

**Lat. 58, Main 9, SS No. 23**  
**SANITARY SEWER IMPROVEMENTS TO SERVE**  
**CORNEJO NORTH ADDITION**

Project Number

**468-82915**

Index Code

**748740**

**CITY OF WICHITA, KANSAS**

Michael E. Lindebak, P. E., City Engineer

**GENERAL NOTES**

1. Contractor will be required to provide notice to utility companies a minimum of twenty-four (24) hours prior to any excavation, as follows:  

Kansas One-Call	687-2470
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The Contractor must notify the following in case of an emergency:

Cablevision	262-4270
or	263-2061
K.P.L. Gas Service Company	383-8650
Kansas Gas & Electric Company	383-8600
Peoples Natural Gas	942-8811
or	1-800-303-0357
Southwestern Bell Telephone Company	1-571-2611
City of Wichita Water Department	268-4908
City of Wichita Sewer Department	268-4071
  
2. Exist. 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 Contractor will be required to work around existing utilities which do not conflict with proposed construction.
  
3. The Contractor to verify utility locations prior to construction of this project.
  
4. Utility service and installation shall be coordinated with the respective utility owners. Contacts are:  

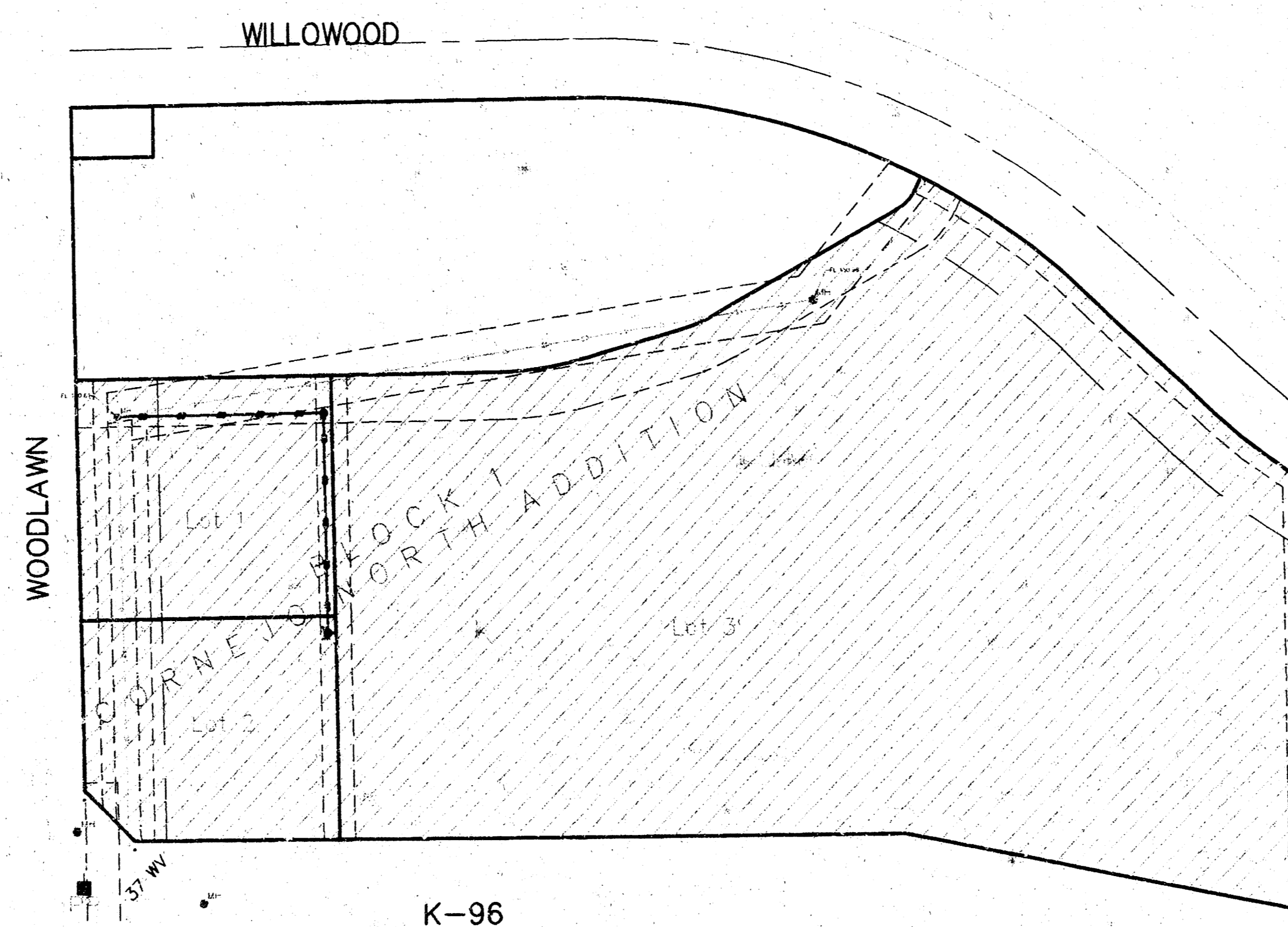
K&E Gas	Shane Price	261-6867
K.G. & E.	Miles Capps	261-6434
Wichita Water	Chuck Steven	268-4555
	Joe Botinelly	268-4908
Southwestern Bell	Jim Tabin	268-2759
  
