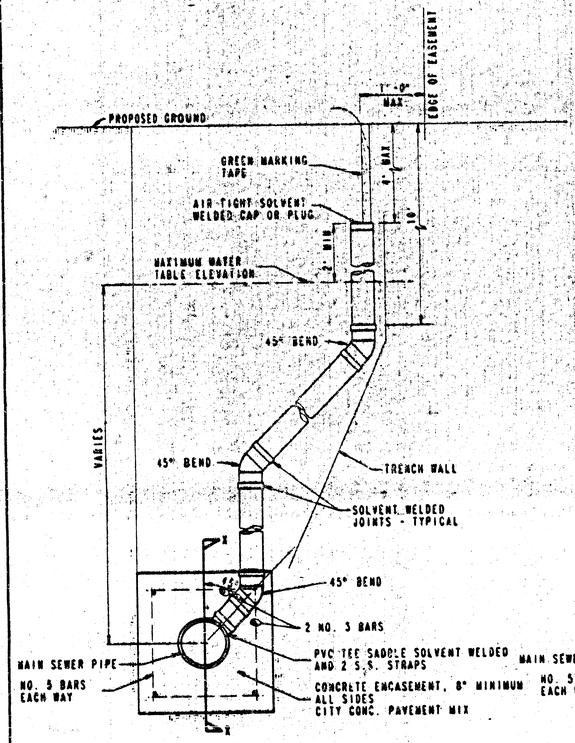
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BY
CITY OF WICHITA, KANSAS
OCTOBER 1992



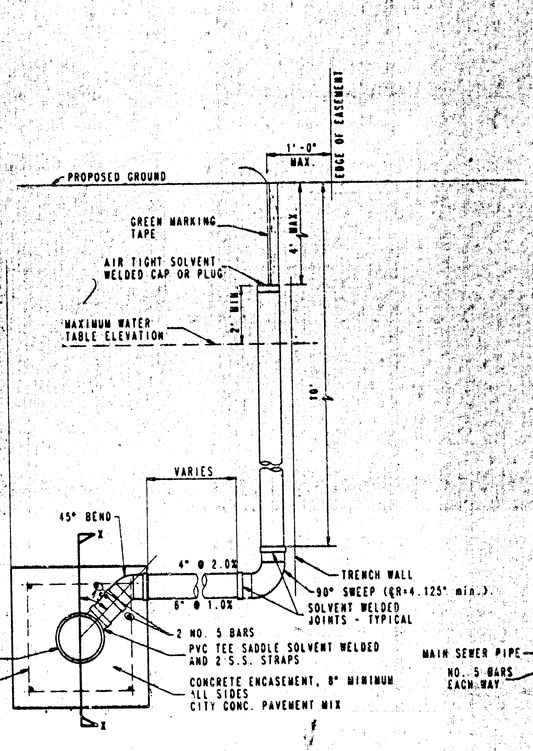
TYPICAL PLAN VIEW



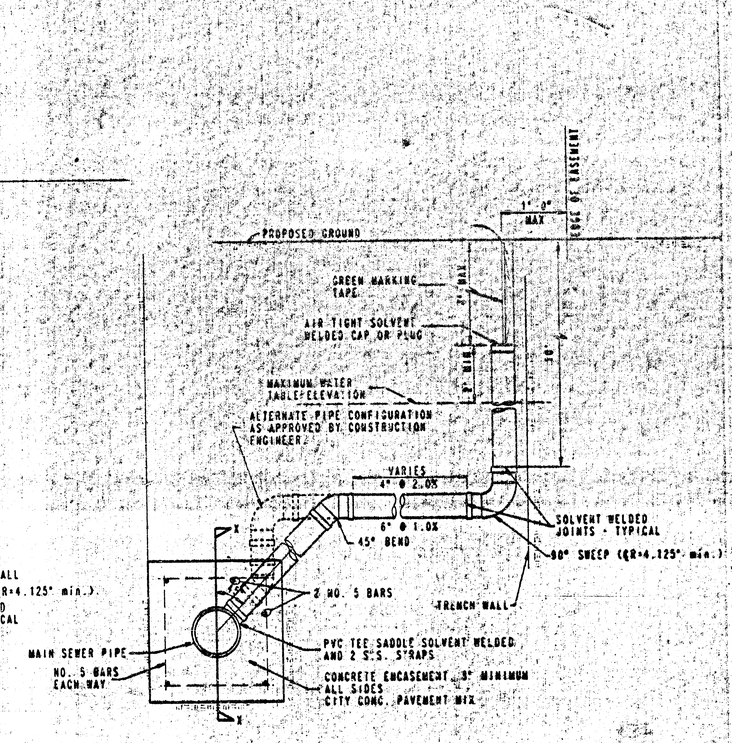
TYPICAL SECTION X-X



METHOD "A"



METHOD "B"



METHOD "C"

NOTE: RISER PIPE REQUIREMENTS AT MANHOLE STUBS SHALL BE SIMILAR TO THOSE SHOWN ABOVE.

GENERAL NOTES

1. RISERS. Risers shall be installed to serve all lots or tracts where the sanitary sewer main is below the water table. Risers shall also be installed to serve all lots and tracts where the sanitary sewer main depth is greater than 12 feet below the proposed ground elevation. Installation of risers because of field conditions shall be as approved by the Construction Engineer. The location of the risers to serve developed property shall be approved by the property owner and the Construction Engineer.

2. PIPE STUBS. Pipe stubs shall be installed in manholes where locations of manholes will provide satisfactory service connection as determined by the Construction Engineer. The vertical distance between the flowline of the manhole pipe stub and the flowline of the sanitary sewer main out of the manhole shall not exceed 2 feet. Risers shall be utilized at manhole pipe stubs as indicated in Note 1. Manhole pipe stubs shall be set such that the top of the stub is not lower than the top of the sanitary sewer main.

3. SIZING. Pipe stubs and risers shall be sized according to the plans and riser table where risers are indicated by the plans. Where risers or pipe stubs are required because of field conditions, the risers and stubs shall be six-inch diameter for commercial or industrial properties and 4" or 6" diameter for residential properties, based on lot size and sanitary sewer main depth. Sizing of risers and stubs shall be approved by the Construction Engineer prior to installation.

4. RISER OR STUB MATERIAL. Risers and stubs shall be constructed of SDR 35 PVC Pipe or Schedule 40 PVC Pipe, meeting the requirements of the latest revision of A.S.T.M. All pipe joints shall be solvent welded.

5. REINFORCED CONCRETE ENCASEMENT. Riser connections to clay pipe sanitary sewers shall be reinforced concrete encased both ways from the riser centerline. The reinforced concrete encasement shall extend three feet from the riser centerline or stop at the first sanitary sewer pipe joint within three feet of the riser centerline. Riser connections to PVC Sanitary Sewer mains shall be reinforced concrete encased one foot each way from the riser centerline. The concrete encasement shall be reinforced with reinforcing steel as shown in the appropriate drawing. The concrete shall conform to the City Standard Specifications for concrete pavement.

6. BEDDING. Bedding around the sanitary sewer riser shall be compacted Pipe Bedding, Type 1 or 2. The bedding shall be placed and compacted from the depth of the sanitary sewer main to the top of the sanitary sewer riser pipe. Compacted Pipe Bedding Type 1 or 2 shall be required for all risers whether constructed in vertical cuts or sloped cut trenches. Bedding material and construction practices shall be approved by the Construction Engineer prior to installation.

7. SUPPORT OF RISERS. [illegible] riser pipe shall be supported during construction to prevent the riser pipe shall be [illegible] and maintained in [illegible] trench backfill and compaction operations continue. Contractor's methods for supporting and backfilling the riser pipe shall be approved by the Construction Engineer.

8. PLUGGING. Top ends of the riser pipes and manhole stubs shall be plugged using a solvent gat relief welded cap or plug. Riser pipe testing shall be approved by the Construction Engineer prior to installation. Caps or plugs which do not [illegible] sanitary sewer will not be accepted.

9. TOP OF [illegible] Top surface of the sanitary sewer riser shall [illegible] earth as per plan elevations, unless otherwise [illegible] the Construction Engineer. Where riser pipes [illegible] the top of the risers shall be [illegible] feet below the proposed ground [illegible] elevation, the top of the [illegible] elevation two feet to a [illegible] pipe [illegible] regardless of the [illegible] stubs.

