

WATER DISTRIBUTION SYSTEM to serve BROOKFIELD SOUTH ADDITION & BROOKFIELD SOUTH 2ND ADDITION

Northwest Entrance Water Line Project Number: 448-2022-029538 47120523 E3073

and WATER DISTRIBUTION SYSTEM to serve BROOKFIELD SOUTH 2ND ADDITION - PHASE I

Phase I Project Number: 448-2022-012087 47120623 E3078

CITY OF WICHITA, KANSAS

Paul Gunzelman — Gary Janzen, P.E. City Engineer

AS-BUILT PLANS

Construction Began = October 2023
Construction End = April 2023

GENERAL NOTES:

- 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 687-247
The Contractor must notify the following in case of emergency:
Cox Communications 262-42
Kansas Gas Service 1-888-482-45
Westar Energy 383-26
Aquila Energy 1-800-303-03
AT&T 268-22
City of Wichita Water Dept. 268-45
City of Wichita Sewer Maint. 268-4090
City of Wichita Storm Sewer Maint. 268-4034
City of Wichita Traffic Maint. 1-877-267-2290
McCormick Pipeline Co. 529-6600
Northern Star Pipeline Co. 1-888-844-5658
- Utility Contractor = Mies Construction
Superintendent = Albert Williams
Inspector = Fred Smith -
Baughman Company, P.A.
Construction Staking = City of Wichita
As-Built Plans = FE Smith & Larry Powell
May 29, 2024

hydrants as directed by the Engineer at the price bid for said adjustments. The Water Department shall field locate water valves one time during construction when requested by 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

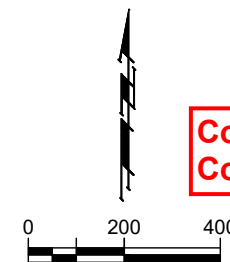
Pipe, WL 6" PVC (Northern) = 459 L.F.
Pipe, WL 8" PVC (Northern) = 3,970 L.F.
Pipe, DICT 8" (U.S. Pipe) = 10 LF.
Fire Hydrants (Mueller) = 6 Each.
8" Gate Valves (Mueller) = 8 Each.
6" Fire Hydrant Valves (Mueller) = 6 Each.
2" Valves (Mueller) = 4 Each.
Fittings = Star.

between all water lines (mains, services, and fire hydrants) and all sanitary sewer lines (mains, services, and manholes). All separation distances are to be measured from edge-to-edge, at the closest point.

13. Maintain a minimum of 2-foot vertical separation between all water lines (mains and services) and all gravity sanitary sewer lines (mains, services, and manholes) at crossings. All separation distances are to be measured from edge-to-edge, at the closest point.

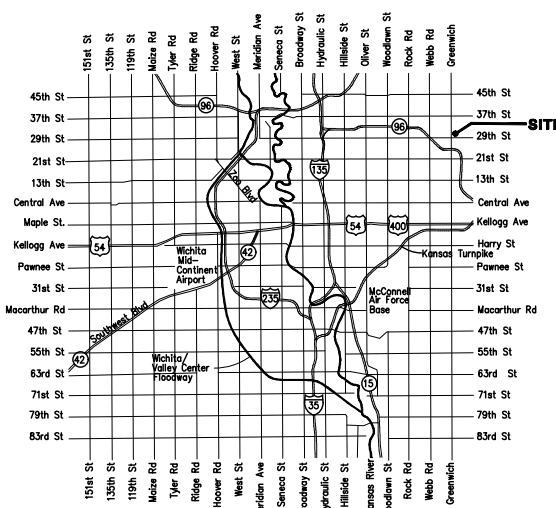
14. Maintain a minimum of 2-foot vertical separation between all water lines (mains and services) and all pressurized sanitary sewer lines (force mains and services) at crossings. Waterlines must always be placed over sanitary sewer lines where they cross. All separation distances are to be measured from edge-to-edge, at the closest point.

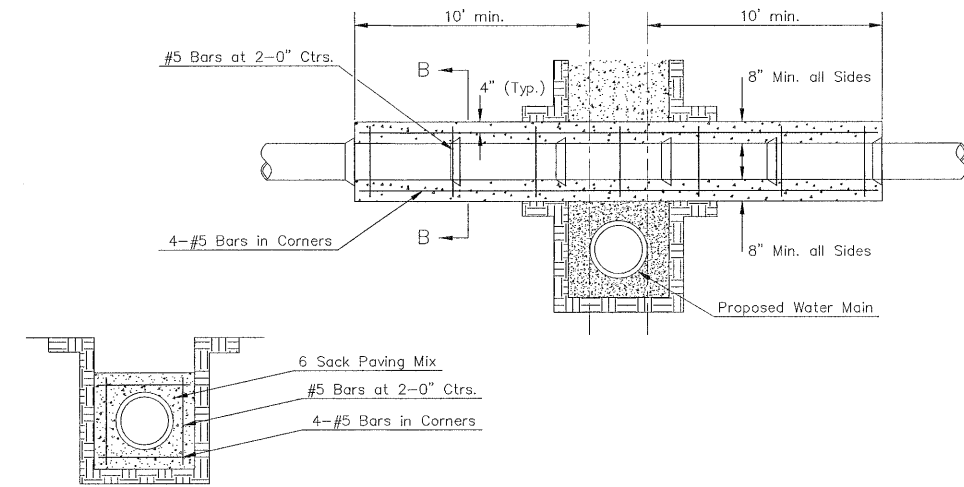
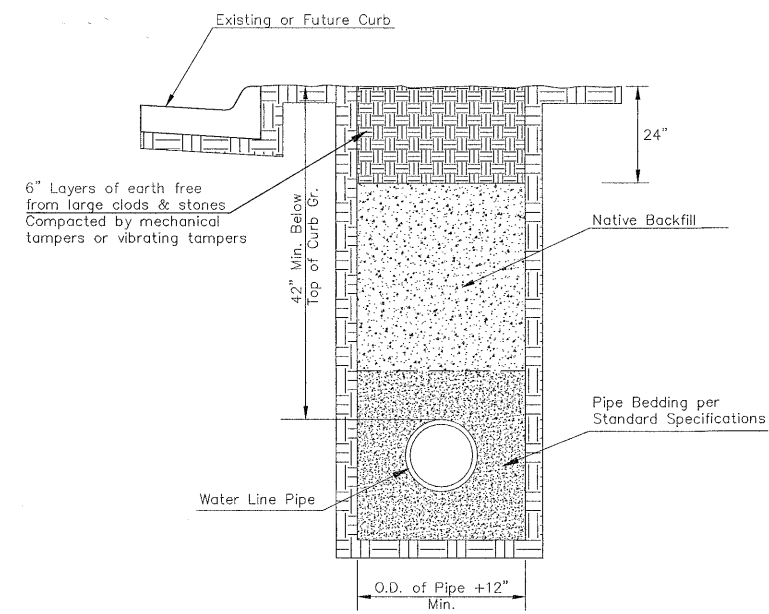
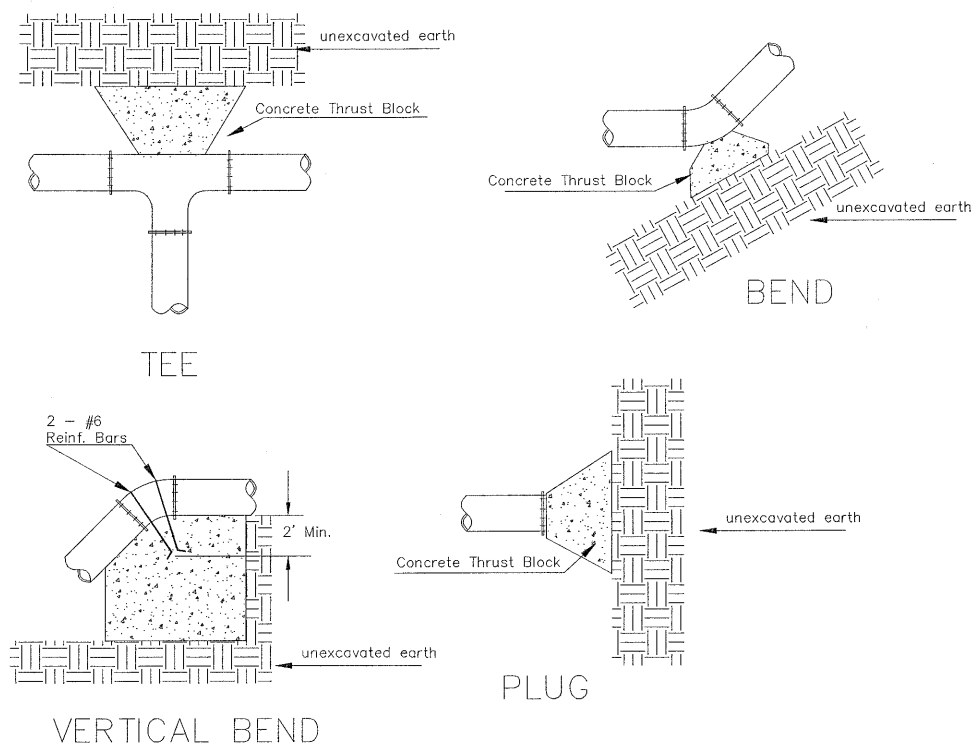
15. The Developer for this project is Jeff Mullen
8100 E. 22nd St. N., Bldg. 1000, Wichita, KS 67272
PH(316) 684-7300 email: jeff@ritchiedevelopment.com



SHEET INDEX

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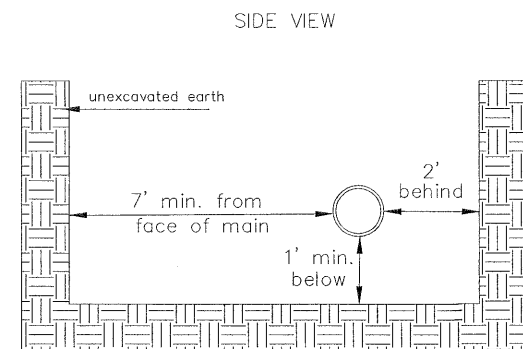
Note: Encasement to begin and end at a Bell on Sanitary Sewer Pipe.

SECTION B-B

REINFORCED CONCRETE ENCASEMENT OF SANITARY SEWER

PIPE SIZE	THRUST AT FITTINGS IN TONS-AT 150#/IN ² P						
	PLUG	90°	45°	22 1/2°	11 1/4°	TEE	
6"	2.8	3.95	2.15	1.09	.55	2.8	
8"	4.9	6.95	3.75	1.90	.96	4.9	
12"	11.4	16.1	8.75	4.45	2.25	11.4	
16"	20.15	28.5	15.4	7.85	3.95	20.15	
20"	31.15	44.0	23.85	12.15	6.10	31.15	
24"	44.55	63.0	34.1	17.4	8.75	44.55	

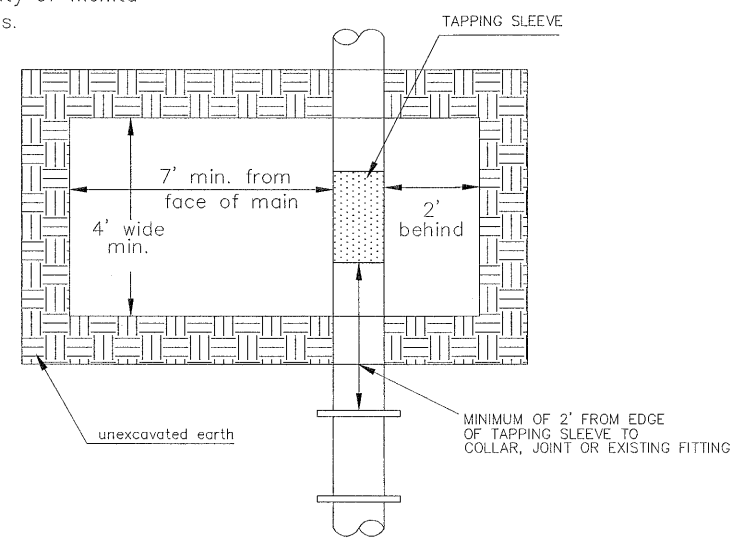
TYPICAL THRUST BLOCKS



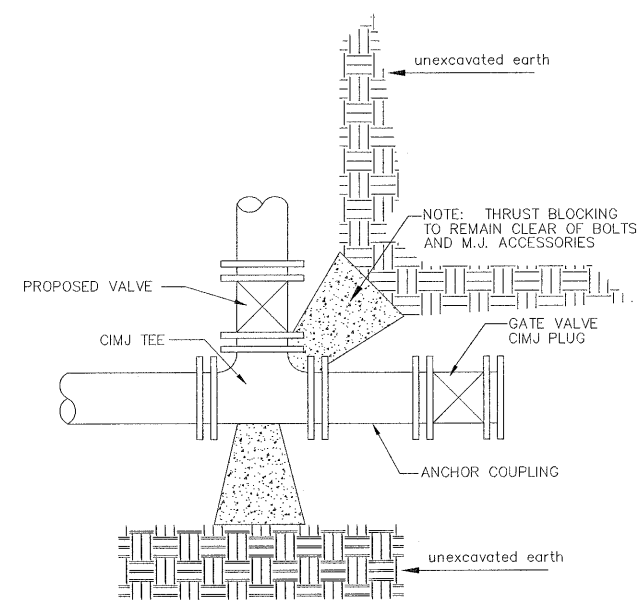
SIDE VIEW

TOP VIEW

Note: When shoring is required it is to be per The City of Wichita Standard Specifications.

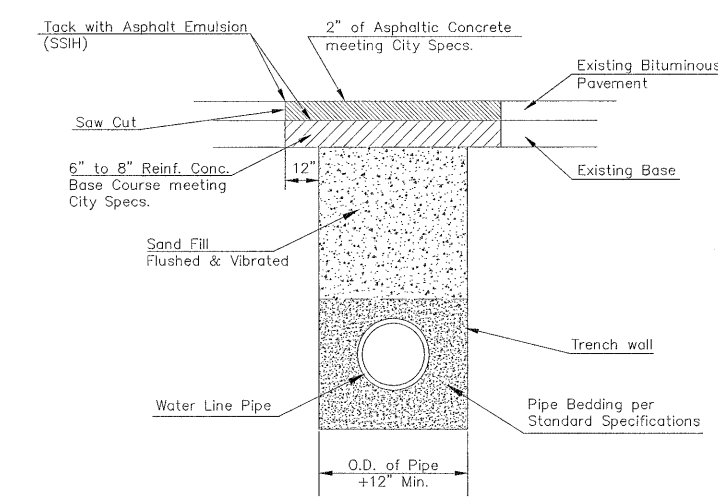


EXCAVATION FOR WET TAP

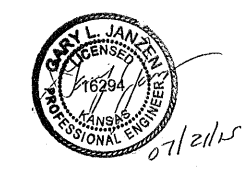


KEY BLOCK DETAIL

* PLANS GOVERN
UNLESS OTHERWISE NOTED ON PLANS



PAVEMENT REPLACEMENT & TRENCH COMPACTION UNDER EXISTING AND PROPOSED CITY ROADS



CITY OF WICHITA
PUBLIC WORKS & UTILITIES
ENGINEERING DIVISION

MISCELLANEOUS WATER DETAILS		
CITY ENGINEER GARY JANZEN, P.E.		
PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		SHEET 3 of 19

REVISED: JULY 2015

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

RR spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88

STA. 0+80.0: 22.5° Bend (H):
418' S & 25' W
of C/L Brookview St and Crest St.

STA. 0+37.8: 22.5° Bend (H):
360' S & 25' W
of C/L Brookview St and Crest St.

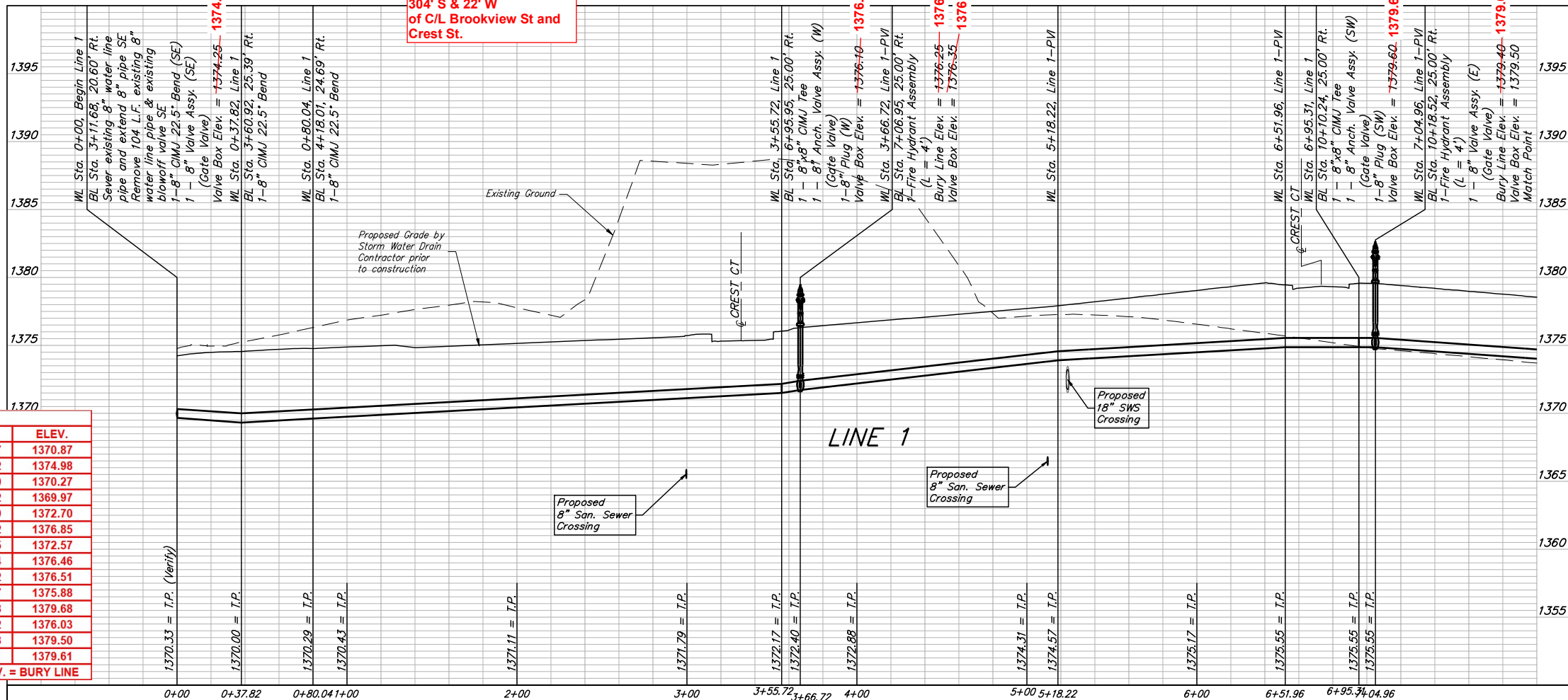
WL Sta. -2+42.19, Line 1
BL Sta. -0+22.22, 18.94' Rt.
Contractor to Adjust Existing
Valve Box From Elev. = 1373.70
to Valve Box Elev. = 1373.60

Areas disturbed by construction on the
north side of Brookview shall be restored
with sod to match existing turf type.
Restoration of disturbed areas shall
include, but not be limited to, top soil
preparation and sodding.
All sodding work shall be in accordance
with City Standard specifications.