5. All lawn/turf areas disturbed by construction of proposed improvements shall be restored with the same grass/sod as existing. Restoration of disturbed areas shall include, but not be limited to, top soil preparation, seeding, mulch and/or reseeding. All seeding/sodding work shall be in accordance with the City of Wichita standard specifications and the City of Wichita administrative regulation No. AR78 which governs cleanup and replacement following construction. All costs for this work shall be subsidiary to the lump sum price bid for "Site Restoration."  
 All other areas disturbed by construction shall be seeded with rye grass at a rate of 350 lbs./acre immediately following construction in that area.

**BENCHMARK:**

City Disk at NE Corner of East Hub Guard Wall on Woodlawn Bridge over Chisolm Creek  
 Elev. = 177.97 (City Datum)

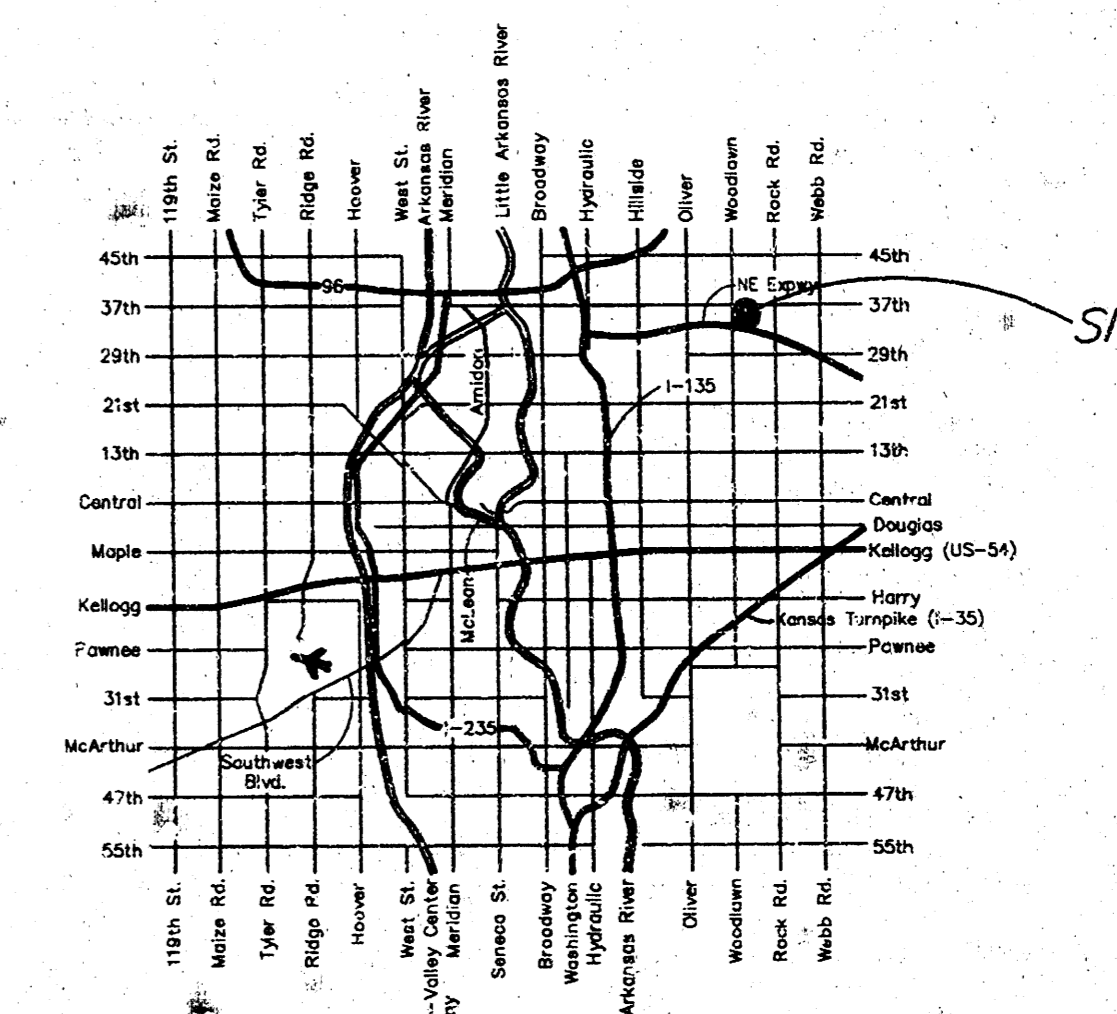
**INDEX**

- 1 Cover
- 2 Plan
- 3 SS Plan and Profile



LEGEND:

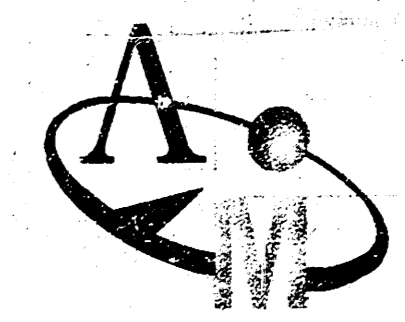
Benefit District included



**LOCATION MAP**

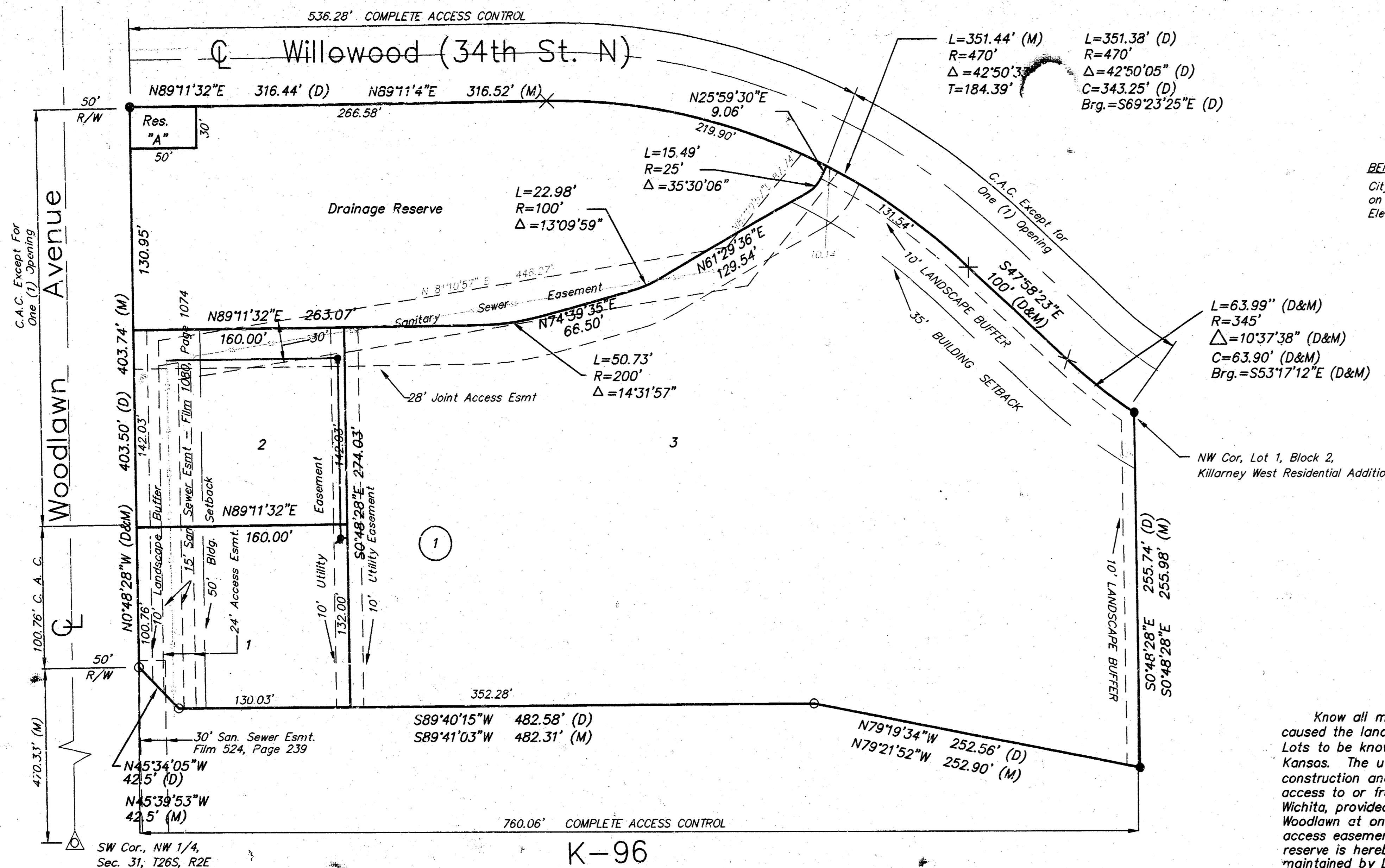
Booked  
 3-4-99  
 P-66  
 Per Plan  
 RDL



