

BENCHMARK

"□" Chiseled on Top of Curb Approx. 3' North of NW Property Corner of Lot 5, Block 1, Cornajo East Second Addition to Wichita, Sedgwick County, Kansas. Elev. = 1571.05 NGVD 29

LEGAL DESCRIPTION

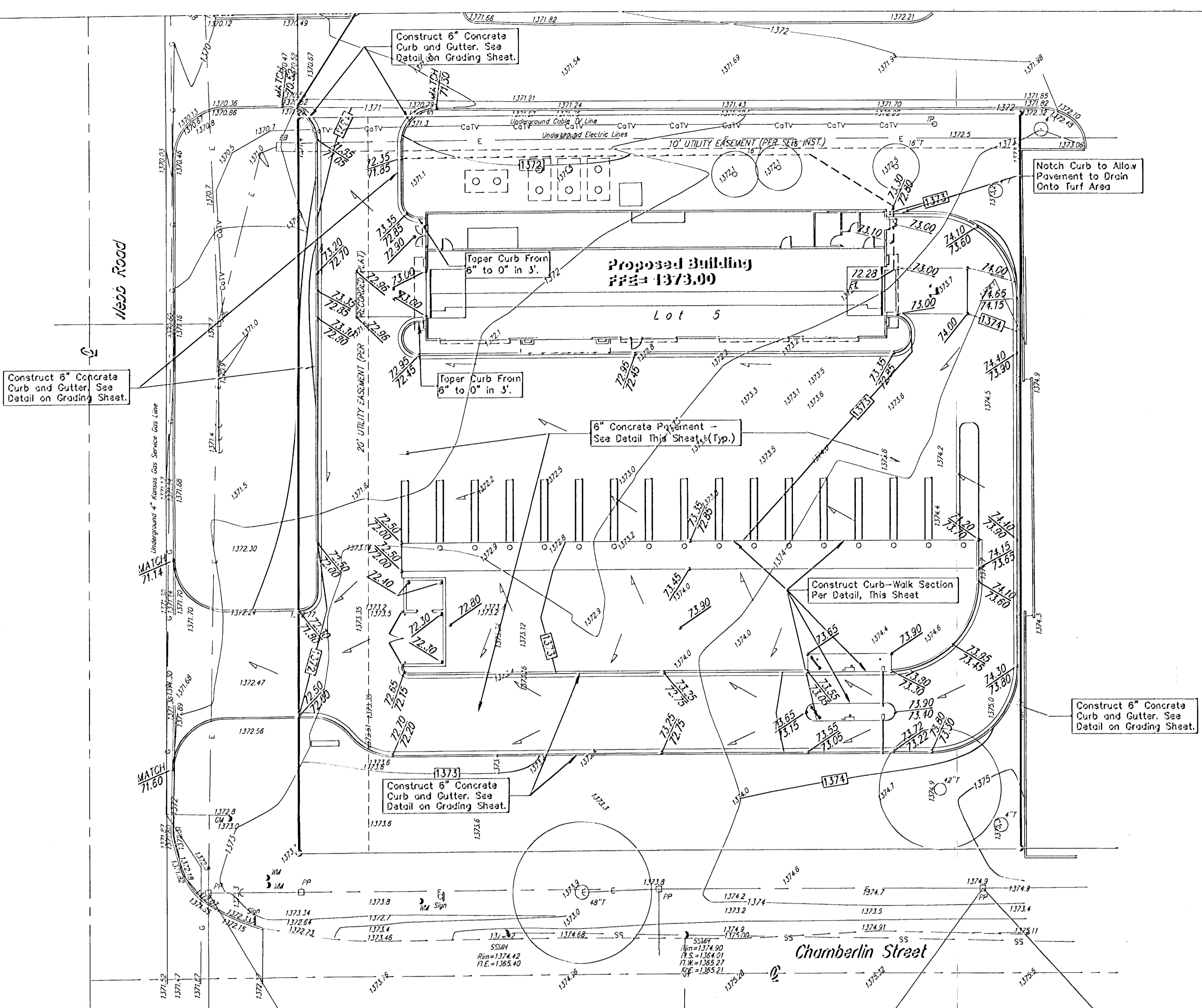
Lot 5, Block 1, Cornajo East Second Addition to Wichita, Sedgwick County, Kansas.

SITE INFORMATION

Total Area: ±13,797.66 sq. ft. (1.01 acres)
 Total Disturbed Area ±17,533.61 sq. ft. (0.86 acres)
 Impervious Area: ±16,060.73 sq. ft. (0.37 acres)
 Building Area: 1,920 sq. ft.

