SHEET NO.	TOTAL SHEETS
1	23

CITY OF WICHITA, KANSAS
NEIL D. CABLE, P.E., CITY ENGINEER
STREET IMPROVEMENTS
SHADYBROOK/LINDBERG - FROM THE E.L. OF CRANBROOK TO THE E.L. OF CRANBROOK
IN
REMINGTON PLACE - PHASE 3
CITY OF WICHITA PROJECT NO. 472-83377
OCA NO. 765764

INDEX OF SHEETS

1. TITLE SHEET
2.-4. PLAT
5. 29' TYPICAL SECTION
6. PAVING PLANS - SHADYBROOK
7. PAVING PLANS - LINDBERG
8. PAVING PLANS - LINDBERG CT.
9. VALLEY GUTTER PLANS
10. VALLEY GUTTER AND 8" REINF. CONCRETE DRIVE DETAILS
11. STANDARD DRIVE ENTRANCES
12. FOUR CORNER LOT GRADING PLAN
13.-16. EROSION CONTROL DETAILS
17. SIGNING DETAILS
18.-23. CROSS SECTIONS

BENCHMARK LIST

BM #1 -"I"POST IN EAST-WEST TREE ROW NEAR THE SOUTHEAST CORNER OF LOT 12, BLOCK 4, REMINGTON PLACE. ELEV. = 205.595

BM #2 -"I"POST 40' NORTH AND 6' WEST OF THE SOUTHEAST CORNER OF LOT 7, BLOCK 6, REMINGTON PLACE. ELEV. = 209.525

BM #4 -"I"POST 75' NORTH AND 12' EAST OF LOT 6, BLOCK 3, REMINGTON PLACE. ELEV. = 210.405

BM #4-A -"I"POST 5' EAST OF THE NORTHWEST CORNER OF LOT 1, BLOCK 4, REMINGTON PLACE. ELEV. = 209.92

BM #4-B -"I"POST 5' EAST OF THE EAST RIGHT-OF-WAY OF CRANBROOK AND 110' SOUTH OF THE SOUTH RIGHT-OF-WAY OF 21ST STREET NORTH. ELEV. = 209.645

BM #6-4 - SET "I" POST IN LOT 6, BLOCK 4, REMINGTON PLACE. 5' WEST OF NORTHEAST CORNER LOT 6, BLOCK 4, REMINGTON PLACE. ELEV. = 203.21

BM #14-7 - SET "I" POST IN LOT 14, BLOCK 7, REMINGTON PLACE. 10' WEST OF P.C. COURT. ELEV. = 206.155

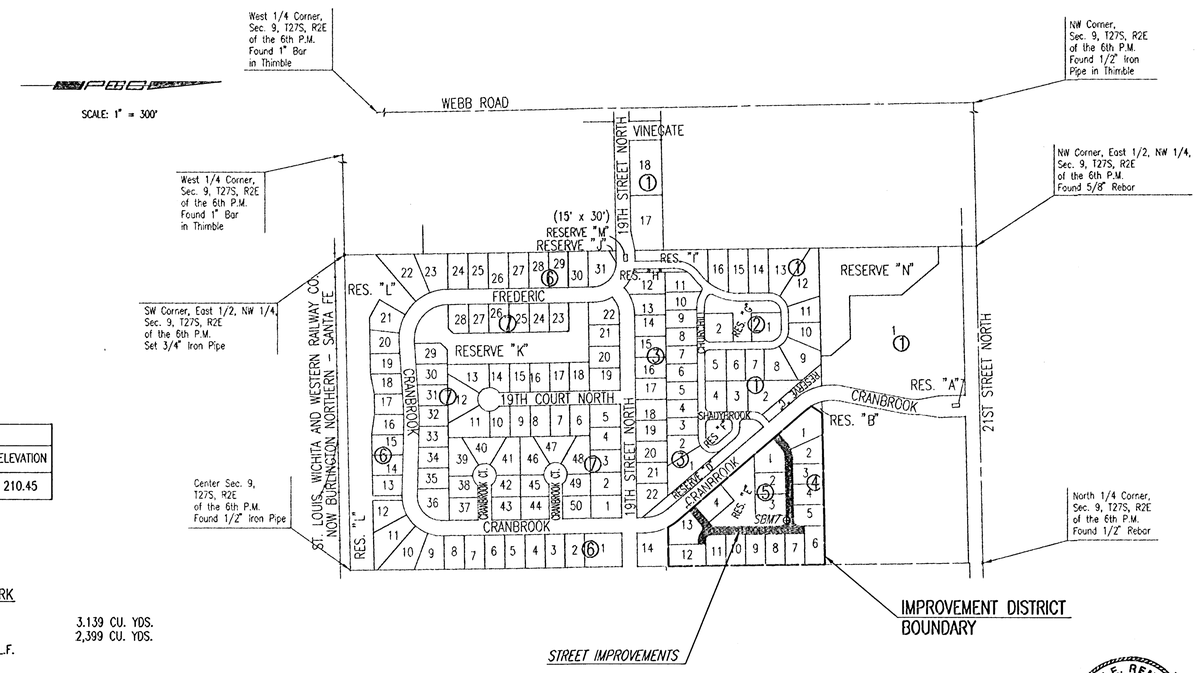
BM #17-3 - FOUND CITY OF WICHITA STREET CURB DISC IN LOT 17, BLOCK 3, REMINGTON PLACE, ON TOP BACK OF CURB AT EAST END OF EXISTING STREET. ELEV. = 209.33

