

GENERAL NOTES:

1. Contractor will be required to provide notice to utility companies a minimum of seventy-two (72) hours prior to any excavation, as follows:

Kansas One-Call 687-2470

The Contractor must notify the following in case of an emergency:

Cox Communications 262-4270
 Kansas Gas Service 1-888-482-4950
 Eergy Energy 383-8650
 AT&T 268-2245
 City of Wichita Water Dept. 268-4563
 City of Wichita Sewer Maint. 213, 268-4024
 City of Wichita Storm Sewer Maint. 268-4090
 City of Wichita Traffic Maint. 268-4034
 AT&T 1-800-246-8464
 Black Hills Energy 1-800-694-8989

10. The Developer for this project is Michael Brand, Brand Investments, LLC
 2418 S. Hoover Rd, Wichita, KS 67215
 PH# (316)945-3527

2. Utility service lines, poles, valve boxes, meters, and etcetera are to be adjusted as necessary by others prior to construction unless the plans specifically call for their adjustment by the Contractor or unless the plans specifically identify a utility to be adjusted by its owner during construction. 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.

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, in the opinion of the Engineer, that will leave an unsightly appearance will not be approved. 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. The Contractor shall give all property owners and/or tenants of developed property abutting the construction of this project a minimum of ten (10) days notice prior to start of construction.

6. 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.

7. All existing and proposed erosion control measures including silt fencing, erosion control mat, straw bales, inlet barriers, and const. entrance shall be maintained throughout construction by the contractor and until project is accepted by the City of Wichita. The on-site engineer shall complete weekly reports on the status of erosion control measures. The contractor shall be required to comply with maintenance and/or replacement of erosion control measures as determined by the on-site engineer until project is accepted by City of Wichita. Maintenance and/or replacement of erosion control measures to be paid by L.S. bid item "Maintain Existing BMP's."

8. All excess excavation shall remain on-site and shall be spread evenly over lots outside of easements and street R/W.

9. All of Res. "A" above the water surface and areas within 47TH ST R/W disturbed by construction shall be seeded and mulched as follows:
 SEED -- Kansas Premium Fescue Blend; 5#/1000 Sq. Ft.
 Rye grass (PLS); 3#/1000 Sq. Ft. and
 FERTILIZER -- 12-24-12 Ratio at 350 Lbs./Ac.
 MULCH -- 2 Tons Prairie Hay / Acre -- where E.C. Mat not specified.

All other disturbed areas not in street R/W are to be seeded as follows:
 SEED -- Rye grass (PLS)--5#/1000 Sq. Ft.

All costs associated with seeding including mobilization, preparation of ground, seeding, fertilizing, mulching, etc. shall be included in the L.S. bid item "Seeding".

An additional bid item for "Seeding, Temporary" has been included and may be used at the discretion of the Engineer. Temporary seed shall be Rye grass (PLS) at 5 Lbs./1000 Sq. Ft. and Kansas Premium Fescue Blend; 5#/1000 Sq. Ft. unless otherwise noted and shall be planted when permanent seed or sod cannot be used due to seasonal limitations.