LEGEND

TS = Test Station

WATERLINE FITTINGS COORDINATES					
Line #	STA	ITEM	NORTHING	EASTING	ELEV.
1	+0.00	22.5	1,708,117.00	1,686,256.57	1370.87
1	+0.00	Valve	1,708,114.56	1,686,258.72	1374.98
1	+37.82	22.5	1,708,088.56	1,686,289.40	1370.27
1	+80.04	22.5	1,708,051.72	1,686,305.02	1369.97
1	+355.72	Tee	1,707,774.50	1,686,308.89	1372.70
1	+355.75	Valve	1,707,774.91	1,686,306.92	1376.85
1	+366.72	Tee	1,707,763.60	1,686,308.75	1372.57
1	+366.72	Valve	1,707,763.54	1,686,310.24	1376.46
1	+366.72	Fire Hyd	1,704,613.21	1,686,312.72	1376.51
1	+6+95.31	Tee	1,707,463.95	1,686,397.27	1375.88
1	+6+95.31	Valve	1,707,463.60	1,686,396.18	1379.68
1	+7+04.96	Tee	1,707,459.68	1,686,405.42	1376.03
1	+7+04.96	Valve	1,707,460.42	1,686,405.78	1379.50
1	+7+04.96	Fire Hyd	1,707,462.94	1,686,360.21	1379.61
VALVE ELEV. = TOP OF VALVE BOX			FIRE HYD ELEV. = BURY LINE		



Existing trees shall be trimmed/removed
only with approval of the Developer.
Trimming of overhanging limbs will be
permitted only with chainsaws. Trees not
in direct conflict with proposed new
construction shall remain and be
protected from damage. All trimming or
removal shall be included in the L.S. bid
item "Site Clearing"

6" FH Valve = 2'
S of Fire Hydrant

TEE: 25' S & 32' E
VALVE: 23' S & 32' E
FIRE HYD: 21' S & 32' E
OF C/L CREST ST & CREST CT

WL Sta. 7+04.96, Line 1
BL Sta. 10+18.52, 25.00' Rt.
1-Fire Hydrant Assembly
(L = 4')
1 - 8" Valve Assy. (E)
(Gate Valve)
Bury Line Elev. = 1379.40
Valve Box Elev. = 1379.50
End Proj. #448-2022-029538
Begin Proj. #448-2022-012087
Match Point

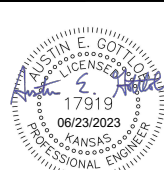
9.65 L.F. 8" DI CL Pipe

WL Sta. 6+95.31, Line 1
BL Sta. 10+10.24, 25.00' Rt.
1 - 8"x8" CIMJ Tee
1 - 8" Anch. Valve Assy. (SW)
(Gate Valve)
1-8" Plug (SW)
Valve Box Elev. = 1379.60
1379.68

TEE: 25' S & 23' E
VALVE: 27' S & 23' E
OF C/L CREST ST &
CREST CT

Curve Data Based on Centerline of Pipe				
Rad. = 175' Delta = 90°00'00" Tangent = 175.00'				
Arc = 274.89' L.C. = 247.49' Def./Ft. = 9.82211 Min.				
Station	Arc	Chord Lengths	Defl.	Total Defl.
5+18.22	-	-	0°00'00"	0°00'00"
5+25.00	6.78'	7.09'	1°06'36"	1°06'36"
5+50.00	25.00'	26.12'	4°05'33"	5°12'09"
5+75.00	25.00'	26.12'	4°05'33"	9°17'42"
6+00.00	25.00'	26.12'	4°05'33"	13°23'15"
6+25.00	25.00'	26.12'	4°05'33"	17°28'48"
6+50.00	25.00'	26.12'	4°05'33"	21°34'21"
6+75.00	25.00'	26.12'	4°05'34"	25°39'55"
6+95.31	20.31'	21.23'	3°19'29"	28°59'24"
7+00.00	4.69'	4.90'	0°46'04"	29°45'28"
7+04.96	4.96'	5.19'	0°48'43"	30°34'11"
7+25.00	20.04'	20.94'	3°16'50"	33°51'01"
7+50.00	25.00'	26.12'	4°05'33"	37°56'34"
7+75.00	25.00'	26.12'	4°05'33"	42°02'07"
7+93.11	18.11'	18.93'	2°57'53"	45°00'00"

Pipe layout is shown to be circular for radii under 200'.
Contractor to use short pipe lengths, high deflection
couplers, and manufacturer recommended pipe
deflection and pipe bending to meet planned alignment.



BAUGHMAN
COMPANY

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

Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 1

WATER DISTRIBUTION
SYSTEM

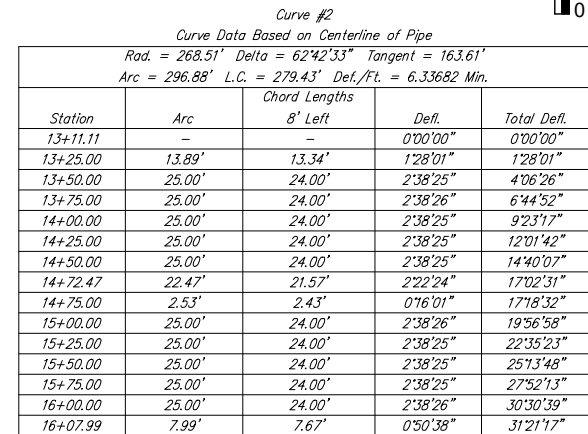
PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

DATE: Jun. 19, 2023

SHEET OF
4 19

RR. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



TEE: 25' S & 506' E
VALVE: 23' S & 506' E
FIRE HYD: 21' S & 506' E
OF C/L CREST ST & CREST CT

6" FH Valve = 2' S of Fire Hydrant

Tee: 25' S & 31' W
Valve: 23' S & 31' W
of C/L Crest St & Bedford St.
(Private)

WL Sta. 14+72.47, Line 1 =
WL Sta. 0+00, Begin Line 2
BL Sta. 17+88.45, 25.00' Rt.
1 - 8"x8" CIMG Tee
1 - 8" Valve Assy. (E) BL
(Gate Valve) =
Valve Box Elev. = ~~1373.50~~ 1373.95
Match Point

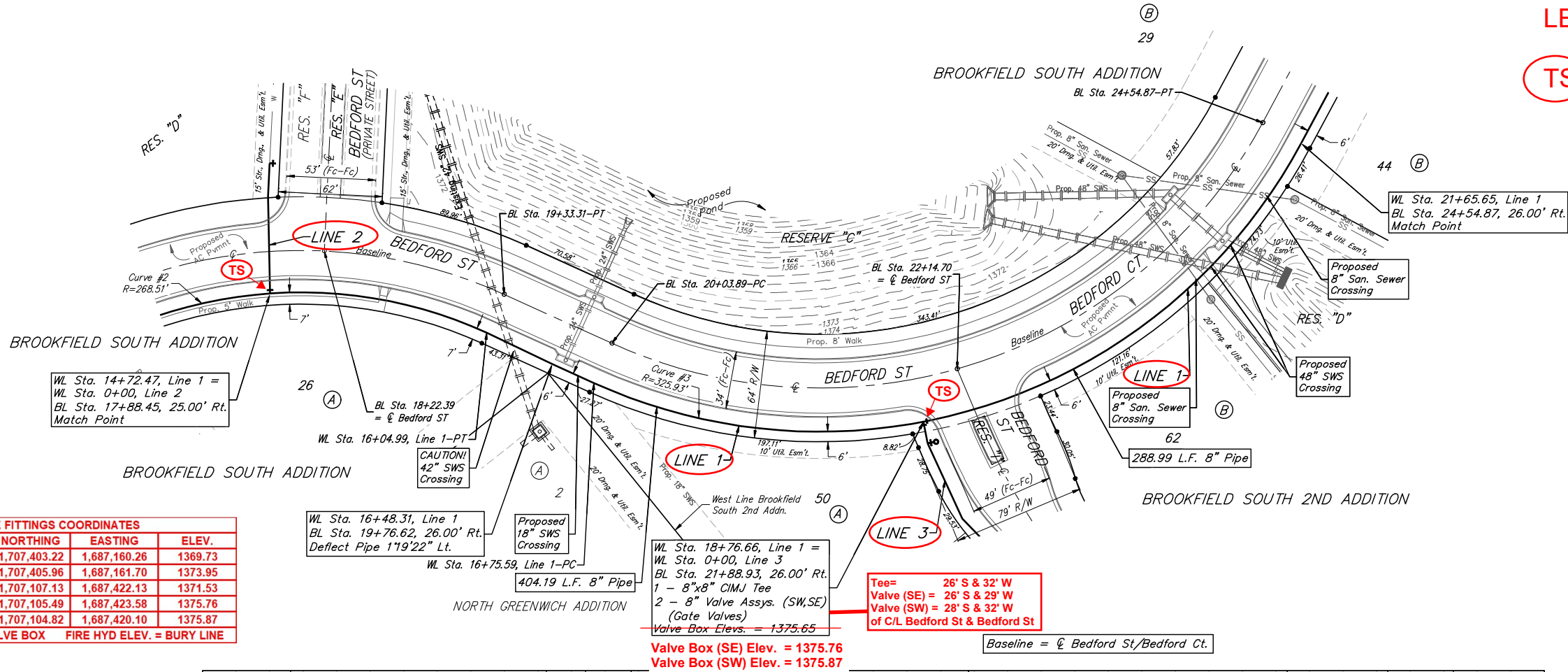
(TS) = Test Station



BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

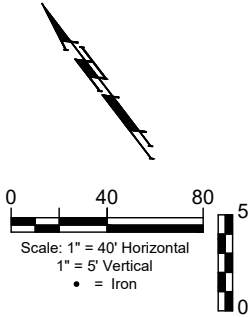
R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

RR. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
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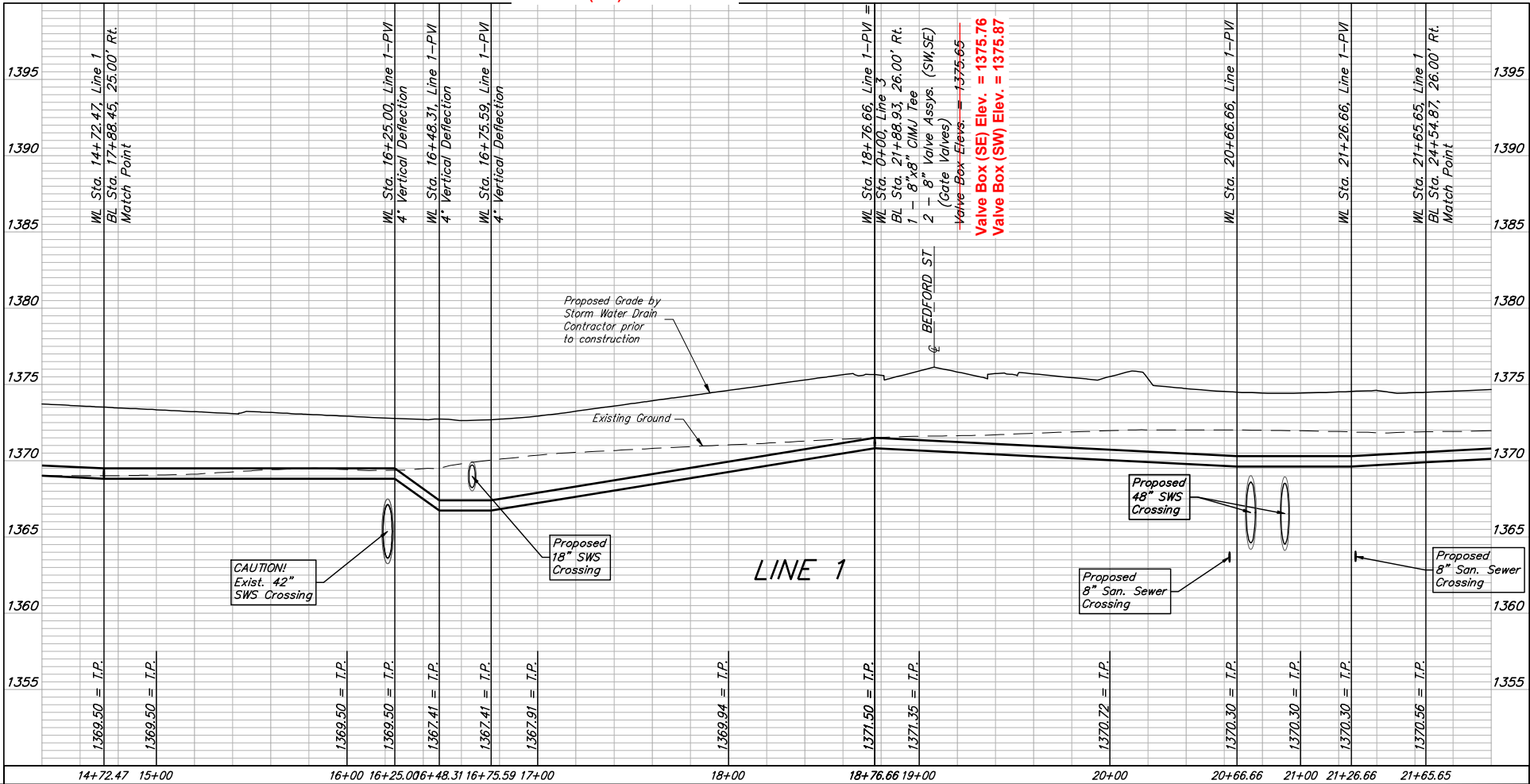


WATERLINE FITTINGS COORDINATES					
Line #	STA	ITEM	NORTHING	EASTING	ELEV.
1	14+72.47	Tee	1,707,403.22	1,687,160.26	1369.73
1	14+72.47	Valve	1,707,405.96	1,687,161.70	1373.95
1	18+76.66	Tee	1,707,107.13	1,687,422.13	1371.53
1	18+76.66	Valve SE	1,707,105.49	1,687,423.58	1375.76
1	18+76.66	Valve SW	1,707,104.82	1,687,420.10	1375.87
VALVE ELEV. = TOP OF VALVE BOX			FIRE HYD ELEV. = BURY LINE		

LEGEND
TS = Test Station



Curve Data Based on Centerline of Pipe				
Curve #3 Rad. = 325.93' Delta = 86°07'51" Tangent = 304.63' Arc = 490.06' L.C. = 445.11' Def./Ft. = 5.27267 Min.				
Station	Arc	Chord Lengths	Defl.	Total Defl.
16+75.59	-	-	0°00'00"	0°00'00"
17+00.00	24.41'	25.00'	2°08'42"	2°08'42"
17+25.00	25.00'	25.60'	2°11'49"	4°20'31"
17+50.00	25.00'	25.60'	2°11'49"	6°32'20"
17+75.00	25.00'	25.60'	2°11'49"	8°44'09"
18+00.00	25.00'	25.60'	2°11'49"	10°55'58"
18+25.00	25.00'	25.60'	2°11'49"	13°07'47"
18+50.00	25.00'	25.60'	2°11'49"	15°19'36"
18+75.00	25.00'	25.60'	2°11'49"	17°31'25"
18+76.66	1.66'	1.70'	0°08'46"	17°40'11"
19+00.00	23.34'	23.90'	2°03'03"	19°43'14"
19+25.00	25.00'	25.60'	2°11'49"	21°55'03"
19+50.00	25.00'	25.60'	2°11'49"	24°06'52"
19+75.00	25.00'	25.60'	2°11'49"	26°18'41"
20+00.00	25.00'	25.60'	2°11'49"	28°30'30"
20+25.00	25.00'	25.60'	2°11'49"	30°42'19"
20+50.00	25.00'	25.60'	2°11'49"	32°54'08"
20+75.00	25.00'	25.60'	2°11'49"	35°05'57"
21+00.00	25.00'	25.60'	2°11'49"	37°17'46"
21+25.00	25.00'	25.60'	2°11'49"	39°29'35"
21+50.00	25.00'	25.60'	2°11'49"	41°41'24"
21+65.65	15.65'	16.03'	1°22'31"	43°03'55"



**BAUGHMAN
COMPANY**

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Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 1

