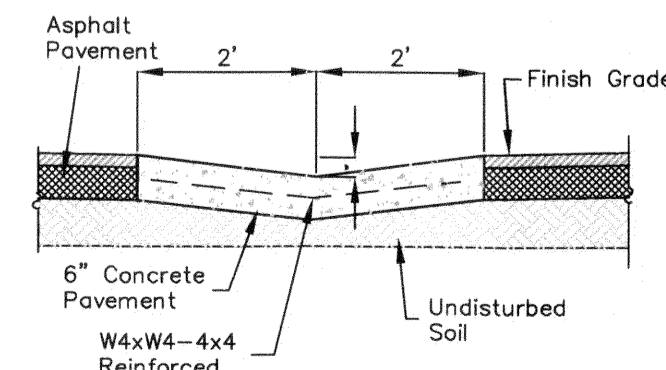
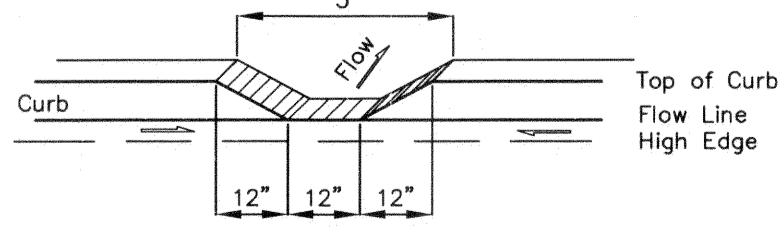


Grading Plan



D CONCRETE FLUME
NOT TO SCALE



D TYP. CURB CUT SECTION
NOT TO SCALE

BENCHMARK

Site Benchmark - 1:
"C" cut in top of catch basin East of
Lot 23, Block 1 of Fox Pointe.
Elevation = 1409.49 (NAVD 88)

LEGAL DESCRIPTION

A tract of land lying within a portion of Lot 23, Block 1, Fox Pointe Addition, an addition to Wichita, Sedgewick County, Kansas, more particularly described as follows: COMMENCING at the northwest corner of said Lot 23, thence on a platted bearing of N89°26'39" E, 30.40 feet along the north line of said Lot 23; thence continuing along said north line 576'23'22" E, 196.71 feet to a point on a curve to the left; thence along said curve 19.03 feet, to the POINT OF BEGINNING, said curve having a central angle of 01°00'50"; a radius of 1075.24 feet, and a long chord of 19.03 feet, bearing 576'34'47" E; thence continuing along said north line and said curve 253.08 feet, said curve having a central angle of 13°29'09", a radius of 1075.24 feet, and a long chord of 252.50 feet, bearing 584°08'46" E; thence S45°00'22" E, 50.38 feet; thence S00°56'49" E, 80.33 feet along east line of said Lot 23; thence continuing along said east line 514°59'59" E, 88.39 feet; thence N89°26'39" E, 302.55 feet; thence N00°57'07" W, 227.68 feet parallel with the West line of said Lot 23, to the POINT OF BEGINNING.

SITE INFORMATION

Total Area: ±60,000 sq. ft. (1.38 acres)
Impervious Area: ±42,256 sq. ft. (.97 acres)
Building Area: 4,963 sq. ft.
Parking Required: 1 per 250 sq. ft.=200 spaces
Including 2 Accessible Stalls
Parking Provided: 34 Spaces, including 2 Accessible Stalls

GRADING NOTES

- Contractor shall be required to provide notice to Kansas One Call at 687-2470 a minimum of two (2) working days prior to any excavation or work adjacent to utilities.
- The Contractor must notify the following in case of an emergency:

Kansas Gas Service (Gas).....	1-888-482-4950
Aquila Energy (Gas).....	1-800-303-0357
Westar Energy (Electric).....	385-8650
Cox Communications (Cablevision).....	262-4270
AT&T (Phone).....	268-2759
City of Wichita Water Dept. (Water).....	268-4563
or 268-4908	
City of Wichita Sewer Maint.(San. Sewer).....	268-4024
or 262-6000	
City of Wichita Storm Sewer Maint. (Storm Sewer).....	268-4090
City of Wich Traffic Maint.(Traf. Control).....	268-4034
or 268-4203	
Conoco Pipeline Co. (Petroleum).....	1-800-231-2551
Williams Pipeline Co. (Petroleum).....	529-6600
or 1-800-324-9696	
Phillips Pipeline Co. (Petroleum).....	1-800-766-8230
- 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 Contractor will be required to work around existing utilities which do not conflict with proposed construction.
- Traffic affected by the construction on this project shall be handled in accordance with the latest edition of the Local Manual on Uniform Traffic Control Devices.
- The Contractor shall verify all utility locations prior to construction of this project.
- Refer to Landscape Plan for Treatment of All Disturbed Areas.
- Signage and striping shall be installed in accordance with Local City Specifications and Codes. Striping shall be painted markings in conformance with the latest edition of the Standard Specifications for State Road and Bridge Construction by the Kansas Department of Transportation.
- Paved Lot to be constructed with Paving as shown. Subgrade to be compacted to 98% Standard Proctor Density and treated with 4 to 6 percent lime or 14 to 16 percent class "C" fly ash. Refer to pavement details to verify depths and Paving type.
- Proposed storm water sewer shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project." The storm sewer system shall be designed separately, and undergo Local City review and approval. The installation of the storm sewer is required to be done by a bonded contractor, inspected and certified. Refer to Separate Sewer and Storm Water Sewer Plan Set. The Contractor shall construct the sewer only from Local City approved plans which will be provided to the General Contractor or can be provided by Baughman Company, P.A.
- The Contractor shall notify adjacent landowners prior to proceeding with any construction work on landowner's property.
- Cross-Slopes on sidewalks around building shall not exceed 1/4" per foot (or 2%). Notify Landscape Architect of any discrepancies prior to forming of walks.

Warp concrete section to form valley gutter to ensure positive drainage.

Site Benchmark
"C" cut in top of Catch Basin
Elevation=1409.49
(NAVD 88)

For Reference Only
NOT TO SCALE

001 Review Comments
BKB - 02/06/12



Baughman Company, P.A.
315 Ellis - Wichita, KS 67211
P.316.262.3271 F.316.262.0149
E:Project@MidAmericanCredit.com
V:MAC@midamericacredit.com
BAUGHMAN P.E. NO. 01010561
DESIGN/DRAWN: BKB/BKB

MID AMERICAN CREDIT UNION NE BRANCH
TENANT: SAVORIES TASTY SHOP
2900 BLOCK NORTH WEBB RD.
WICHITA, KANSAS

SHEET
C2.1

FILE NO. 1019
DATE: 12-16-2011
DR. BY: R.M.C.
CK. BY: R.B.K.
REVISIONS:

