SANITARY SEWER PLANS

FOR

NEW LIFE ADDITION

PROJECT NO.

273 PPS (607961)

CITY OF WICHITA, KANSAS

MICHAEL E. LINDEBAK, CITY ENGINEER

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 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.

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	1-571-2115
CABLEVISION	262-4270 OR 263-2061
KPL GAS SERVICE COMPANY	263-7511
KANSAS GAS & ELECTRIC	264-1141
CITY OF WICHITA WATER DEPARTMENT	268-4908
KANES PIPELINE CO.	262-1408

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.

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.

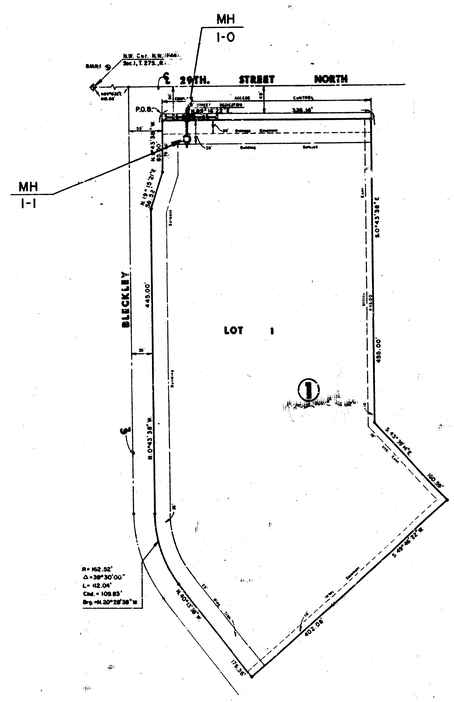
7. ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.

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 CONNECTING 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.

BENCH MARKS

B.M. #1 — RR SPIKE IN SOUTH FACE OF POWER POLE SOUTHEAST OF 4912 E. 29TH STREET NORTH
ELEV. = 163.42

B.M. #2 — "□" CUT ON SOUTHEAST CORNER OF SOUTHWESTERN BELL TELEPHONE EQUIPMENT PAD.
ELEV. = 168.25



N

Scale : 1" = 100'

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	LINE 1
3	FINAL PLAT

APPROVED AS NOTED
By CITY ENGINEER OF WICHITA

Sanitary Sewers VRH 11/26/90
Storm Sewers
Driveway Approaches
Water Mains
Paving

NOTE TO CONTRACTOR

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 THE PUBLIC RIGHT-OF-WAY BY THE CONTRACTOR WITHOUT SUCH INSPECTION NOR SHALL ANY WORK BE COMMENCED IN DEDICATED EASEMENTS OR PUBLIC RIGHT-OF-WAY WITHOUT WRITTEN AUTHORIZATION BY THE CITY ENGINEER.