WATER DISTRIBUTION
SYSTEM

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448-2022-012087

DESIGN: AEG DRAWN: JAK

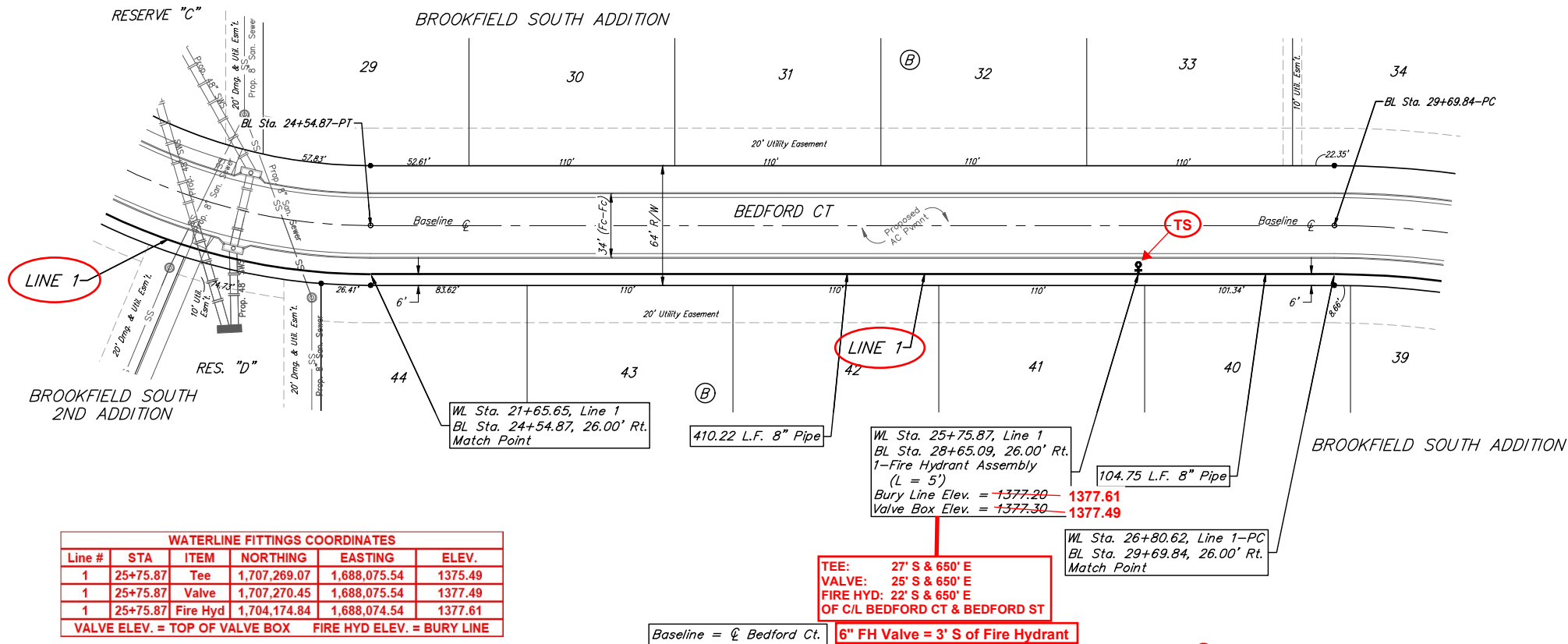
DATE: Jun. 19, 2023

SHEET **6** OF **19**

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

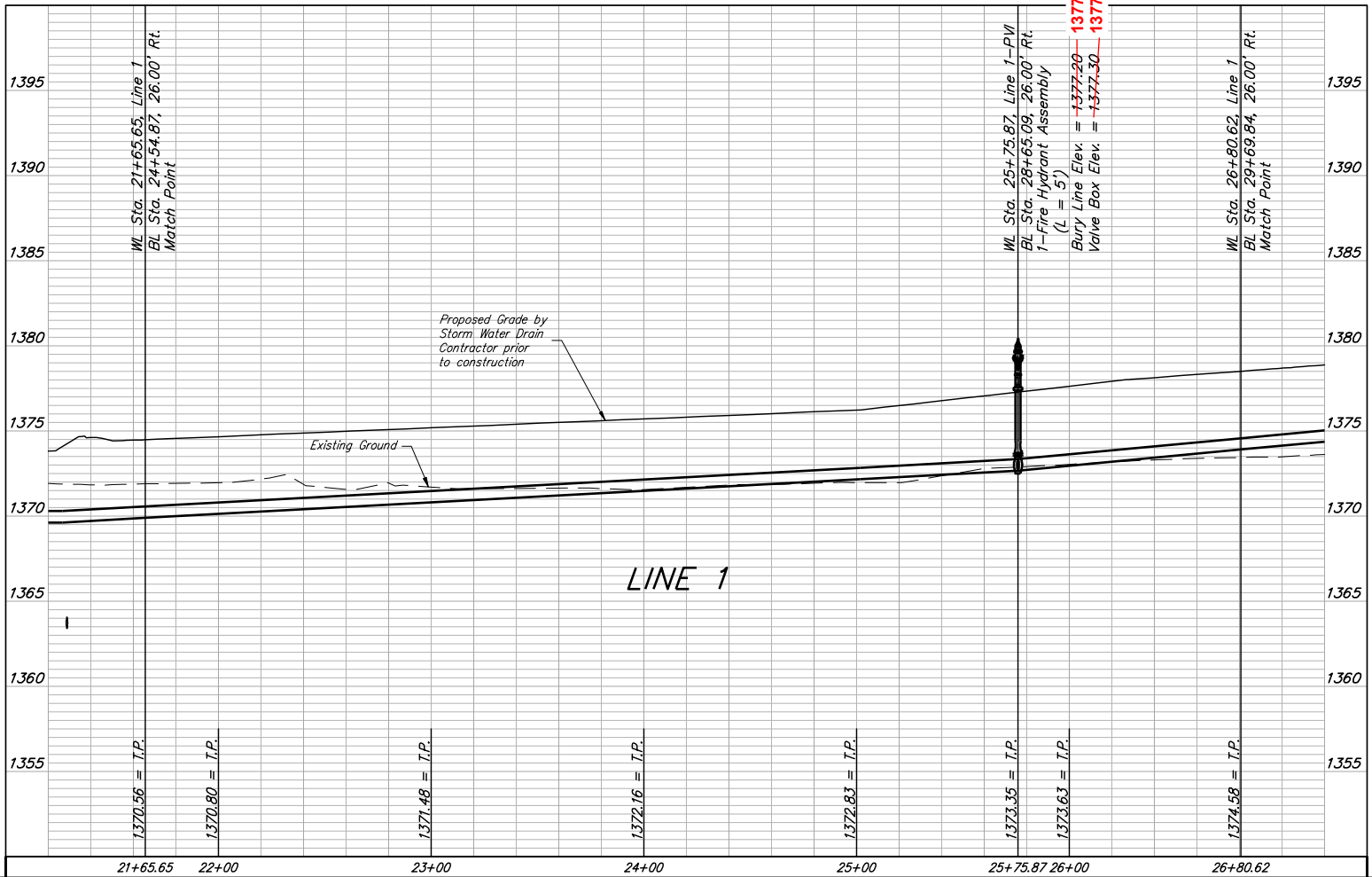
R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

RR. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



LEGEND

TS = Test Station



**BAUGHMAN
COMPANY**

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Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 1

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DESIGN: AEG DRAWN: JAK

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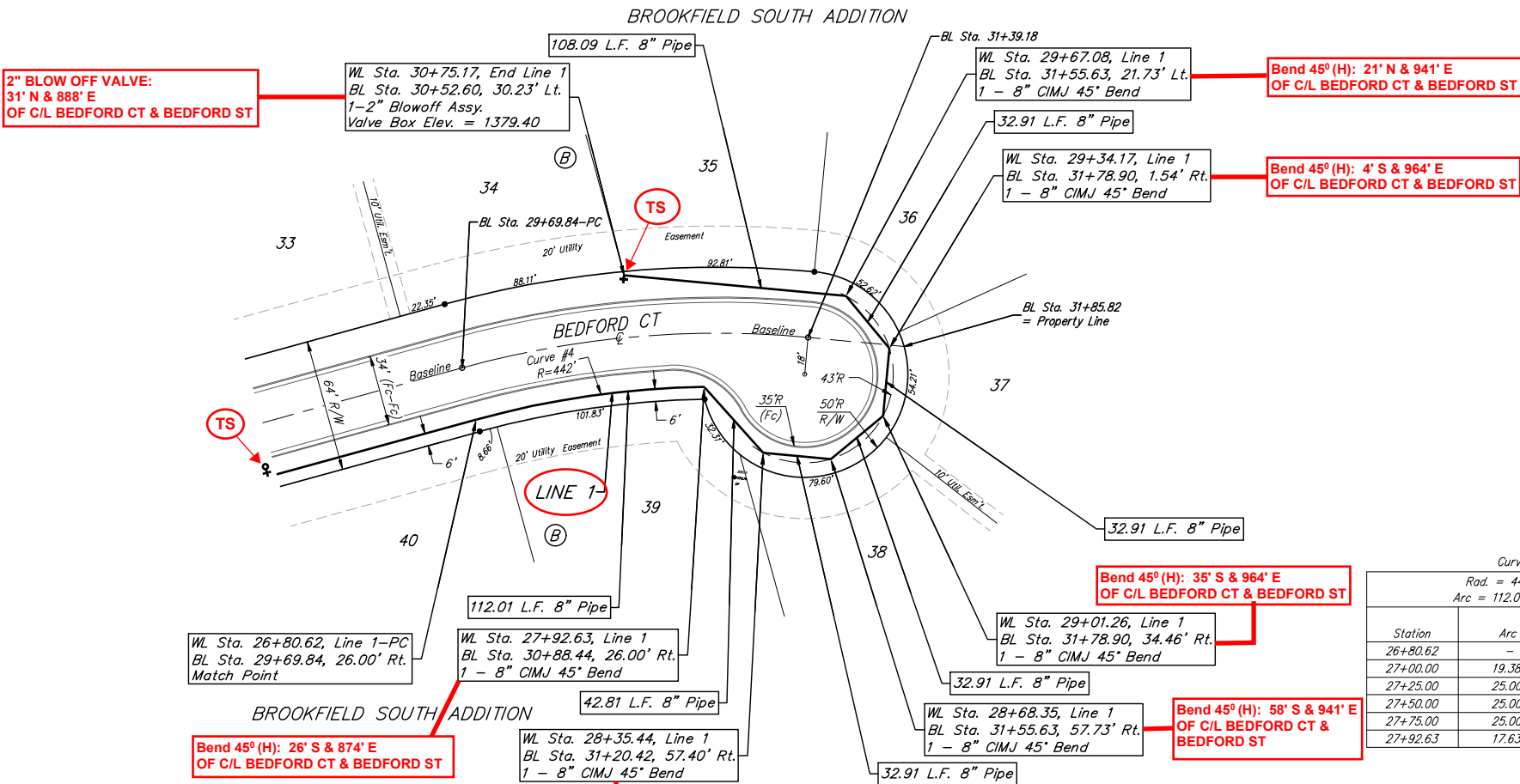
SHEET 7 OF 19

File: C:\Projects\Brookfield South 2nd Addition\Engineering\Phase 1\WTR_22-03-E142.DWG

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

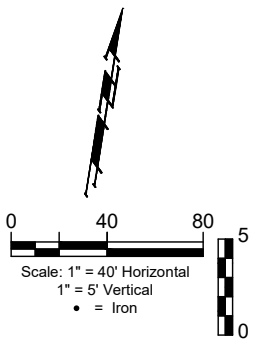
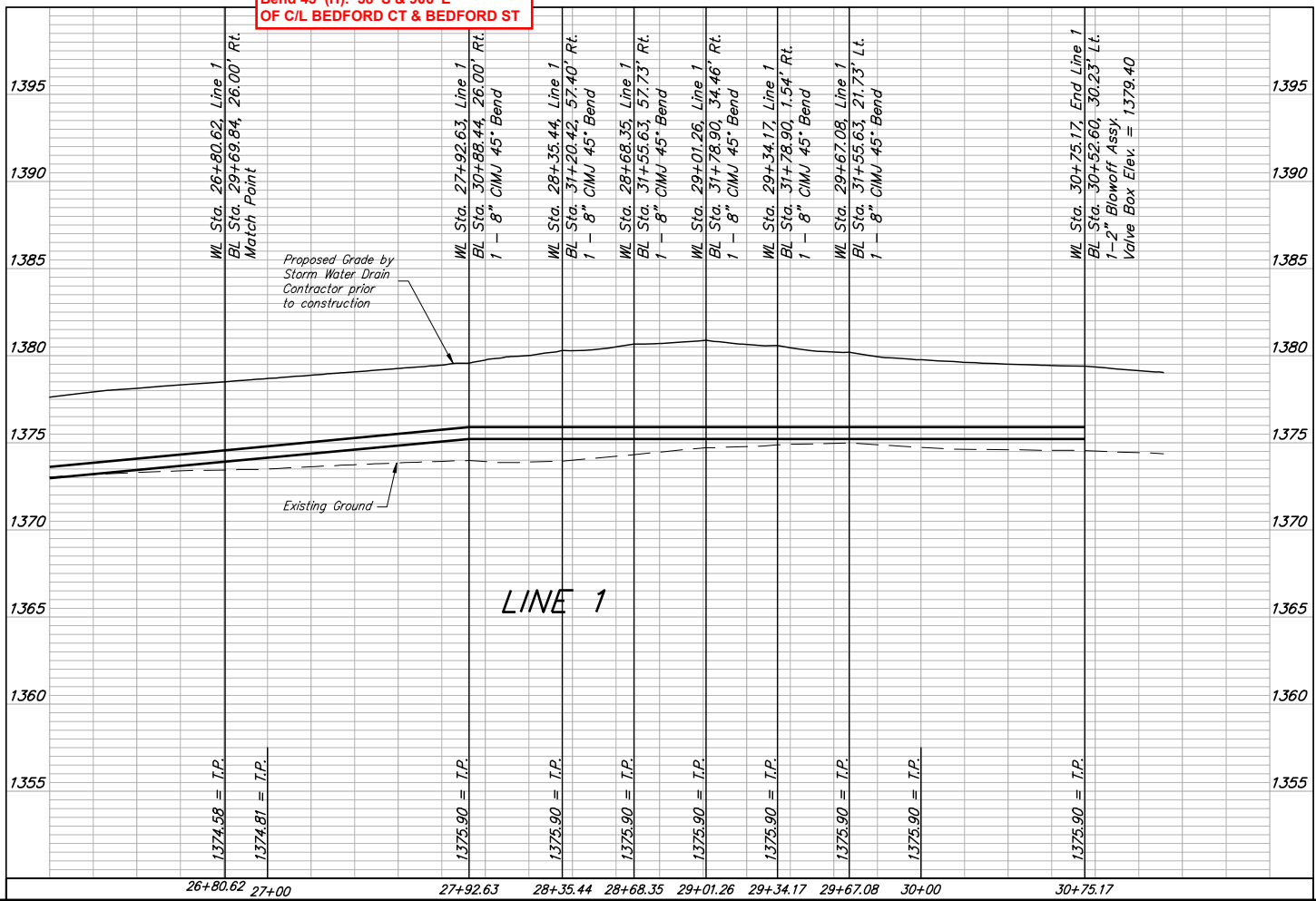
R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

RR. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



Curve Data Based on Centerline of Pipe				
Curve #4				
Rad. = 442' Delta = 143°10' Tangent = 56.31'				
Arc = 112.01' L.C. = 111.71' Def./Ft. = 3.88879 Min.				
Station	Arc	Chord Lengths 8' Right	Defl.	Total Defl.
26+80.62	-	-	0°00'00"	0°00'00"
27+00.00	19.38'	19.03'	1°15'22"	1°15'22"
27+25.00	25.00'	24.54'	1°37'13"	2°52'35"
27+50.00	25.00'	24.54'	1°37'13"	4°29'48"
27+75.00	25.00'	24.54'	1°37'13"	6°07'01"
27+92.63	17.63'	17.31'	1°08'34"	7°15'35"

WATERLINE FITTINGS COORDINATES					
Line #	STA	ITEM	NORTHING	EASTING	ELEV.
1	27+92.63	45	1,707,345.49	1,688,279.96	1375.66
1	28+35.44	45	1,707,318.68	1,688,311.70	1376.01
1	28+68.35	45	1,707,320.39	1,688,344.54	1375.76
1	29+01.26	45	1,707,345.32	1,688,365.29	1375.98
1	29+34.17	45	1,707,377.09	1,688,363.65	1376.10
1	29+67.08	45	1,707,399.70	1,688,340.17	1376.31
1	30+75.17	Blow Off	1,707,394.21	1,688,231.62	1376.71
VALVE ELEV. = TOP OF VALVE BOX FIRE HYD ELEV. = BURY LINE					



LEGEND
TS = Test Station

**BAUGHMAN
COMPANY**

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

Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 1

WATER DISTRIBUTION
SYSTEM

PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

DATE: Jun. 19, 2023

SHEET **8** OF **19**

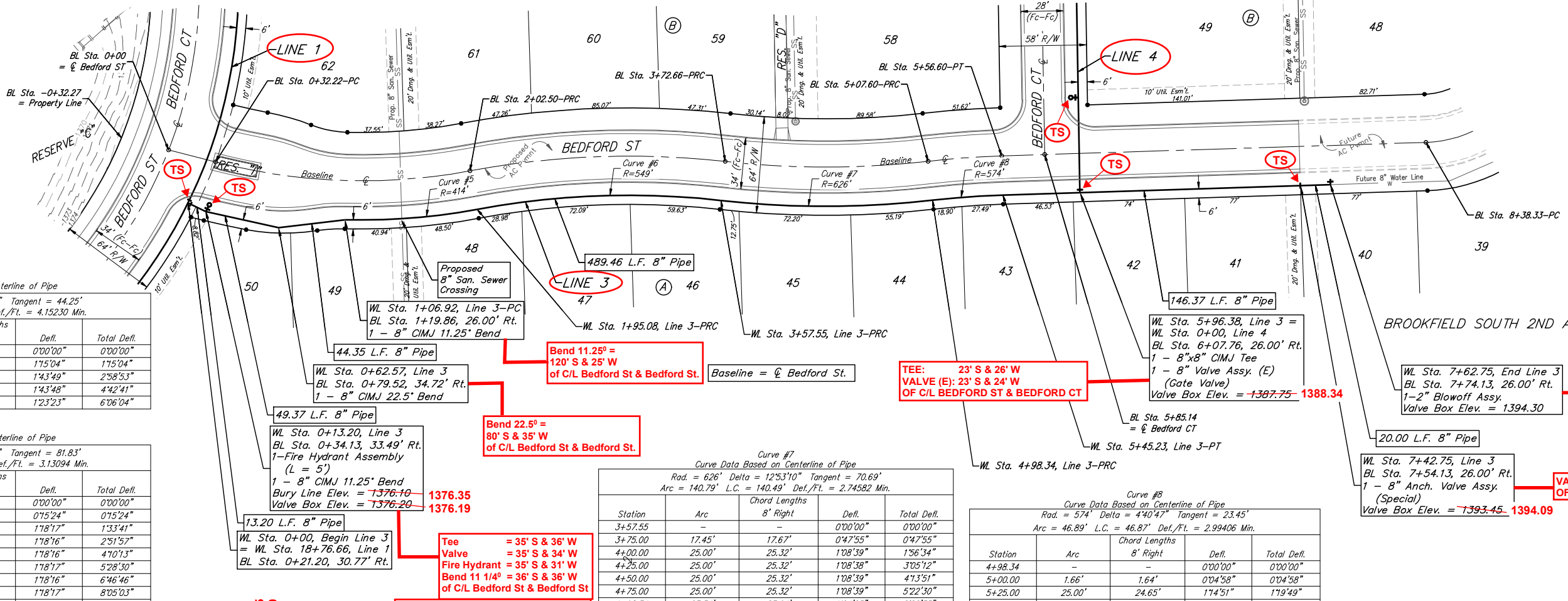
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BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

R.R. spike in E. face of power pole,
174± N. of S. line, N1/2, SW1/4
& 49± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

R.R. spike in S. face of power pole,
294± S. of N. line, SW1/4, &
48± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88

BROOKFIELD SOUTH 2ND ADDITION



Curve #5
Curve Data Based on Centerline of Pipe
Rad. = 414' Delta = 121°08' Tangent = 44.25'
Arc = 88.16' L.C. = 88.00' Def./Ft. = 4.15230 Min.

Station	Arc	Chord Lengths	Defl.	Total Defl.
1+06.92	-	-	0°00'00"	0°00'00"
1+25.00	18.08'	18.43'	1°15'04"	1°15'04"
1+50.00	25.00'	25.48'	1°43'49"	2°58'53"
1+75.00	25.00'	25.48'	1°43'48"	4°42'41"
1+95.08	20.08'	20.47'	1°23'23"	6°06'04"

Curve #6
Curve Data Based on Centerline of Pipe
Rad. = 549' Delta = 165°72' Tangent = 81.83'
Arc = 162.47' L.C. = 161.88' Def./Ft. = 3.13094 Min.

Station	Arc	Chord Lengths	Defl.	Total Defl.
1+95.08	-	-	0°00'00"	0°00'00"
2+00.00	4.92'	4.85'	0°15'24"	0°15'24"
2+25.00	25.00'	24.63'	1°18'17"	1°33'41"
2+50.00	25.00'	24.63'	1°18'16"	2°51'57"
2+75.00	25.00'	24.63'	1°18'16"	4°10'13"
3+00.00	25.00'	24.63'	1°18'17"	5°28'30"
3+25.00	25.00'	24.63'	1°18'16"	6°46'46"
3+50.00	25.00'	24.63'	1°18'17"	8°05'03"
3+57.55	7.55'	7.44'	0°23'38"	8°28'41"

Curve #7
Curve Data Based on Centerline of Pipe
Rad. = 626' Delta = 125°31'0" Tangent = 70.69'
Arc = 140.79' L.C. = 140.49' Def./Ft. = 2.74582 Min.

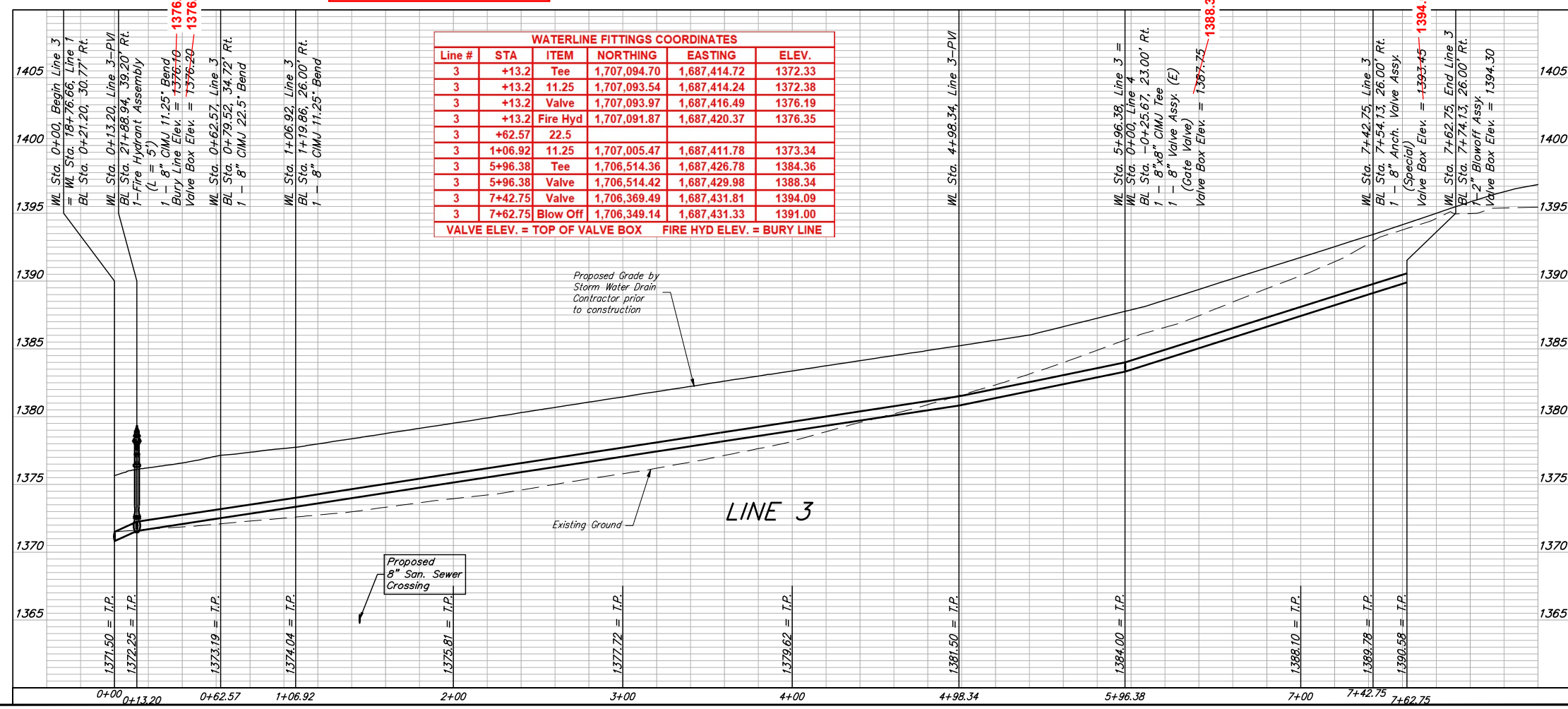
Station	Arc	Chord Lengths	Defl.	Total Defl.
3+57.55	-	-	0°00'00"	0°00'00"
3+75.00	17.45'	17.67'	0°47'55"	0°47'55"
4+00.00	25.00'	25.32'	1°08'39"	1°56'34"
4+25.00	25.00'	25.32'	1°08'38"	3°05'12"
4+50.00	25.00'	25.32'	1°08'39"	4°13'51"
4+75.00	25.00'	25.32'	1°08'39"	5°22'30"
4+98.34	23.34'	23.64'	1°04'05"	6°26'35"

Curve #8
Curve Data Based on Centerline of Pipe
Rad. = 574' Delta = 44°04'7" Tangent = 23.45'
Arc = 46.89' L.C. = 46.87' Def./Ft. = 2.99406 Min.

Station	Arc	Chord Lengths	Defl.	Total Defl.
4+98.34	-	-	0°00'00"	0°00'00"
5+00.00	1.66'	1.64'	0°04'58"	0°04'58"
5+25.00	25.00'	24.65'	1°14'51"	1°19'49"
5+45.23	20.23'	19.94'	1°00'34"	2°20'23"

LEGEND

TS = Test Station



WATERLINE FITTINGS COORDINATES

Line #	STA	ITEM	NORTHING	EASTING	ELEV.
3	+13.2	Tee	1,707,094.70	1,687,414.72	1372.33
3	+13.2	11.25	1,707,093.54	1,687,414.24	1372.38
3	+13.2	Valve	1,707,093.97	1,687,416.49	1376.19
3	+13.2	Fire Hyd	1,707,091.87	1,687,420.37	1376.35
3	+62.57	22.5	1,707,005.47	1,687,411.78	1373.34
3	1+06.92	11.25	1,707,005.47	1,687,411.78	1373.34
3	5+96.38	Tee	1,706,514.36	1,687,426.78	1384.36
3	5+96.38	Valve	1,706,514.42	1,687,429.98	1388.34
3	7+42.75	Valve	1,706,369.49	1,687,431.81	1394.09
3	7+62.75	Blow Off	1,706,349.14	1,687,431.33	1391.00

VALVE ELEV. = TOP OF VALVE BOX FIRE HYD ELEV. = BURY LINE

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Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 3

WATER DISTRIBUTION
SYSTEM

PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

DATE: Jun. 19, 2023

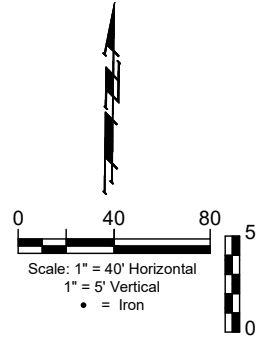
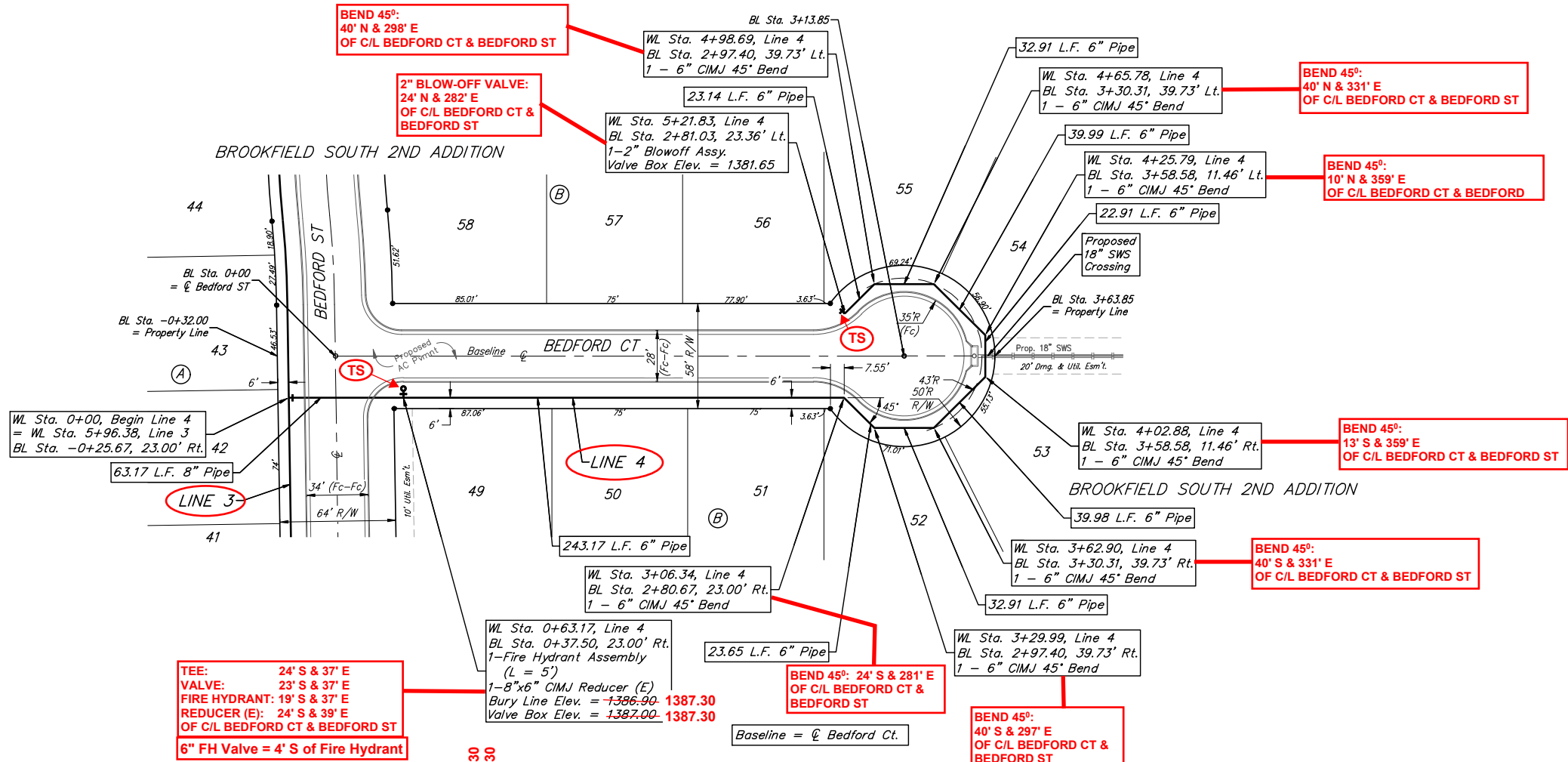
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File: C:\Projects\Brookfield South 2nd Addition\Engineering\Phase 1\WTR_22-03-E142.DWG

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

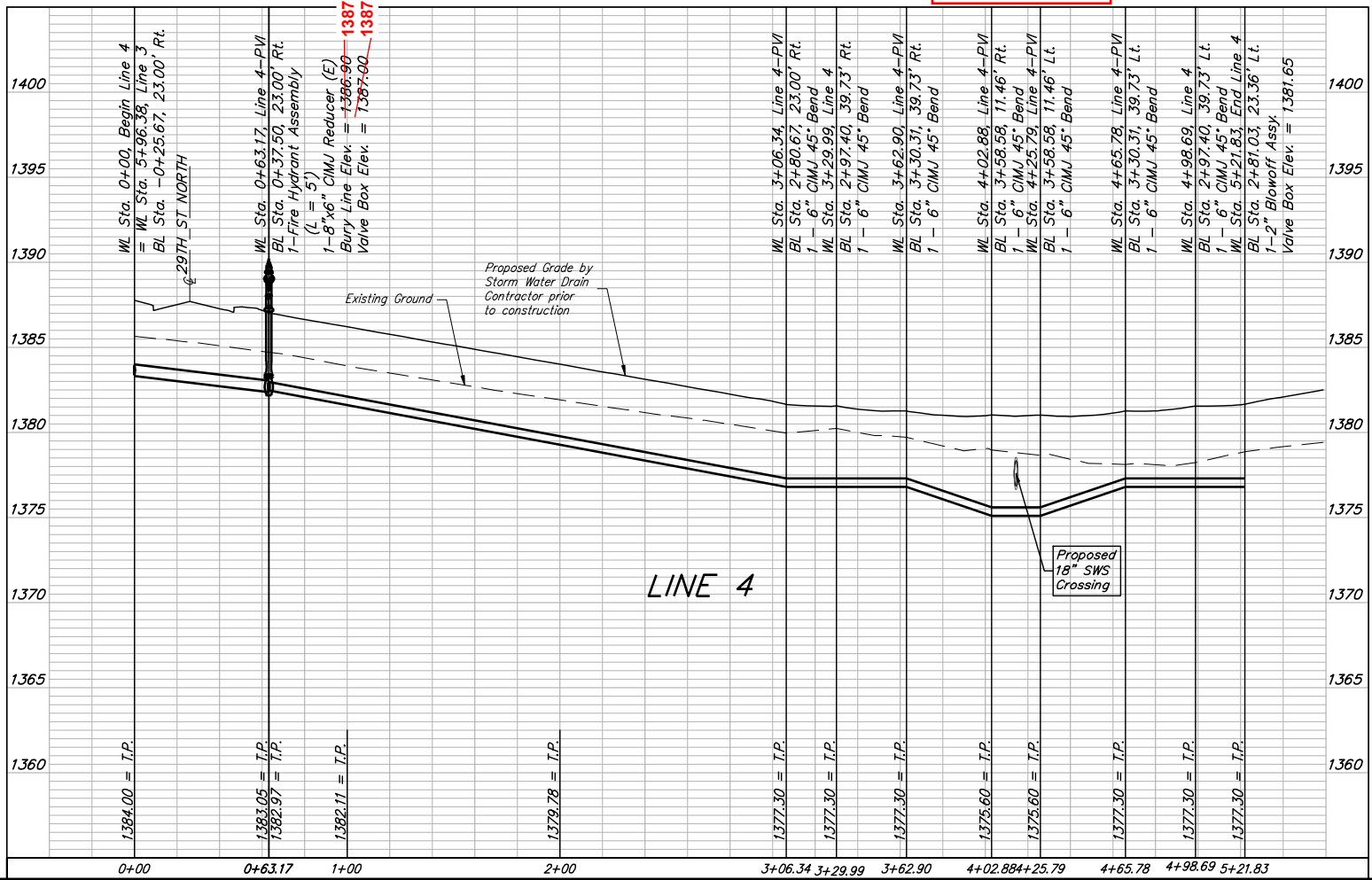
R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

RR. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



LEGEND
TS = Test Station

WATERLINE FITTINGS COORDINATES					
Line #	STA	ITEM	NORTHING	EASTING	ELEV.
4	+63.17	Tee	1,706,514.73	1,687,490.12	1383.33
4	+63.17	Valve	1,706,515.73	1,687,489.73	1387.30
4	+63.17	Fire Hyd	1,706,520.55	1,687,489.92	1387.30
4	3+06.34	45	1,706,541.72	1,687,734.43	
4	3+29.99	45	1,706,502.22	1,687,750.83	
4	3+62.9	45	1,706,502.25	1,687,784.06	
4	4+02.88	45	1,706,529.96	1,687,811.01	1375.57
4	4+25.79	45	1,706,552.68	1,687,810.93	1375.62
4	4+65.78	45	1,706,581.41	1,687,783.05	1377.06
4	4+98.69	45	1,706,581.84	1,687,749.82	1377.80
4	5+21.38	BlowOff	1,706,565.87	1,687,734.13	1377.73
VALVE ELEV. = TOP OF VALVE BOX			FIRE HYD ELEV. = BURY LINE		



