

SANITARY SEWER # 23 LATERAL 9 , MAIN 9 WILLOWOOD

PROJECT NO.
468-76-245-81338-000-000-001

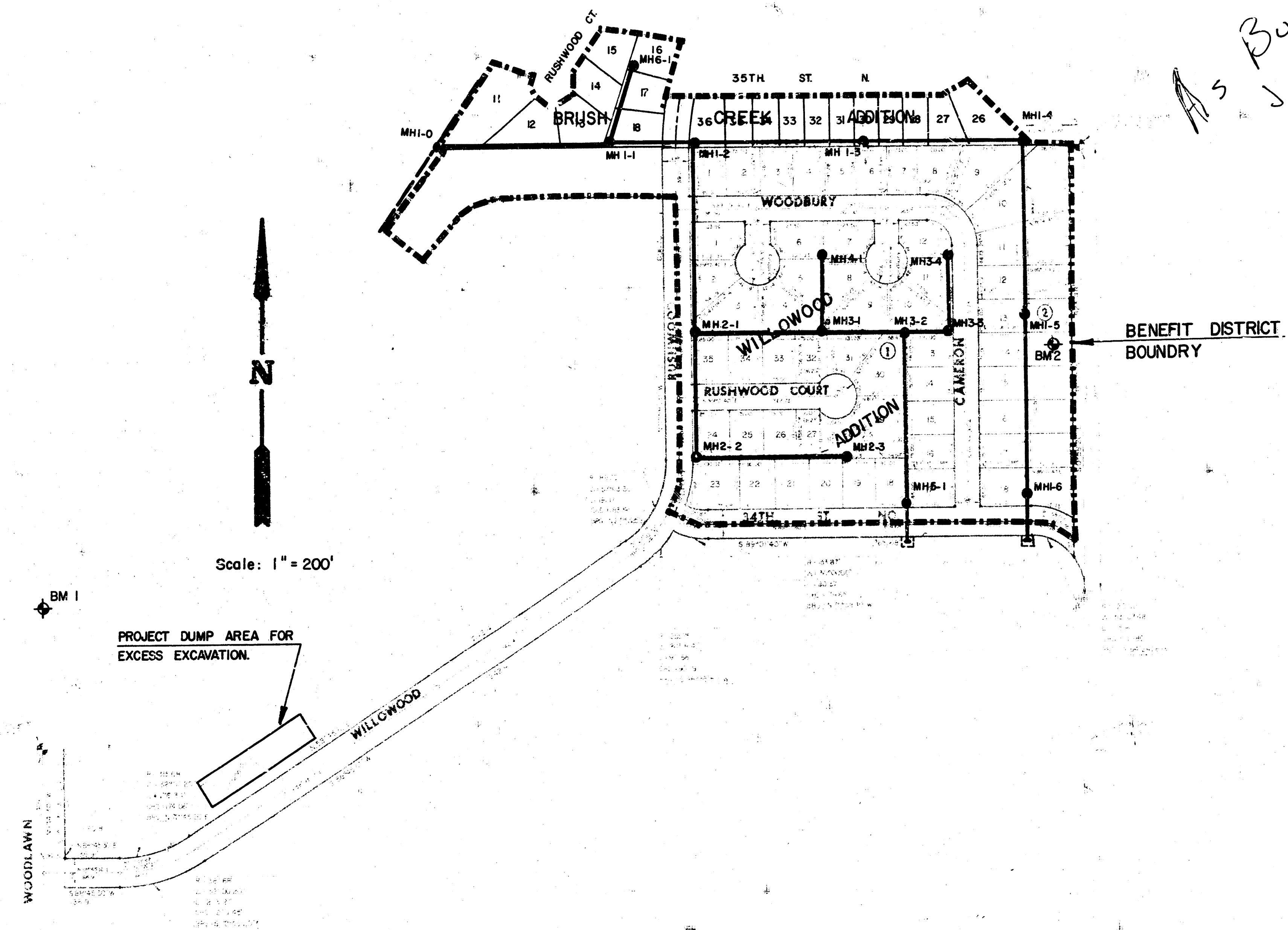
CITY OF WICHITA, KANSAS
MIKE LINDEBAK , CITY ENGINEER
JUNE , 1984

GENERAL NOTES

1. RISER PIPE SHALL BE INSTALLED TO SERVE INDIVIDUAL LOTS OR TRACTS IN CONJUNCTION WITH NEW SANITARY SEWER CONSTRUCTION, UNLESS OTHERWISE ORDERED BY THE ENGINEER, BECAUSE OF GROUND WATER, UNSTABLE SOIL OR UNUSUALLY DEEP CONSTRUCTION. RISER LOCATIONS SHALL BE AS APPROVED BY THE PROPERTY OWNER WITH THE CONCURRENCE OF THE ENGINEER. INSTALLATION OF RISERS ON SEWERS BECAUSE OF UNUSUAL DEPTH WILL BE REQUIRED WHEN THE SEWER IS DEEPER THAN TWELVE FEET (12'). THE CONTRACTOR WILL BE REQUIRED TO FILE WRITTEN DOCUMENTATION WITH THE ENGINEER IN A FORM APPROVED BY THE ENGINEER INDICATING THE LOCATIONS WHERE RISERS ARE TO BE INSTALLED AS REQUESTED BY THE PROPERTY OWNER OF HIS AUTHORIZED REPRESENTATIVE. RISER PIPE CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS AS SHOWN ON THE STANDARD RISER DETAIL SHEET.
2. 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.
3. A PORTION OF EXCESS EXCAVATED MATERIAL SHALL BE MOUND AROUND MANHOLES WHICH EXTEND MORE THAN ONE (1) FOOT ABOVE THE EXISTING GROUND. SUCH MOUNDS SHALL BE CONSTRUCTED WITH A SIX (6) FEET 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.
4. CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES OF CONSTRUCTION SCHEDULING AND LOCATION OF ANY UNDERGROUND LINES.
5. 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 EITHER FROM COMPANY RECORD DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.
6. ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.
7. COST OF EXCAVATION, HAULING AND DUMPING EXCESS EXCAVATION TO BE SUBSIDIARY TO PROJECT.

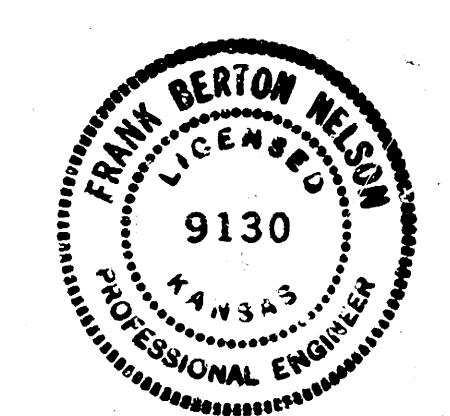
BENCH MARKS

- B.M. #1: WOODLAWN & 33RD STREET NORTH, CITY OF WICHITA BENCH MARK DISC. 4' NORTH OF SOUTH END OF EAST HURGUARD TO CONCRETE BRIDGE 316' NORTH OF QUARTER SECTION CORNER.
ELEV. = 174.52
- B.M. #2: RAILROAD SPIKE IN THE WEST SIDE OF THE WEST LEG OF HIGHLINE "H" POLE ON LOT 14, BLOCK 2, WILLOWOOD.
ELEV. = 184.78



INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2-4	LINE 1
5-6	LINE 2
7	LINE 3 & LINE 4
8	LINE 5
9	LINE 6
10	RISER DETAILS
11-12	FINAL PLATS



**SANITARY SEWER
EXTENSION
WILLOWOOD**

Design: FBM
Drawn by: DLM
Checked by: KHB
Date: JUNE 1984
Scale: as shown

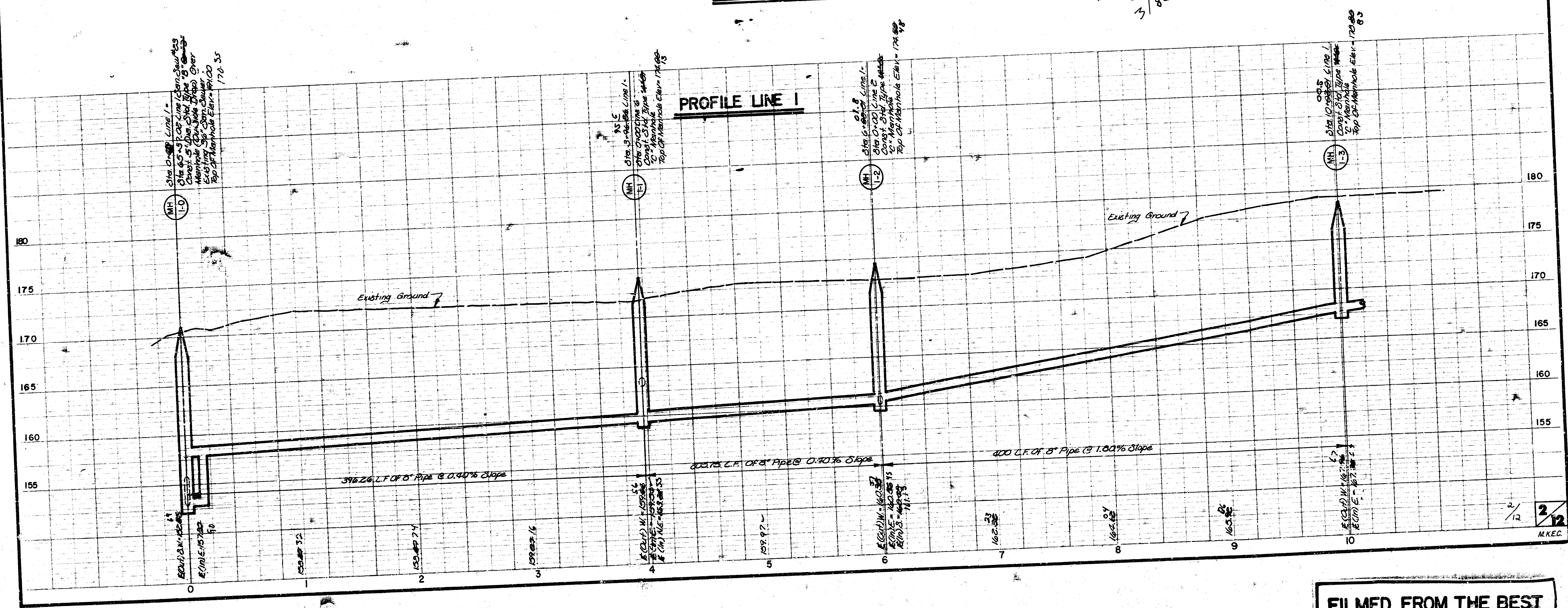
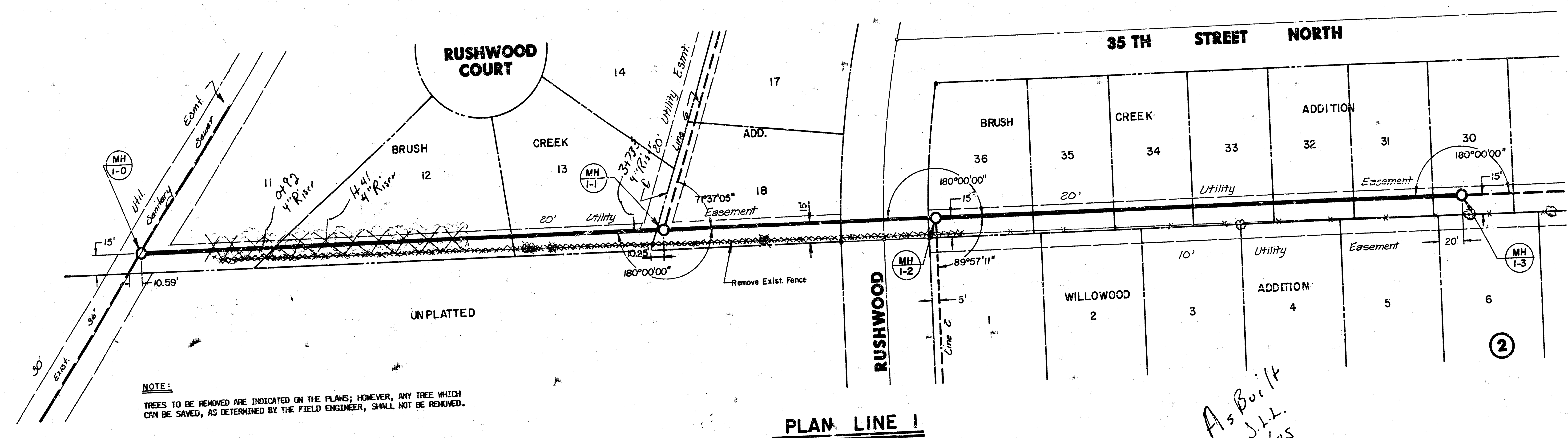
MID-KANSAS ENGINEERING CONSULTANTS PA
240 NORTH ROCK ROAD
SUITE 130
WICHITA, KANSAS 67206