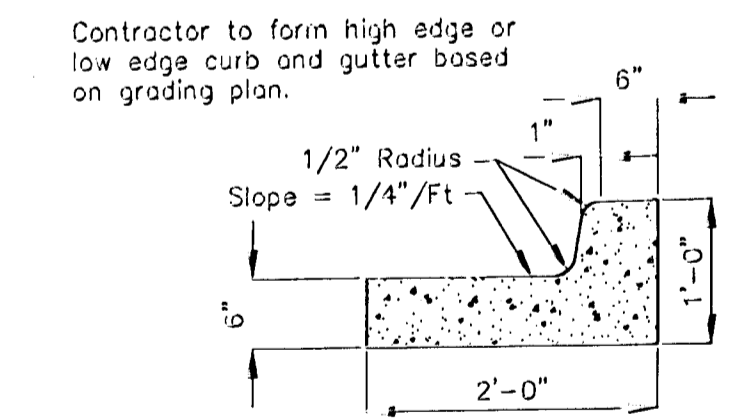
GRADING NOTES

- 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
 - Wastor Energy (Electric).....383-8650
 - Cox Communications (Cablevision).....282-4270
 - AT&T (Phone).....288-2759
 - City of Wichita Water Dept. (Water).....288-4563
 - City of Wichita Sewer Maint.(Sewer).....288-4908
 - City of Wichita Storm Sewer Maint. (Storm Sewer).....288-4090
 - City of Wich Traffic Maint.(Traffic Control).....288-4034
- 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 Landscapa Plan for Treatment of All Disturbed Areas.
- Signaling 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 saver shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project." The storm water saver system shall be designed separately, and undergo Local City review and approval. The installation of the storm water saver is required to be done by a bonded contractor, inspected and certified. Refer to Separate Saver and Storm Water Saver Plan Set. The Contractor shall construct the saver 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.
- Handicap accessible ramps shall be constructed at both drive approach locations. The ramps shall be constructed in accordance with ADA standards and Local City Specifications.
- 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.

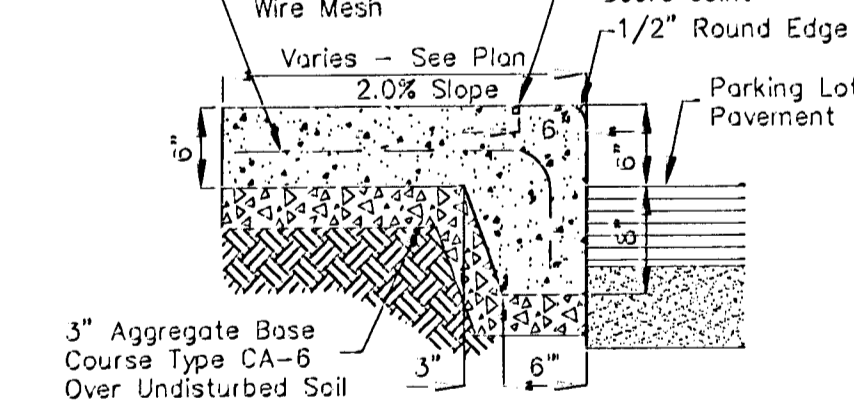


SITE GRADING PLAN

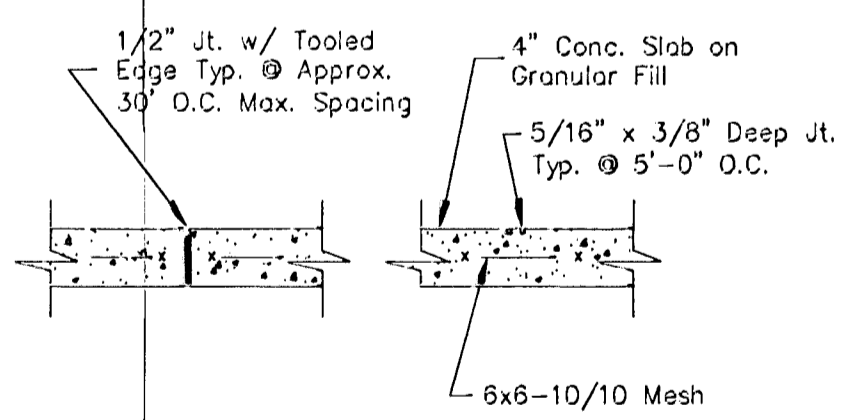
Scale 1" = 20' 0"



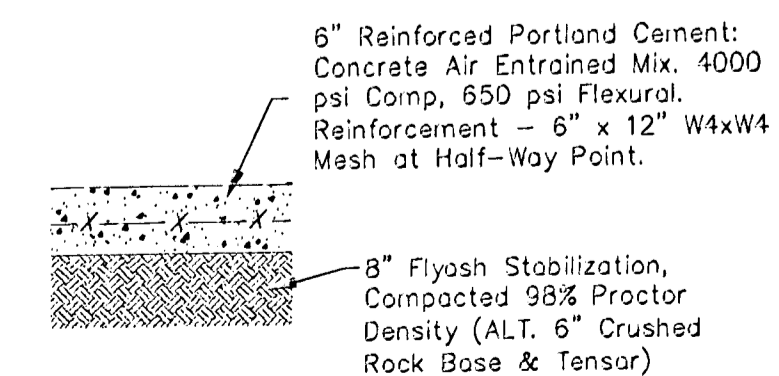
1 CURB & GUTTER SECTION
NOT TO SCALE



2 CURB-WALK SECTION
NOT TO SCALE



3 SIDEWALK JOINTS
NOT TO SCALE



4 6" CONCRETE PAVEMENT
NOT TO SCALE



Baughman Legend's Car Wash
 Webb & Chamberlin

Baughman Company, P.A. 315 18th St. Wichita, KS 67211 P:3162627211 F:3162620149
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

PROJECT NUMBER	DESIGN	DRAWN
	DML	DML
REVISIONS:	APPROVED	DATE
		02.11.08
	SCALE	
		2 OF 5

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