BM #49-7 - SET "I" POST IN LOT 49, BLOCK 7, REMINGTON PLACE, 10' NORTH OF P.C. COURT. ELEV. = 211.085

BM "E" - SET "I" POST IN RESERVE "E", 35' NORTHWEST OF WEST CORNER LOT 4, BLOCK 5, REMINGTON PLACE AND NORTHEASTERLY 10' OF CRANBROOK RIGHT-OF-WAY. ELEV. = 212.56

SUBDIVISION BENCH MARK (SBM)				
NO.	STREET AND STATION	FROM ℄	DESCRIPTION	ELEVATION
7	SHADYBROOK STA. 77+19.24	14' RT.	TOP OF CURB ON S. SIDE SHADYBROOK AT P.C. OF CURB	210.45

THE COST OF THE BENCH MARK DISC, INCLUDING INSTALLATION, SHALL BE INCIDENTAL TO THE CURB.



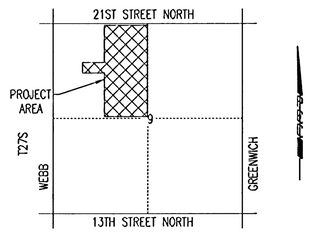
EARTHWORK

EXCAVATION	3,139 CU. YDS.
COMPACTED FILL	2,399 CU. YDS.
PROJECT LENGTH = 1,026 L.F.	

16,288 C.Y. REQUIRED FOR LOOSE FILL WITHIN R/W AND FOR LOT GRADING. ALL FILL TO BE COMPACTED TO 90% STD. DENSITY.

9,053 C.Y. EXCESS EXCAVATION FROM C.O.W. PROJ. NO. 468-83253 TO BE USED FOR LOT GRADING WITHIN IMPROVEMENT DISTRICT BOUNDARY. 6,495 C.Y. EXCESS EXCAVATION TO BE TAKEN FROM RESERVE "L", AS PART OF 472-83376, AND TO BE USED FOR LOT GRADING WITHIN THE IMPROVEMENT DISTRICT BOUNDARY. SEE CROSS SECTIONS AND SH. NO. 12.

SEE SH. NO. 12 FOR LOT GRADING PLAN.



VICINITY MAP

DECEMBER, 2002

PLANS PREPARED BY

PROFESSIONAL ENGINEERING CONSULTANTS, P.A.
ENGINEERS
WICHITA, KANSAS

BRENT E. REMSBURG 8168 KANSAS PROFESSIONAL ENGINEER

RECORD DRAWING
24 NOV 03

GENERAL NOTES

UNDERGROUND UTILITY SERVICE LINES AND OVERHEAD UTILITY POLE LINES 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. 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 WITHIN THE RIGHT-OF-WAY WHICH DO NOT CONFLICT WITH PROPOSED CONSTRUCTION.

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.

RUBBLE FROM THE REMOVAL OF MISCELLANEOUS STRUCTURES SHALL BE DISPOSED OF ON SITES TO BE PROVIDED BY THE CONTRACTOR AND APPROVED AS NOTED BELOW.

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 ARCHEOLOGICAL INVESTIGATIONS UNLESS BURIED IN A PREVIOUSLY APPROVED BORROW LOCATION.

CONTRACTOR SHALL SATISFY HIMSELF OF SURFACE AND SUBSURFACE CONDITIONS PRIOR TO BIDDING.

