

AS BUILT PLANS STORM SEWER IMPROVEMENTS

BAUGHMAN JOB # 22-10-E349

GENERAL NOTES:

- The Contractor shall comply with all applicable safety regulations. All construction shall be completed following current City Standard Specifications and Special Provisions.
- Contractor will be required to provide notice to utility companies a minimum of seventy-two (72) hours prior to any excavation, as follows:
- Contractor shall not begin work on the project until the Project Inspector is assigned and on site. Any work completed without inspection will be required to be uncovered for inspection at the Contractor's expense.
- Structure location coordinates are to the center of structure and are to be located with a coordinate datum per the provided control points.

Kansas One-Call 687-2470

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

AT&T	1-800-246-6464
Black Hills Energy	1-800-694-8989
City of Wichita Water & Sewer	1-316-219-8921
City of Wichita Stormwater	1-316-268-4090
City of Wichita Traffic	1-316-268-4034
Cox Communications	1-888-249-3530
Kansas Gas Service	1-888-482-4950
Westar Energy	1-800-544-4857

BENCHMARKS

BM #1:
Square cut on top of South curb of 21st St. N.
334'± West and 32'± South of the intersection of
21st St. N. and Cleveland Ave.
Elev. = 1307.56(NAVD88)

BM #2:
Square cut on top of South concrete pad of
monitoring well 26'± East and 51'± South of the
intersection of 21st St. N. and Cleveland Ave.
Elev. = 1308.70(NAVD88)

BM #3:
C.O.W BM Disc on top of South concrete wall
918'± West and 147'± North of the intersection
of 21st St. N. and Cleveland Ave.
Elev. = 1312.58(NAVD88)

All RCP = McPherson Concrete
SDR 35 = Sanderson Pipe
Type 1A Curb Inlet = McPherson Concrete
2'x4' (Double) Drop Inlet = McPherson Concrete
MH Structure = McPherson Concrete
Frames/Grates = Neenah Foundry
COW Storm Cover = Neenah Foudry

- 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.
- 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.
- 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.
- 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.
- 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 Engineering Division 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, valve boxes or fire hydrants damaged during construction shall be repaired by Contractor at his own expense. Valve boxes and water meters within the project limits shall be adjusted to match field grades by the contractor.
- The Contractor shall notify the consultant engineer and Dawnita Reinhardt with the City at 316-650-0740 with the anticipated construction start date and notify them of project completion. Staking and inspection for this project will be the responsibility of the Contractor.
- If traffic is impacted by construction, a traffic control plan must be submitted and approved by the City Traffic Engineer, Mike Armour at traffic@wichita.gov before construction can begin. The Contractor shall be responsible for all traffic control measures to facilitate construction. All construction zone markings and signage shall conform to the latest version of Manual on Uniform Traffic Control Devices (MUTCD) as published by the US Dept. of Transportation, Federal Highway Administration. All costs associated with construction markings and signage shall be the Contractor's responsibility.
- All elevations shown are U.S.G.S. Datum (NAVD 88).
- All areas disturbed during construction that will not be under proposed pavement shall be restored to match existing conditions.
- Any sidewalk, drive approach, or street pavement removed to construct project must have a pavement cut permit and be replaced by the City contractor. Permits can be obtained by calling 316-268-4501 or 316-268-4480.
- City maintenance of storm sewer ends at the last structure in the easement or right-of-way.
- A portion of excess excavated material shall be mounded around manholes which extend more than one (1) foot above the existing ground. Such mound shall be constructed with new development 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 to the manhole.
- Contractor shall limit the extend of trench open overnight and weekends to less than 50 feet.
- The inspecting firm shall submit to the City Stormwater Maintenance Division a digital copy of the CCTV inspection of the conduits and structures following construction. The digital file formation shall be compatible with the City input template. A copy of the template is available upon request at 316-268-4090.
- The Contractor shall protect from damage and support existing utilities through construction as approved by the utility owner and the Engineer at the contractor's expense.
- Contractor shall provide positive drainage away from all manhole covers.