LOCATION MAP

Booked As Builts 12/20/91 JKB
AS BUILT: JANUARY · 1991

MKEC

NEW LIFE ADDITION

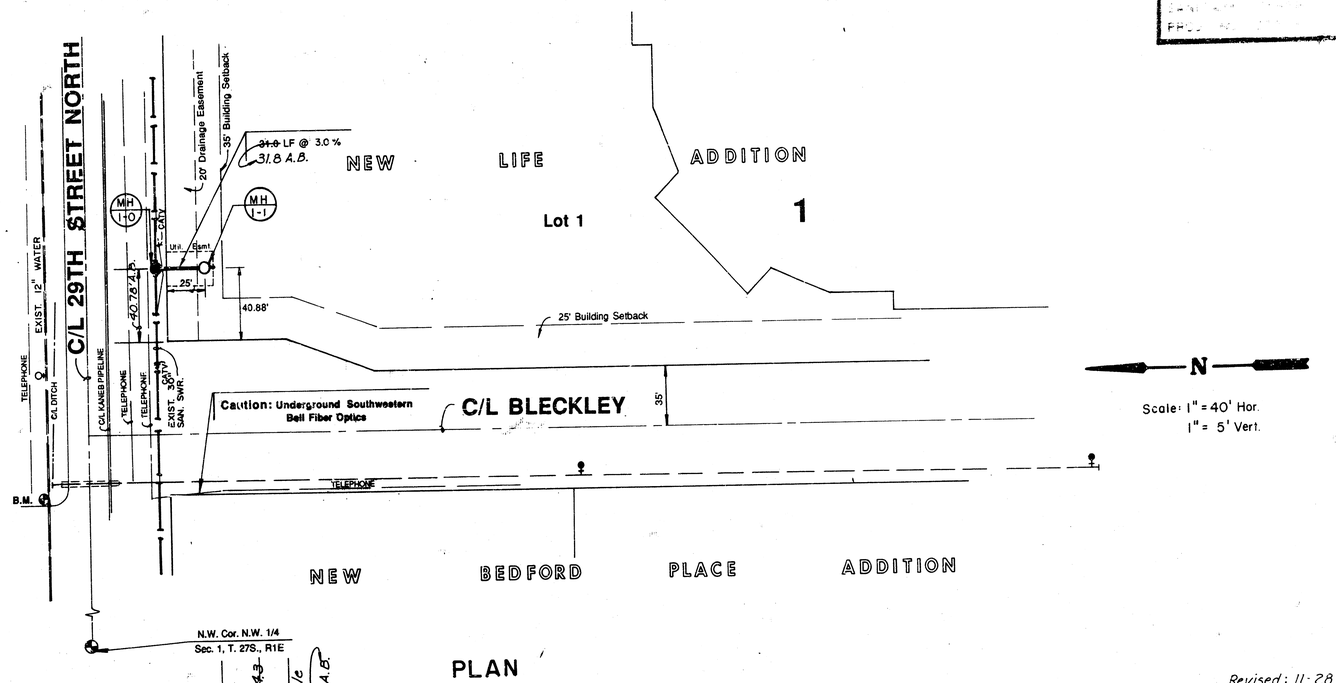
SANITARY SEWER PLANS

Design
Drawn by
Checked by
Date
Job no

MID-KANSAS ENGINEERING CONSULTANTS PA
3500 NORTH ROCK ROAD
BUILDING #800
WICHITA, KANSAS 67226 636-5566

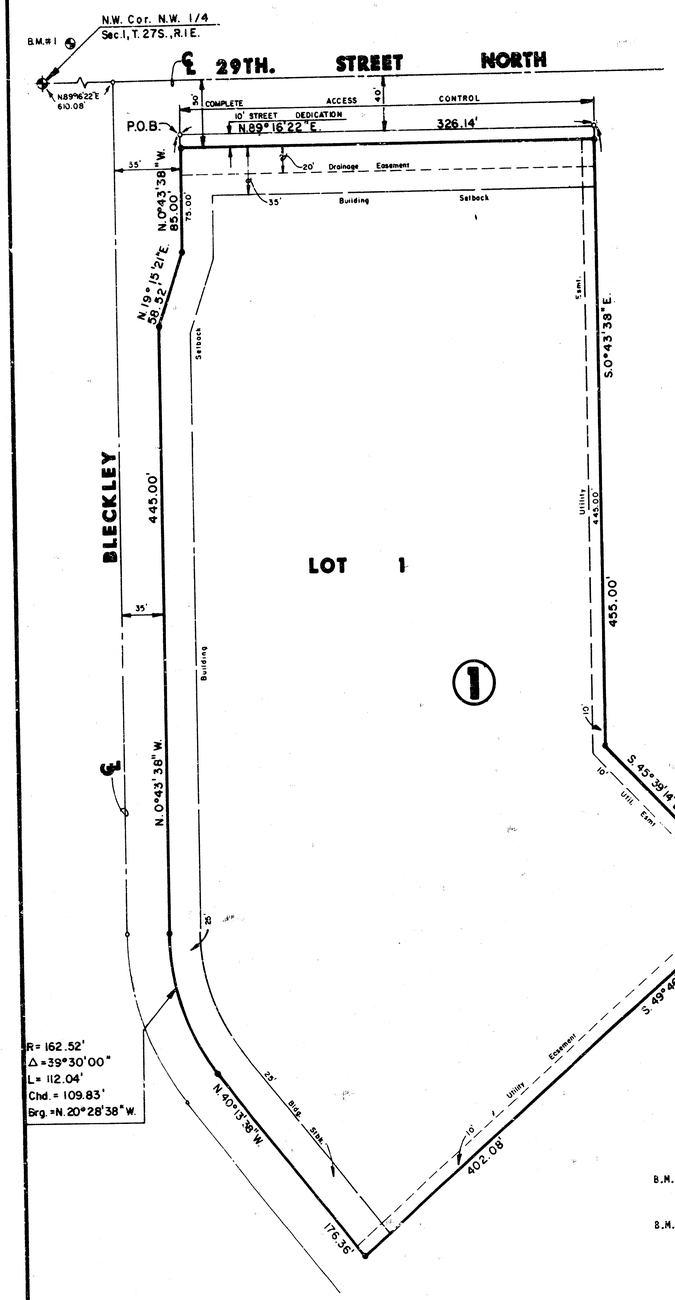
Sheet 1 of 3

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B.M.#2

N

Scale: 1"= 50'