682-6561

Sheet 7
of 12

FILMED FROM THE BEST
AVAILABLE COPY

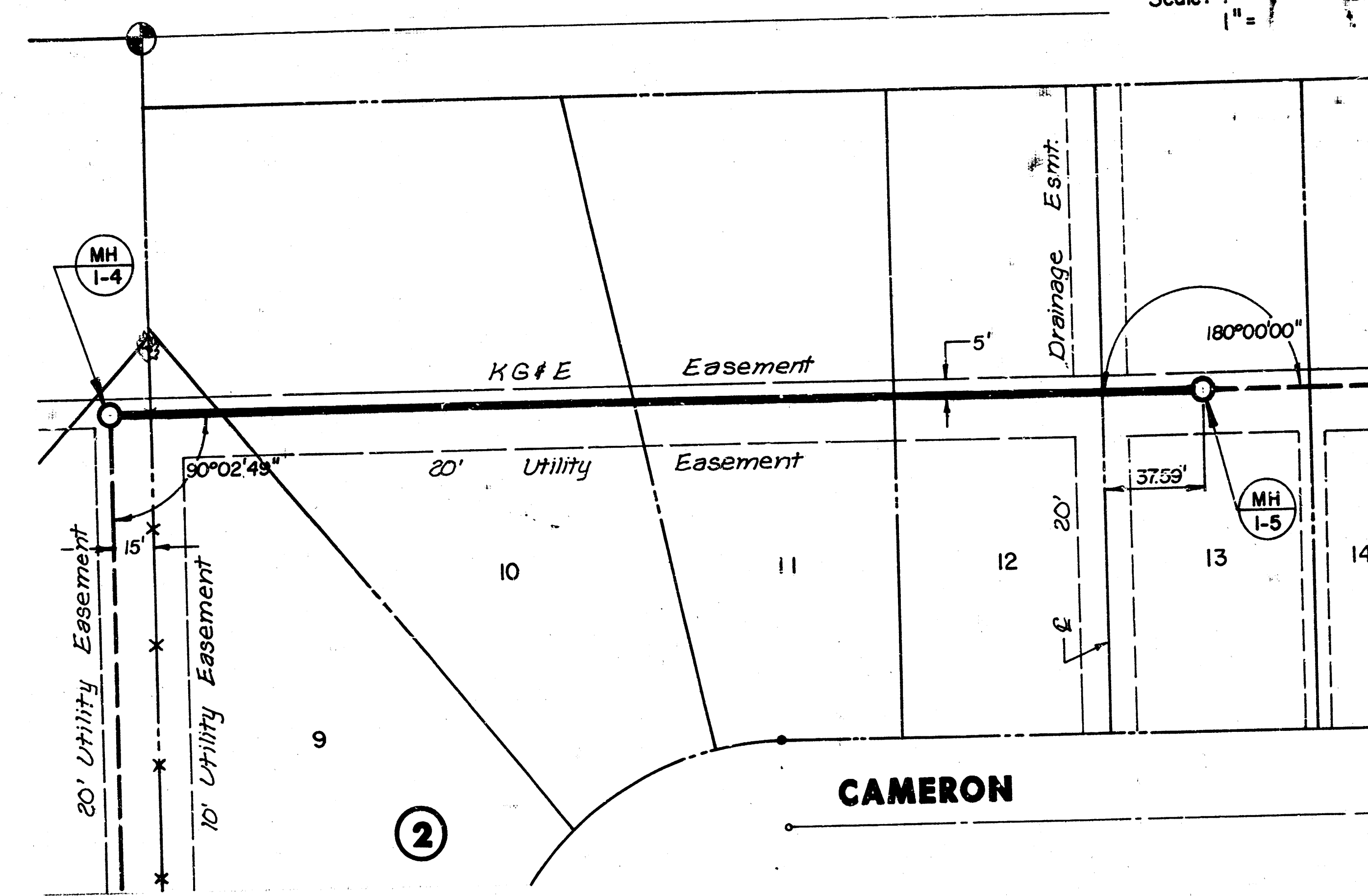
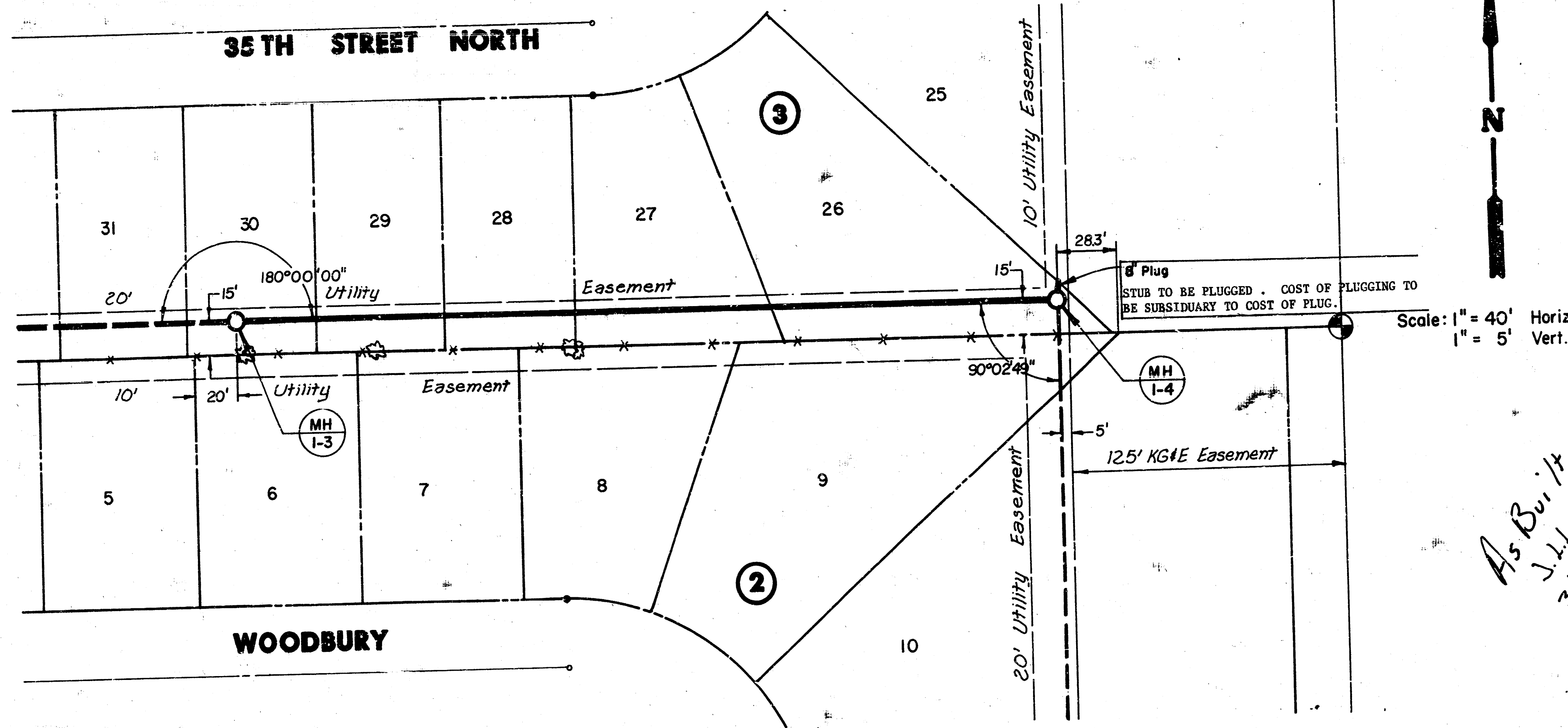
WILLOWOOD
LAT. 9, MAIN 9 SS. NO. 23
PROJ. NO. 468-76-245-81338-000-001