10. MARKING [illegible] sanitary sewer riser pipe location [illegible] green colored plastic tape to the [illegible] shall be supported by a [illegible] length of [illegible] extending from the top of the riser pipe to the [illegible] of ground. The green tape shall be visible and [illegible] the proposed ground surface. The green [illegible] be [illegible] inches wide with a minimum [illegible] additional measurements for the purpose [illegible] underground sewers.

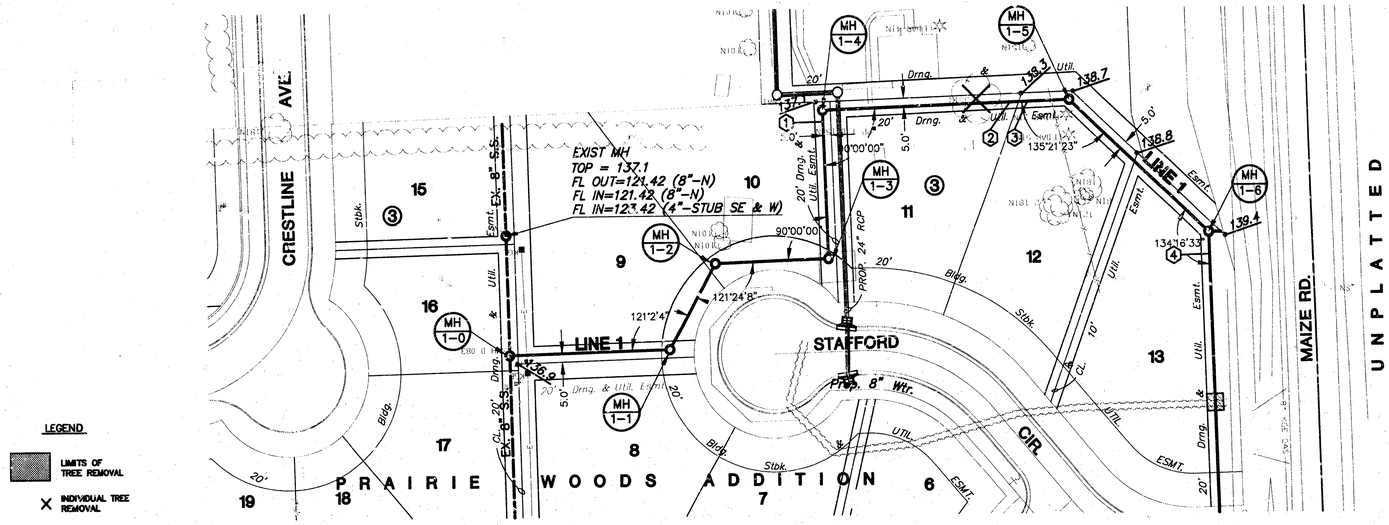
11. LOCATION [illegible] sanitary sewer inspector shall record and document the [illegible] constructed as measured from the nearest manhole, indicating the direction from the manhole, the direction and distance from the manhole, riser size, and elevation of the top of the riser.

12. RISER LOCATION. The riser shall be located per plan if shown [illegible] not shown on the plans, riser shall be located at the center of the [illegible] on the front of the property side of the easement for the sanitary sewer. All riser locations shall be approved by the Construction Engineer prior to installation.

13. PAYMENT. "Sanitary sewer risers" shall be paid for at the contract unit price per each, which price shall be full compensation for all pipe, fittings, marking tape, inserts of wooden 2" x 4", reinforced concrete encasement, support during backfill, backfill, labor, site restoration, and any other items necessary to complete the work.

"Manhole stubs" shall be paid for at the contract unit price per each, which shall be full compensation for all labor, material, and incidentals necessary to complete the work including all pipe, fittings, couplings, connections, encasement, and all other items as required and listed for "Sanitary Sewer Risers".

PRAIRIE WOODS ADDITION
PHASE III - LATERAL 347, S.W.I.
PROJ. NO. 468-82464



PLAN - LINE 1

SCALE: 1"=40'

LEGEND

LIMITS OF TREE REMOVAL

INDIVIDUAL TREE REMOVAL

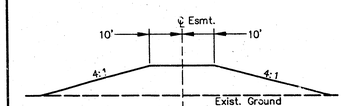
LEGEND

127.0 PROPOSED GRADE AT CL. OF EASEMENT

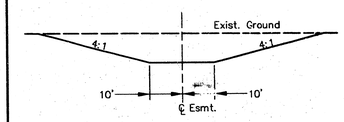
NOTE:
REGRADE EASEMENT FROM MH 1-0 TO MH 1-6

FOR INFORMATION ONLY:
CUT=60 C.Y.
FILL=192 C.Y.