TEMPORARY SURFACING MATERIAL (ROCK, ASPHALT, ETC.) MAY HAVE BEEN PLACED WITHIN STREET RIGHTS-OF-WAY FOR HAUL ROADS AND TEMPORARY ACCESS. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS TO DETERMINE EXTENT, IF ANY, OF SUCH SURFACING. CONTRACTOR SHALL REMOVE SAID TEMPORARY SURFACING IN THE SAME MANNER AS NOTED ABOVE FOR RUBBLE. THIS REMOVAL SHALL BE SUBSIDIARY TO "EXCAVATION".

CONTRACTOR SHALL PROVIDE A MINIMUM FORTY-EIGHT (48) HOUR ADVANCE NOTICE (EXCLUDING WEEKENDS AND HOLIDAYS) PRIOR TO BEGINNING ANY EXCAVATION, TO KANSAS ONE-CALL SYSTEM, A UTILITY LOCATION SERVICE, AT (316) 687-2470 TO REQUEST THE FOLLOWING UTILITY COMPANIES TO LOCATE ALL EXISTING LINES WITHIN THE PROJECT AREA: PEOPLES NATURAL GAS, WESTAR ENERGY, SOUTHWESTERN BELL TELEPHONE, COX COMMUNICATIONS, CITY OF WICHITA SEWER MAINTENANCE AND CITY OF WICHITA WATER DEPARTMENT.

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.

THE WATER DEPARTMENT SHALL FIELD LOCATE WATER VALVES ONE TIME DURING CONSTRUCTION WHEN REQUESTED BY THE CONTRACTOR. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PRESERVE SUCH FIELD LOCATIONS DURING THE CONSTRUCTION PROCESS. WATER VALVES, WATER VALVE BOXES OR FIRE HYDRANTS DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR AT HIS OWN EXPENSE.

THE CONTRACTOR SHALL ADJUST WATER VALVE BOXES AS DIRECTED BY THE ENGINEER. THIS WORK TO BE SUBSIDIARY TO OTHER BID ITEMS.

THIS PROJECT DOES NOT INCLUDE ANY PROVISIONS FOR CONSTRUCTION OF DRIVEWAYS.

THE CONTRACTOR SHALL APPLY TEMPORARY SEED AND MULCH TO ALL UNPAVED AREAS DISTURBED BY HIS CONSTRUCTION OPERATIONS, INCLUDING RESERVE "L" IN ACCORDANCE WITH THE CITY OF WICHITA SPECIFICATIONS THIS WORK SHALL BE PAID FOR AT THE CONTRACT LUMP SUM PRICE BID FOR "TEMPORARY SEEDING".

THE CONTRACTOR SHALL APPLY PERMANENT SEED, FERTILIZER, AND MULCH TO THE STREET RIGHT-OF-WAYS, UTILITY EASEMENTS AND THE DISTURBED PORTION OF RESERVE "A", IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS. SEED SHALL BE K-31 FESCUE APPLIED AT THE RATE OF 350 LBS. PER ACRE. FERTILIZER SHALL BE 12-24-12 APPLIED AT THE RATE OF 350 LBS. PER ACRE. MULCH SHALL BE PRAIRIE HAY APPLIED AT THE RATE OF 15 BALES PER ACRE. THIS WORK SHALL BE PAID FOR AT THE CONTRACT PRICE BID PER ACRE FOR "PERMANENT SEEDING".

EROSION CONTROL (BMP'S)
THE CONTRACTOR SHALL INSTALL AND/OR MAINTAIN EROSION CONTROL METHODS AS SPECIFIED ON SHEET 14. THE FOLLOWING QUANTITIES ARE ESTIMATED, AND SHOULD BE CONSIDERED THE MINIMUM EFFORT REQUIRED. INSTALLATION OF THESE BMP'S DOES NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY OF ABATING SOIL EROSION.

SILT FENCE BARRIER	800 L.F.
CONSTRUCTION ENTRANCE	1 EACH
BACK OF CURB PROTECTION	2000 L.F.
DITCH CHECK	2 EACH

LOT GRADING AND COORDINATION
THE CONTRACTOR SHALL BE REQUIRED TO WORK AROUND HOUSE CONSTRUCTION CONCURRENTLY UNDERWAY AND COORDINATE WITH THE HOME BUILDERS AND DEVELOPER ON ACCES AND LOT GRADING ISSUES.

DSNR: SAD OPER: TLS SCALE: 1=300.00
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