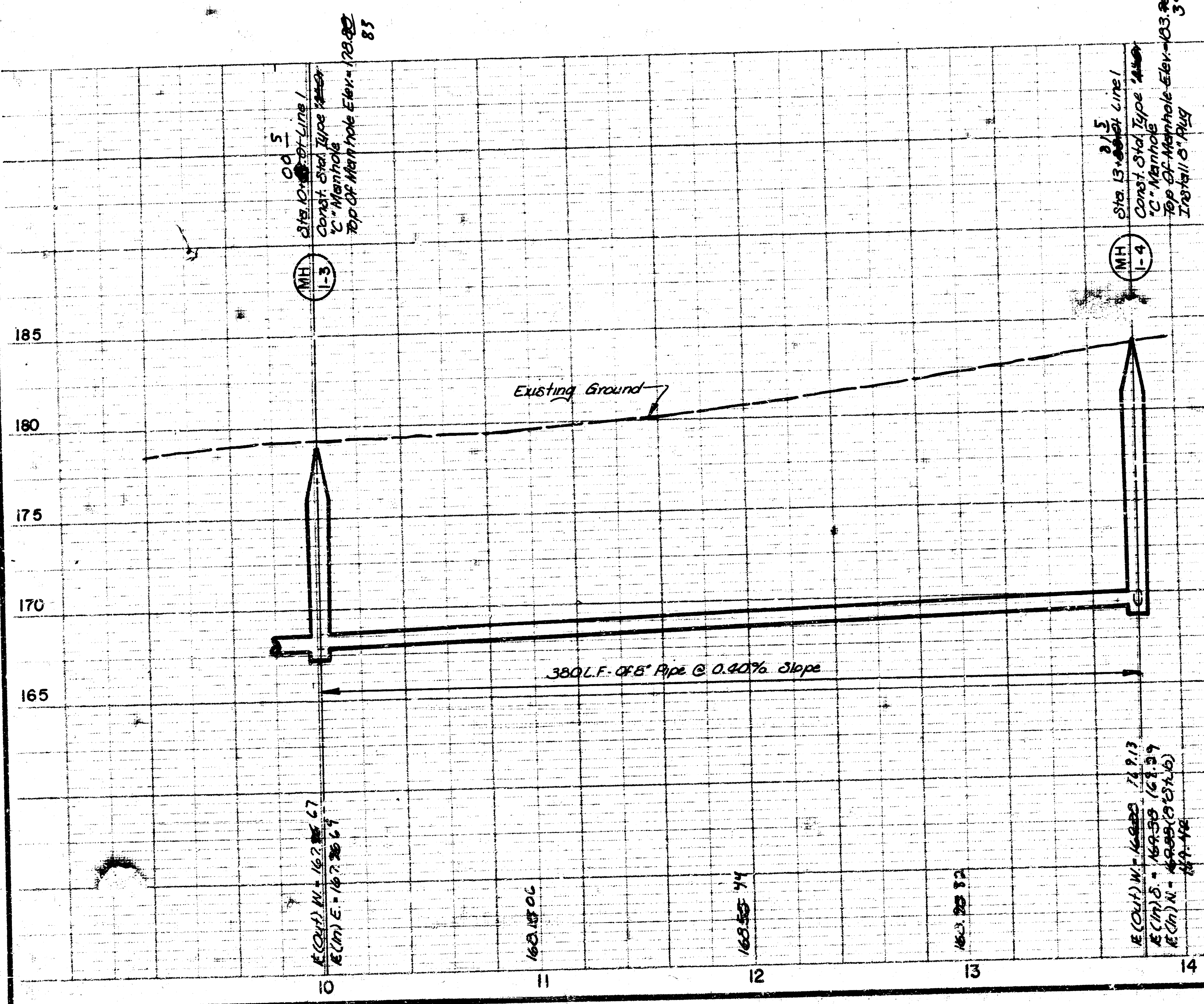
FILMED FROM THE BEST
AVAILABLE COPY

WILLOWOOD
LAT. 9, MAIN 9 S.S. NO. 23
PROJ. NO. 468-76-245- B'338-000-000-001

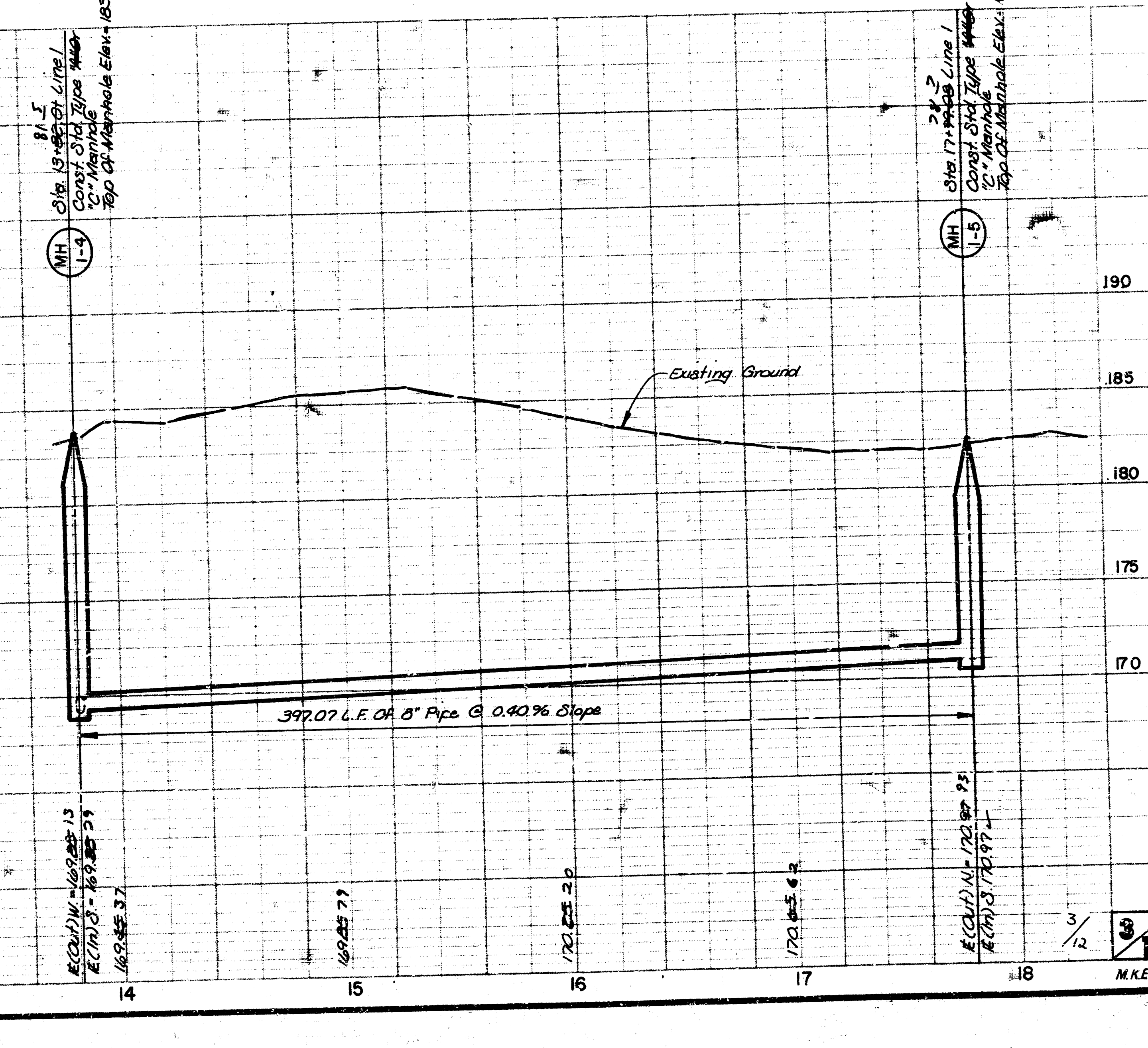
Scale: 1" = 40' Horiz.
1" = 5' Vert.



PLAN LINE 1



PROFILE LINE 1

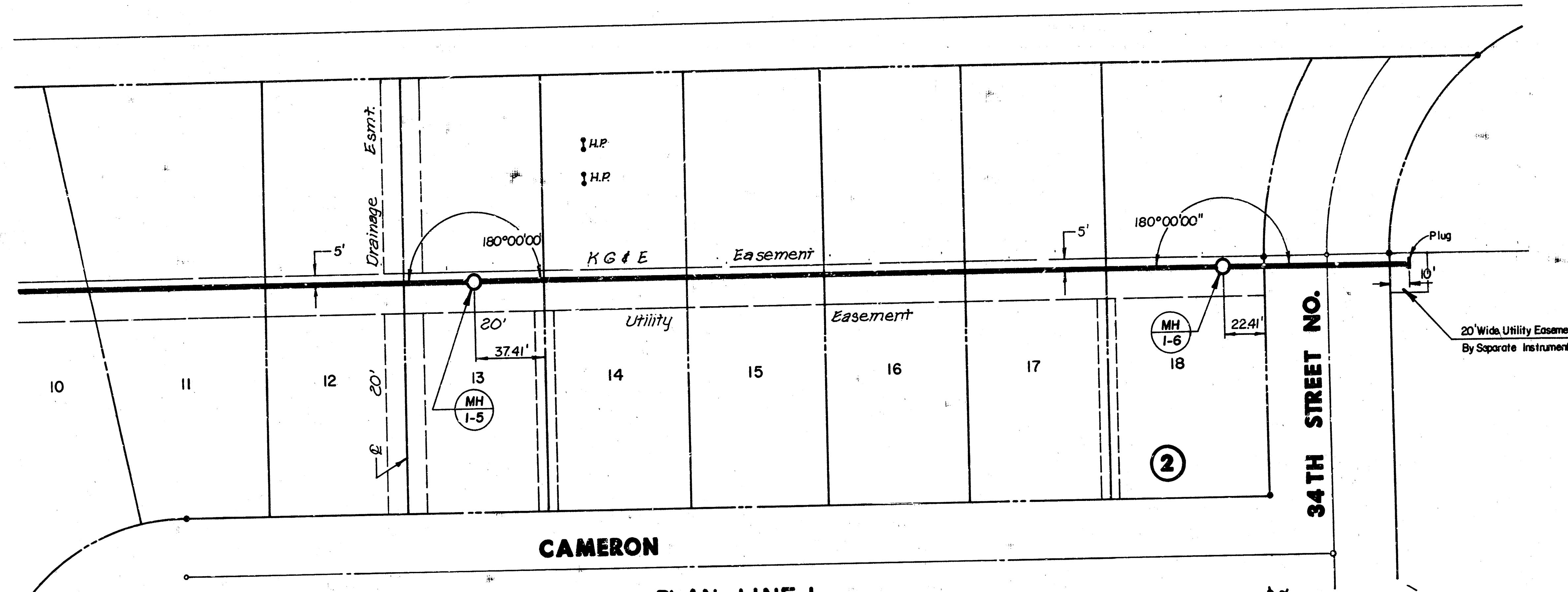


FILMED FROM THE BEST
AVAILABLE COPY

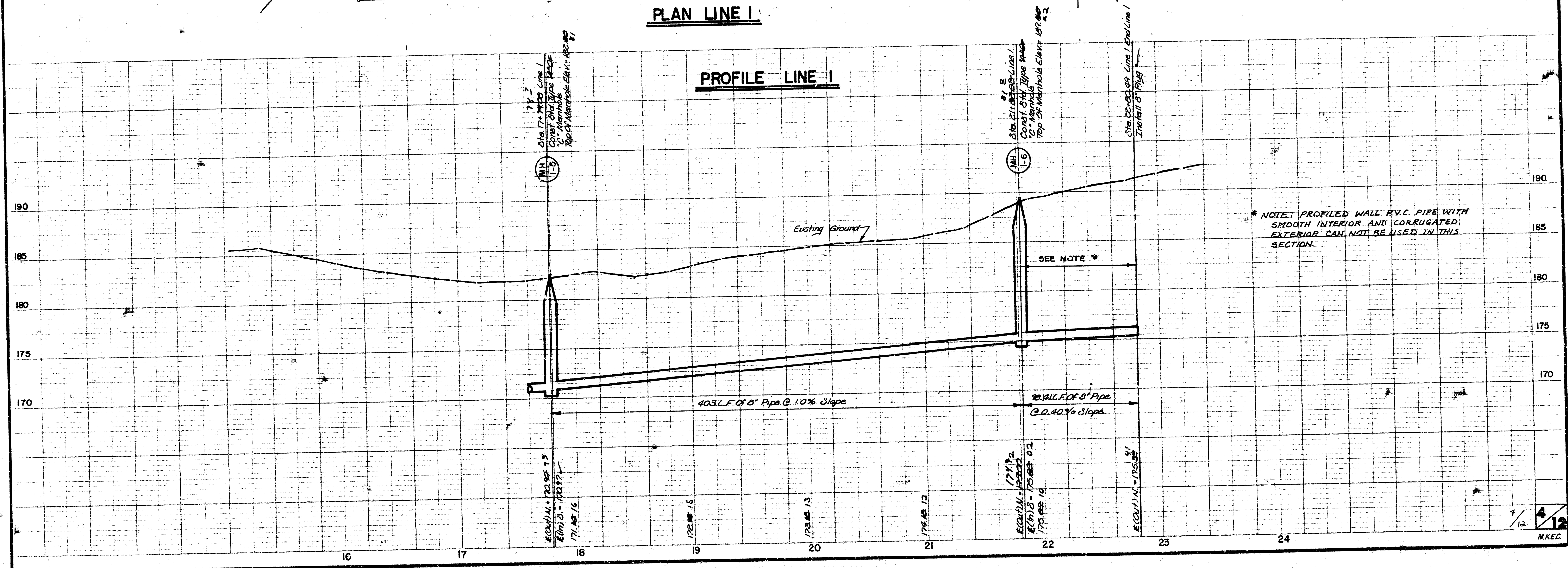
WILLOWOOD
LAT. 9, MAIN 9 S.S. NO. 23
PROJ. NO. 468-76-245- 81338-000-000-001



Scale: 1" = 40' Horiz.
1" = 5' Vert.