EASEMENT GRADING



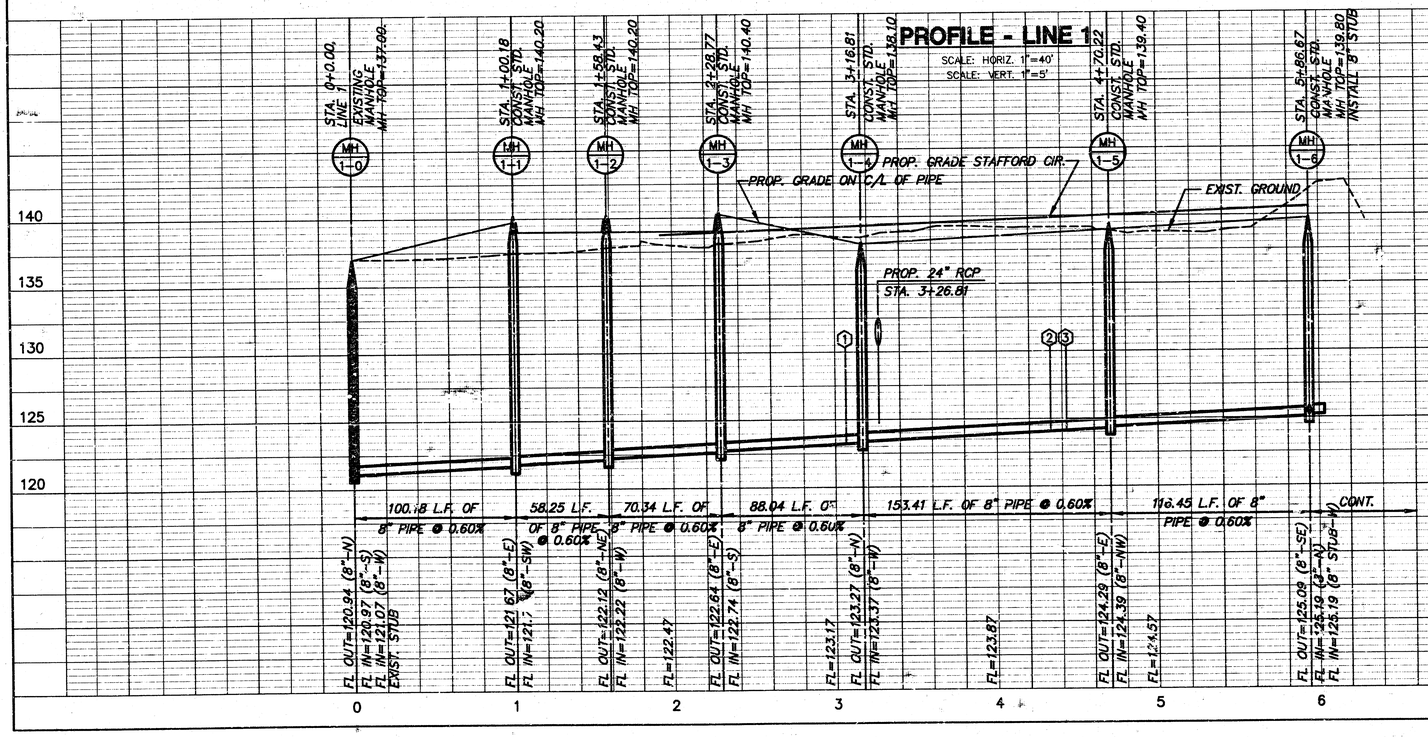
FILL SECTION



CUT SECTION

PROFILE - LINE 1

SCALE: HORIZ. 1"=40'
SCALE: VERT. 1"=5'