LEGEND

●	= Iron
P.O.B	= Point of Beginning
1646.0	= Min. Pad Elev. (Lowest Opening)
1352.00	= Mean Sea Level
DP-147	= Beacon Hill Residential Community Unit Plan
⊕	= Bench Marks

BENCH MARKS

B.M. #1 Disc. 29' North and 33' East of Centerline Oliver & 29th Street North Elev. = 159.68

B.M. #2 Railroad Spike in S.W. face of power pole 26.5' North of 1/16 Corner 1/4 mile East of 29th Street North and Oliver Elev. = 1[illegible].18

FINAL PLAT OF
NEW LIFE 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 "NEW LIFE ADDITION", an addition to Wichita, Sedgwick County, Kansas, into a Lot, a Block, and a street the same being accurately set forth in the accompanying plat and described herein:

An unplatted tract of land lying in the Northwest Quarter, Section 1, Township 27 South, Range 1 East of the 6TH P.M., Sedgwick County, Kansas, more particularly described as follows:

Beginning at a point lying 40.00 feet South of the North line of said Northwest Quarter and on the East line extended of NEW BEDFORD PLACE ADDITION, an addition to Wichita, Sedgwick County, Kansas; thence N 89° 16' 22" E, 326.14 feet parallel with said North line; thence S 00° 43' 38" E, 455.00 feet along the boundary line of BEACON HILL, an addition to Wichita, Sedgwick County, Kansas; thence S 45° 39' 14" E, 160.59 feet along the boundary of said BEACON HILL; thence S 49° 46' 22" W, 402.08 feet to a point on the East boundary of said NEW BEDFORD PLACE ADDITION; following the boundary of said NEW BEDFORD PLACE ADDITION; said point also being the P.C. of a curve; thence N 40° 13' 38" W, 176.36 feet to a point on a curve to the right; thence along said curve 112.04 feet, said curve having a central angle of 39° 30' 00", a radius of 162.52 feet, and a long chord of 109.83 feet, bearing N 20° 28' 38" W; thence N 00° 43' 38" W, 445.00 feet; thence N 19° 15' 21" E, 58.52 feet; thence N 00° 43' 38" W, 85.00 feet to the point of beginning.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 9th day of Nov., 1989.

Kenneth H. Bengtson, P.E., R.L.S. #922
Mid-Kansas Engineering Consultants, P.A.
3500 N. 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 Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into a Lot, a Block, and a street the same to be known as "NEW LIFE ADDITION", an addition to Wichita, Sedgwick County, Kansas. The street is hereby dedicated to and for the use of the public. Easements for the construction and maintenance of public utilities and drainage as indicated on the accompanying plat, are hereby granted. All abutters rights of access to and from 29th Street North over and across the North line of NEW LIFE ADDITION, are hereby granted to the City of Wichita, Kansas. Minimum pad elevation on Lot 1, Block 1, shall be as indicated on the face of the plat. This plat is in accordance with the Beacon Hill Residential Community Unit Plan (DP-147) which is on file in the office of the City of Wichita, Sedgwick County Metropolitan Area Planning Department.

CRITCHFIELD REAL ESTATE LIMITED PARTNERSHIP 1985,
a Kansas limited partnership

Stephan M. Critchfield, President
Critchfield, Inc., general partner

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this 7th day of November, 1989, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Stephan M. Critchfield, President of Critchfield, Inc., a general partner, for CRITCHFIELD REAL ESTATE LIMITED PARTNERSHIP 1985, a Kansas limited partnership, personally known to me to be the same persons 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.

Notary Public Katheryn S. Baumon

KATHERYN S. BAUMON
NOTARY PUBLIC
STATE OF KANSAS
MY APPT. EXPIRES 1-24-91

My Appointment Expires: 1-24-91

We, Stelbar Oil Corporation, Inc., mortgages on the above described property, do hereby consent to the plat of NEW LIFE ADDITION.

STELBAR OIL CORPORATION, INC.

Maurice L. Hollar, Vice-President

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this 9th day of November, 1989, before me, the undersigned, a Notary Public in and for the County and State aforesaid, came Maurice L. Hollar, Vice-President, on behalf STELBAR OIL CORPORATION, INC., personally known to me to be the same persons 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.

Notary Public Nancy N. Pruitt

My Appointment Expires: 6-11-92

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

Dated this 12th day of October, 1989.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

Wayne L. Brinegar, Chairman

Marvin S. Krout, Secretary

This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 5th day of December, 1989.

Bob Knight, Mayor

John Moir, City Clerk

Entered on transfer record this 21 day of December, of 1989.