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Brookfield South Addition &
Brookfield South 2nd Addition
Phase I

LINE 4

WATER DISTRIBUTION
SYSTEM

PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

DATE: Jun. 19, 2023

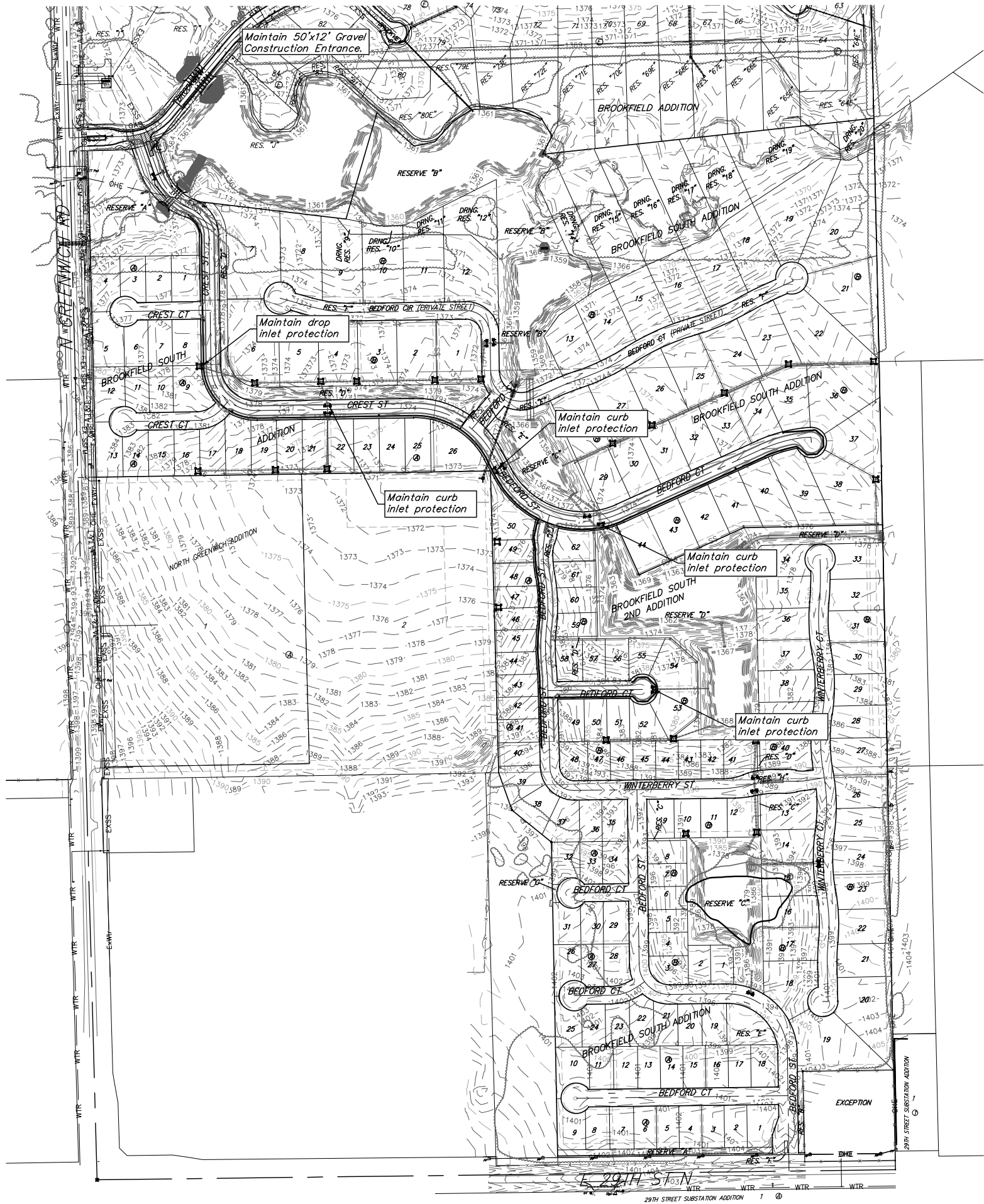
SHEET 10 OF 19

File: C:\Projects\Brookfield South 2nd Addition\Engineering\Phase 1\WTR_22-03-E142.DWG

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

R.R. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



NOTES:
1. Contractor shall make sure all erosion control is in place before project is accepted. This plan represents the minimum standard. Any additional erosion control measures shall be installed by the Contractor as needed.
2. All areas disturbed during construction shall be seeded, mulched, and fertilized as per Cover Sheet General Notes.

EROSION CONTROL MEASURE	INSTALL	MAINTAIN
CONSTRUCTION ENTRANCE (EA)	0	1
CURB INLET PROTECTION (EA)	0	4
DROP INLET PROTECTION (EA)	0	1

* ALL EXISTING BMPs INCLUDING CONSTRUCTION ENTRANCE, SEDIMENT BARRIERS, SILT FENCE, CUT-OFF TRENCH, AND EROSION CONTROL MAT SHALL BE MAINTAINED AND REPAIRED IF NECESSARY.

EROSION CONTROL LEGEND

 - DROP INLET PROTECTION

 - CURB INLET PROTECTION



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BROOKFIELD SOUTH 2ND
ADDITION - PHASE I

**EROSION
CONTROL**

STORMWATER SEWER
IMPROVEMENTS

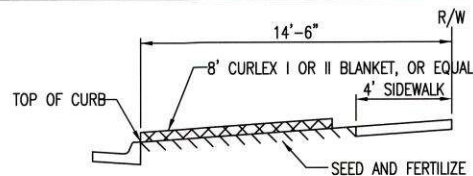
PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

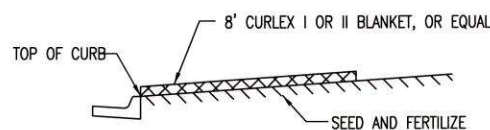
DATE: Jun. 19, 2023

SHEET 11 OF 19

File: C:\Projects\Brookfield South 2nd Addition\Engineering\Phase 1\WTR_22-03-E142.DWG

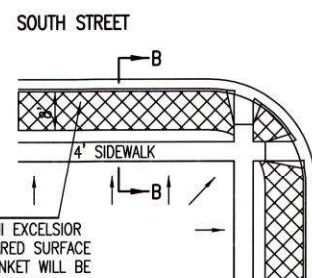
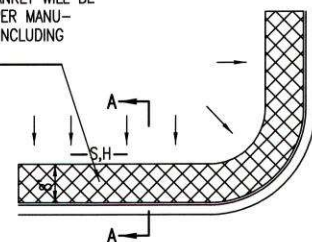


SECTION B-B



SECTION A-A

INSTALL 8' WIDE CURLEX I OR II EXCELSIOR BLANKET, OR EQUAL, ON PREPARED SURFACE BACK OF CURB. EDGE OF BLANKET WILL BE AT BACK OF CURB. INSTALL PER MANUFACTURERS RECOMMENDATION, INCLUDING STAPLES. (SEE DETAIL)

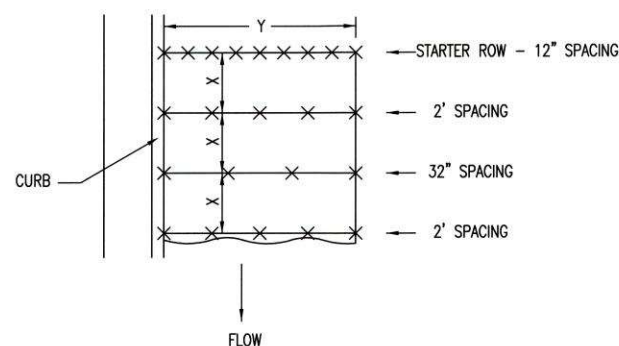


INSTALL 8' WIDE CURLEX I OR II EXCELSIOR BLANKET, OR EQUAL, ON PREPARED SURFACE BACK OF CURB. EDGE OF BLANKET WILL BE AT BACK OF CURB. INSTALL PER MANUFACTURERS RECOMMENDATION, INCLUDING STAPLES. (SEE DETAIL)

GENERAL NOTES

- EXCELSIOR MAT TO BE INSTALLED WHEN SOD IS NOT SPECIFIED ON PROJECT.
- EXCELSIOR BLANKET TO BE INSTALLED OVER SEED AND FERTILIZER, AS SPECIFIED IN THE PROJECT SPECIFICATIONS.
- AFTER INSTALLATION OF EXCELSIOR BLANKET, AT LOCATIONS WHERE CONCENTRATED FLOW CARRIES SEDIMENT OVER THE CURB AND INTO THE GUTTER, SUPPLEMENTAL EROSION CONTROL DEVICES WILL BE INSTALLED BY THE CONTRACTOR AS NEEDED, TO FIX THE PROBLEM.

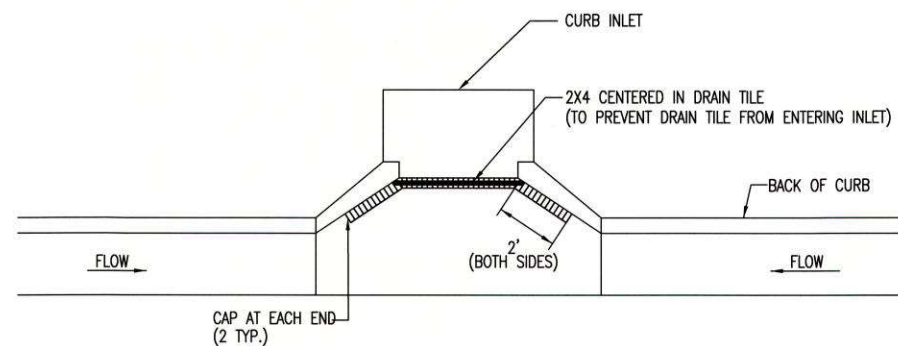
BACK OF CURB PROTECTION DETAIL



STAPLE PATTERN

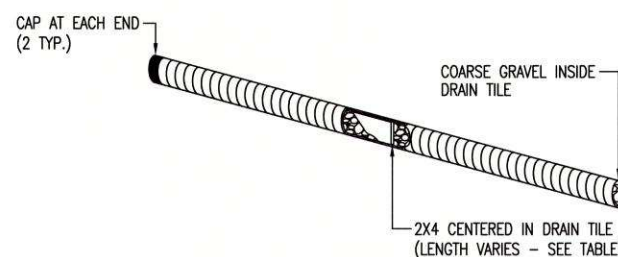
NOTES: USE 6" SEAM OVERLAP
(X & Y = RECOMMENDED BY MANUFACTURE)

DETAILS FOR APPROVED EROSION CONTROL MAT



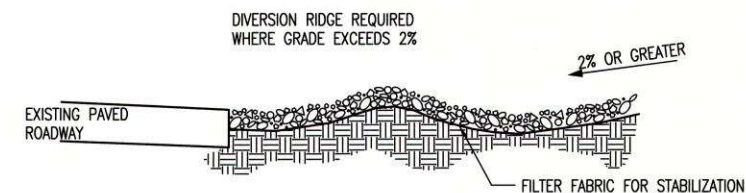
NOTE:
PLACE 4" PERFORATED PVC PIPE, FILLED WITH 1/2"-1" DIA. GRAVEL, IN FRONT OF CURB INLET AS SHOWN.

2X4 LENGTH	INLET TYPE	INLET OPENING
5'-6"	1-A	5'-0"
10'-6"	1-A	10'-0"
15'-6"	1-A	15'-0"

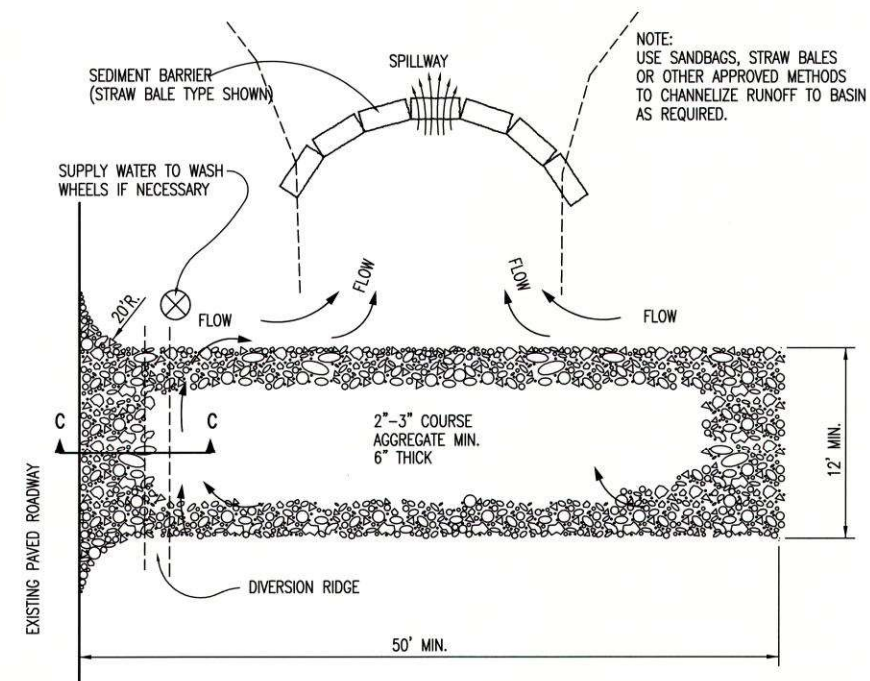


CURB INLET PROTECTION

4" PERFORATED PIPE W/ GRAVEL



SECTION C-C

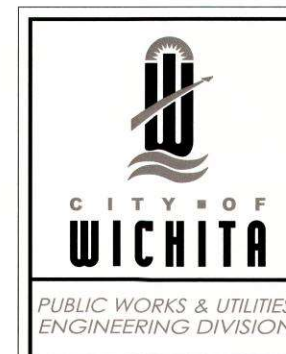


STABILIZED CONSTRUCTION ENTRANCE

GENERAL NOTES

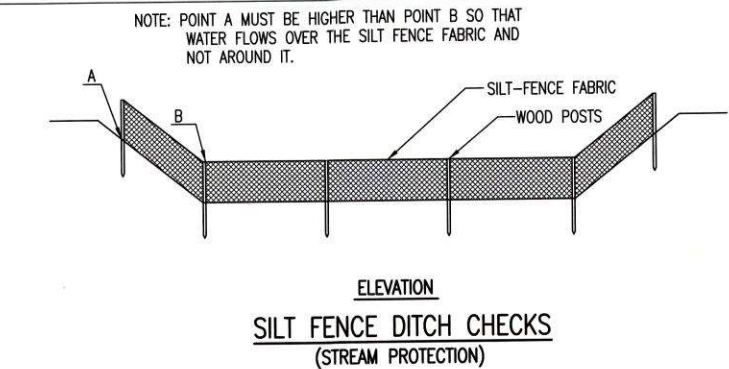
- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
- WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.
- WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN, AS SHOWN ABOVE.
- DRIVE ENTRANCES ONTO RESIDENTIAL LOTS WILL NOT BE REQUIRED TO HAVE THE SEDIMENT BARRIER SHOWN, BUT WHEEL WASHING MAY BE REQUIRED IF STABILIZED ENTRANCE IS NOT SUFFICIENT TO KEEP MUD FROM BEING TRACKED ONTO ADJACENT STREET. ENTRANCE SHALL EXTEND FROM BACK OF CURB TO DWELLING.

REVISION DATE: MAY 2013



BACK OF CURB PROTECTION, CURB INLET PROTECTION AND CONSTRUCTION ENTRANCE

CITY ENGINEER GARY JANZEN, P.E.		
PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		
SHEET 12 of 19		



MATERIAL SPECIFICATION:

SILT FENCE FABRIC SHOULD CONFORM TO THE AASHTO M288 96 SILT FENCE SPECIFICATION. THE POSTS USED TO SUPPORT THE SILT FENCE FABRIC SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. SILT FENCE FABRIC SHOULD BE ATTACHED TO THE WOODEN POSTS WITH STAPLES, WIRE, ZIP TIES, OR NAILS.

PLACEMENT:

PLACE SILT FENCE IN DITCHES WHERE IT IS UNLIKELY THAT IT WILL BE OVERTOPPED. WATER SHOULD FLOW THROUGH A SILT FENCE DITCH CHECK, NOT OVER IT. SILT FENCE DITCH CHECKS OFTEN FAIL WHEN OVERTOPPED. SILT FENCE DITCH CHECKS SHOULD BE PLACED PERPENDICULAR TO THE FLOWLINE OF THE DITCH. THE SILT FENCE SHOULD EXTEND FAR ENOUGH SO THAT THE GROUND LEVEL AT THE ENDS OF THE FENCE IS HIGHER THAN THE TOP OF THE LOW POINT OF THE FENCE. THIS PREVENTS WATER FROM FLOWING AROUND THE CHECK. SILT FENCE DITCH CHECKS SHOULD NOT BE PLACED IN DITCHES WHERE HIGH FLOWS ARE EXPECTED. ROCK CHECKS SHOULD BE USED INSTEAD. SILT FENCE SHOULD BE PLACED IN DITCHES WITH SLOPES OF 6% OR LESS. FOR SLOPES STEEPER THAN 6%, ROCK CHECKS SHOULD BE USED.