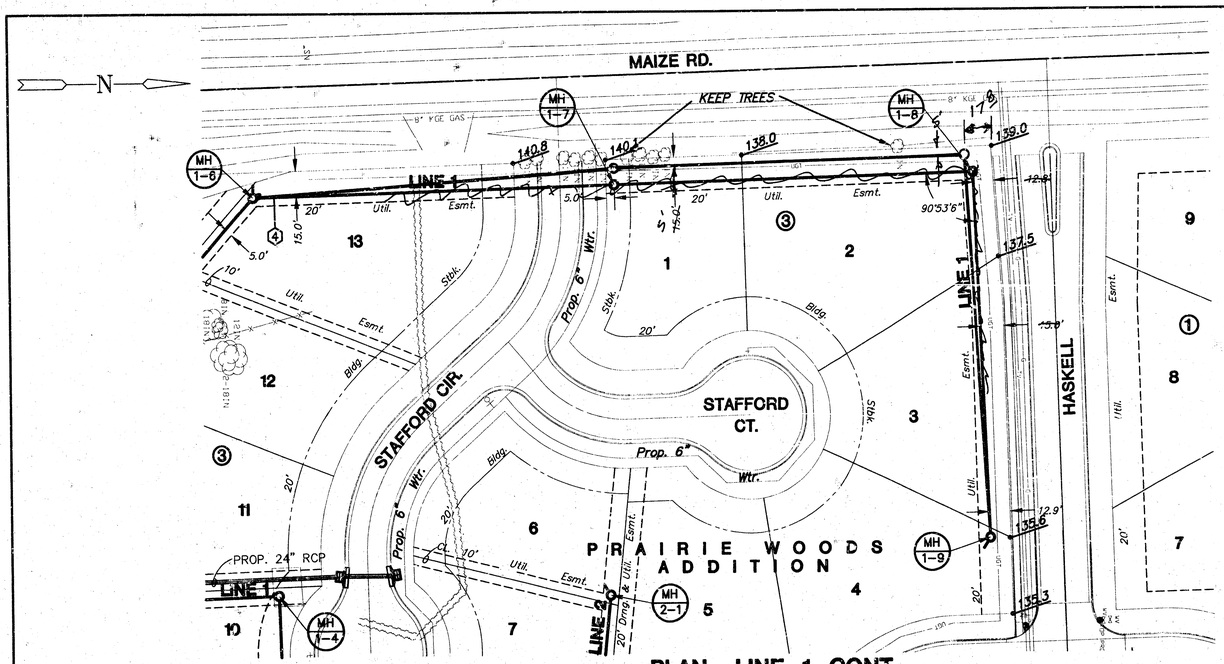
SEWER SERVICE TABLE FOR PRAIRIE WOODS ADDITION

NO.	TYPE	LOCATION LOT NO.	LOCATION BLOCK NO.	LOCATION LINE NO.	LOCATION STATION/DIRECTION	FOR INFORMATION ONLY APPROXIMATE LENGTH 4" PIPE VERTICAL	FOR INFORMATION ONLY APPROXIMATE LENGTH 4" PIPE HORIZONTAL
1	8"x4" Tee Saddle	10	3	1	3+10/Lt.	12'	5'
2	8"x4" Tee Saddle	11	3	1	4+33/Rt.	12'	5'
3	8"x4" Tee Saddle	12	3	1	4+43/Rt.	12'	5'
4	8"x4" Tee Saddle	13	3	1	6+00/Rt.	12'	5'

H:\CIVIL\94088\97172\SAN\97172_B1 Thu Jan 22 11:17:05 1998

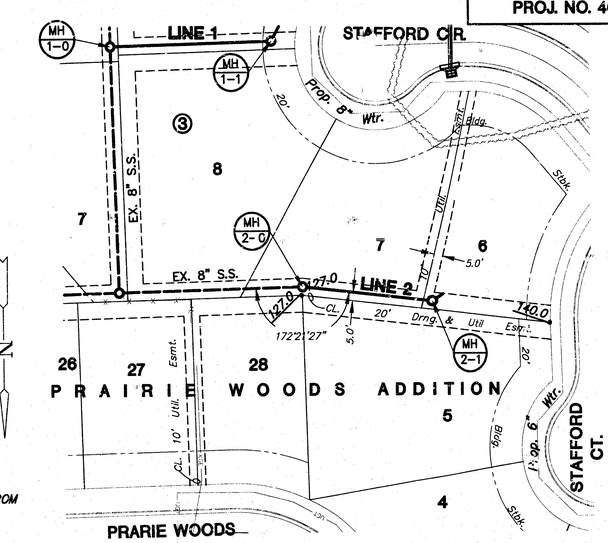
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PRAIRIE WOODS ADDITION
PHASE III - LATERAL 347, S.W.I.
PROJ. NO. 468-82464



PLAN - LINE 1 CONT.