PLAN LINE 1

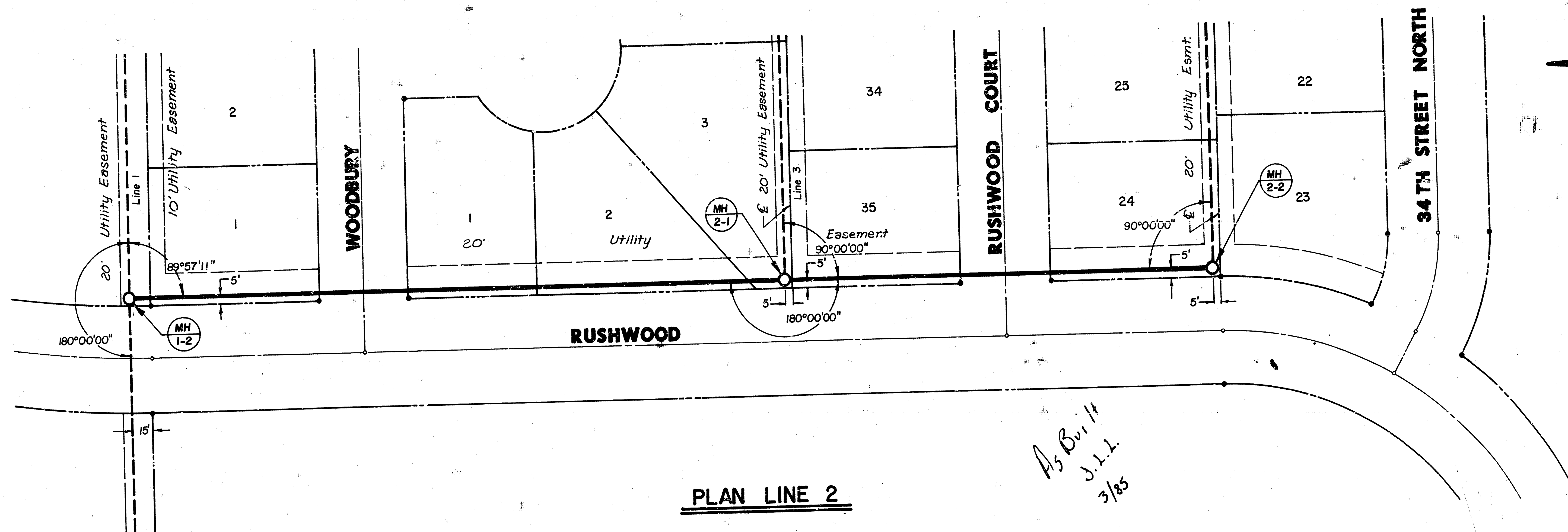


PROFILE LINE 1

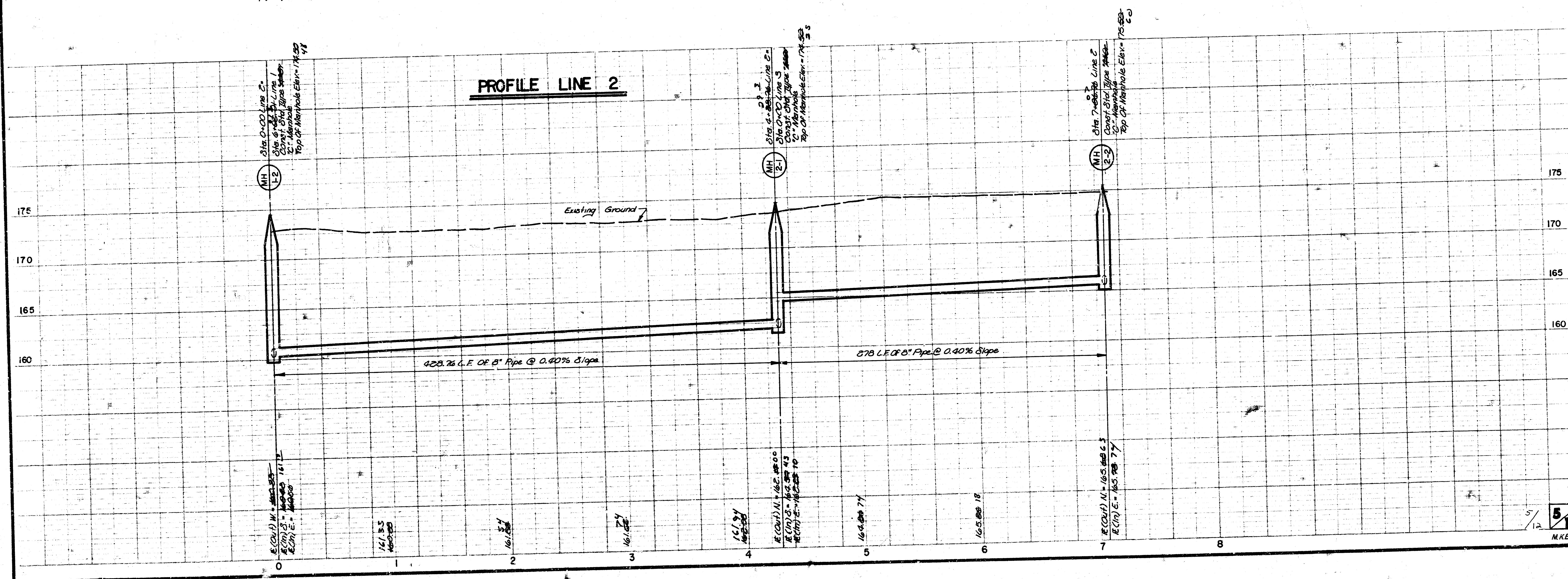
* NOTE: PROFILED WALL R.V.C. PIPE WITH SMOOTH INTERIOR AND CORRUGATED EXTERIOR CAN NOT BE USED IN THIS SECTION.

WILLOWOOD
LAT. 9, MAIN 9 S.S. NO. 23
PROJ. NO. 468-76-245-81338-000-000-001

N
Scale: 1" = 40' Horiz.
1" = 5' Vert.



PLAN LINE 2

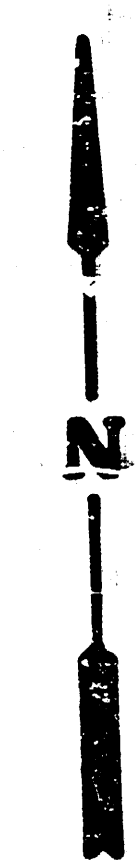


PROFILE LINE 2

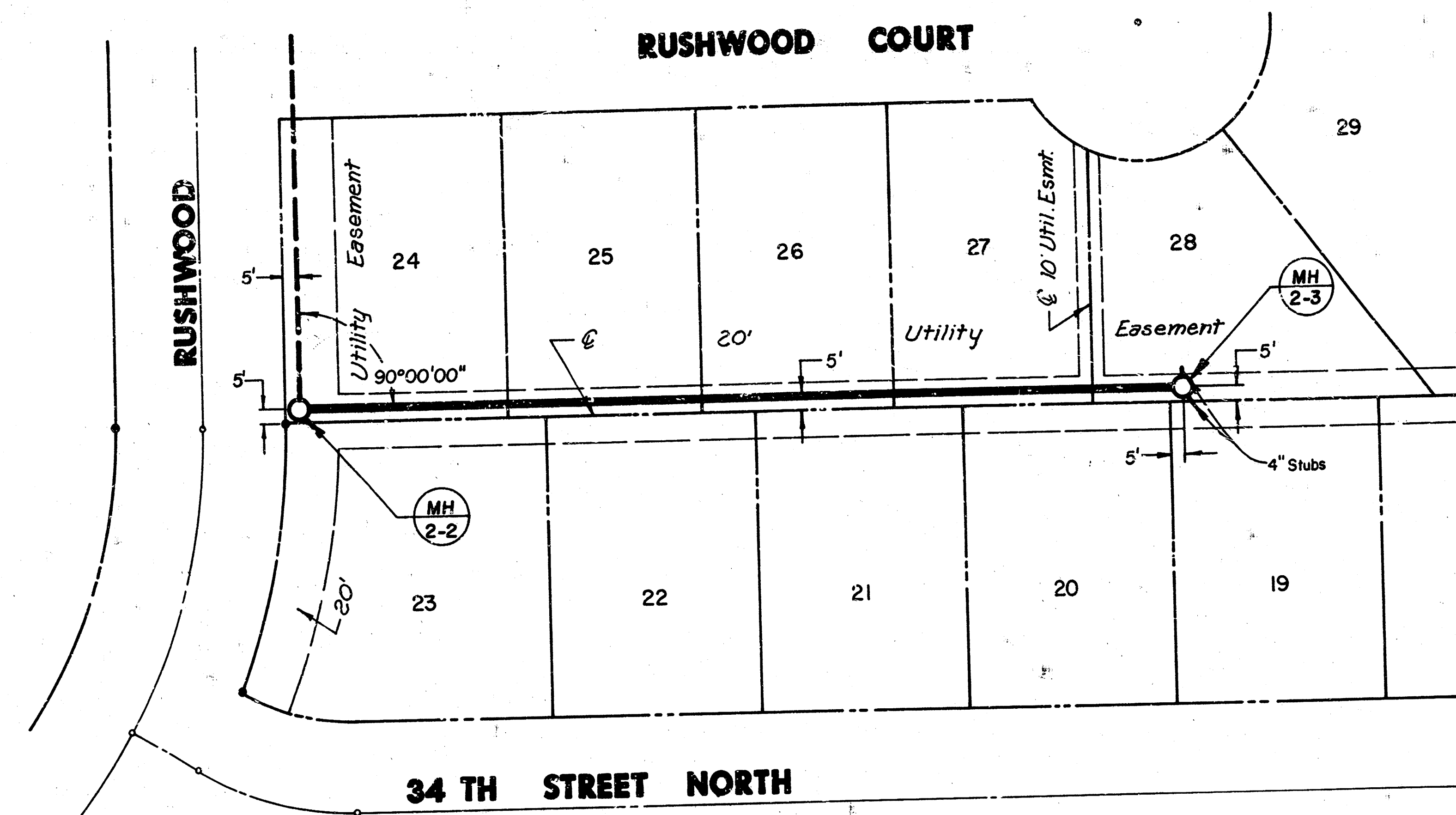
5/12
MKEC

FILMED FROM THE BEST
AVAILABLE COPY

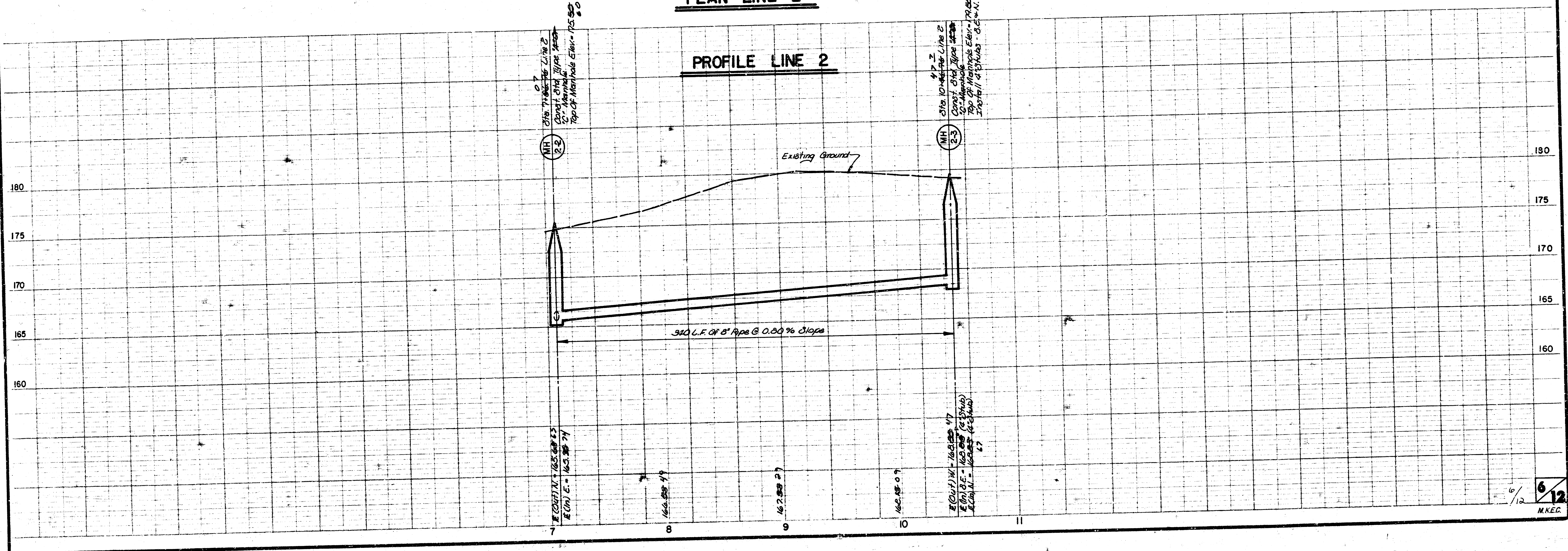
WILLOWOOD
LAT. 9, MAIN S.S. NO. 23
PROJ. NO. 468-76-245-81338-000-000-001



Scale: 1" = 40' Horiz.
1" = 5' Vert.