  
**AUSTIN MILLER P.E.**  
**ENGINEERING SERVICES**  
 254 S. Irving, Suite 910 - Wichita, KS 67211  
 316/262-1281 fax: 316/262-6773

# CORNEJO NORTH ADDITION

Wichita, Sedgwick County, Kansas



**BENCHMARK:**  
City Disk @ NE Corner of E hub guard wall on Woodlawn bridge over Chisalm Creek. Elev. = 177.97 (City Datum)

**LEGEND:**  
 ○ 1/2" Rebar Found  
 ● Set 1/2" Rebar w/ "LD High" cap  
 x Set "x" Cut in Concrete

**Note:**  
Community Unit Plan DP-228 on file with Metropolitan Area Dept.

**MINIMUM PAD ELEV.:**  
Elev. = 177.97 (City Datum)

State of Kansas ) ss  
City of Wichita ) ss

This plat of "CORNEJO NORTH ADDITION", Wichita, Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.  
Dated this \_\_\_ day of \_\_\_\_\_, 1998.  
Wichita-Sedgwick County Metropolitan Area Planning Commission.

Richard Lopez, Chair  
Marvin S. Krout, Secretary

State of Kansas ) ss  
City of Wichita ) ss

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_ day of \_\_\_\_\_, 1998.

Bob Knight, Mayor  
Pat Burnett, City Clerk

Entered on transfer record this \_\_\_ day of \_\_\_\_\_, 1998.

James Alford, County Clerk

Know all men by these presents that we, the undersigned owners have caused the land described in the Surveyors certificate to be platted into Lots to be known as "CORNEJO NORTH ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. All abutter's rights of access to or from Woodlawn Avenue are hereby granted to the City of Wichita, provided however, that Lot 2 shall have a joint access easement to Woodlawn at one (1) location as determined by the City Engineer. The joint access easements are for use by Lots 1, 2, 3 and the public. The drainage reserve is hereby granted to the public for drainage purposes and shall be maintained by Lots 1, 2, & 3. The landscape buffer is for screening. Reserve "A" is reserved for the construction of a pylon sign. Reserve "A" shall be owned and maintained by Lot 3.

R.R.M. Properties, L.L.C., Owner  
Ronald J. Cornejo, Member  
New Rapid of Kansas, L.L.C.  
Trent McKenzie, Member

State of Kansas ) ss  
Sedgwick County ) ss  
The foregoing instrument was acknowledged before me, this \_\_\_ day of \_\_\_\_\_, 1998, by Ronald J. Cornejo, Member, R. R. M. Properties, L. L. C., on behalf of the corporation.

State of Kansas ) ss  
Sedgwick County ) ss

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_ day of \_\_\_\_\_, 1998, at \_\_\_ o'clock \_\_\_\_\_; and is duly recorded.