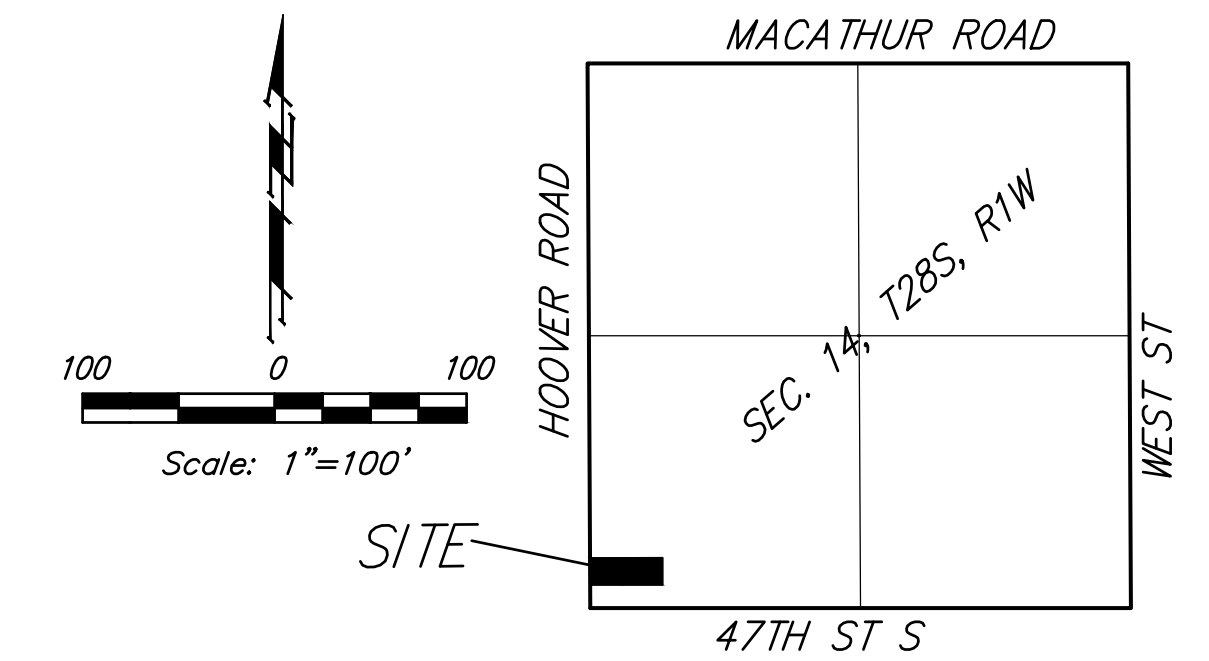
STORM WATER DRAIN #448

to serve

TRINITY POINT 2ND ADDITION

CITY OF WICHITA, KANSAS

Gary Janzen, P.E. City Engineer
 Project Number: 458-2021-085469
 Munis# E1079 - Org# 47309101



Vicinity Map

BENEFIT DISTRICT

Sheet Index

Title Sheet	1
Mass Grading Details	2
Mass Grading Plan	3
Pond Plan	4
Outlet Ditch	5
Erosion Control Plan	6
Erosion Control BMP Details	7-11
Coordinate Sheet	12
Copy of Plat	13

Benchmarks

BM #1: "□" Cut in face of curb inlet near SE corner of Lot 30, Block C, Gray's 5th Add. Elev. = 1297.86 NAVD88
 BM #2: "□" Cut in top of curb on east side of Flora, ±10' north of south property line of Gray's 5th Add. Elev. = 1302.40 NAVD88
 BM #3: "□" Cut in top of curb on east side of Flora, adjacent to common lot line of Lots 70&71, Block F, Trinity Point Add. Elev. = 1298.36 NAVD88

Stormwater Certification:
 New Development or Redevelopment
 Stormwater Permit # _____
 NOI Permit # S-AR94-1699 KSR116503