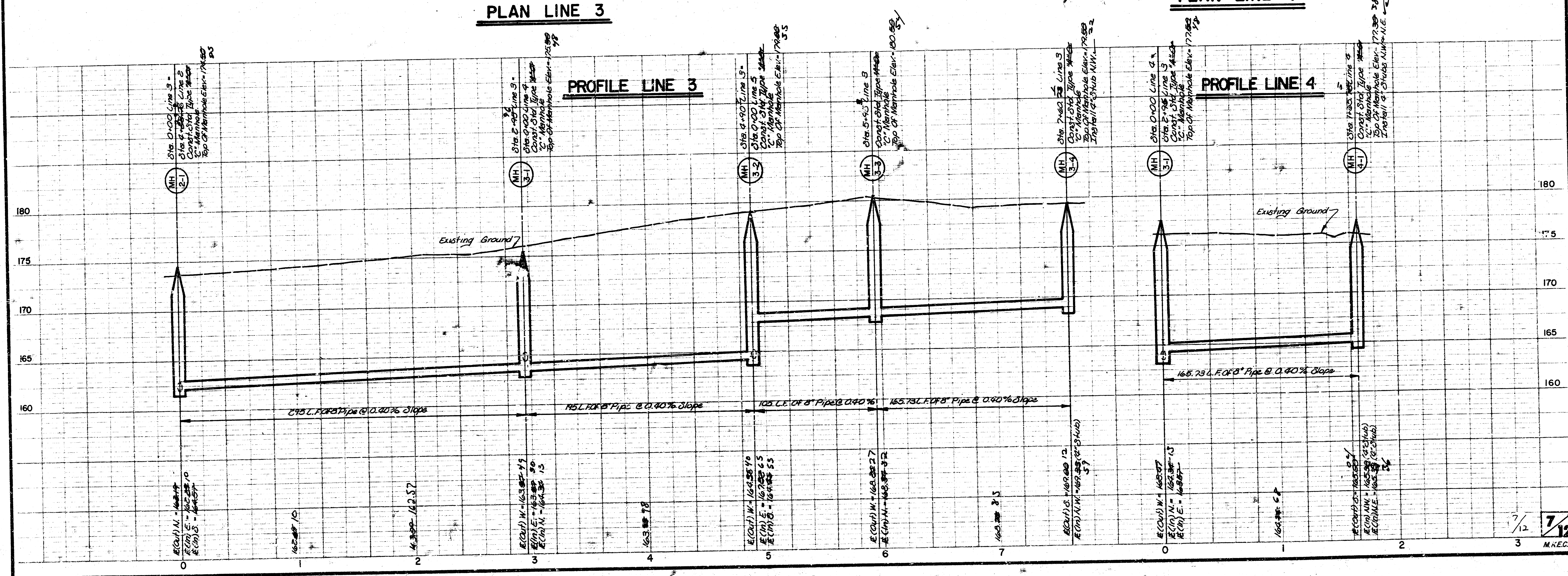
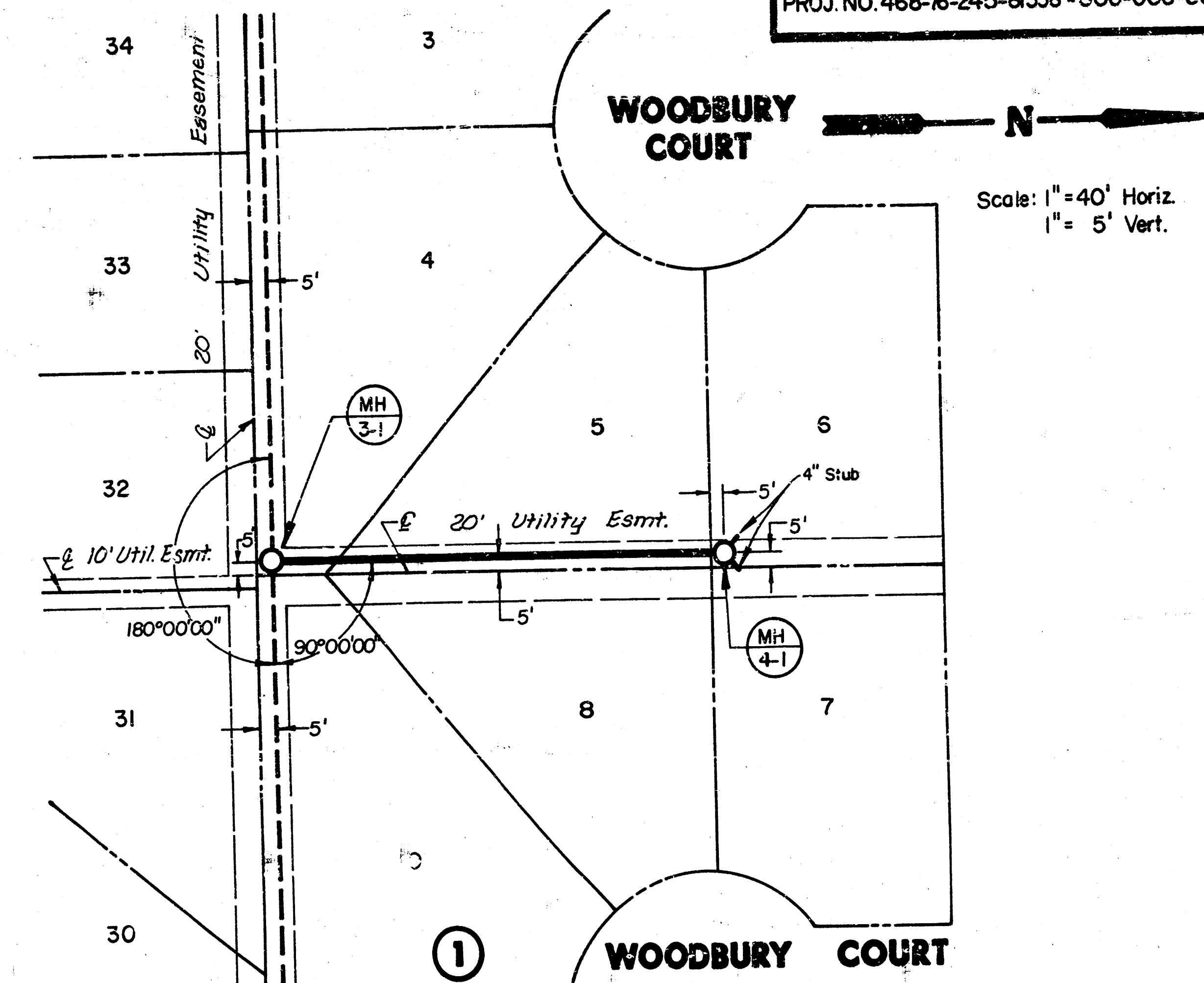
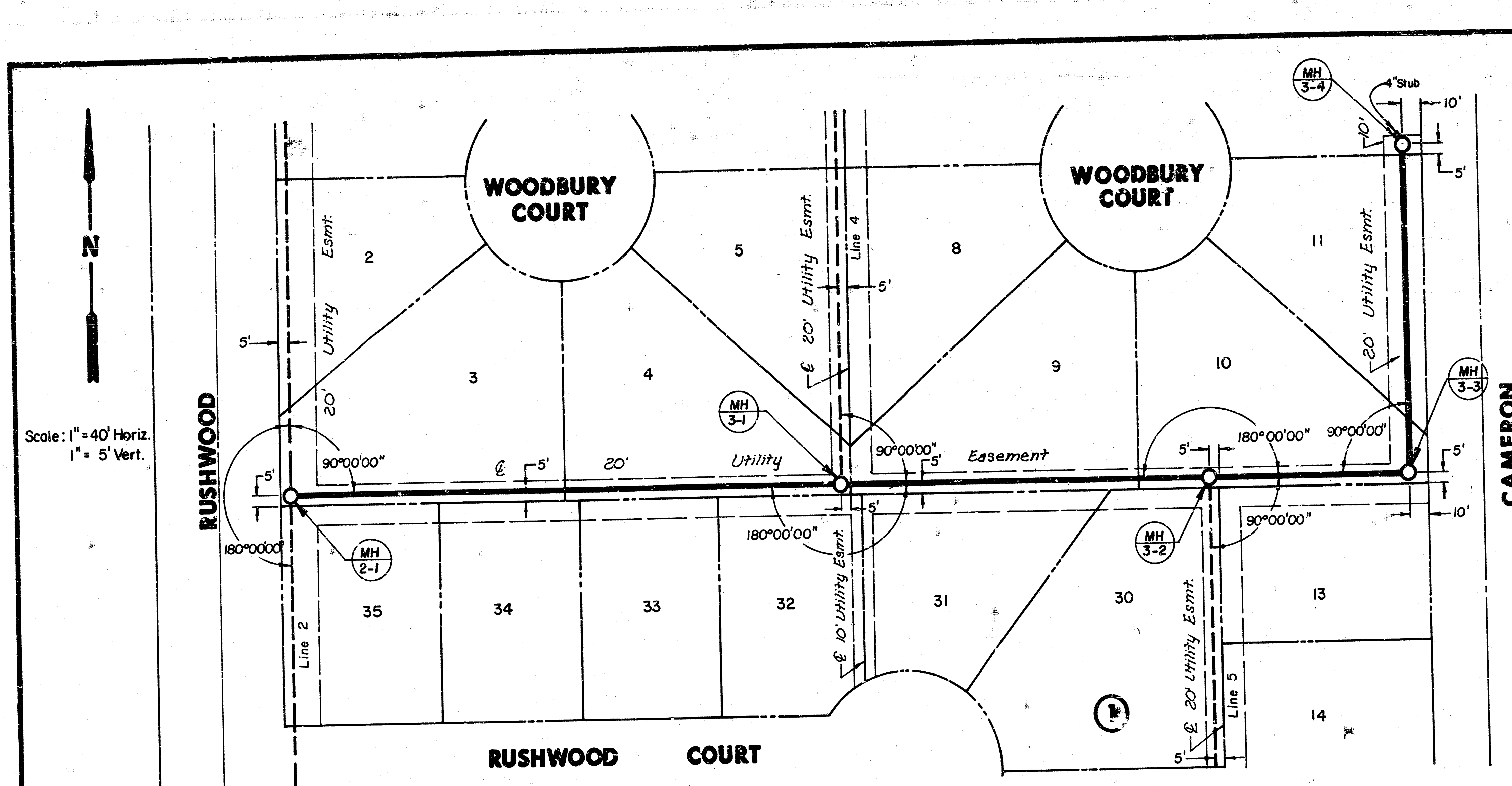
PLAN LINE 2