THE FOLLOWING TABLE PROVIDES CHECK SPACING FOR A GIVEN DITCH GRADE:

DITCH CHECK DITCH GRADE (%)	SPACING CHECK SPACING (FEET)
0.5	200
1.0	200
2.0	100
3.0	65
4.0	50
5.0	40
6.0	30

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH PERPENDICULAR TO THE DITCH FLOWLINE THAT IS AT LEAST 12" DEEP BY 6" WIDE. EXTEND THE TRENCH IN A STRAIGHT LINE ALONG THE ENTIRE LENGTH OF THE PROPOSED DITCH CHECK. PLACE THE SOIL ON THE UPSTREAM SIDE OF THE TRENCH FOR LATER USE. ROLL OUT A CONTINUOUS LENGTH OF SILT FENCE FABRIC ON THE DOWNSLOPE SIDE OF THE TRENCH. PLACE THE EDGE OF THE FABRIC IN THE TRENCH STARTING AT THE TOP UPSLOPE EDGE OF THE TRENCH. LINE TWO SIDES OF THE TRENCH WITH THE FABRIC AS SHOWN ON DETAIL. BACKFILL OVER THE FABRIC IN THE TRENCH WITH THE EXCAVATED SOIL AND COMPACT. AFTER FILLING THE TRENCH, APPROXIMATELY 24" TO 36" OF SILT FENCE FABRIC SHOULD REMAIN EXPOSED. LAY THE EXPOSED SILT FENCE ON THE UPSLOPE SIDE OF THE TRENCH TO CLEAR AN AREA FOR DRIVING IN THE POSTS. JUST DOWNSLOPE OF THE TRENCH, DRIVE POSTS INTO THE GROUND TO A DEPTH OF AT LEAST 24". PLACE POSTS NO MORE THAN 4' APART. ATTACH THE SILT FENCE TO THE ANCHORED POST WITH STAPLES, WIRE, ZIP TIES, OR NAILS.

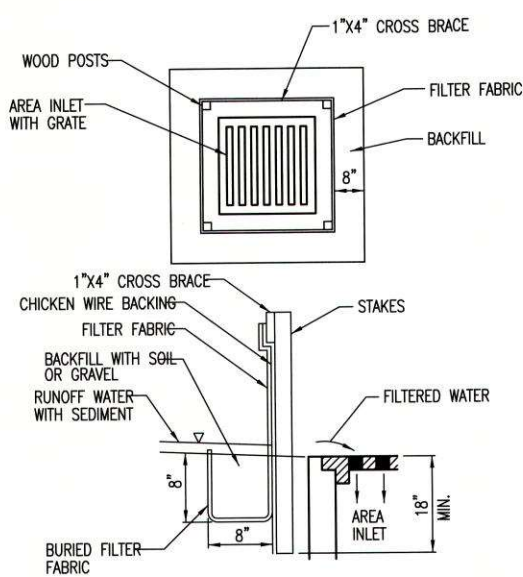
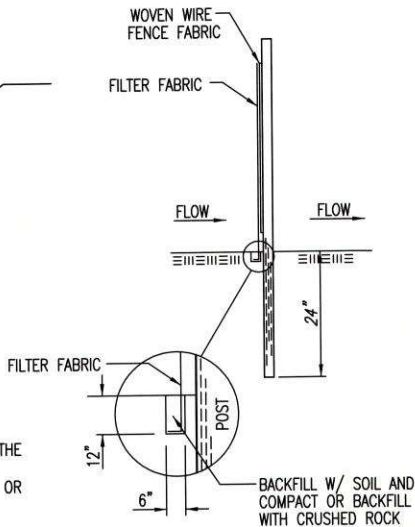
LIST OF COMMON PLACEMENT/INSTALLATION MISTAKES TO AVOID:

WATER SHOULD FLOW THROUGH A SILT FENCE DITCH CHECK—NOT OVER IT. PLACE SILT FENCE IN DITCHES WHERE IT IS UNLIKELY THAT IT WILL BE OVERTOPPED. SILT FENCE INSTALLATIONS QUICKLY DETERIORATE WHEN WATER OVERTOPS THEM. DO NOT PLACE SILT FENCE POSTS ON THE UPSLOPE SIDE OF THE SILT FENCE FABRIC. IN THIS CONFIGURATION, THE FORCE OF THE WATER IS NOT RESTRICTED BY THE POSTS, BUT ONLY BY THE STAPLES (WIRE, ZIP TIES, NAILS, ETC.). THE SILT FENCE WILL RIP AND FAIL. DO NOT PLACE A SILT FENCE DITCH CHECK DIRECTLY IN FRONT OF A CULVERT OUTLET. IT WILL NOT STAND UP TO THE CONCENTRATED FLOW. DO NOT PLACE SILT FENCE DITCH CHECKS IN DITCHES THAT WILL LIKELY EXPERIENCE HIGH FLOWS. THEY WILL NOT STAND UP TO CONCENTRATED FLOW. FOLLOW PRESCRIBED DITCH CHECK SPACING GUIDELINES. IF SPACING GUIDELINES ARE EXCEEDED, EROSION WILL OCCUR BETWEEN THE DITCH CHECKS. DO NOT ALLOW WATER TO FLOW AROUND THE DITCH CHECK. MAKE SURE THAT THE DITCH CHECK IS LONG ENOUGH SO THAT THE GROUND LEVEL AT THE ENDS OF THE FENCE IS HIGHER THAN THE LOW POINT ON THE TOP OF THE FENCE. DO NOT PLACE SILT FENCE DITCH CHECKS IN CHANNELS WITH SHALLOW SOILS UNDERLAIN BY ROCK. IF THE CHECK IS NOT ANCHORED SUFFICIENTLY, IT WILL WASH OUT.

INSPECTION AND MAINTENANCE:

SILT FENCE DITCH CHECKS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

DOES WATER FLOW AROUND THE DITCH CHECK?
DOES WATER FLOW UNDER THE DITCH CHECK?
DOES THE SILT FENCE SAG EXCESSIVELY?
HAS THE SILT FENCE TORN OR BECOME DETACHED FROM THE POSTS?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE DITCH CHECK?



MATERIAL SPECIFICATION:

SILT FENCE FABRIC SHOULD CONFORM TO THE AASHTO M288 96 SILT FENCE SPECIFICATION. THE WIRE OR POLYMERIC MESH BACKING USED TO HELP SUPPORT THE SILT FENCE FABRIC SHOULD CONFORM TO THE AASHTO M288 96 SILT FENCE SPECIFICATION. THE POSTS USED TO SUPPORT THE SILT FENCE FABRIC SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. THE MATERIAL USED TO FRAME THE TOPS OF THE POSTS SHOULD BE 1" BY 4" BOARDS. SILT FENCE FABRIC AND SUPPORT BACKING SHOULD BE ATTACHED TO THE WOODEN POSTS AND FRAME WITH STAPLES, WIRE, ZIP TIES, OR NAILS.

PLACEMENT:

PLACE A SILT FENCE DROP INLET BARRIER IN A LOCATION WHERE IT IS UNLIKELY TO BE OVERTOPPED. WATER SHOULD FLOW THROUGH SILT FENCE, NOT OVER IT. SILT FENCE BARRIERS FOR AREA INLETS OFTEN FAIL WHEN REPEATEDLY OVERTOPPED. WHEN USED AS A BARRIER FOR AREA INLETS, SILT FENCE FABRIC AND POSTS MUST BE SUPPORTED AT THE TOP BY A WOODEN FRAME. WHEN A SILT FENCE BARRIER FOR AREA INLETS IS LOCATED NEAR AN INLET THAT HAS STEEP APPROACH SLOPES, THE STORAGE CAPACITY BEHIND THE BARRIER IS DRASTICALLY REDUCED. TIMELY REMOVAL OF SEDIMENT MUST OCCUR FOR A BARRIER TO OPERATE PROPERLY IN THIS LOCATION.

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH AROUND THE PERIMETER OF THE AREA INLET THAT IS AT LEAST 8" DEEP BY 8" WIDE. DRIVE POSTS TO A DEPTH OF AT LEAST 18" AROUND THE PERIMETER OF THE AREA INLET. THE DISTANCE BETWEEN POSTS SHOULD BE 4' OR LESS. IF THE DISTANCE BETWEEN TWO ADJACENT CORNER POSTS IS MORE THAN 4', ADD ANOTHER POST(S) BETWEEN THEM. CONNECT THE TOPS OF ALL THE POSTS WITH A WOODEN FRAME MADE OF 1" BY 4" BOARDS. USE NAILS OR SCREWS FOR FASTENING. ATTACH THE WIRE OR POLYMERIC-MESH BACKING TO THE OUTSIDE OF THE POST/FRAME STRUCTURE WITH STAPLES, WIRE, ZIP TIES, OR NAILS. ROLL OUT A CONTINUOUS LENGTH OF SILT FENCE FABRIC LONG ENOUGH TO WRAP AROUND THE PERIMETER OF THE AREA INLET. ADD MORE LENGTH FOR OVERLAPPING THE FABRIC JOINT. PLACE THE EDGE OF THE FABRIC IN THE TRENCH, STARTING AT THE OUTSIDE EDGE OF THE TRENCH. LINE ALL THREE SIDES OF THE TRENCH WITH THE FABRIC. BACKFILL OVER THE FABRIC IN THE TRENCH WITH THE EXCAVATED SOIL AND COMPACT. AFTER FILLING THE TRENCH, APPROXIMATELY 24" TO 36" OF SILT FENCE FABRIC SHOULD REMAIN EXPOSED. ATTACH THE SILT FENCE TO THE OUTSIDE OF THE POST/FRAME STRUCTURE WITH STAPLES, WIRE, ZIP TIES, OR NAILS. THE JOINT SHOULD BE OVERLAPPED TO THE NEXT POST.

NOTE: WHEN A SILT FENCE BARRIER FOR AREA INLET IS PLACED IN A SHALLOW MEDIAN DITCH, MAKE SURE THAT THE TOP OF THE BARRIER IS NOT HIGHER THAN THE PAVED ROAD. IN THIS CONFIGURATION, WATER MAY SPREAD ONTO THE ROADWAY CAUSING A HAZARDOUS CONDITION.

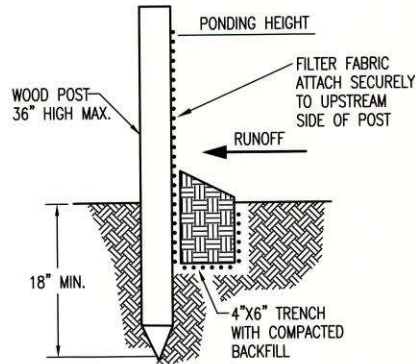
LIST OF COMMON PLACEMENT/INSTALLATION MISTAKES TO AVOID:

WATER SHOULD FLOW THROUGH A SILT FENCE BARRIER FOR AREA INLET—NOT OVER IT. PLACE A SILT FENCE BARRIER FOR AREA INLET IN A LOCATION WHERE IT IS UNLIKELY TO BE OVERTOPPED. SILT FENCE BARRIER FOR AREA INLETS OFTEN FAIL WHEN REPEATEDLY OVERTOPPED. DO NOT PLACE POSTS ON THE OUTSIDE OF THE SILT FENCE BARRIER FOR AREA INLET. IN THIS CONFIGURATION, THE FORCE OF THE WATER IS NOT RESISTED BY THE POSTS, BUT ONLY BY THE STAPLES (WIRE, ZIP TIES, NAILS, ETC.). THE SILT FENCE WILL RIP AND FAIL. DO NOT INSTALL SILT FENCE BARRIER FOR AREA INLETS WITHOUT FRAMING THE TOP OF THE POSTS. THE CORNER POSTS AROUND AREA INLETS ARE STRESSED IN TWO DIRECTIONS WHEREAS A NORMAL SILT FENCE IS ONLY STRESSED IN ONE DIRECTION. THIS ADDED STRESS REQUIRES MORE SUPPORT.

INSPECTION AND MAINTENANCE:

SILT FENCE BARRIER FOR AREA INLETS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

DOES WATER FLOW UNDER THE SILT FENCE?
DOES THE SILT FENCE SAG EXCESSIVELY?
HAS THE SILT FENCE TORN OR BECOME DETACHED FROM THE POSTS?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE AREA INLET BARRIER?



MATERIAL SPECIFICATION:

SILT FENCE FABRIC SHOULD CONFORM TO THE AASHTO M288 96 SILT FENCE SPECIFICATION. THE POSTS USED TO SUPPORT THE SILT FENCE FABRIC SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. SILT FENCE FABRIC SHOULD BE ATTACHED TO THE WOODEN POSTS WITH STAPLES, WIRE, ZIP TIES, OR NAILS.

PLACEMENT:

A SLOPE BARRIER SHOULD BE USED AT THE TOE OF A SLOPE WHEN A DITCH DOES NOT EXIST. THE SLOPE BARRIER SHOULD BE PLACED ON NEARLY LEVEL GROUND 5' TO 10' AWAY FROM THE TOE OF A SLOPE. THE BARRIER IS PLACED AWAY FROM THE TOE OF THE SLOPE TO PROVIDE ADEQUATE STORAGE FOR SETTLING OUT SEDIMENT. WHEN PRACTICABLE, SILT FENCE SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. SILT FENCE SLOPE BARRIERS CAN ALSO BE PLACED ALONG RIGHT-OF-WAY FENCE LINES TO KEEP SEDIMENT FROM CROSSING ONTO ADJACENT PROPERTY. WHEN PLACED IN THIS MANNER, THE SLOPE BARRIER WILL NOT LIKELY FOLLOW CONTOURS.

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH THE LENGTH OF THE PLANNED SLOPE BARRIER THAT IS 6" DEEP BY 4" WIDE. MAKE SURE THAT THE TRENCH IS EXCAVATED ALONG A SINGLE CONTOUR. WHEN PRACTICABLE, SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. PLACE THE SOIL ON THE UPSLOPE SIDE OF THE TRENCH FOR LATER USE. ROLL OUT A CONTINUOUS LENGTH OF SILT FENCE FABRIC ON THE DOWNSLOPE SIDE OF THE TRENCH. PLACE THE EDGE OF THE FABRIC IN THE TRENCH STARTING AT THE TOP UPSLOPE EDGE. LINE ALL THREE SIDES OF THE TRENCH WITH THE FABRIC. BACKFILL OVER THE FABRIC IN THE TRENCH WITH THE EXCAVATED SOIL AND COMPACT. AFTER FILLING THE TRENCH, APPROXIMATELY 24" TO 36" OF SILT-FENCE FABRIC SHOULD REMAIN EXPOSED. LAY THE EXPOSED SILT FENCE UPSLOPE OF THE TRENCH TO CLEAR AN AREA FOR DRIVING IN THE POSTS. JUST DOWNSLOPE OF THE TRENCH, DRIVE POSTS INTO THE GROUND TO A DEPTH OF AT LEAST 18". PLACE POSTS NO MORE THAN 4' APART. ATTACH THE SILT FENCE TO THE ANCHORED POST WITH STAPLES, WIRE, ZIP TIES, OR NAILS.

LIST OF COMMON PLACEMENT/INSTALLATION MISTAKES TO AVOID:

WHEN PRACTICABLE, DO NOT PLACE SILT FENCE SLOPE BARRIERS ACROSS CONTOURS. SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. WHEN THE FLOW CONCENTRATES, IT OVERTOPS THE BARRIER AND THE SILT FENCE SLOPE BARRIER QUICKLY DETERIORATES. DO NOT PLACE SILT-FENCE POSTS ON THE UPSLOPE SIDE OF THE SILT FENCE FABRIC. IN THIS CONFIGURATION, THE FORCE OF THE WATER IS NOT RESTRICTED BY THE POSTS, BUT ONLY BY THE STAPLES (WIRE, ZIP TIES, NAILS, ETC.). THE SILT FENCE WILL RIP AND FAIL. DO NOT PLACE SILT FENCE SLOPE BARRIERS IN AREAS WITH SHALLOW SOILS UNDERLAIN BY ROCK. IF THE BARRIER IS NOT SUFFICIENTLY ANCHORED, IT WILL WASH OUT. SILT FENCE SLOPE BARRIERS MUST BE DUG INTO THE GROUND—SILT FENCE AT GROUND LEVEL DOES NOT WORK BECAUSE WATER WILL FLOW UNDERNEATH.

INSPECTION AND MAINTENANCE:

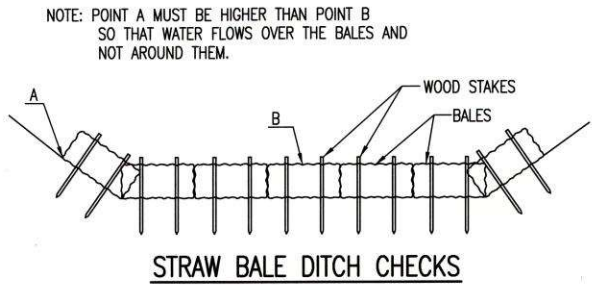
SILT FENCE SLOPE BARRIERS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

ARE THERE ANY POINTS ALONG THE SLOPE BARRIER WHERE WATER IS CONCENTRATING?
DOES WATER FLOW UNDER THE SLOPE BARRIER?
DO THE SILT FENCES SAG EXCESSIVELY?
HAS THE SILT FENCE TORN OR BECOME DETACHED FROM THE POSTS?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE SLOPE BARRIER?

REVISION DATE: MAY 2013



 CITY OF WICHITA PUBLIC WORKS & UTILITIES ENGINEERING DIVISION			SILT FENCE DITCH CHECK AND BARRIER DETAILS		
CITY ENGINEER GARY JANZEN, P.E.					
PROJECT NUMBER		OCA NUMBER		DATE	
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501				SHEET 13 of 19	



MATERIAL SPECIFICATION:

BALE DITCH CHECKS MAY BE CONSTRUCTED OF WHEAT STRAW, OAT STRAW, PRAIRIE HAY, OR BROMEGRASS HAY THAT IS FREE OF WEEDS DECLARED NOXIOUS BY THE KANSAS STATE BOARD OF AGRICULTURE. THE STAKES USED TO ANCHOR THE BALES SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. OPTIONAL: THE DOWNSTREAM SCOUR APRON SHOULD BE CONSTRUCTED OF A DOUBLE-NETTED STRAW EROSION-CONTROL BLANKET AT LEAST 6' WIDE. OPTIONAL: THE METAL LANDSCAPE STAPLES USED TO ANCHOR THE EROSION-CONTROL BLANKET SHOULD BE AT LEAST 8" LONG.