Bill Meek, Register of Deeds  
Linda Kizzire, Deputy

My App't. Exp. \_\_\_\_\_  
 State of Kansas ) ss  
Sedgwick County ) ss  
The foregoing instrument was acknowledged before me, this \_\_\_ day of \_\_\_\_\_, 1998, by Trent McKenzie, Member, New Rapid of Kansas, L. L. P., on behalf of the corporation.  
 \_\_\_\_\_, Notary Public  
 My App't. Exp. \_\_\_\_\_

State of Kansas ) ss  
Sedgwick County ) ss  
The foregoing instrument was acknowledged before me, this \_\_\_ day of \_\_\_\_\_, 1998, by Intrust Bank, N. A.  
 \_\_\_\_\_, Notary Public  
 My App't. Exp. \_\_\_\_\_

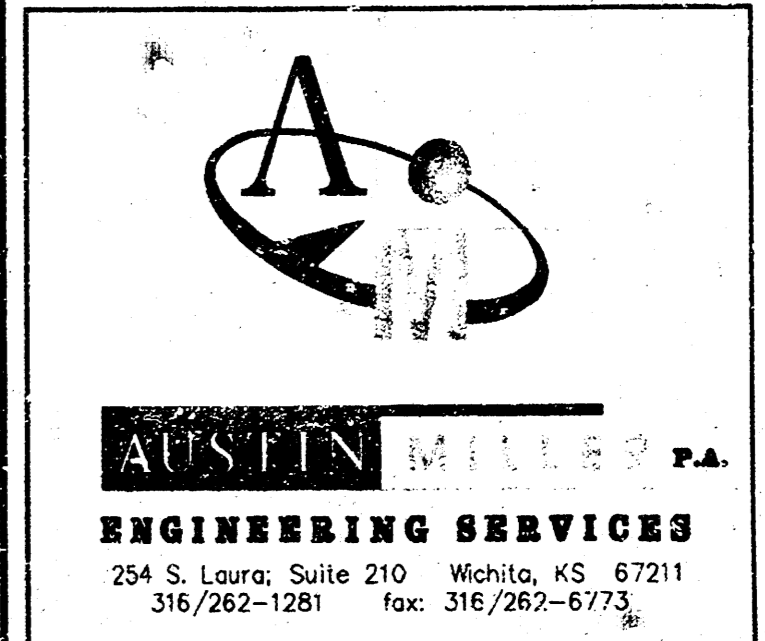
State of Kansas ) ss  
Sedgwick County ) ss  
I, the undersigned licensed land surveyor in aforesaid county and state, do hereby certify that, I have surveyed and platted "CORNEJO NORTH ADDITION", Wichita, Sedgwick County, Kansas and the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