PROFILE LINE 2

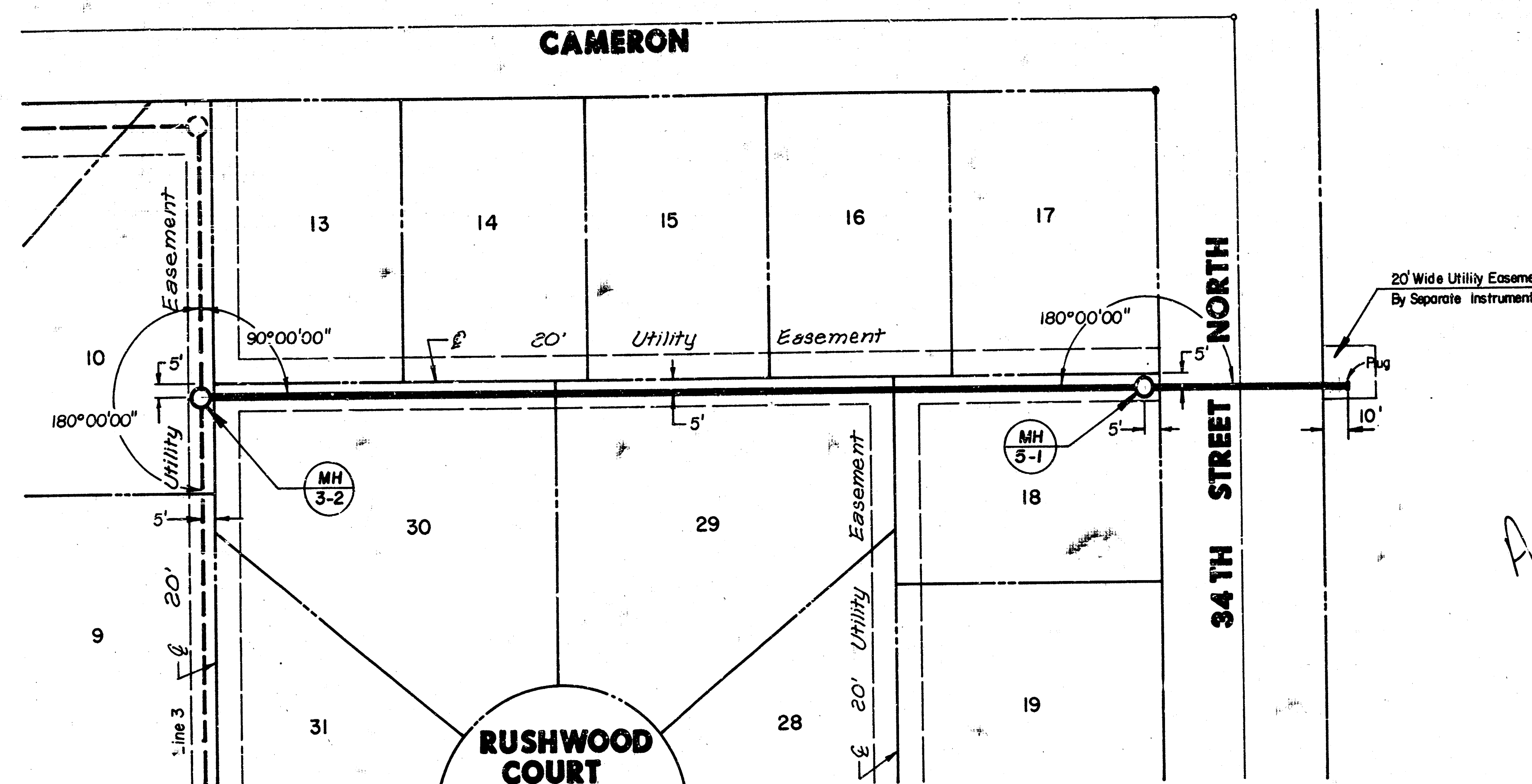
6/12
MKEC

FILMED FROM THE BEST
AVAILABLE COPY



FILMED FROM THE BEST
AVAILABLE COPY

WILLOWOOD
LAT. 9, MAIN 9 S.S. NO. 23
PROJ. NO. 468-76-245-81338-000-000-001

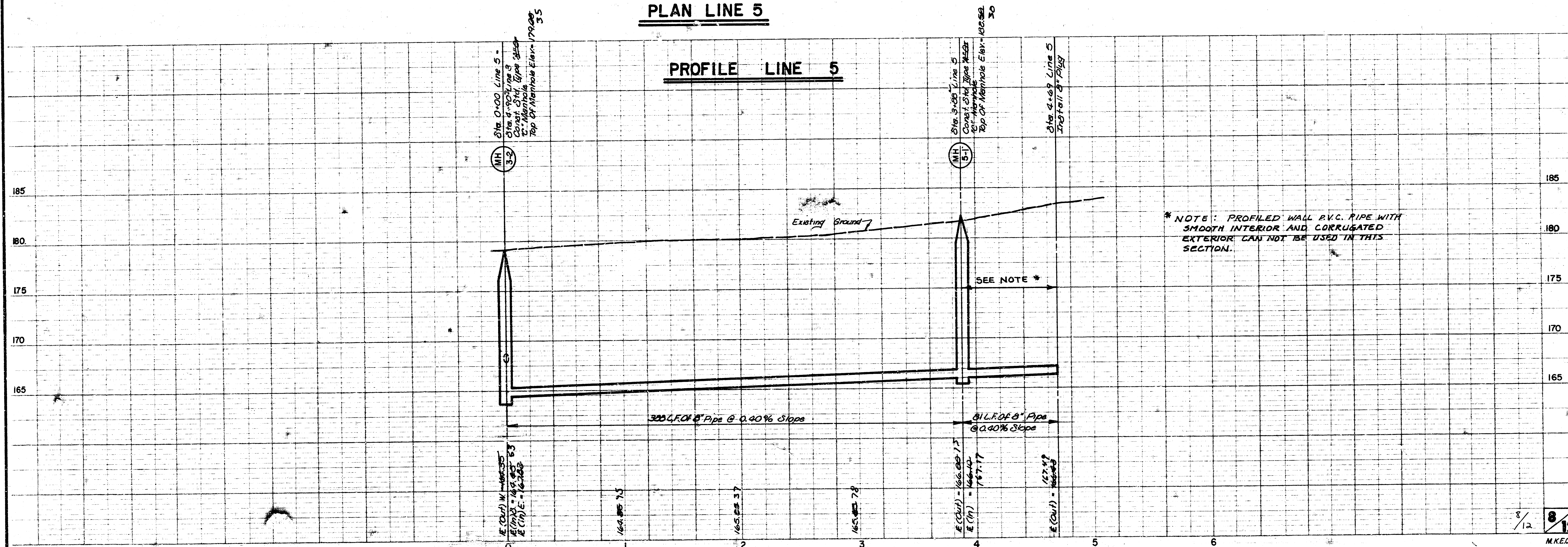


Scale: 1" = 40' Horiz.
1" = 5' Vert.

As Built
J.L.L.
3/85

PLAN LINE 5

PROFILE LINE 5

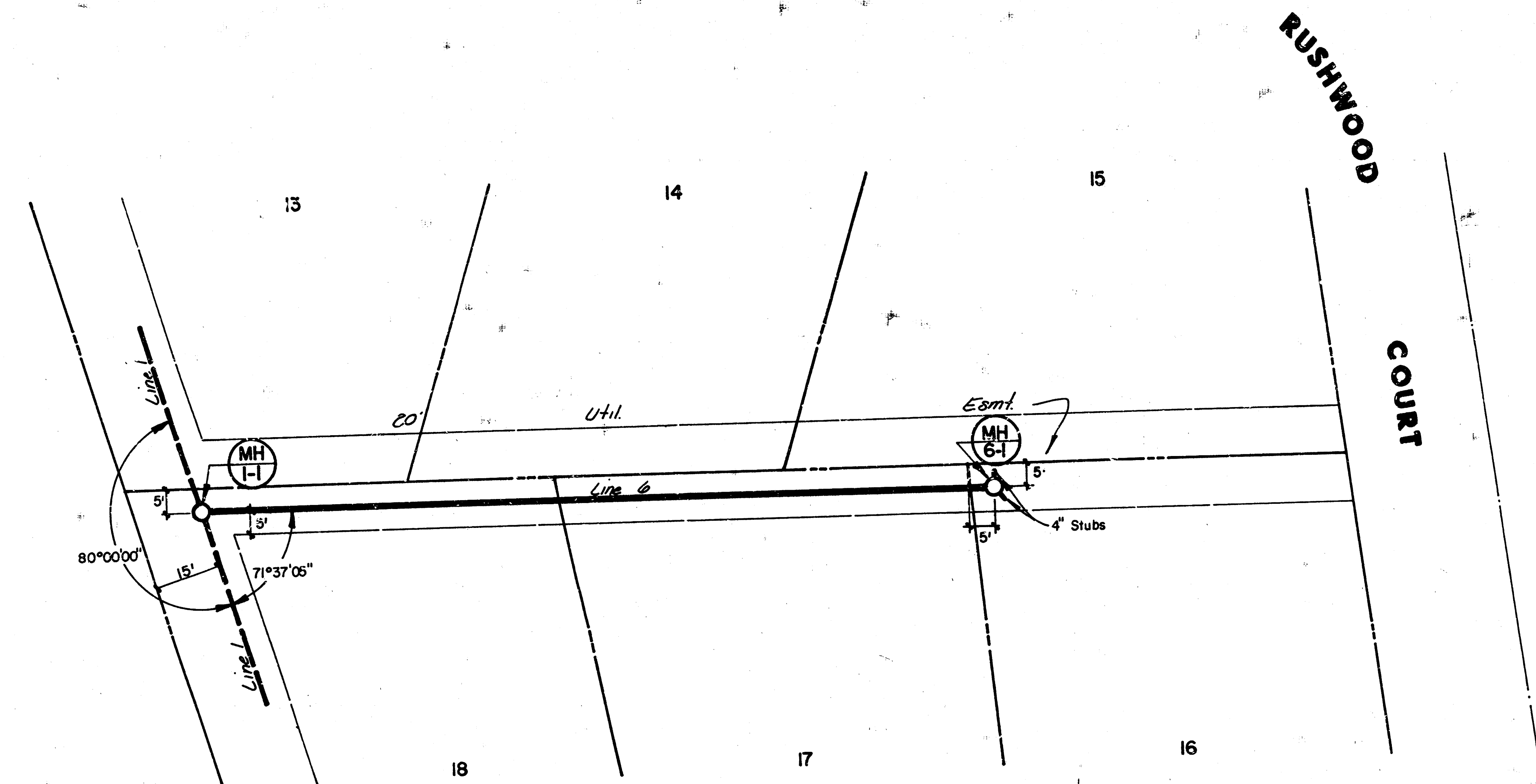


* NOTE: PROFILED WALL P.V.C. PIPE WITH SMOOTH INTERIOR AND CORRUGATED EXTERIOR CAN NOT BE USED IN THIS SECTION.

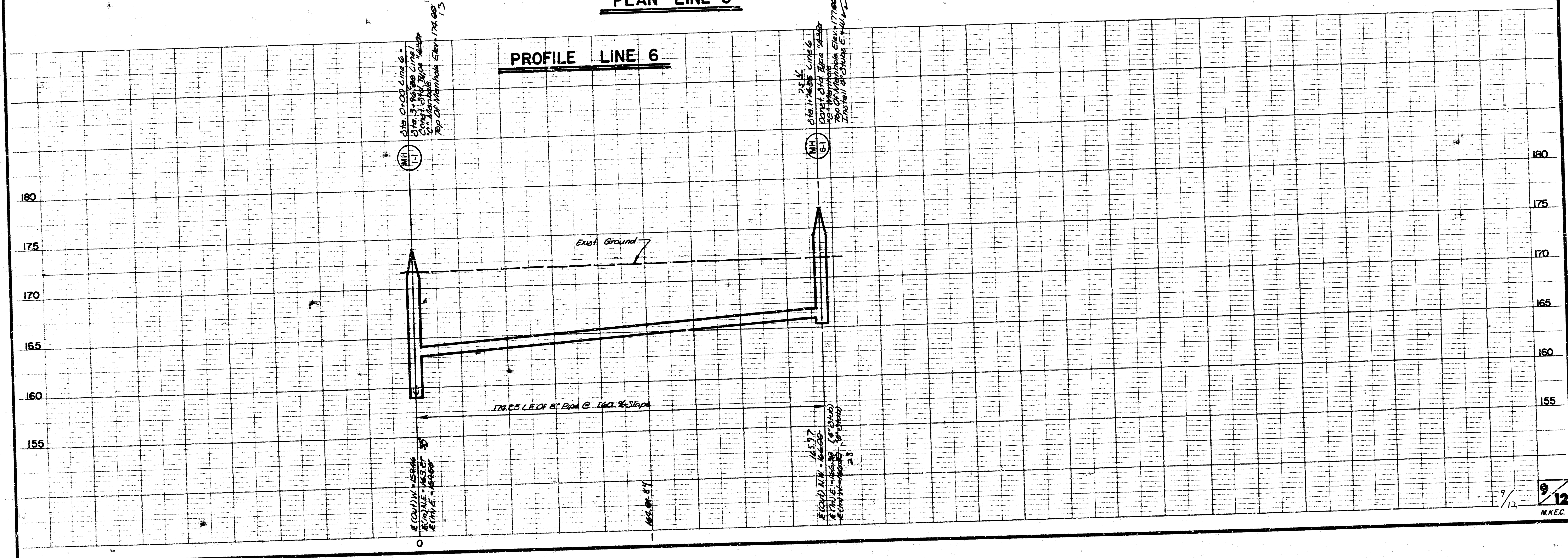
FILMED FROM THE BEST AVAILABLE COPY

WILLOWOOD
LAT. 9, MAIN 9 SS NO. 23
PROJ. NO. 468-76-245-81338-000-000-001

N
Scale: 1" = 20' Horiz.
1" = 5' Vert.

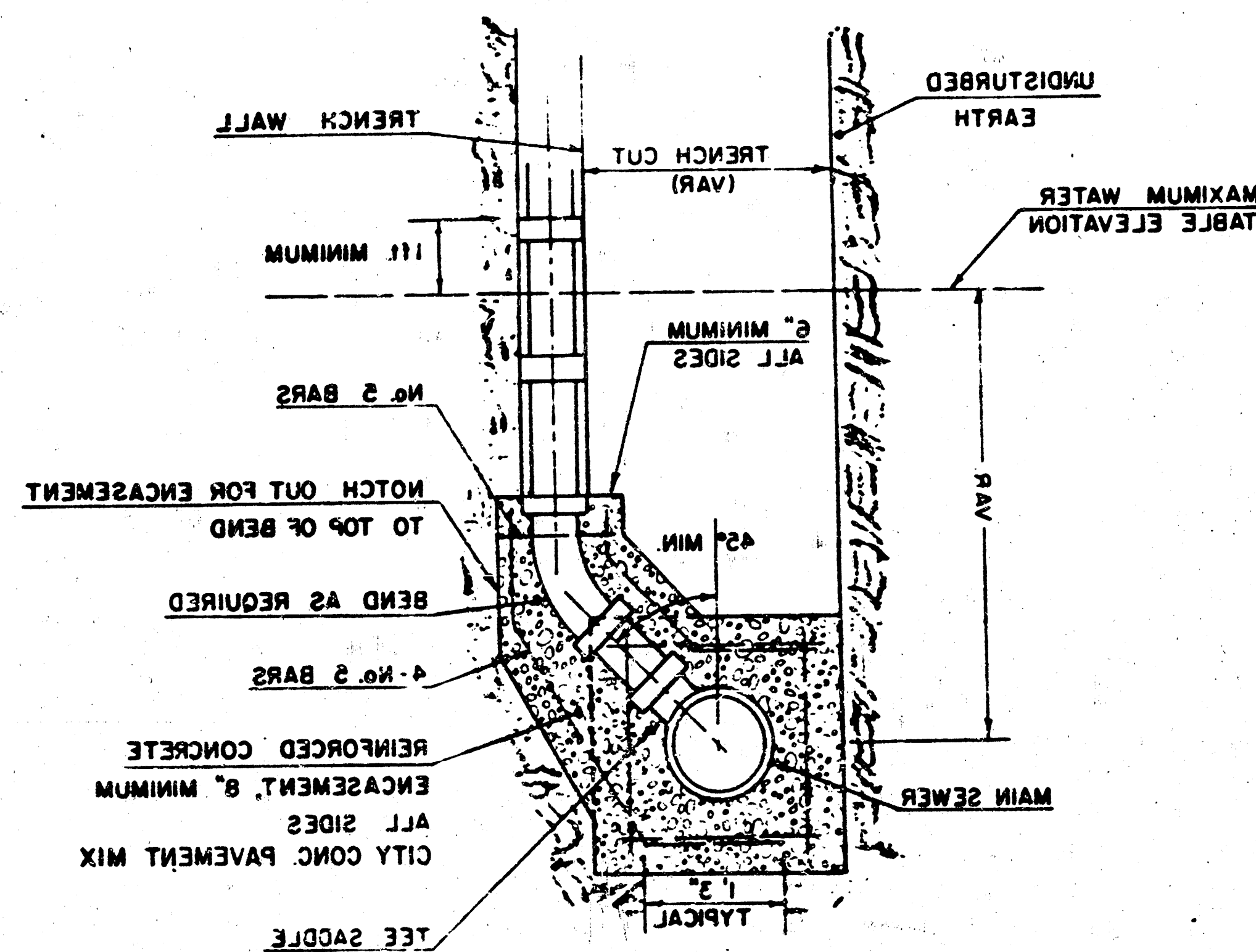
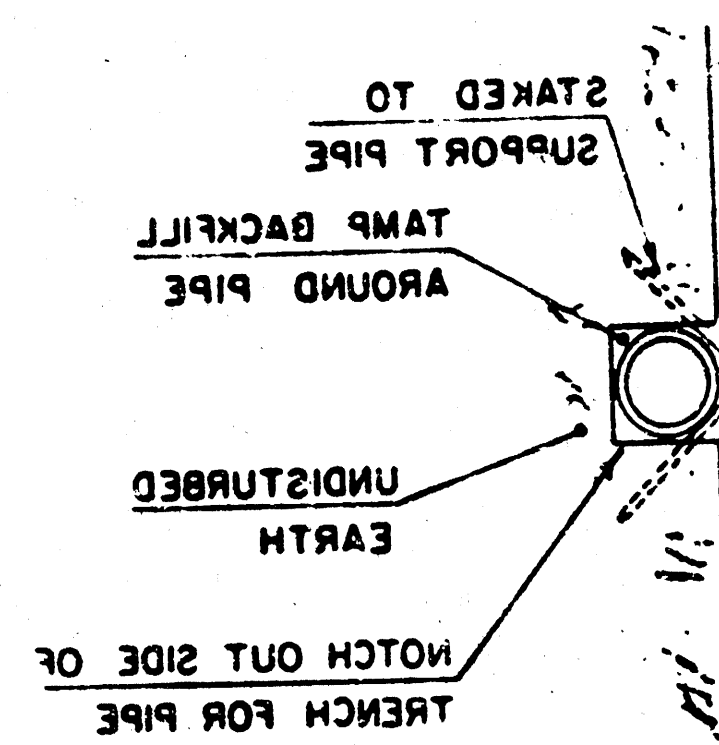


PROFILE LINE 6

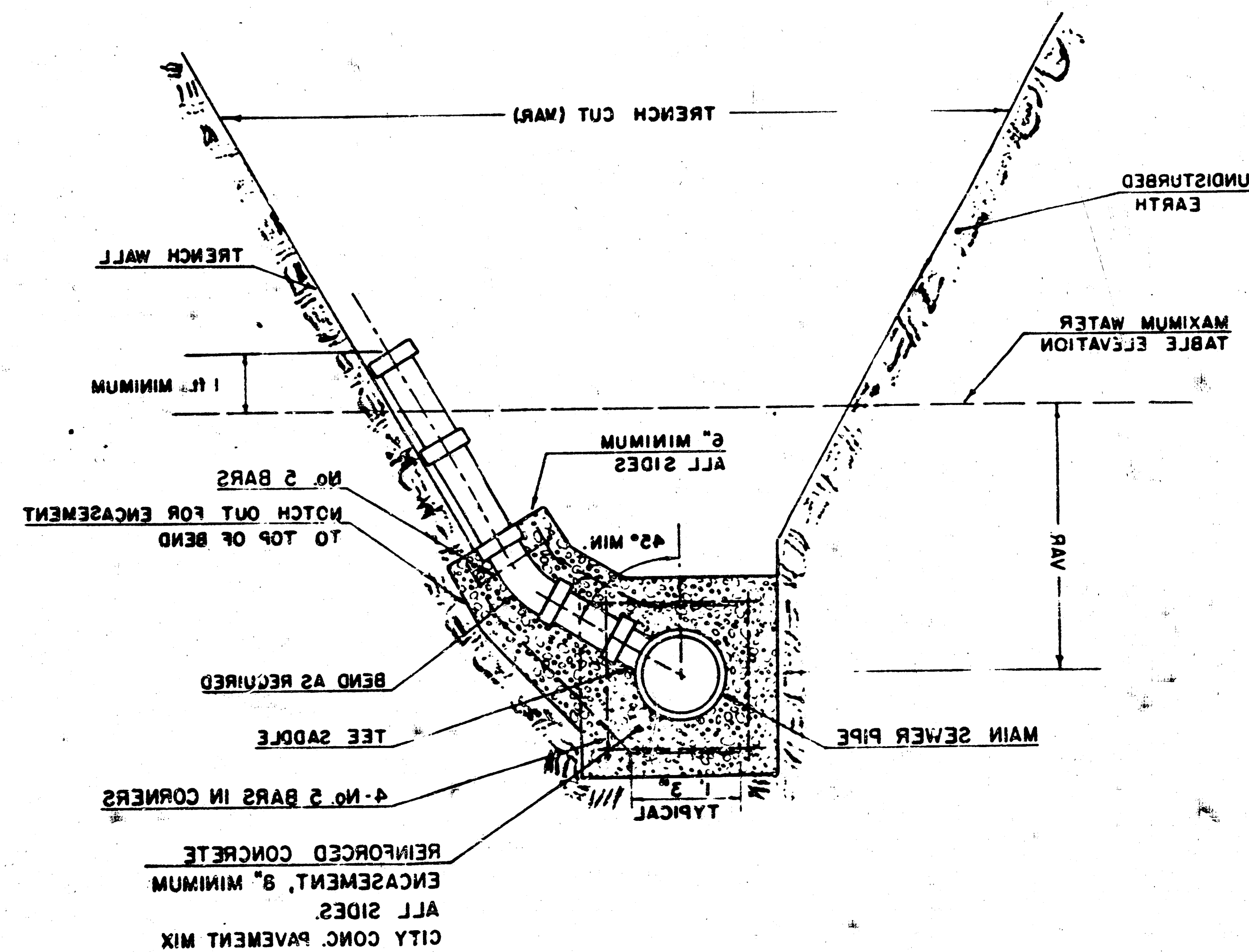


FILMED FROM THE BEST
AVAILABLE COPY.....

CITY OF WICHITA, KANSAS

[illegible]

TYPICAL RISER FOR VERTICAL TRENCH WALLS



TYPICAL RISER FOR SLOPING TRENCH WALLS

NOTE
TOP OF 4" OR 6" RISER PIPE TO BE
EXTENDED TO AN ELEVATION OF 111'
MINIMUM ABOVE THE WATER TABLE
ELEVATION, WHEN WATER EXISTS,
AND TO AN ELEVATION SUITABLE FOR
PROVIDING SERVICE TO THE LOT TO
BE SERVED AND THEN PLEGGED.

16-E E-5

FINAL PLAT OF

WILLOWOOD

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

I, Michael D. Harding, a Civil Engineer in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "Willowood", an addition to Wichita, Sedgwick County, Kansas, into lots, blocks and streets the same being accurately set forth in the accompanying plat and described as follows:

A tract of land in the west half of Section 31, Township 26 south, Range 2 east of the 6th P.M., more particularly described as follows:

Commencing at the west quarter corner of Section 31; thence S 1° 14' 30" E, 240.00 feet along the west line of said section; thence N 88° 45' 30" E, 50.00 feet to the east right-of-way line of Woodlawn for the point of beginning; thence N 88° 45' 30" E, 136.91 feet; thence 176.34 feet along a curve to the left having a radius of 315.68 feet, a central angle of 32° 00' 20", and a long chord bearing N 72° 45' 30" E, 174.06 feet; thence N 56° 45' 10" E, 1242.41 feet; thence 191.17 feet along a curve to the left having a radius of 189.75 feet, a central angle of 57° 43' 50", and a long chord bearing N 27° 53' 25" E, 183.19 feet; thence N 0° 58' 20" W, 696.70 feet to the north line of the south half of the northwest quarter of said Section 31; thence N 68° 58' 51" E, 956.00 feet to a point 25.00 feet west of the northeast corner of said south half; thence parallel to the east line of said south half bearing S 0° 58' 20" E, 923.48 feet; thence 115.91 feet along a curve to the left having a radius of 125.00 feet, a central angle of 53° 07' 48", and a long chord bearing N 64° 21' 26" W, 111.80 feet; thence S 89° 01' 40" W, 765.68 feet; thence 80.57 feet along a curve to the right having a radius of 153.87 feet, a central angle of 30° 00' 00", and a long chord bearing N 75° 58' 40" W, 75.65 feet; thence 90.66 feet along a curve to the right having a radius of 213.21 feet, a central angle of 20° 18' 41", and a long chord bearing S 46° 35' 50" W, 90.19 feet; thence S 56° 45' 10" W, 1242.41 feet; thence 213.21 feet along a curve to the right having a radius of 381.68 feet, a central angle of 32° 00' 20", and a long chord bearing S 72° 45' 30" W, 210.45 feet; thence S 88° 45' 30" W, 136.91 feet to a point 50.00 feet east of the west line of said Section 31, said point also being on the east right-of-way line of Woodlawn; thence N 1° 14' 30" E, 66.00 feet to the point of beginning; containing 21.73 acres, more or less.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 26th day of January, 1984.

Michael D. Harding
Michael D. Harding, P.E.
Mid-Kansas Engineering Consultants, P.A.
240 North Rock Road, Suite 130
Wichita, Kansas 67206

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's Certificate have caused the same to be surveyed and platted into lots, blocks and streets, the same to be known as "Willowood", an addition to Wichita, Sedgwick County, Kansas. Easements for drainage and the construction and maintenance of public utilities, as indicated on the accompanying plat, are hereby granted. The streets are hereby dedicated to and for the use of the public. Building setbacks shall be in accordance with the assoc. Community Unit Plan (DP-113) on file in the Wichita, Sedgwick County Metropolitan Area Planning Department office.

Woodlawn Development Company
a partnership

Donald J. Ablah
partner

We, the First National Bank of St. Paul, mortgagees on the above described property, do hereby consent to the plat of "Willowood".