Don Wright, County Clerk

#104397

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

This is to certify that this instrument was filed for record in the Register of Deeds office this 7 day of December, 1989.

Pat Kettler, Register of Deeds

Ed Resa, Deputy

3/3

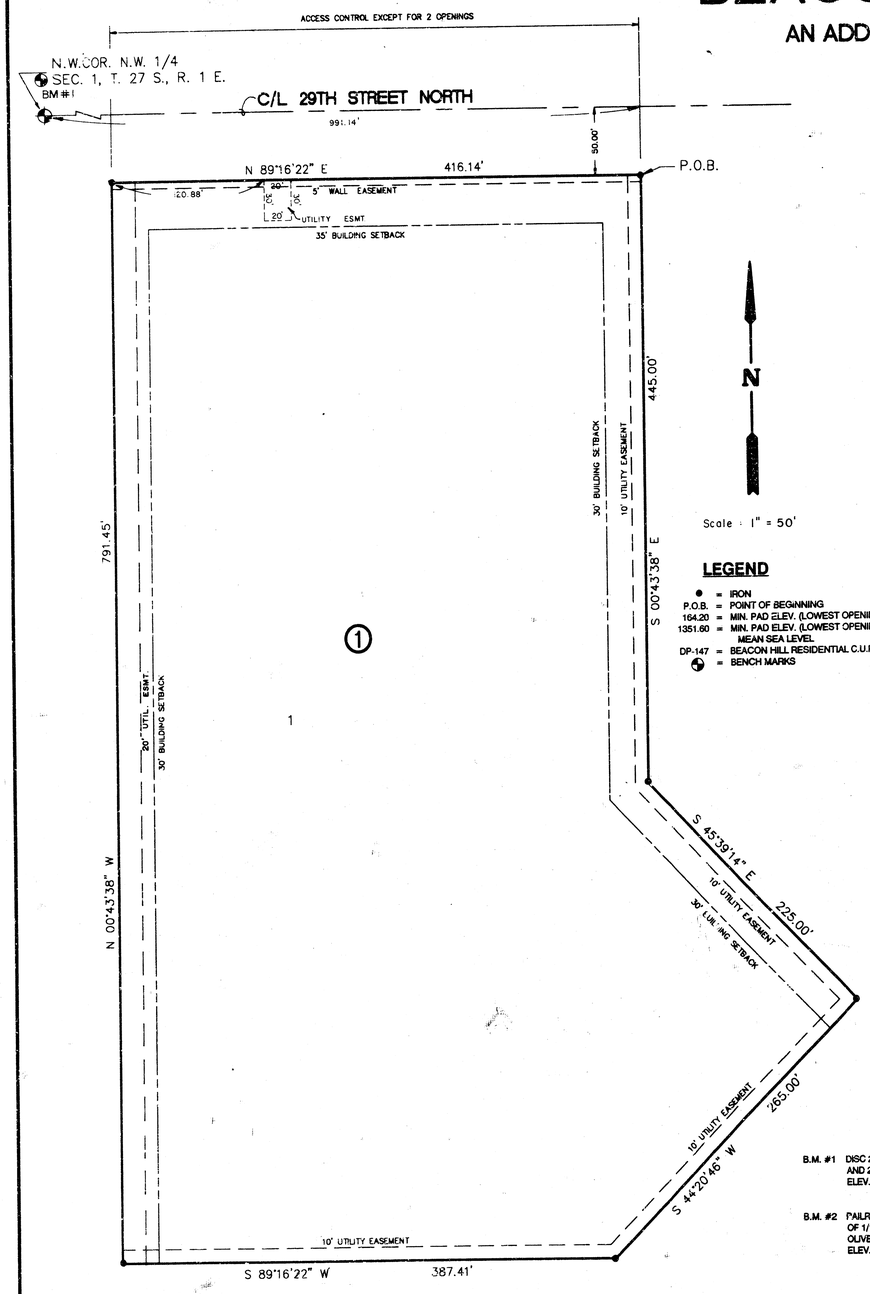
PC 9-5

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FINAL PLAT OF

BEACON HILL 2ND ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



N

Scale : 1" = 50'

LEGEND

- ● = IRON
- P.O.B. = POINT OF BEGINNING
- 164.20 = MIN. PAD ELEV. (LOWEST OPENING)
- 1351.60 = MIN. PAD ELEV. (LOWEST OPENING) MEAN SEA LEVEL
- DP-147 = BEACON HILL RESIDENTIAL C.U.P.
- ⊕ = BENCH MARKS