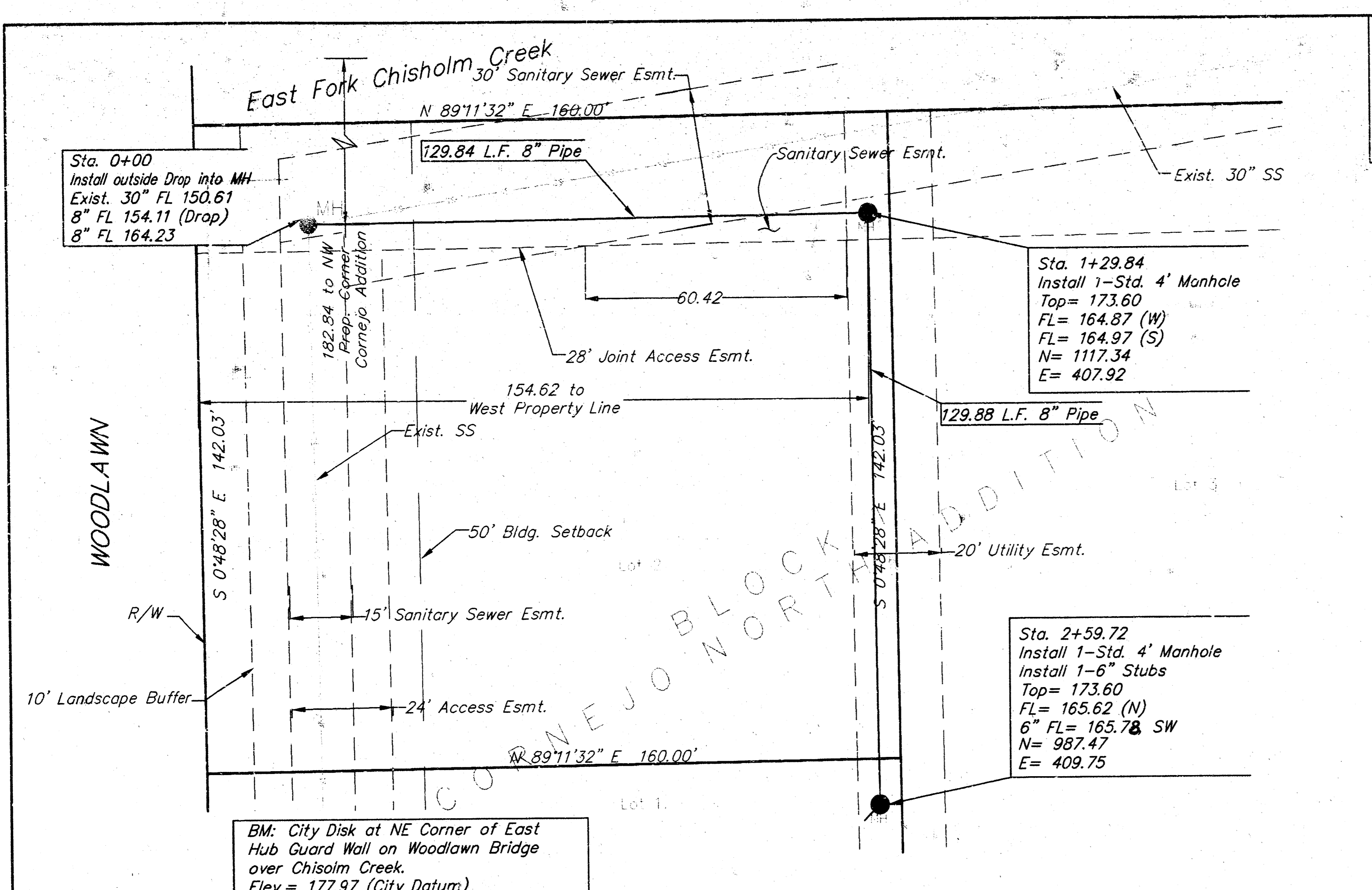
A tract of land lying in the Northwest Quarter of Section 31, Township 26 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, more particularly described as follows: Beginning at the Northwest corner of Lot 1, Block 2 Killarney West Residential, an Addition to Wichita, Sedgwick County, Kansas; thence S 00 degrees 48'28" E, 255.74 feet along the West line to the Southwest corner of said Lot 1; thence N 79 degrees 19'34" W, 252.56 feet along the North line of K-96 right-of-way as dedicated on Film 956, Page 20; thence continuing along said right-of-way, S 89 degrees 40'15" W, 482.58 feet; thence continuing along said right-of-way, N 45 degrees 34'05" W, 42.50 feet to a point lying 50.00 feet east of the West line of said Northwest Quarter; thence N 00 degrees 48'28" W, 403.50 feet parallel with said West line to a point on the South line of 34th Street North as dedicated on Film 1052, Pages 967 and 968; thence N 89 degrees 11'32" E, 316.44 feet along said South line to a point on a curve to the right; thence continuing along said South line of said 34th Street North and along said curve 351.38 feet, said curve having a central angle of 42 degrees 50'05", a radius of 470.00 feet, and a long chord of 343.25 feet, bearing S 69 degrees 23'25" E; thence continuing along said South line of 34th Street North, S 47 degrees 58'23" E, 100.00 feet to a point on a curve to the left; thence continuing along said South line of 34th Street North and along said curve 63.99 feet, said curve having a central angle of 10 degrees 37'38", a radius of 345.00 feet, and a long chord of 63.90 feet bearing S 53 degrees 17'12" E, to the Point of Beginning; EXCEPT a tract of land described as follows: Commencing at the NW Corner, Lot 1, Block 2, Killarney West Residential, an addition to Wichita, Sedgwick County, Kansas; thence S00°48'28"E, 255.74 feet to the north line of K-96 right-of-way; thence N79°19'34"W along said north line of K-96 right-of-way, 252.56 feet; thence S89°40'15"W along said north line of K-96 right-of-way, 482.58 feet to a Point of Beginning; thence N45°34'05"W, 42.5 feet; thence N00°48'28"W, 242.79 feet; thence N89°11'32"E, 160.00 feet; thence S00°48'28"E, 274.03 feet to the north line of K-96 right-of-way; thence S89°40'15"W along said north line of K-96 right-of-way 130.03 feet to the Point of Beginning.