to serve Cornejo Warehouse 3

Lot 2, Blk A, Cornejo Industrial Park
CITY OF WICHITA, KANSAS

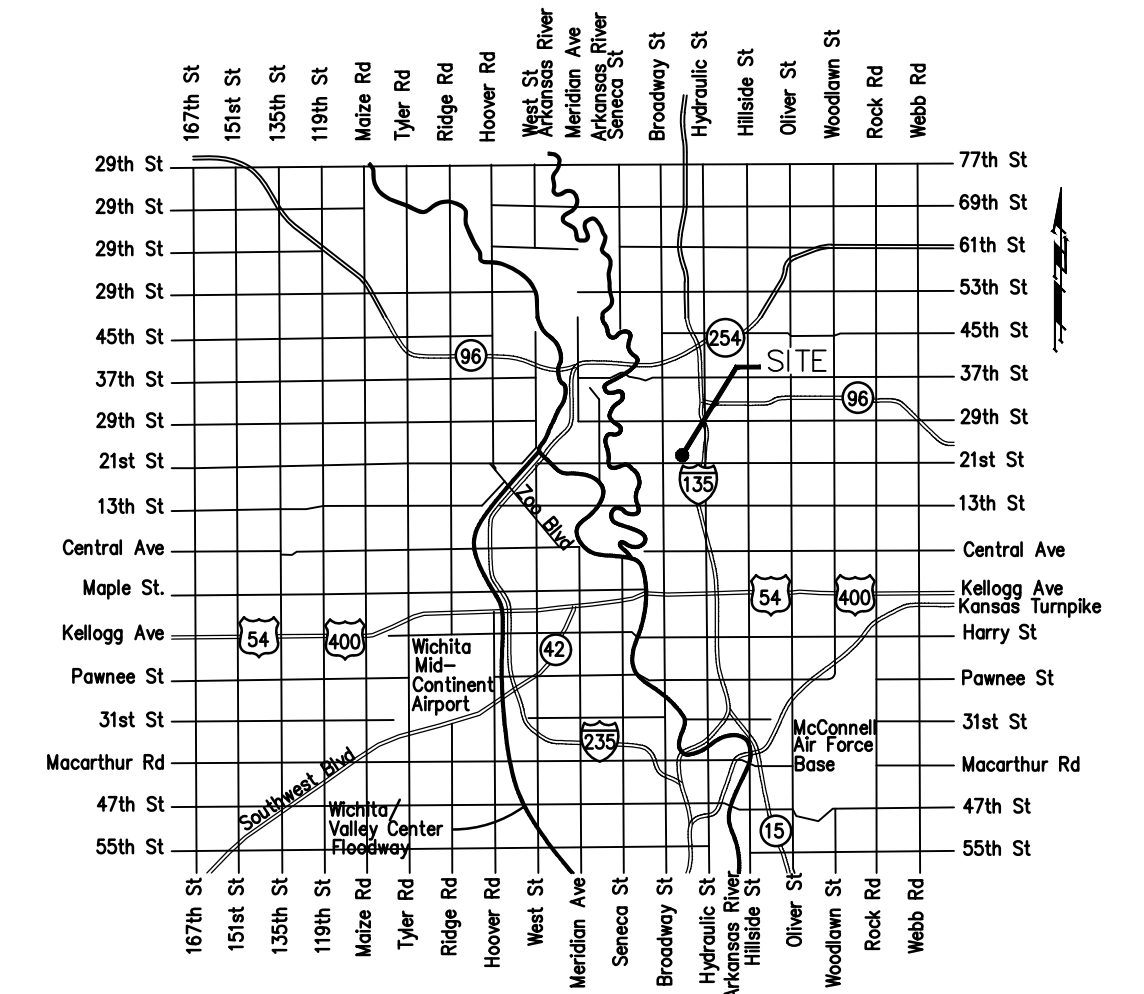
Gary Janzen P.E. City Engineer

Project Number
2022-000779PPD
56030970

SHEET INDEX:

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Contractor: Pearson Construction
Inspector: James Ralston
Baughman Co.
As Built By: JAR
As Built Date: 25 July 2023



Vicinity Map

Construction Began: 14 November 2023
Construction Ended: 25 July 2023

Stormwater Certification:

(New Development) or Redevelopment (Circle One)

Stormwater Permit # SWO2022-003 Rev. 2

NOI Permit # S-AR94-1719 (Mod. 9-15-2022)

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) = ±47.60 acres
Disturbed Area (Acres) = ±8.72 acres
Water Quality Treatment: Offsite BMP Program
Downstream Channel Protection: See Plat Drainage Plan
Detention: See Plat Drainage Plan
The BMP used for this development is Curb Inlet BMP

APPROVED AS NOTED
BY WICHITA PUBLIC WORKS ENGINEERING
AND STORMWATER DIVISION

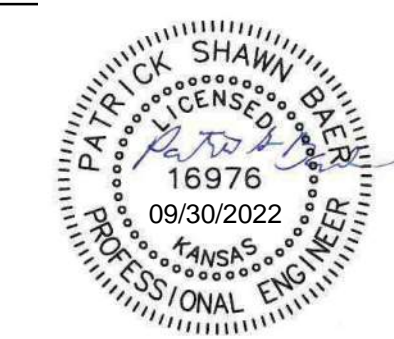
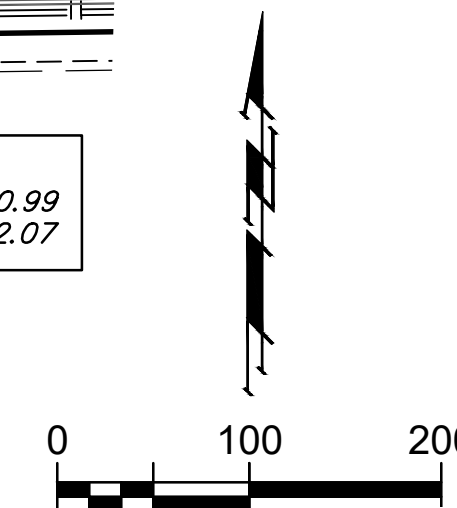
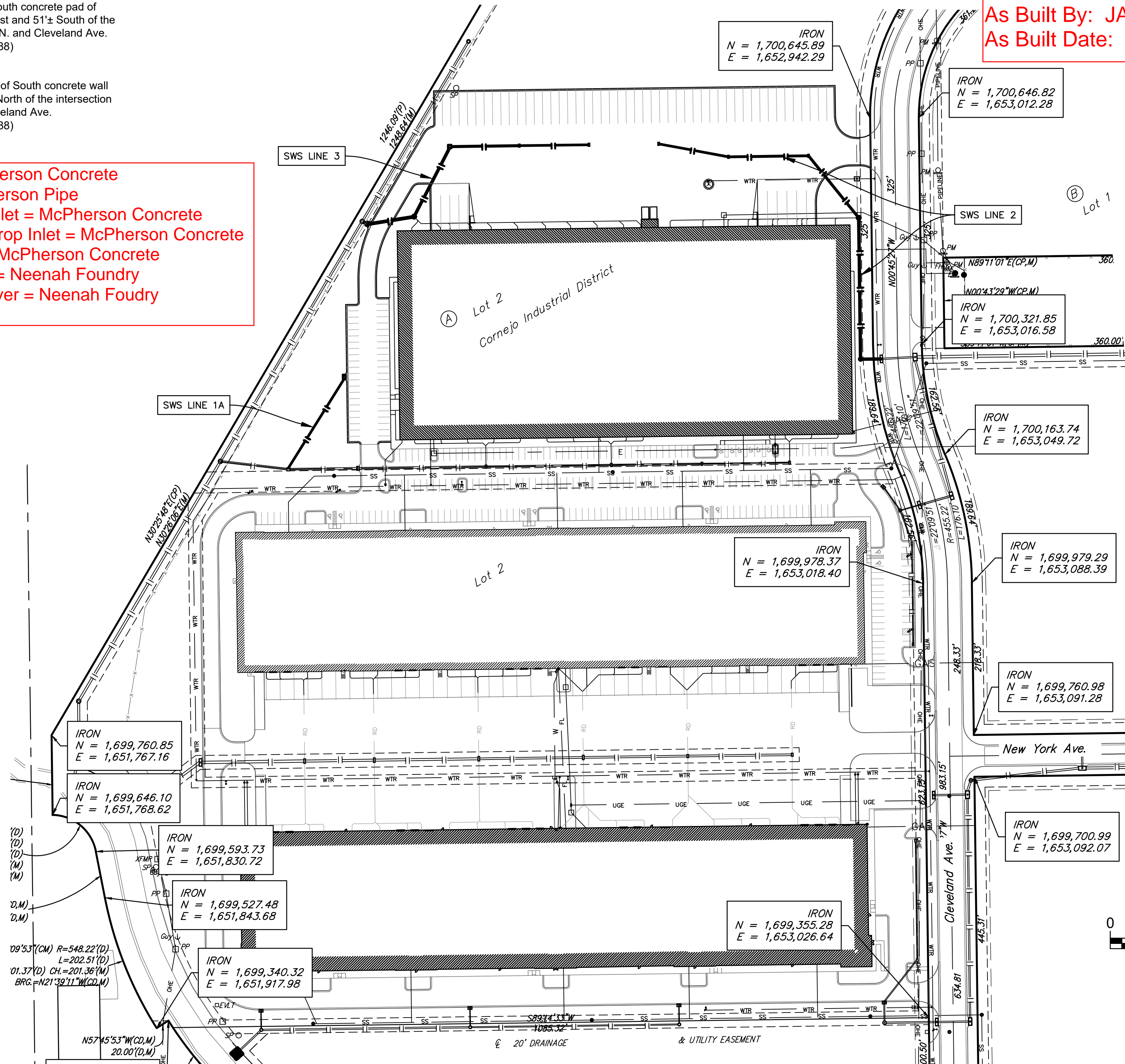
Engineering Approved by Shawn Mellies PE (9/30/2022)