SCALE: 1"=40'



NOTE:
REGRADE EASEMENT FROM MH 1-6 TO MH 1-7

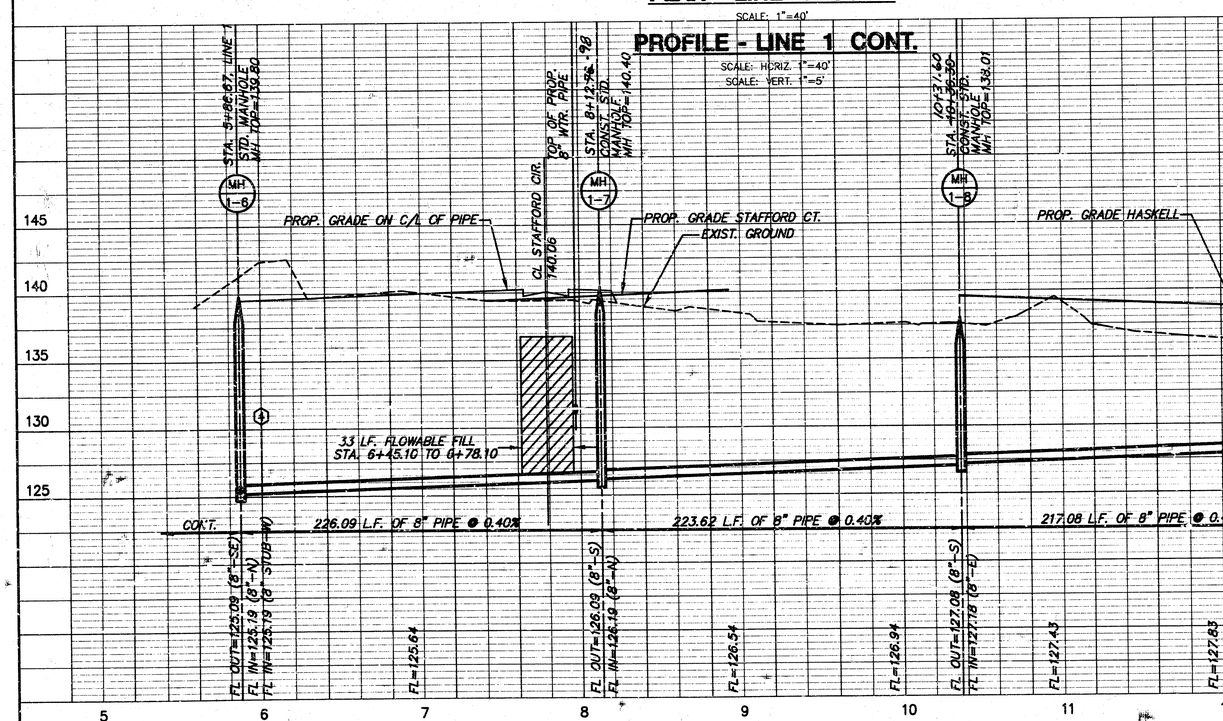
FOR INFORMATION ONLY:
CUT=3 C.Y.
FILL=24 C.Y.

PLAN - LINE 2

SCALE: 1"=40'

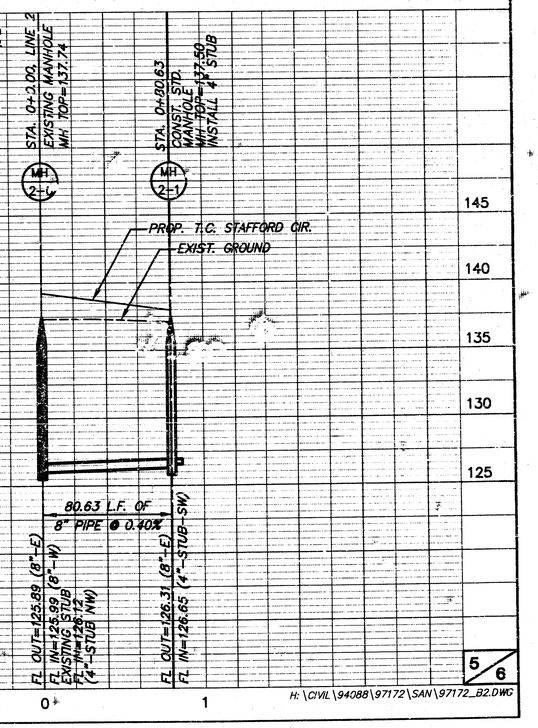
PROFILE - LINE 1 CONT.