A tract of land described as follows:  
 Commencing at the NW Corner, Lot 1, Block 2, Killarney West Residential, an addition to Wichita, Sedgwick County, Kansas; thence S00°48'28"E, 255.74 feet to the north line of K-96 right-of-way; thence N79°19'34"W along said north line of K-96 right-of-way, 252.56 feet; thence S89°40'15"W along said north line of K-96 right-of-way, 482.58 feet to a Point of Beginning; thence N45°34'05"W, 42.5 feet; thence N00°48'28"W, 242.79 feet; thence N89°11'32"E, 160.00 feet; thence S00°48'28"E, 274.03 feet to the north line of K-96 right-of-way; thence S89°40'15"W along said north line of K-96 right-of-way 130.03 feet to the Point of Beginning.  
 All being situated in Sec. 31, Twp. 26-S, R-2-E, of the 6th P.M., Sedgwick County, Kansas.  
 Existing public dedications and easements, being vacated by virtue of K.S.A. 12-512(b).

Lowell D. High, L. S. #685, Surveyor

Know all men by these presents that we, Intrust Bank, N. A., as mortgage holder on the land as set forth above in the surveyor's certificate, do hereby consent to the platting of the same to be known as "Cornejo North Addition", Wichita, Sedgwick County, Kansas.  
 Intrust Bank, N. A.