Stormwater Approved by Joe Hickie PE (9/30/2022)

NOTE TO CONTRACTORS

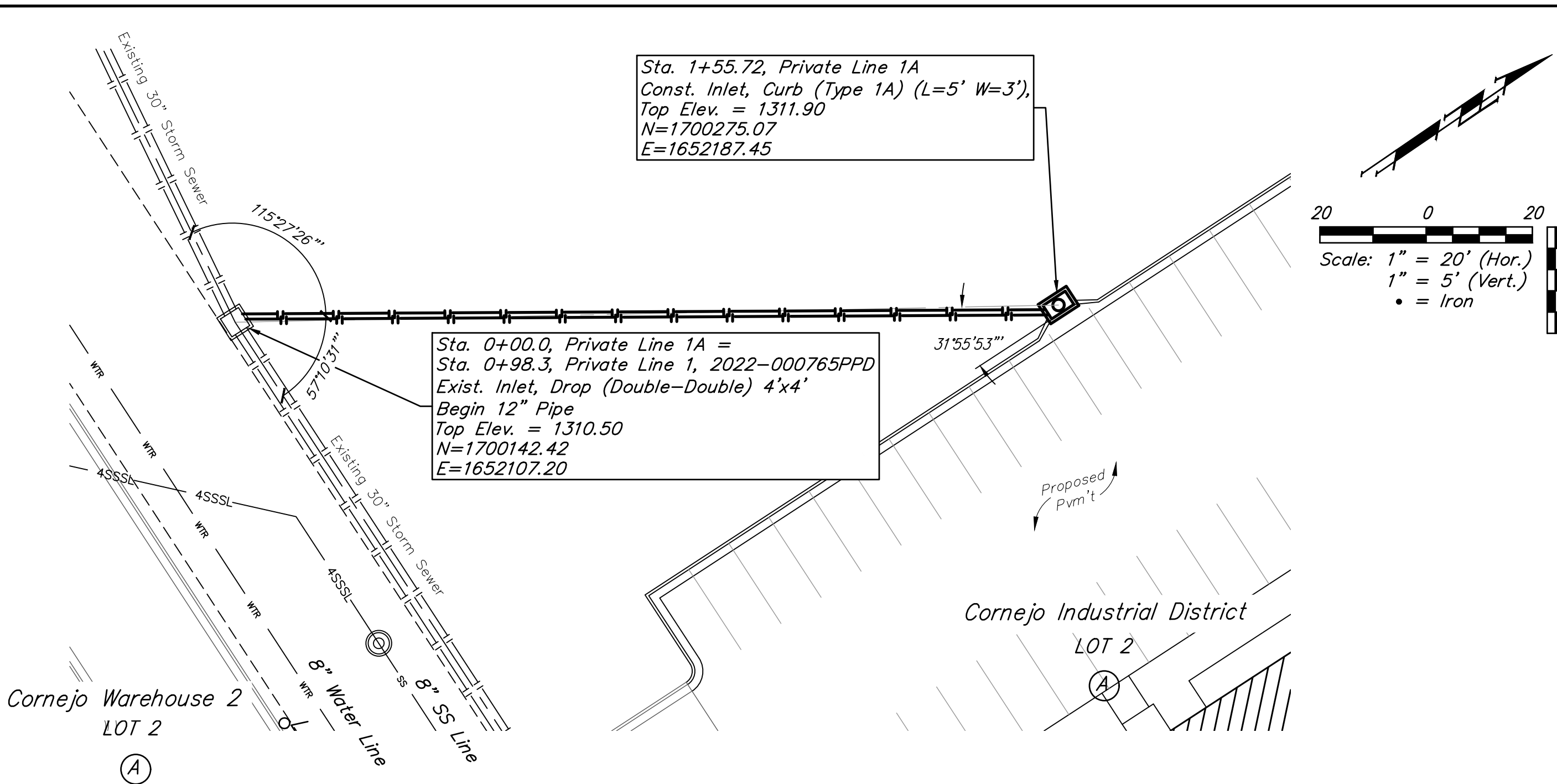
Inspection and testing for this project is to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said Inspection to be in accordance with the City of Wichita standard construction engineering practices and certified by a Licensed Professional Engineer in the state of Kansas. No work shall be performed the Contractor without such inspection nor shall any work be commenced without written authorization by the City Engineer. All Construction and Materials shall comply with the current City of Wichita Specifications and Standards and Special Provisions. (on file and available at Wichita.gov).

An approved copy of these plans signed by City staff are required on-site.