The First National Bank of St. Paul

Philip S. Frick
Attorney in Fact for First National Bank of St. Paul

R=189.75'
Δ=57°43'30"
L=191.17'
CHD=183.19'
BRG=N27°53'25"E

R=153.87'
Δ=30°00'00"
L=80.57'
CHD=75.65'
BRG=N75°58'40"W

EXCEPTION

R=255.75'
Δ=20°18'41"
L=90.66'
CHD=90.19'
BRG=S46°35'50"W

N.E. Cor. S1/2NW1/4
Sec. 31-26-2E.

Scale: 1"=100'

Setbacks as per C.U.P. (D.P.-113)

LEGEND

• = Iron

6 79051

STATE OF KANSAS
COUNTY OF SEDGWICK

This is to certify that this instrument was filed for record in the Register of Deeds Office at 2:00 PM on the 27th day of MARCH, 1984.

Bette F. McCart, Register of Deeds
Bette F. McCart

Pat Kettler, Deputy
Pat Kettler

Entered on transfer record this 28th day of MARCH, 1984.

Dorothy K. White, County Clerk
Dorothy K. White

STATE OF KANSAS
COUNTY OF SEDGWICK

Be it remembered that on this 26th day of January, 1984, before me, a Notary Public in and for said State and County, came Donald J. Ablah, partner of Woodlawn Development Company, a partnership, 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.

Donald J. Ablah, Notary Public
My Appointment Expires: January 6, 1987

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

Dated this 12th day of January, 1984.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Robert E. Chisholm, Chairman

Robert A. Lakin, Secretary

This plat approved and all dedications shown herein, if any, accepted by the Board of City Commissioners of the City of Wichita, Kansas, this 21st day of FEBRUARY, 1984.

Margaret Knight, Mayor
Margaret Knight

Donald C. Orick, City Clerk
Donald C. Orick

This plat approved and all dedications shown herein, if any, accepted by the Board of County Commissioners of Sedgwick County, Kansas, this 28th day of MARCH, 1984.

Jack Spratt, Chairman
Jack Spratt

Donald W. Gregg, Commissioner
Donald W. Gregg

Tom Scott, Commissioner
Tom Scott

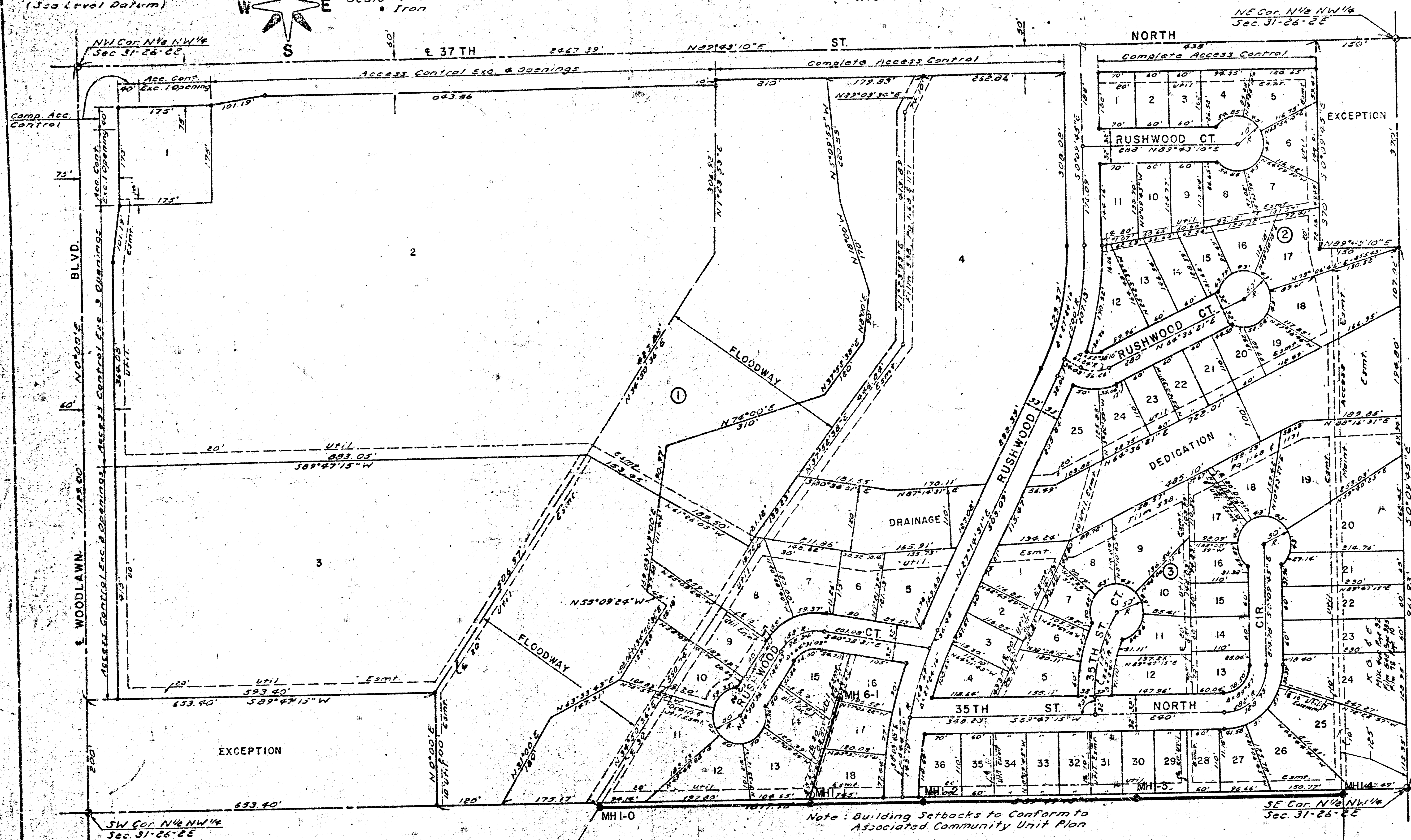
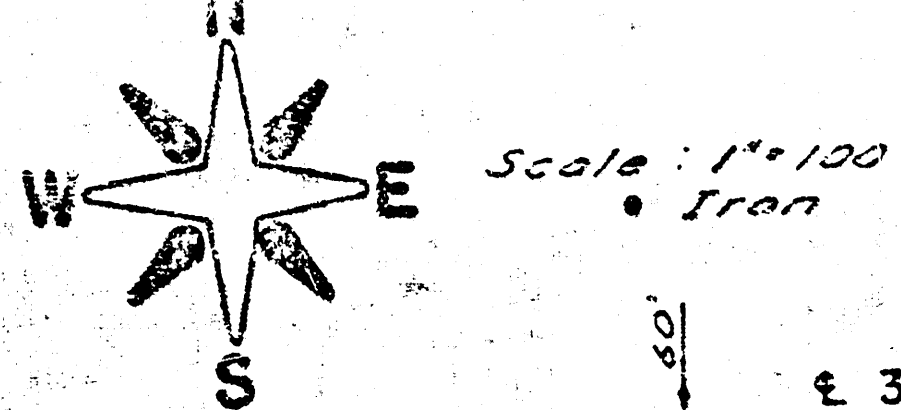
Attest: Dorothy K. White, County Clerk
Dorothy K. White

Restrictive Covenant F 643 Pg 440 3-3 3-31

FILMED FROM THE BEST
AVAILABLE COPY

BRUSH CREEK ADDITION WICHITA, KANSAS

Minimum Building Pads
Lots 1 & 2, Blk 1, Et. 1363.0
All other lots, Et. 1365.0
(Sea Level Datum)



This plat of "BRUSH CREEK ADDITION",
Wichita, Kansas, has been submitted to
and approved by the Wichita-Sedgwick
County Metropolitan Area Planning Com-
mission, Wichita, Kansas, dated this 16th
day of June, 1983.

Wichita-Sedgwick County Metropolitan
Area Planning Commission

Robert E. Crabb Chairman

Robert E. Crabb Secretary

This plat approved and all dedications
shown hereon accepted by the Board of
City Commissioners, Wichita, Kansas, this
13th day of December, 1983.

Wingard Wright Mayor

Robert E. Crabb City Clerk

This plat approved and all dedications
shown hereon accepted by the Board of County
Commissioners, Sedgwick County, Kansas, this
20th day of Jan., 1984.

Robert E. Crabb Chairman

Robert E. Crabb Commissioner

Robert E. Crabb Commissioner

Robert E. Crabb County Clerk

Entered on transfer record
25th day of Jan., 1984.

Robert E. Crabb County Clerk

#67-696

State of Kansas 355. This is to certify that
this plat has been filed for record in the
Office of the Register of Deeds this 26th
day of JANUARY, 1984, at 9:52 o'clock, A.M.,
and is duly recorded.

Robert E. Crabb Register of Deeds

Robert E. Crabb Deputy

We, the undersigned, holders of a mortgage on the above described
property, do hereby consent to this plat of "BRUSH CREEK ADDITION".

Robert E. Crabb *Judith Barker Crabb*

State of Michigan 355. The foregoing
Wayne County instrument was acknowledged be-
fore me this 26th day of Jan., 1984,
by Robert E. Crabb and Judith
Daines Crabb, his wife.

Robert E. Crabb *Judith Barker Crabb*

Notary Public

My Commission Expires April 18, 1984

State of New Mexico 355. The fore-
going instrument was acknowledged
before me this 26th day of Jan.,
1984, by Robert E. Crabb and
Judith Barker Crabb, his wife.

Robert E. Crabb *Judith Barker Crabb*

Notary Public

My Commission Expires April 18, 1984

State of Kansas 355. We, Baughman Company,
PA, Surveyors in aforesaid county and state,
do hereby certify that we have surveyed and
platted "BRUSH CREEK ADDITION", Wichita,
Kansas, and that the accompanying plat is
a true and correct exhibit of the property
surveyed, described as the NW 1/4 of the NW 1/4
of Section 31, T26S, R2E of the 6th P.M.,
Sedgwick County, Kansas, excepting the south
200 feet of the west 653.40 feet and the
north 370 feet of the east 150 feet thereof.

Date Nov. 2, 1983 Baughman Company, PA

John E. Lundblad Surveyor

John E. Lundblad

Know all men by these presents that we, the
undersigned, have caused the land described in the
surveyors certificate to be platted into lots, blocks,
streets and a drainage dedication to be known as
"BRUSH CREEK ADDITION", Wichita, Kansas. The
easements are hereby granted as indicated for
the construction and maintenance of public util-
ities. The drainage dedication is hereby dedicated
for drainage purposes. The streets are hereby de-
dicated to and for the use on the public. All ad-
jacent rights of access to Woodlawn Blvd. and 37th
St. North are hereby granted to the City of Wichita,
Kansas, except, however, that Lot 1, Blk 1, shall
have access to Woodlawn at one location over the
south 135 feet thereof and to 37th St. North over
the east 135 feet thereof. Lot 2, Blk 1 shall have
access to Woodlawn at three locations and to 37
th St. North at four locations and Lot 3, Blk 1
shall have access to Woodlawn at two locations,
said locations to be determined by the City Eng-
ineer. The floodway shall be the responsibility of
the owners of the property within said floodway
until such time as the governing body exercising
jurisdiction elects to assume the responsibility

for maintenance and improvement of the drain-
age, provided further that no building shall
be constructed on or within said floodway,
nor shall any fill, change of grade, creation
of channel or other work be carried on with-
out the permission of the Wichita-Sedgwick
County Flood Control Office or their succe-
sors of Office. Building setbacks shall con-
form to the associated Community Unit Plan.
Minimum building pads shall be as follows: Lots
1 & 2, Blk 1, Elev. 1363.0; All other lots 1365.0
(Sea Level Datum)

Brush Creek Community, a Joint Venture

Carl A. Steward *William L. Korber*

W.B. Carter Construction Co., Inc. Vice-Pres.

State of Kansas 355. The foregoing instrument was ack-
nowledged before me this 26th day of Jan., 1984, by
Brush Creek Community, a Joint Venture, by Carl A. Stew-
ard, III, Philip M. Stedgrass, William L. Korber and Jack K.
Stamp, Vice-Pres. of W.B. Carter Construction Co., Inc. on
behalf of the corporation.

Carl A. Steward *William L. Korber*

Notary Public

My Commission Expires April 18, 1984

FILMED FROM THE BEST
AVAILABLE COPY.....