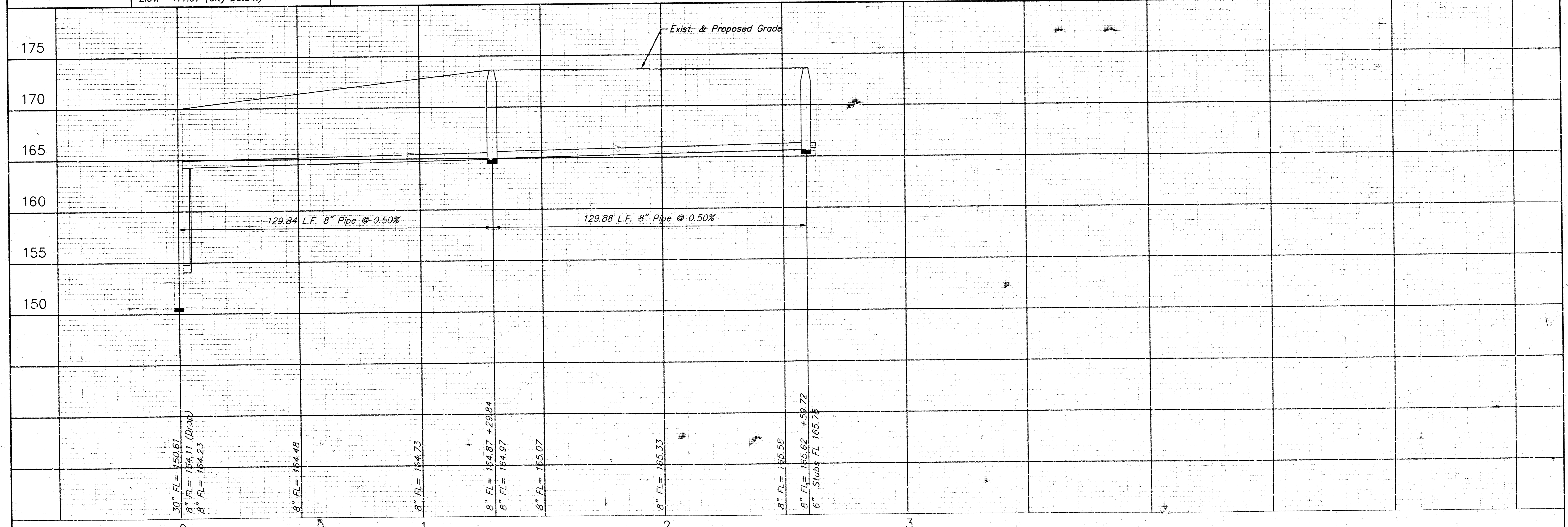
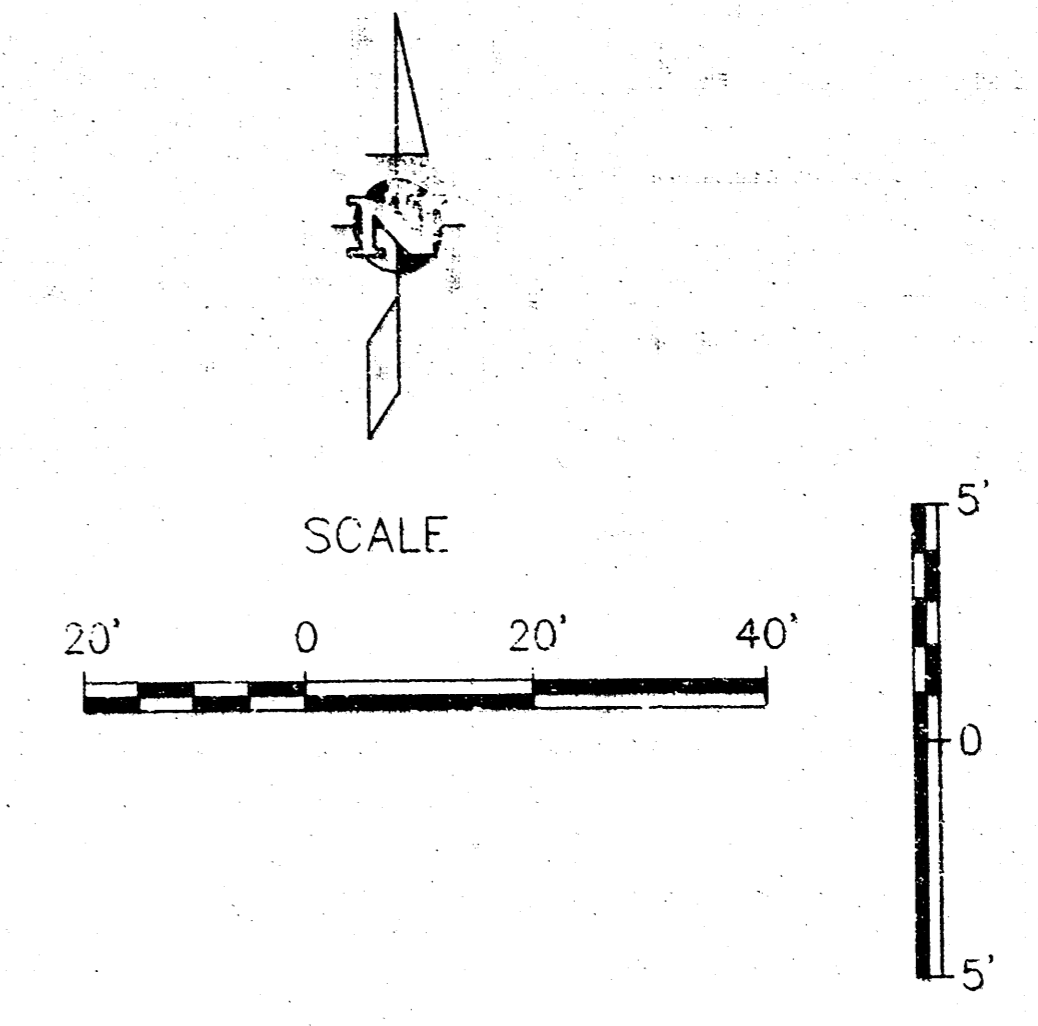




**CONTROL POINTS**

NW Corner Cornejo North Addition  
SE Corner of Woodlawn and Willowood  
Set 1/2" Rebar w/LS #685 Cap  
N = 894.54  
E = 256.05

SW Corner Lot 2, Cornejo North Addition  
1/2" Rebar Found  
N = 1298.24  
E = 250.35



	PROJECT NUMBER <b>488-82915</b>				AM NO 3/7/87
	DESIGN KW	DRAWN JG	FILE SSPP1	DATE 10/30/98	SCALE 1"=20'
<b>CORNEJO NORTH ADDITION</b>					SHEET OF <b>3</b> 12/21/98
<b>SS LINE</b> WICHITA, KS					