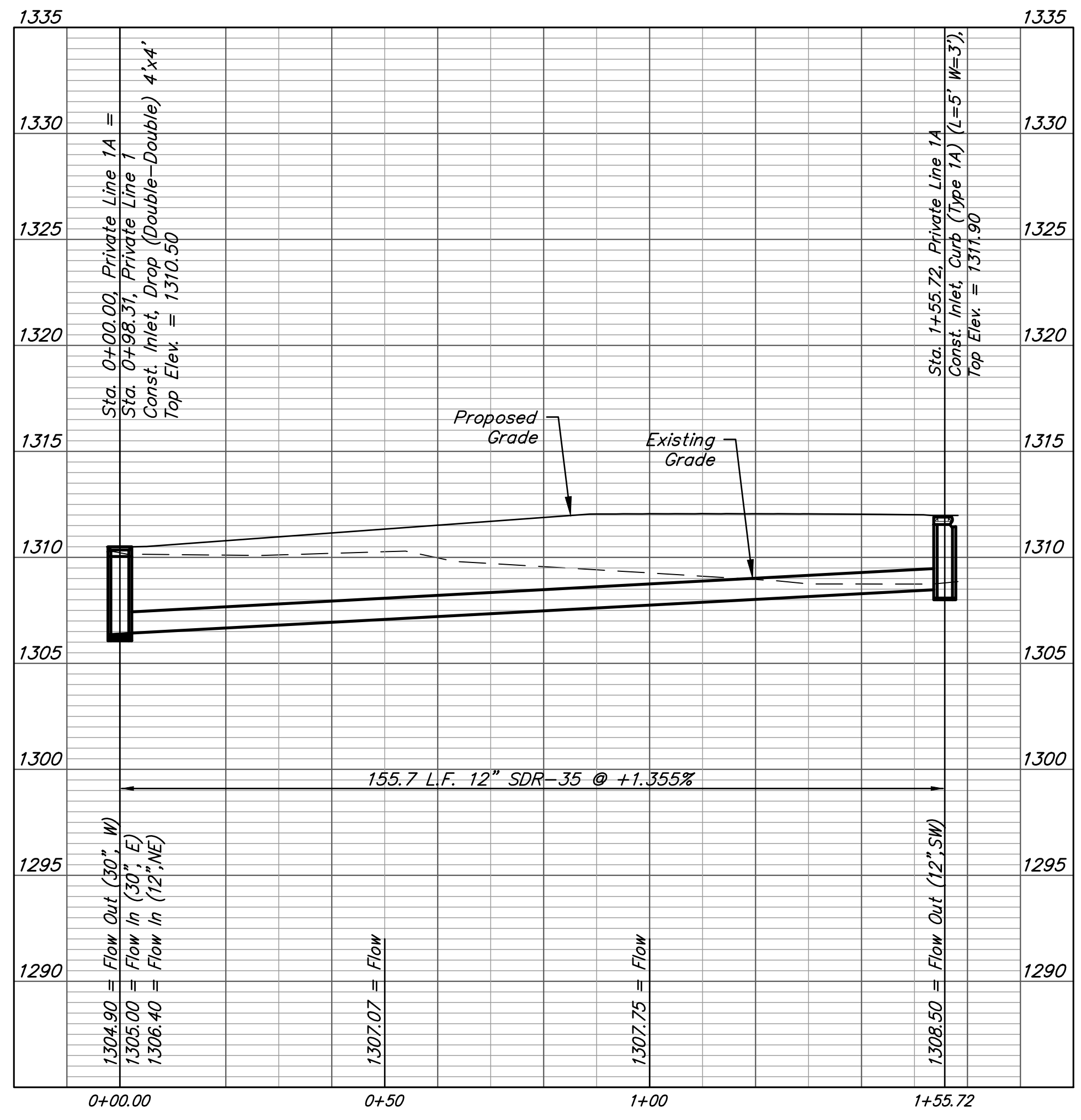
9/30/2022

BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com



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Lot 2, Block A
Cornejo Warehouse 3
SWS LINE 1A