SCALE: HORIZ. 1"=40'
SCALE: VERT. 1"=5'



PROFILE - LINE 2

SCALE: HORIZ. 1"=40'
SCALE: VERT. 1"=5'

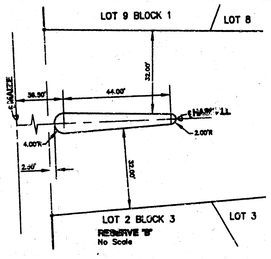


5/6

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H:\CIVIL\94088\97172\SAN\97172_B2 Tue Jan 20 16:35:21 1998

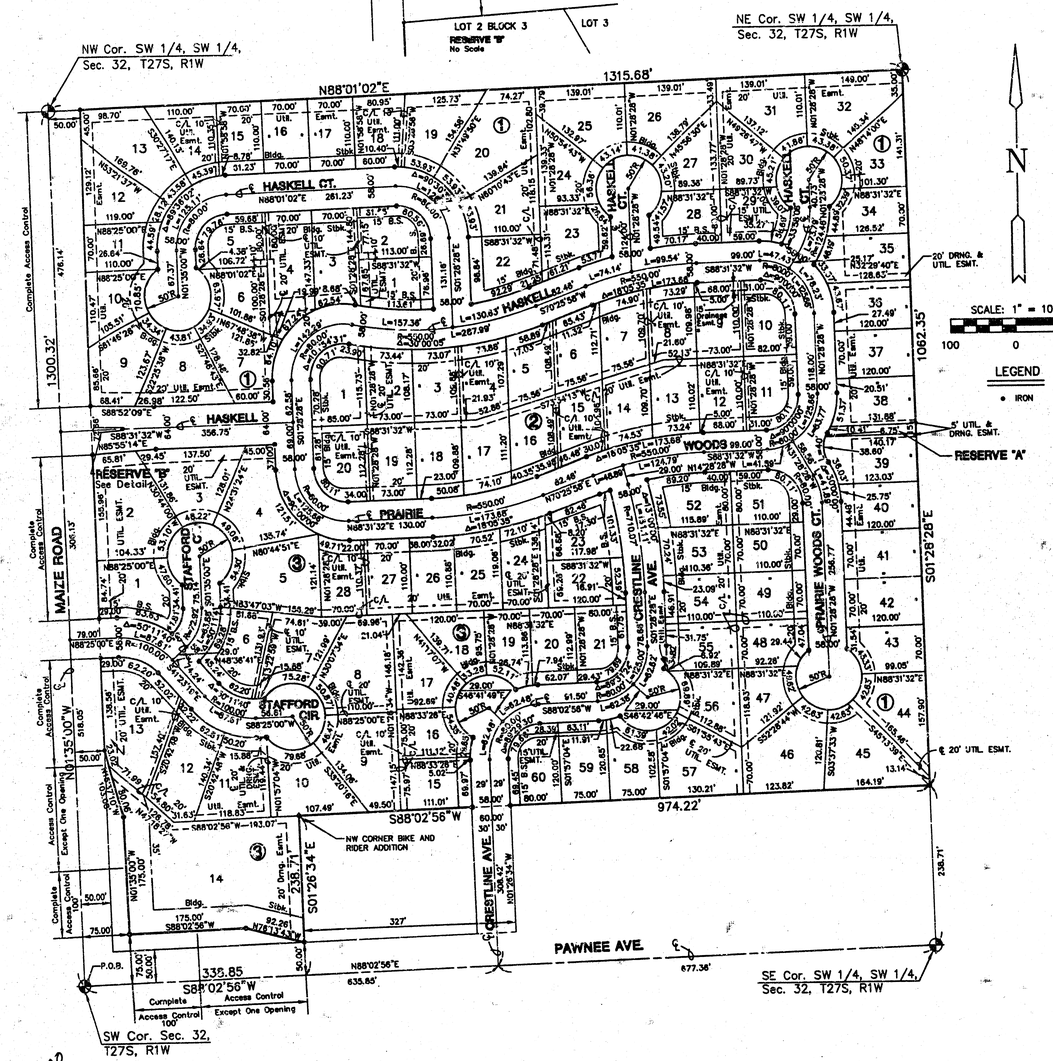
PC55-4



FINAL PLAT OF

PRAIRIE WOODS ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



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

The Southwest Quarter of the Southwest Quarter of Section 32, Township 27 South, Range 1 West, except the South 238.71 feet, thereof, but including the West 338.5 feet of the South 238.71 feet thereof, more particularly described as follows:

Beginning at the Southwest corner of said Southwest Quarter; thence N 01° 35'00" W, 1300.32 feet along the West line to the Northwest corner of said Southwest Quarter; thence N 88° 01' 02" E, 1315.68 feet along the North line to the Northeast corner of said Southwest Quarter ; thence S 01° 28' 28" E, 1062.35 feet along the East line of said Southwest Quarter to a point lying 238.71 feet North of the South line of said Southwest Quarter, thence S 88° 02' 56" W, 974.22 feet parallel with the South line of said Southwest Quarter to the Northwest corner of BIKE AND RIDER ADDITION, an addition to Sedgwick County, Kansas; thence S 01° 26' 34" E, 238.71 feet along the West line of said addition to a point lying on the South line of said Southwest Quarter; thence S 88° 02' 56" W, 338.85 feet along said South line to the point of beginning, except that which is dedicated as street right of way.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 16 day of February 1994.

Kenneth H. Bengtson

Kenneth H. Bengtson, P.E., R.L.S. #922
Mid-Kansas Engineering Consultants, Inc.
411 North Webb Road
Wichita, KS 67206

KENNETH H. BENGTSON LICENSED 7258 KANSAS PROFESSIONAL ENGINEER

KENNETH H. BENGTSON REGISTERED LS-922 KANSAS LAND SURVEYOR