PLACEMENT:

BALE DITCH CHECKS SHOULD BE PLACED PERPENDICULAR TO THE FLOWLINE OF THE DITCH. THE DITCH CHECK SHOULD EXTEND FAR ENOUGH SO THAT THE GROUND LEVEL AT THE ENDS OF THE CHECK IS HIGHER THAN THE TOP OF THE LOWEST CENTER BALE. THIS PREVENTS WATER FROM FLOWING AROUND THE CHECK. STRAW BALE DITCH CHECKS SHOULD NOT BE PLACED IN DITCHES WHERE HIGH FLOWS ARE EXPECTED. ROCK CHECKS SHOULD BE USED INSTEAD. BALES SHOULD BE PLACED IN DITCHES WITH SLOPES OF 6% OR LESS. FOR SLOPES STEEPER THAN 6%, ROCK CHECKS SHOULD BE USED. THE FOLLOWING TABLE PROVIDES CHECK SPACING FOR A GIVEN DITCH GRADE:

DITCH CHECK SPACING DITCH GRADE (%)	CHECK SPACING (FEET)
0.5	200
1.0	200
2.0	100
3.0	65
4.0	50
5.0	40
6.0	30

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH PERPENDICULAR TO THE DITCH FLOWLINE THAT IS 4" DEEP AND A BALE'S WIDTH WIDE. EXTEND THE TRENCH IN A STRAIGHT LINE ALONG THE ENTIRE LENGTH OF THE PROPOSED DITCH CHECK. PLACE THE SOIL ON THE UPSTREAM SIDE OF THE TRENCH-IT WILL BE USED LATER. OPTIONAL: ON THE DOWNSTREAM SIDE OF THE TRENCH, ROLL OUT A LENGTH OF EROSION-CONTROL BLANKET (SCOUR APRON) EQUAL TO THE LENGTH OF THE TRENCH. PLACE THE UPSTREAM EDGE OF THE EROSION-CONTROL BLANKET ALONG THE BOTTOM UPSTREAM EDGE OF THE TRENCH. THE EROSION CONTROL BLANKET SHOULD BE ANCHORED IN THE TRENCH WITH ONE ROW OF 8" LANDSCAPE STAPLES PLACED ON 18" CENTERS. THE REMAINDER OF THE EROSION-CONTROL BLANKET (THE PORTION THAT IS NOT LYING IN THE TRENCH) WILL SERVE AS THE DOWNSTREAM SCOUR APRON. THIS SECTION OF THE BLANKET SHOULD BE ANCHORED TO THE GROUND WITH 8" LANDSCAPE STAPLES PLACED AROUND THE PERIMETER OF THE BLANKET ON 18" CENTERS. THE REMAINDER OF THE BLANKET SHOULD BE ANCHORED USING TWO EVENLY SPACED ROWS OF 8" LANDSCAPE STAPLES ON 18" CENTERS PLACED PERPENDICULAR TO THE FLOWLINE OF THE DITCH. PLACE THE BALES IN THE TRENCH, MAKING SURE THAT THEY ARE BUTTED TIGHTLY. TWO STAKES SHOULD BE DRIVEN THROUGH EACH BALE ALONG THE CENTERLINE OF THE DITCH CHECK, APPROXIMATELY 6" TO 8" IN FROM THE BALE ENDS. STAKES SHOULD BE DRIVEN AT LEAST 12" INTO THE GROUND. ONCE ALL THE BALES HAVE BEEN INSTALLED AND ANCHORED, PLACE THE EXCAVATED SOIL AGAINST THE UPSTREAM SIDE OF THE CHECK AND COMPACT IT. THE COMPACTED SOIL SHOULD BE NO MORE THAN 3" TO 4" DEEP AND EXTEND UPSTREAM NO MORE THAN 24".

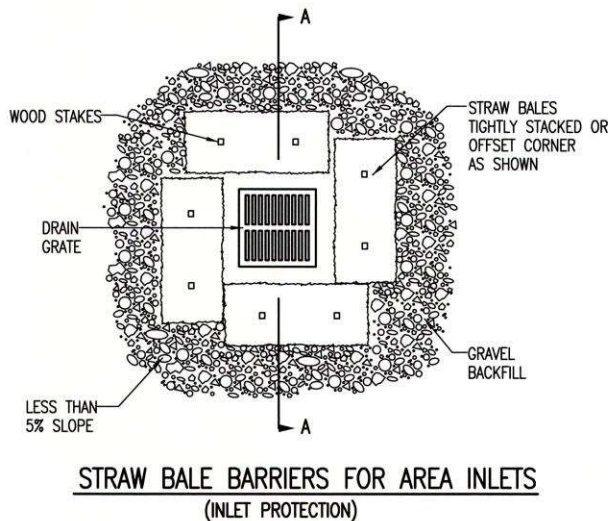
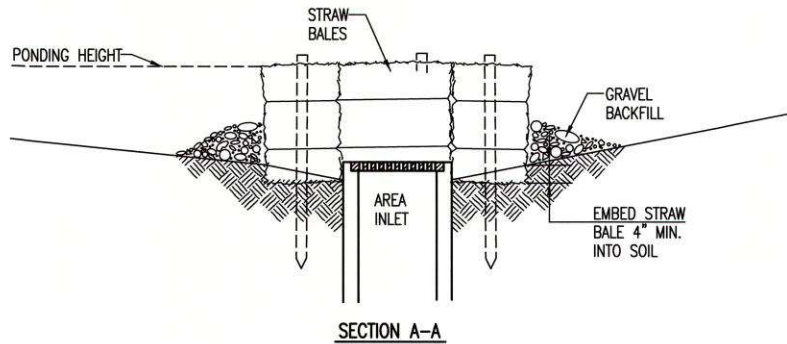
LIST OF COMMON PLACEMENT/INSTALLATION MISTAKES TO AVOID:

DO NOT PLACE A BALE DITCH CHECK DIRECTLY IN FRONT OF A CULVERT OUTLET. IT WILL NOT STAND UP TO THE CONCENTRATED FLOW. DO NOT PLACE BALE DITCH CHECKS IN DITCHES THAT WILL LIKELY EXPERIENCE HIGH FLOWS. THEY WILL NOT STAND UP TO CONCENTRATED FLOW. FOLLOW PRESCRIBED DITCH-CHECK SPACING GUIDELINES. IF SPACING GUIDELINES ARE EXCEEDED, EROSION WILL OCCUR BETWEEN THE DITCH CHECKS. DO NOT ALLOW WATER TO FLOW AROUND THE DITCH CHECK. MAKE SURE THAT THE DITCH CHECK IS LONG ENOUGH SO THAT THE GROUND LEVEL AT THE ENDS OF THE CHECK IS HIGHER THAN THE TOP OF THE LOWEST CENTER BALE. DO NOT PLACE BALE DITCH CHECKS IN CHANNELS WITH SHALLOW SOILS UNDERLAIN BY ROCK. IF THE CHECK IS NOT ANCHORED SUFFICIENTLY, IT WILL WASH OUT. BALE DITCH CHECKS MUST BE DUG INTO THE GROUND. BALES AT GROUND LEVEL DO NOT WORK BECAUSE THEY ALLOW WATER TO FLOW UNDER THE CHECK.

INSPECTION AND MAINTENANCE:

BALE DITCH CHECKS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

DOES WATER FLOW AROUND THE DITCH CHECK?
DOES WATER FLOW UNDER THE DITCH CHECK?
DOES WATER FLOW THROUGH SPACES BETWEEN ABUTTING BALES?
ARE ANY BALES AND/OR SCOUR APRONS (OPTIONAL) DISLODGED?
ARE BALES DECOMPOSING DUE TO AGE AND/OR WATER DAMAGE?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE DITCH CHECK?



MATERIAL SPECIFICATION:

BALE AREA INLET BARRIERS SHOULD BE CONSTRUCTED OF WHEAT STRAW, OAT STRAW, PRAIRIE HAY, OR BROMEGRASS HAY THAT IS FREE OF WEEDS DECLARED NOXIOUS BY THE KANSAS STATE BOARD OF AGRICULTURE. THE STAKES USED TO ANCHOR THE BALES SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. TWINE SHOULD BE USED TO BIND BALES. THE USE OF WIRE BINDING IS PROHIBITED BECAUSE IT DOES NOT BIODEGRADE READILY.

PLACEMENT:

BALE AREA INLET BARRIERS SHOULD BE PLACED DIRECTLY AROUND THE PERIMETER OF A DROP INLET. WHEN A BALE AREA INLET BARRIER IS LOCATED NEAR AN INLET THAT HAS STEEP APPROACH SLOPES, THE STORAGE CAPACITY BEHIND THE BARRIER IS DRASTICALLY REDUCED. TIMELY REMOVAL OF SEDIMENT MUST OCCUR FOR A BARRIER TO OPERATE PROPERLY IN THIS LOCATION.

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH AROUND THE PERIMETER OF THE AREA INLET THAT IS AT LEAST 4" DEEP BY A BALE'S WIDTH WIDE. PLACE THE BALES IN THE TRENCH, MAKING SURE THAT THEY ARE BUTTED TIGHTLY. SOME BALES MAY NEED TO BE SHORTENED TO FIT INTO THE TRENCH AROUND THE AREA INLET. TWO STAKES SHOULD BE DRIVEN THROUGH EACH BALE, APPROXIMATELY 6" TO 8" IN FROM THE BALE ENDS. STAKES SHOULD BE DRIVEN AT LEAST 12" INTO THE GROUND. ONCE ALL THE BALES HAVE BEEN INSTALLED AND ANCHORED, PLACE THE EXCAVATED SOIL AGAINST THE RECEIVING SIDE OF THE BARRIER AND COMPACT IT. THE COMPACTED SOIL SHOULD BE NO MORE THAN 3" TO 4" DEEP. NOTE: WHEN A BALE AREA INLET BARRIER IS PLACED IN A SHALLOW MEDIAN DITCH, MAKE SURE THAT THE TOP OF THE BARRIER IS NOT HIGHER THAN THE PAVED ROAD. IN THIS CONFIGURATION, WATER MAY SPREAD ONTO THE ROADWAY CAUSING A HAZARDOUS CONDITION.

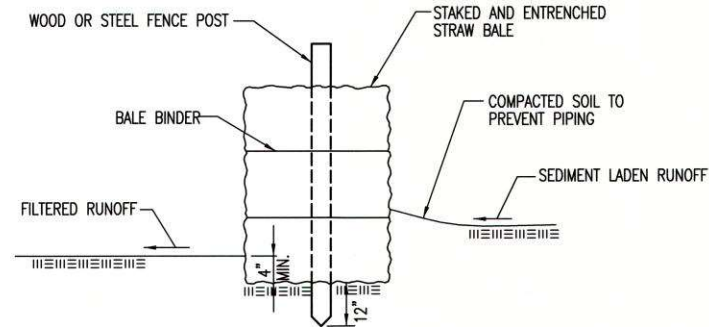
LIST OF COMMON PLACEMENT INSTALLATION MISTAKES TO AVOID:

BALES SHOULD BE PLACED DIRECTLY AGAINST THE PERIMETER OF THE AREA INLET. THIS ALLOWS OVERTOPPING WATER TO FLOW DIRECTLY INTO THE INLET INSTEAD OF ONTO NEARBY SOIL CAUSING SCOUR. BALE AREA INLET BARRIERS MUST BE DUG INTO THE GROUND. BALES AT GROUND LEVEL DO NOT WORK BECAUSE THEY ALLOW WATER TO FLOW UNDER THE BARRIER.

INSPECTION AND MAINTENANCE:

BALE AREA INLET BARRIERS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

DOES WATER FLOW UNDER THE AREA INLET BARRIER?
DOES WATER FLOW THROUGH SPACES BETWEEN ABUTTING BALES?
ARE ANY BALES DISLODGED?
ARE BALES DECOMPOSING DUE TO AGE AND/OR WATER DAMAGE?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE AREA INLET BARRIER?



STRAW BALE BARRIERS

MATERIAL SPECIFICATION:

BALE SLOPE BARRIERS MAY BE CONSTRUCTED OF WHEAT STRAW, OAT STRAW, PRAIRIE HAY, OR BROMEGRASS HAY THAT IS FREE OF WEEDS DECLARED NOXIOUS BY THE KANSAS STATE BOARD OF AGRICULTURE. THE STAKES USED TO ANCHOR THE BALES SHOULD BE A HARDWOOD MATERIAL WITH THE FOLLOWING MINIMUM DIMENSIONS: 2" SQUARE (NOMINAL) BY 4' LONG. TWINE SHOULD BE USED TO BIND BALES. THE USE OF WIRE BINDING IS PROHIBITED BECAUSE IT DOES NOT BIODEGRADE READILY.

PLACEMENT:

A SLOPE BARRIER SHOULD BE USED AT THE TOE OF A SLOPE WHEN A DITCH DOES NOT EXIST. THE SLOPE BARRIER SHOULD BE PLACED ON NEARLY LEVEL GROUND 5' TO 10' AWAY FROM THE TOE OF A SLOPE. THE BARRIER IS PLACED AWAY FROM THE TOE OF THE SLOPE TO PROVIDE ADEQUATE STORAGE FOR SETTLING OUT SEDIMENT. WHEN PRACTICABLE, BALE SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. BALE SLOPE BARRIERS CAN ALSO BE PLACED ALONG RIGHT-OF-WAY FENCE LINES TO KEEP SEDIMENT FROM CROSSING ONTO ADJACENT PROPERTY. WHEN PLACED IN THIS MANNER, THE SLOPE BARRIER WILL NOT LIKELY FOLLOW CONTOURS.

PROPER INSTALLATION METHOD:

EXCAVATE A TRENCH THE LENGTH OF THE PLANNED SLOPE BARRIER THAT IS 4" DEEP AND A BALE'S WIDTH WIDE. MAKE SURE THAT THE TRENCH IS EXCAVATED ALONG A SINGLE CONTOUR. WHEN PRACTICABLE, SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. PLACE THE SOIL ON THE UPSLOPE SIDE OF THE TRENCH FOR LATER USE. PLACE THE BALES IN THE TRENCH, MAKING SURE THAT THEY ARE BUTTED TIGHTLY. TWO STAKES SHOULD BE DRIVEN THROUGH EACH BALE ALONG THE CENTERLINE OF THE DITCH CHECK, APPROXIMATELY 6" TO 8" IN FROM THE BALE ENDS. STAKES SHOULD BE DRIVEN AT LEAST 12" INTO THE GROUND. ONCE ALL THE BALES HAVE BEEN INSTALLED AND ANCHORED, PLACE THE EXCAVATED SOIL AGAINST THE UPSLOPE SIDE OF THE CHECK AND COMPACT IT. THE COMPACTED SOIL SHOULD BE NO MORE THAN 3" TO 4" DEEP.

LIST OF COMMON PLACEMENT/INSTALLATION MISTAKES TO AVOID:

WHEN PRACTICAL, DO NOT PLACE BALE SLOPE BARRIERS ACROSS CONTOURS. SLOPE BARRIERS SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW. CONCENTRATED FLOW OVER A SLOPE BARRIER CREATES A SCOUR HOLE ON THE DOWNSLOPE SIDE OF THE BARRIER. THE SCOUR HOLE EVENTUALLY UNDERMINES THE BALES AND THE BARRIER FAILS. DO NOT PLACE BALE SLOPE BARRIERS IN AREAS WITH SHALLOW SOILS UNDERLAIN BY ROCK. IF THE BARRIER IS NOT ANCHORED SUFFICIENTLY, IT WILL WASH OUT. BALE SLOPE BARRIERS MUST BE DUG INTO THE GROUND. BALES AT GROUND LEVEL DO NOT WORK BECAUSE THEY ALLOW WATER TO FLOW UNDER THE BARRIER.

INSPECTION AND MAINTENANCE:

BALE SLOPE BARRIERS SHOULD BE INSPECTED EVERY 7 DAYS AND WITHIN 24 HOURS OF A RAINFALL OF 1/2" OR MORE. THE FOLLOWING IS A LIST OF QUESTIONS THAT SHOULD BE ADDRESSED DURING EACH INSPECTION:

ARE THERE ANY POINTS ALONG THE SLOPE BARRIER WHERE WATER IS CONCENTRATING?
DOES WATER FLOW UNDER THE SLOPE BARRIER?
DOES WATER FLOW THROUGH SPACES BETWEEN ABUTTING BALES?
ARE ANY BALES DISLODGED?
ARE BALES DECOMPOSING DUE TO AGE AND/OR WATER DAMAGE?
DOES SEDIMENT NEED TO BE REMOVED FROM BEHIND THE SLOPE BARRIER?