Private Project Drainage

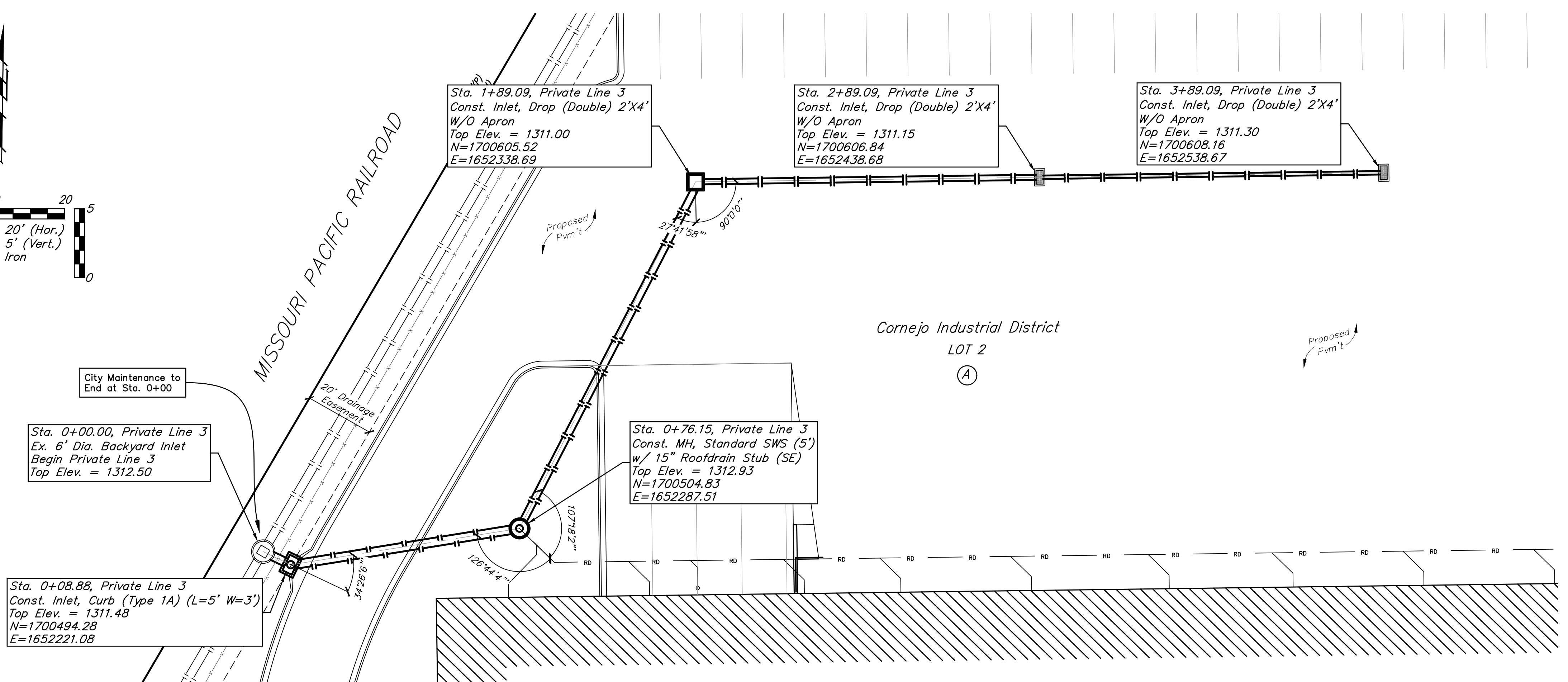
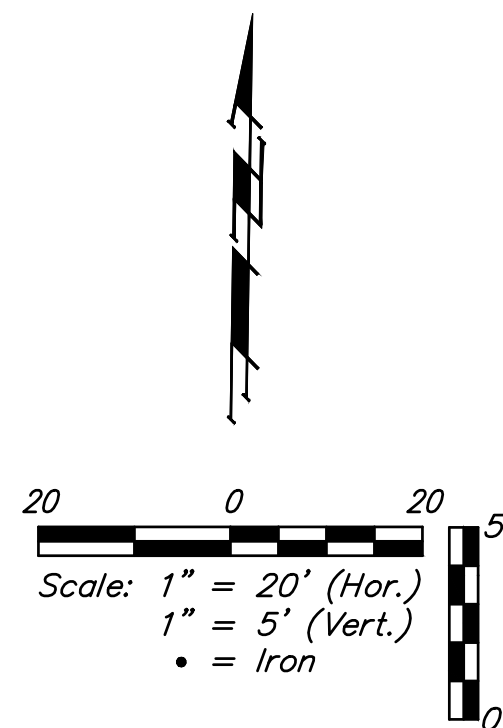
PROJECT NUMBER:
22-07-E247

