CONSTRUCTION PLANS FOR PRIVATE STREET AND PRIVATE DRAINAGE IMPROVEMENTS

OAK CLIFF ESTATES 6TH ADDITION

TO

THE CITY OF WICHITA, KANSAS

JAMES ARMOUR, P.E. - CITY ENGINEER

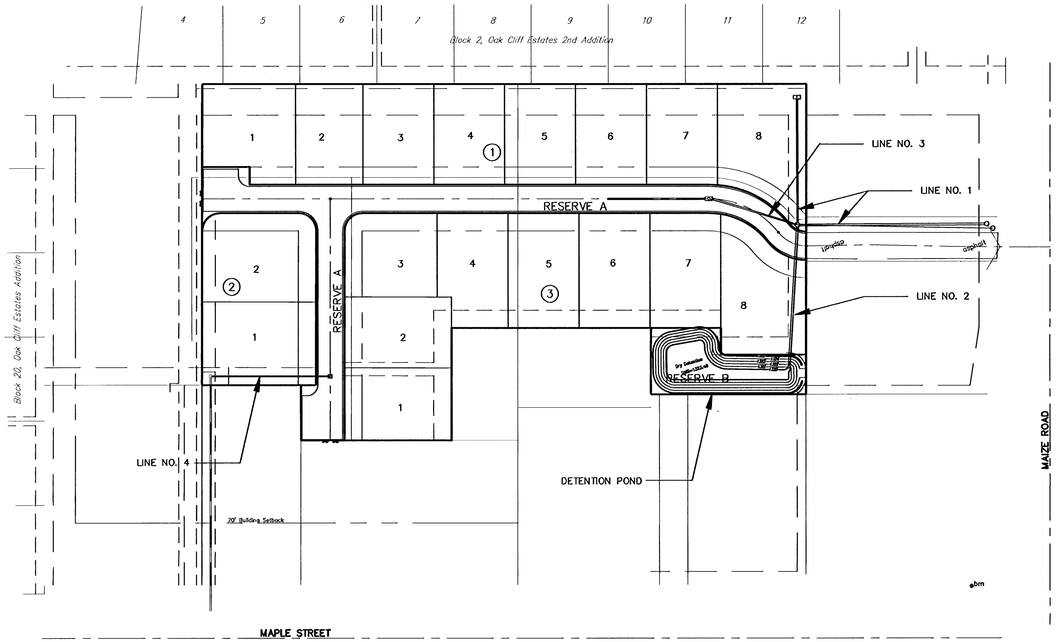
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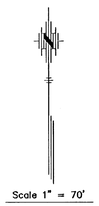
GENERAL NOTES:

1. Utility service lines, poles, valve boxes, meters and etc. are to be adjusted as necessary by others prior to construction unless the plans specifically call for their adjustment by the Contractor. Existing utilities and their location, as shown on the plans, represent the best information obtainable for design. The Contractor will be required to work around existing utilities within the right-of-way which do not conflict with proposed construction.
2. A saw cut of at least one-half the depth of existing surface courses or one-fourth the depth of the existing total pavement thickness shall be provided at locations where proposed construction abuts an existing surface course or pavement for which partial removal of that surface or pavement is required. Sawed joint to facilitate removal within three (3) feet of existing joints will not be permitted and for such instances the limits of removal shall extend to the existing joint. Such saw cuts will not be paid for directly and this cost shall be considered as subsidiary to the project costs.
3. 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.

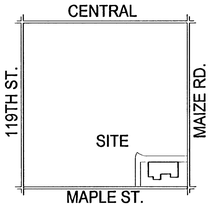
   All suitable excavation shall be wasted on low lying lots within the addition before any material is disposed of off site.

   All disposal 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.
4. 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.
5. Limits of earthwork shall match existing ground elevations at the right-of-way line unless otherwise noted on the plans with a new finished grade elevation. When a new finished grade elevation is shown, the earthwork shall extend one foot beyond the right-of-way line and then slope up of down using permissible slopes to match the existing ground surface.
6. The Contractor shall be responsible for preserving property irons. The Contractor will be required to reestablish any property irons which are damaged or destroyed by his construction operations. Such irons shall be reestablished by a licensed land surveyor in accordance with state laws.
7. All transition curb paid for as Roll Type Curb.
8. Trees are to be removed as needed. The cost is subsidiary to street construction costs.
9. All disturbed areas within street right-of-ways shall be seeded with temporary rye grass within 14 days of disturbance at a rate of 250 lbs. per acre.
10. Subdivision benchmarks will be flat survey markers, No. 8134-08 3" top diameter available at Kansas Blue Print Co., Inc. (Cost is incidental to curb construction)
11. Contractor shall maintain all existing BMPs on project site during construction. Contractor shall repair or replace any existing BMPs that are damaged (cost subsidiary to site restoration). If BMPs were damaged prior to contractor beginning work on project, notify construction inspector or engineer.
12. Contractor shall remove and stockpile organic material (topsoil) to surface (to a minimum of twelve (12) inches) all fills, embankments and any other areas on the site of the work where the original topsoil will be covered or damaged. Topsoil shall be free from trash, debris and surface vegetation more than six (6) inches in height. After all work has been completed in each area, topsoil shall be placed and graded. (Cost shall be subsidiary to Excavation)





Scale 1" = 70'



LOCATION MAP
No Scale

APPROVED AS NOTED BY CITY ENGINEER OF WICHITA

STORM SEWERS JCA 8-8-06

NOTE TO CONTRACTORS

Inspection and testing for this project are to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said inspection is 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 public right-of-way by the Contractor without such inspection nor shall work be commenced without written authorization by the City Engineer. All construction and materials shall comply with the City of Wichita Specifications and Standards (on file and available in the City Engineer's Office).

INDEX

TITLE SHEET	SHEET 1
STORM SEWER LINE NO. 1 & 2	SHEET 2
STORM SEWER LINE NO. 3 & 4	SHEET 3
FLUME PLAN	SHEET 4
DETENTION POND	SHEET 5
TYPE 1A INLET DETAIL	SHEET 6
PAVEMENT UNDERDRAIN DETAIL	SHEET 7
SOIL EROSION BMP DETAILS	SHEET 8-10
COORDINATE POINTS LIST	SHEET 11
PLAT	SHEET 12

BENCH MARKS

City of Wichita Disc N.W. corner of Maple and Maize intersection. Approx. 88.5' W. and 58' N. of center line.
Elev. 135.05(City Datum)
Elev. 1322.45(M.S.L.)

AS-BUILT
2/12/07
Bob K.E. Miller
BKM
with exception of pond and 2 flumes.
SWS Lines 1, 2, 3 & 4 only

TIMOTHY R. AUSTIN LICENSED 11490 KANSAS PROFESSIONAL ENGINEER
9/7/06

SEPTEMBER 2006

PLANS PREPARED BY

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