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into a lots, blocks, stree's and reserves the same to be known as "PRAIRIE WOODS ADDITION", an addition to Wichita, Sedgwick County, Kansas. Easements for the construction and maintenance of drainage and utilities, are hereby granted to the city. The streets are hereby dedicated to and for the use of the public. Reserve A is platted for drainage and utilities, landscaping, sidewalks, and public access to the Pawnee Prairie Park. Reserve B is platted for entry monuments and landscaping. The reserves shall be owned and maintained by the homeowners association. All abutters right of access to or from Maize Road over and across the West line of PRAIRIE WOODS ADDITION are hereby granted to the City of Wichita, provided however that Lot 14, Block 3 shall have access to Maize Road at one location. All abutters right of access to or from Pawnee Avenue over and across the South line of Lot 14, Block 3 are hereby granted to the City of Wichita, provided however that Lot 14, Block 3 shall have access to Pawnee Avenue at one location.
BUILDERS, INC.

#1447043

Bradley K. Smisor

Bradley K. Smisor, Executive Vice President

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this 16th day of February, 1994, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Bradley K. Smisor, Executive Vice President, Builders, Inc., 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 WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.

Beth A. Butler

Notary Public
BETH A. BUTLER
My appointment expires: February 5, 1999

BETH A. BUTLER NOTARY PUBLIC STATE OF KANSAS MY APPT. EXPIRES 2/5/99

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

Dated this 29th day of December 1994.

WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION

John W. McKay Jr., Chairman

Marvin S. Krout, Secretary

This plat approved and all dedications shown thereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 21st day of March, 1995.

Elma Broadfoot, Mayor

Pat Burnett, Deputy City Clerk

Entered on transfer record this 17 day of April, 1994.

Susan E. Crockett-Spoon for Brent W. Shelton, County Clerk

STATE OF KANSAS)
) ss:
SEDGWICK COUNTY)

This is to certify that this instrument was filed for record in the Register of Deeds office this 19th day of April, 1994, at 11:30 A.M.

Pat Kettler, Register of Deeds

Ed Resa, Deputy

CLERK OF SEDGWICK COUNTY KANSAS

THE CITY OF WICHITA SEDGWICK COUNTY KANSAS

20.00
dc

40-40-30-8f

PC55-4