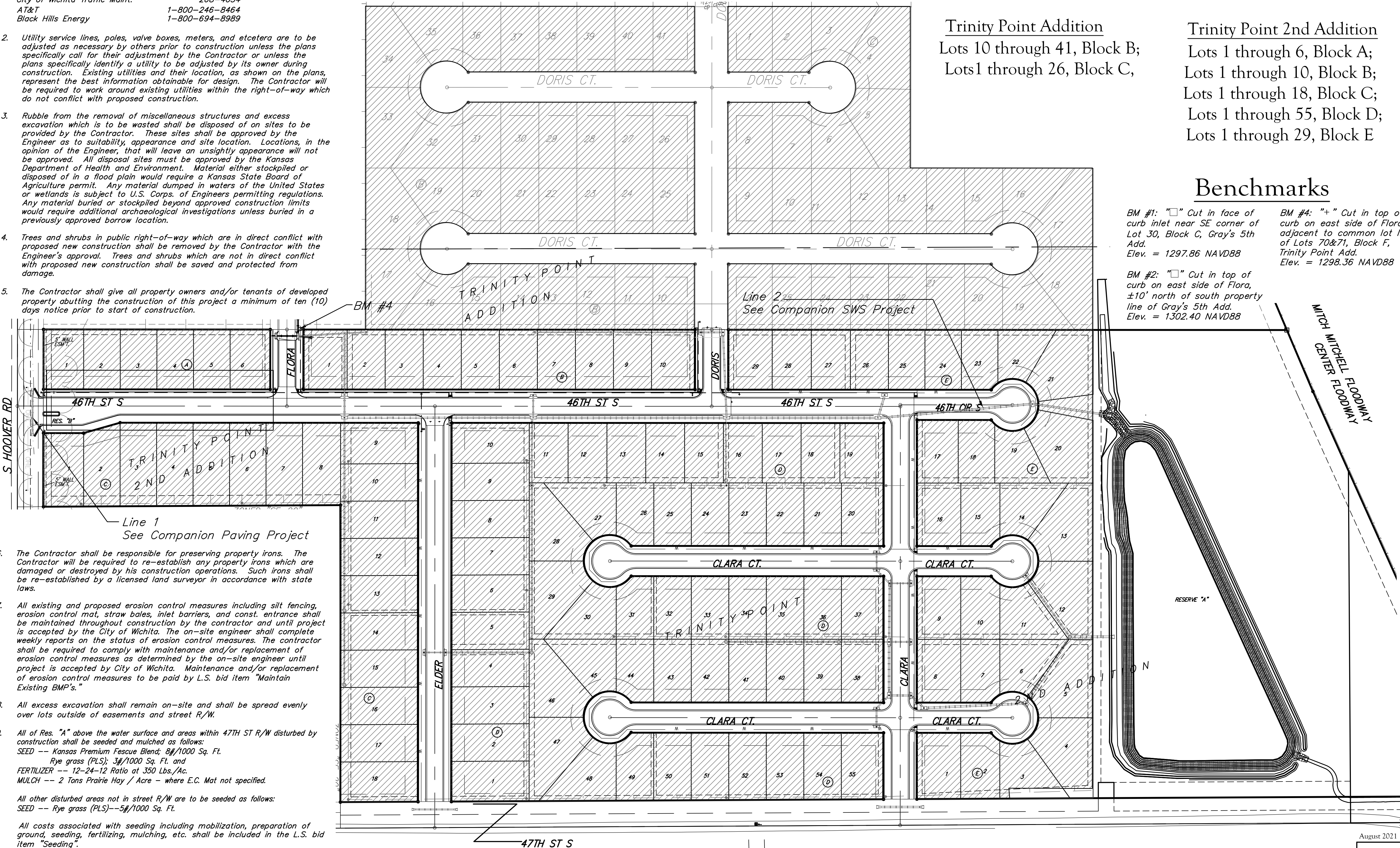
These construction plans were prepared in accordance with the current Stormwater Management Regulations as set forth in the City of Wichita's Stormwater Management Ordinance 16.32 and the policies/guidelines presented in the Wichita/Sedgwick County Stormwater Manual.

Site Area (Acres) = 45.3 ac.
 Disturbed Area (Acres) = 45.3 ac.
 Water Quality Treatment: Wet Ponds
 Downstream Channel Protection: Wet Ponds
 Detention: Wet Ponds
 The BMP used for this development is Wet Ponds

EARTH WORK TOTALS (Unadjusted for shrink & swell)

C.Y. EXCAVATION	C.Y. FILL
53,967	52,918

Earthwork Quantities reflect the best available topography. The Contractor shall satisfy himself with the earthwork quantities as bid for L.S. bid item "Grading, Mass" prior to bidding. No additional payments or change orders for earthwork will be accepted.



August 2021

Baughman
 Baughman Company, P.A. 315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0143
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

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