BENCH MARKS

B.M. #1 DISC 29' NORTH AND 33' EAST OF CENTERLINE OLIVER AND 29TH STREET NORTH
ELEV. = 159.66

B.M. #2 RAILROAD SPIKE IN S.W. FACE OF POWER POLE 26.5' NORTH OF 1/16 CORNER, 1/4 MILE EAST OF 29TH STREET NORTH AND OLIVER
ELEV. = 161.18

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 plotting of "BEACON HILL 2ND ADDITION", an addition to Wichita, Sedgwick County, Kansas, into a lot and a block the same being accurately set fourth in the accompanying plat and described herein:

A tract of land lying in the Northwest Quarter, Section 1, Township 27 South, Range 1 East of the 6TH P.M., Sedgwick County, Kansas, said tract of land lying in a portion of unplatted land, a portion of NEW BEDFORD PLACE ADDITION, and NEW LIFE ADDITION, additions to Wichita, Sedgwick County, Kansas, more particularly described as follows:

Beginning at the Northeast corner of said NEW LIFE ADDITION; thence S 00° 43' 38" E, 445.00 feet along the East line of said NEW LIFE ADDITION; thence S 45° 39' 14" E, 225.00 feet continuing along said East line and along a portion of the West line of BEACON HILL, an addition to Wichita, Sedgwick County, Kansas; thence S 44° 20' 46" W, 265.00 feet; thence S 89° 16' 22" W, 387.41 feet to a point on the extended West line of Beckley (street), as platted in said NEW BEDFORD PLACE ADDITION; thence N 00° 43' 38" W, 791.45 feet along said West line to a point lying 50.00 feet South of the North line of said Northwest Quarter; thence N 89° 16' 22" E, 416.14 feet parallel with said North line to the point of beginning.

All parts of lots, blocks, platted easements, building setbacks within the above described property are hereby vacated and replatted by virtue of K.S.A. 12-512(b), amended.

I hereby certify that the details of this plat are correct to the best of by knowledge and belief this _____ day of _____, 1990.

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

Know all men by these presents that we the undersigned property owners of the land as above set fourth in the Civil Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into a lot and a block the same to be known as "BEACON HILL 2ND ADDITION", an addition to Wichita, Sedgwick County, Kansas. Easements for the construction and maintenance of public utilities as indicated on the accompanying plat, are hereby granted. The 5.00' wall easement is for the construction and maintenance of a wall, utilities may cross the wall easement. Review and approval by the Sewer Maintenance Division, City of Wichita, is required prior to the issuance of a building permit for wall construction, when the wall crosses a utility easement. All abutters rights of access to and from 29th Street North over and across the North line of BEACON HILL SECOND ADDITION, are hereby granted to the City of Wichita, Kansas, except Lot 1, shall have access to 29th Street North at two openings as determined by the City Engineer. Minimum pad elevation on Lot 1, Block 1, shall be as indicated on the face of the plat. This plat is in accordance with the Beacon Hill Residential Community Unit Plan (DP-147) which is on file in the office of the City of Wichita, Sedgwick County Metropolitan Area Planning Department.

NEW LIFE FELLOWSHIP, INC.

_____
BY: David G. Brace, President

_____
BY: Tammye L. Brace, Secretary Treasurer

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this _____ day of _____, 1990, before me the undersigned, a Notary Public in and for the County and State aforesaid, came David G. Brace, President and Tammye L. Brace, Secretary Treasurer for New Life Fellowship, Inc., personally known to me to be the same person who executed the fore-going 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.

_____
Notary Public

My appointment expires: _____

CRITCHFIELD REAL ESTATE LIMITED PARTNERSHIP, 1985,
a Kansas Limited Partnership

_____
BY: Stehpen N. Critchfield, President

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

BE IT REMEMBERED, that on this _____ day of _____, 1990, before me the undersigned, a Notary Public in and for the County and State aforesaid, came Stehpen N. Critchfield, President, Critchfield Real Estate Limited Partnership, 1985, a Kansas Limited Partnership, personally known to me 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.

_____
Notary Public

My appointment expires: _____

This plat of BEACON HILL SECOND ADDITION has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this _____ day of _____, 1990.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, CHAIRMAN
George Sherman

_____, SECRETARY
Marvin S. Krout

This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 1990.

_____, MAYOR
Bob Knight

_____, DEPUTY CITY CLERK
Pat Burnett

Enter on transfer record this ____ day of _____, 1990.

_____, COUNTY CLERK
Don Wright

STATE OF KANSAS)
) ss.
SEDGWICK COUNTY)

This is to certify that this instrument was filed for record in the Register of Deeds office this _____ day of _____, 1990.

_____, REGISTER OF DEEDS
Pat Kettler

_____, DEPUTY
Ed Resa

3A/3

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