DESIGN: PSB DRAWN: JB

DATE: 9-30-2022

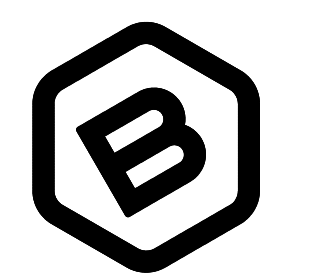
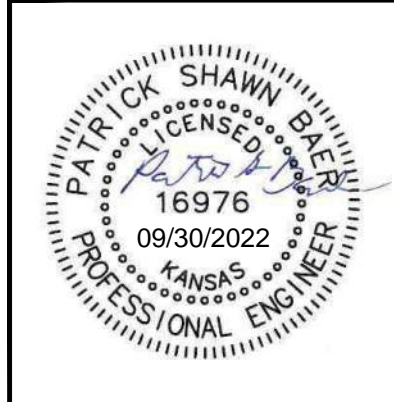
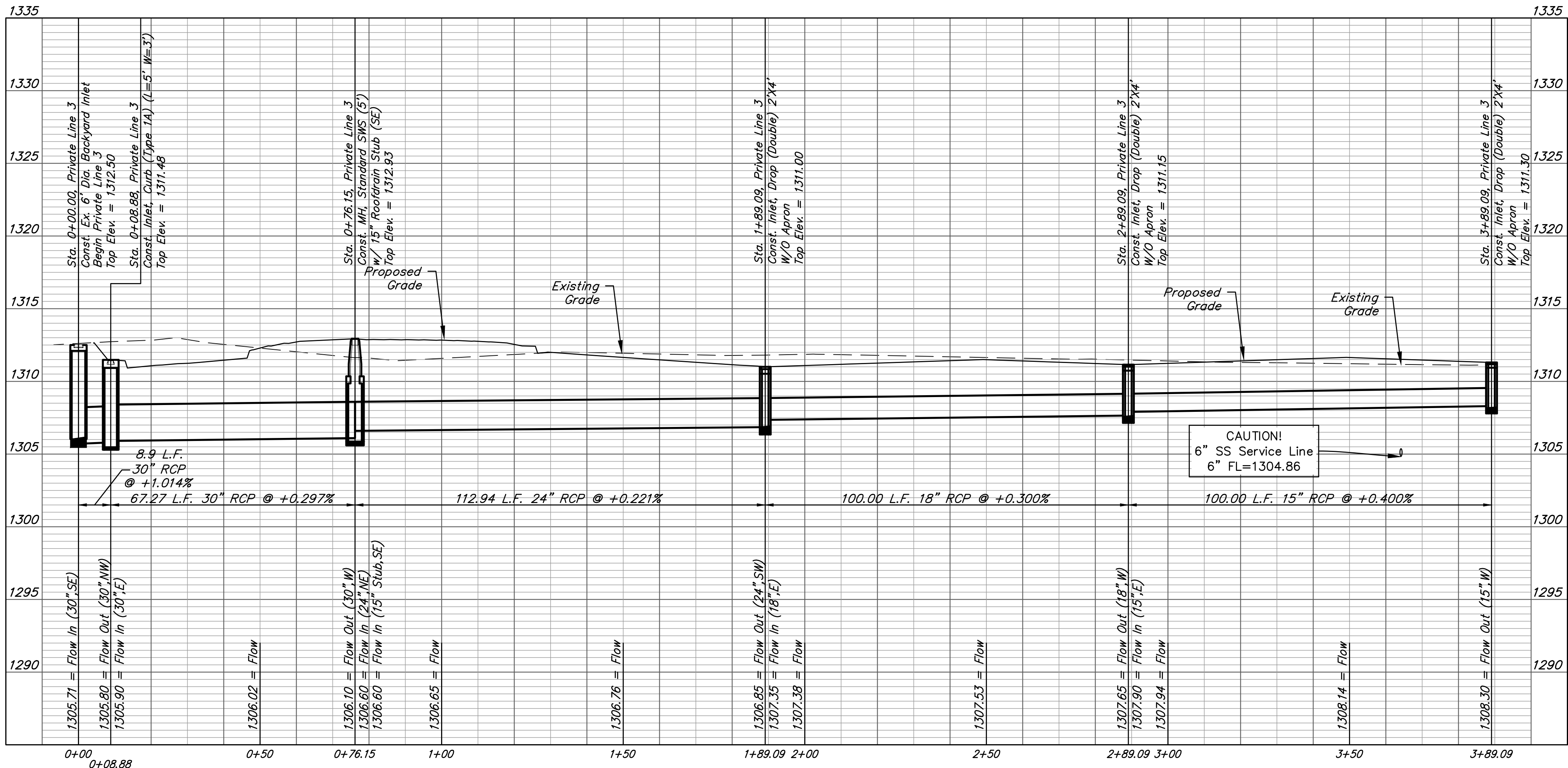
SHEET **2** OF **15**

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 Wichita, KS 67211
 316-262-7271
 BaughmanCo.com

Lot 2, Block A
 Cornejo Warehouse 3
SWS LINE 3

Private Project Drainage

PROJECT NUMBER:
 21-06-E934

DESIGN: PSB DRAWN: JA

DATE: 9-30-2022

SHEET **4** OF **15**

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