REVISION DATE: MAY 2013



 CITY OF WICHITA PUBLIC WORKS & UTILITIES ENGINEERING DIVISION		
STRAW BALE DITCH CHECK AND BARRIER DETAILS		
CITY ENGINEER GARY JANZEN, P.E.		
PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		SHEET 14 of 19

GENERAL NOTES

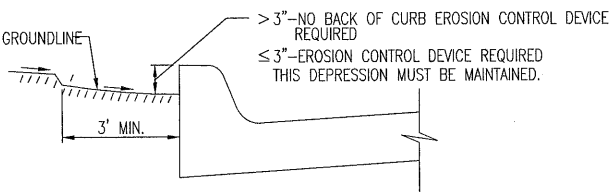
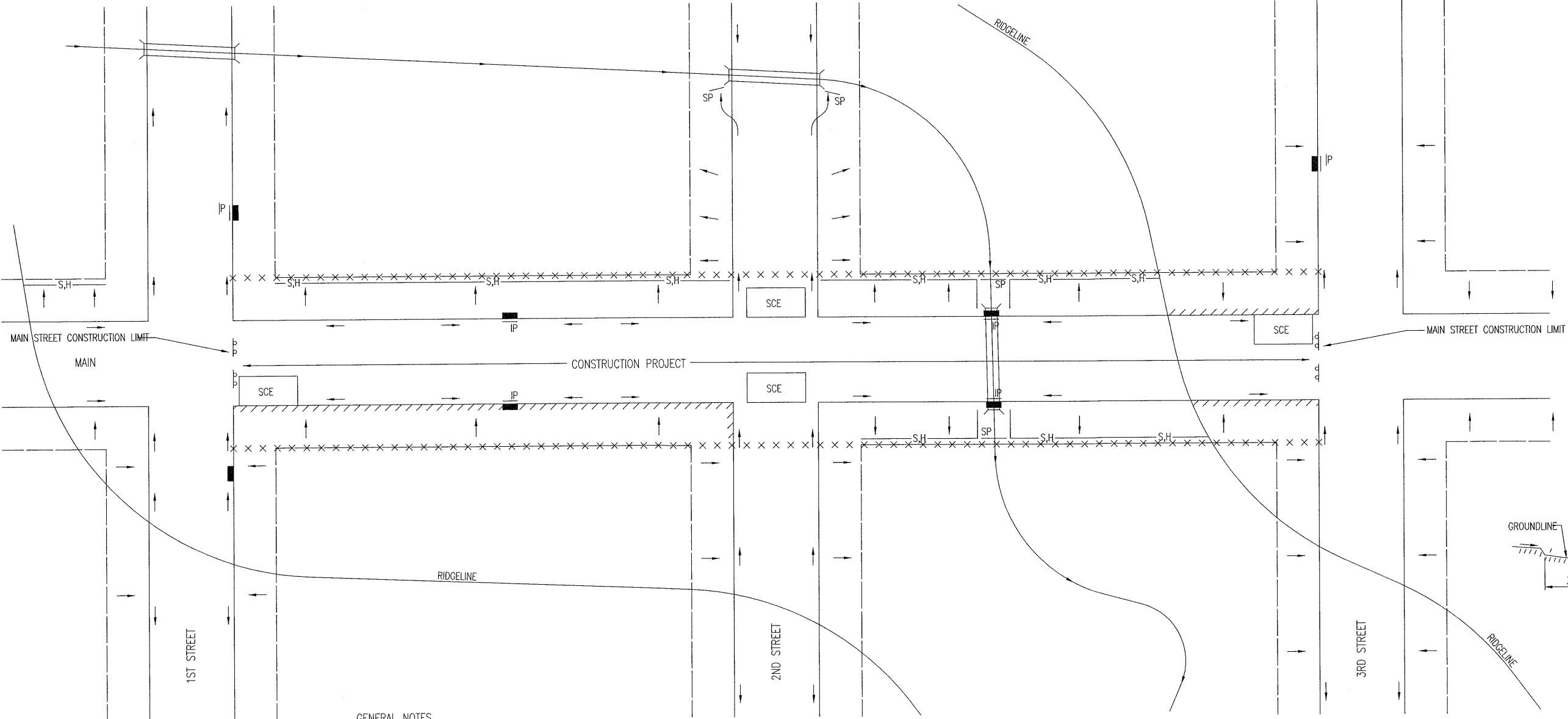
1. THIS SHEET IS INTENDED TO PROVIDE GUIDELINES AS TO WHAT TYPES OF EROSION CONTROL DEVICES WILL BE INSTALLED DURING THE CONSTRUCTION PROCESS. CONTRACTORS ARE EXPECTED TO BID PROJECTS ACCORDINGLY.

2. EROSION CONTROL DEVICES MUST BE MAINTAINED BY THE CONTRACTOR THROUGHOUT THE CONSTRUCTION PROCESS AND UNTIL THE DISTURBED EARTH IS RESTABILIZED.

3. IF THE PROJECT WILL DISTURB 1 ACRE OR MORE, A FEDERAL/STATE NPDES STORMWATER PERMIT IS REQUIRED. A DETAILED STORMWATER POLLUTION PREVENTION PLAN, IS REQUIRED. THE EROSION CONTROL DEVICES SHOWN ON THIS SHEET ARE CONSIDERED TO BE THE MINIMUM TO BE SHOWN IN THE POLLUTION PREVENTION PLAN.
4. FOR PROJECTS DISTURBING LESS THAN 1 ACRE, CONTRACTORS ARE ENCOURAGED TO PREPARE STORMWATER POLLUTION PREVENTION PLANS PRIOR TO CONSTRUCTION. EROSION CONTROL DEVICES MUST BE USED ON ALL PROJECTS.

5. FAILURE TO USE AND MAINTAIN EROSION CONTROL DEVICES IS A VIOLATION OF SECTION 16.32 OF THE CITY CODE AND WILL SUBJECT THE CONTRACTOR TO THE PENALTIES PROVIDED FOR THEREIN.

6. THE APPLICATION OF EROSION CONTROL DEVICES SHOWN ON THIS SHEET IS FOR SITUATIONS NORMALLY ENCOUNTERED. FROM TIME TO TIME, SITUATIONS WILL ARISE THAT MAY REQUIRE A DIFFERENT DEVICE OTHER THAN THOSE SHOWN. EROSION CONTROL DEVICES, OTHER THAN THOSE SHOWN, MAY BE UTILIZED AS LONG AS THEY ARE EFFECTIVE AND MAINTAINED.



CURB BACKFILL DETAIL

THIS IS A TEMPORARY MEASURE ONLY, WHEN APPROVED BY THE PROJECT ENGINEER. THE DIRT GRADE BEHIND THE CURB SHALL BE BROUGHT TO THE TOP OF CURB, WITH TEMPORARY EROSION CONTROL MAT OR PERMANENT VEGETATION PLACED, PRIOR TO THE COMPLETION OF ALL PROJECTS.

GENERAL NOTES

1. THE INTENT OF ALL EROSION CONTROL DEVICES IS TO KEEP ALL SEDIMENT CONFINED TO THE CONSTRUCTION SITE, AND OUT OF ALL UNDERGROUND PIPES, DITCHES, LAKES, AND OTHER DRAINAGE FACILITIES, AND OFF OF STREETS.

2. THE POINT OF COMPLIANCE IS GENERALLY THE RIGHT-OF-WAY LINES WITHIN THE LIMITS OF CONSTRUCTION.

3. EROSION CONTROL DEVICES WILL BE REQUIRED AT ALL POINTS ALONG THE PROJECT WHERE DISTURBED EARTH CAN DRAIN ONTO PRIVATE PROPERTY.

4. INLET PROTECTION DEVICES WILL BE REQUIRED WHEREVER WATER CAN DRAIN OFF THE PROJECT SITE INTO AN INLET, INCLUDING ANY SIDE STREET INLETS.

5. EROSION CONTROL DEVICES SHALL BE INSTALLED AT CREEK CROSSINGS SO AS TO PREVENT SEDIMENT FROM ENTERING THEREIN.

6. STABILIZED CONSTRUCTION ENTRANCES SHALL BE PROVIDED, AS NEEDED, TO PREVENT MUD FROM TRACKING ONTO STREETS NOT UNDER CONSTRUCTION AND ON STREETS WITHIN THE PROJECT LIMITS IF TRAFFIC IS BEING MAINTAINED THROUGH THE PROJECT.
7. ANY MUD TRACKED ONTO STREETS MUST BE REMOVED AT THE END OF EACH WORK DAY.

8. THE CONTACTOR WILL BE REQUIRED TO PLACE EROSION CONTROL DEVICES BACK OF CURB, WHENEVER WATER CAN DRAIN OVER CURB, TO KEEP ERODED SOIL OUT OF THE GUTTERLINES, IN ACCORDANCE WITH THE FOLLOWING:

A. THE DEVICE REQUIRED WILL BE APPROVED EROSION CONTROL MAT LISTED ON THE CITY'S APPROVED MATERIAL LIST. SAID BLANKET SHALL BE PLACED OVER THE APPROPRIATE SEED AND FERTILIZER, AS SPECIFIED IN THE PROJECT SPECIFICATIONS. (SEE SOIL EROSION BMPs - BACK OF CURB SEDIMENT BARRIER DETAILS)

B. THIS DEVICE SHALL BE INSTALLED IMMEDIATELY WHENEVER THE CURB IS BACKFILLED TO WITHIN 3" OF THE TOP OF CURB. (SEE CURB BACKFILL DETAIL) OTHER BMP'S MAY BE REQUIRED AT LOCATIONS WHERE CONCENTRATED FLOW CARRIES SEDIMENT OVER THE CURB.

C. ADDITIONALLY, OTHER EROSION CONTROL DEVICES (HAY BALES, SILT FENCE, ETC.) WILL BE INSTALLED AT LOCATIONS OF CONCENTRATED FLOW RESULTING IN SEDIMENT OVERRUNNING THE MAT.

D. SHOULD THE PROJECT PLANS SPECIFY THAT THE RIGHT-OF-WAY IS TO BE SODDED, THE EXCELSIOR MAT WILL NOT BE REQUIRED SO LONG AS THE SOD IS PLACED WITHIN 48 HOURS AFTER CURB BACKFILL REACHES A HEIGHT OF 3" OR LESS FROM TOP OF CURB. (SEE CURB BACKFILL DETAIL)

LEGEND

- — — — —

R-O-W LIMITS
- DRAINAGE FLOW PATH
- × × × × ×

R/W LIMIT WITHIN CONSTRUCTION LIMIT
- STORM WATER INLETS
- IP

INLET PROTECTION
- S.H. —

SILT FENCE OR HAY BALE BARRIER
- SP

STREAM PROTECTION
- SCE

STABILIZED CONSTRUCTION ENTRANCE
- ////

BACK OF CURB PROTECTION



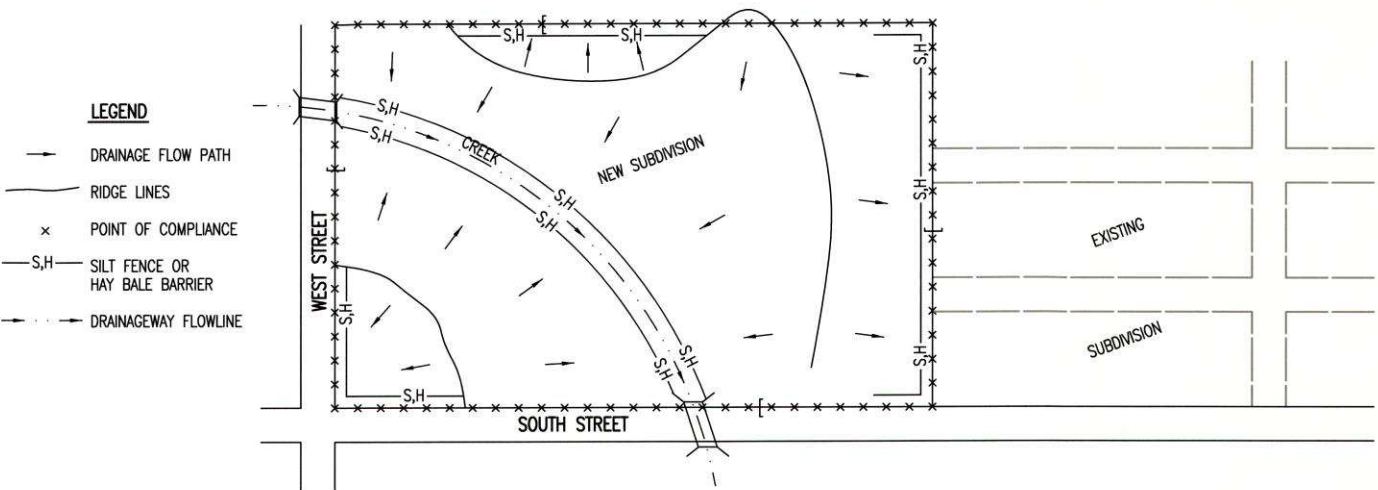


CITY OF WICHITA
PUBLIC WORKS & UTILITIES
ENGINEERING DIVISION

STREET IMPROVEMENT PROJECTS		
CITY ENGINEER GARY JANZEN, P.E.		
PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		SHEET 15 of 19

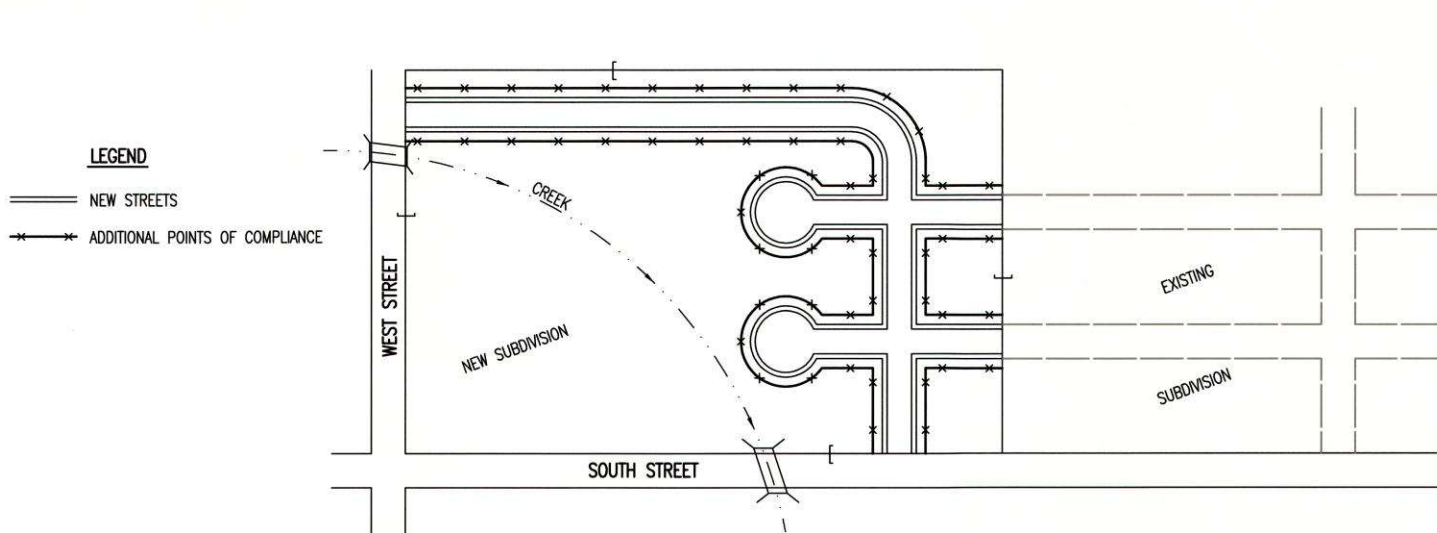
REVISION: JUNE 2015

PHASE 1 – INITIAL EARTHWORK AND UTILITIES (EXCEPT STORM SEWER)



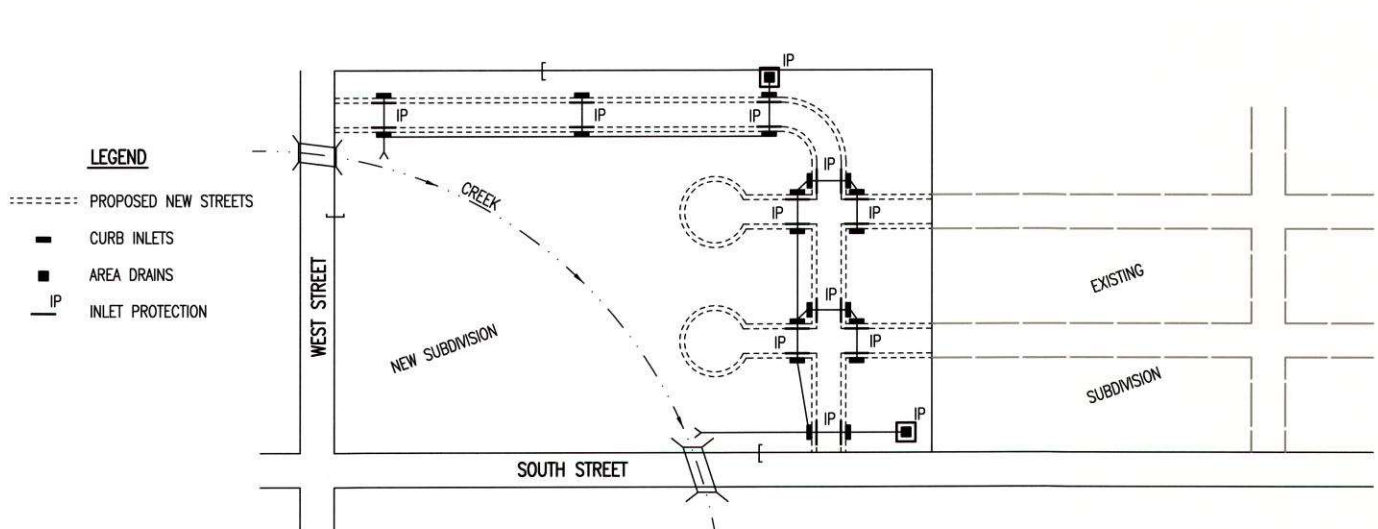
1. DURING THIS PHASE OF SUBDIVISION CONSTRUCTION, THE POINTS OF COMPLIANCE ARE THE PERIMETER BOUNDARIES AND ANY DRAINAGE WAYS OR STORM SEWERS DRAINING THROUGH OR FROM THE SITE. SHOULD LAKES BE CONSTRUCTED WITHIN THE SUBDIVISION THAT WILL DISCHARGE DURING STORMS, THEY ARE ALSO A POINT OF COMPLIANCE.
2. HAY BALES OR SILT FENCE MUST BE CONSTRUCTED ALONG THE PROPERTY LINE WHERE ON SITE WATER CAN DRAIN OFF THE PROPERTY. THESE EROSION CONTROL DEVICES WILL ALSO BE INSTALLED ALONG ANY DRAINAGE DITCH OR LAKE THAT CAN DISCHARGE.
3. SHOULD SILT OR SEDIMENT ENTER THE DITCHES OR STREETS ON THE ADJACENT BOUNDARY STREETS, APPROPRIATE EROSION CONTROL DEVICES WILL BE PLACED WITHIN THE SUBDIVISION TO PREVENT THIS.
4. ANY MUD TRACKED ONTO ADJACENT STREETS WILL BE REMOVED WITHIN 48 HOURS OR BY FRIDAY AT 6:00 PM, WHICHEVER IS EARLIER.
5. CONTRACTORS WORKING WITHIN THE SITE WILL NOT BE REQUIRED TO USE INDIVIDUAL EROSION CONTROL DEVICES AS LONG AS THOSE SPECIFIED ABOVE ARE IN PLACE AND EFFECTIVE. CONTRACTORS WORKING ON THE BOUNDARY LINE STREETS OR ON ADJACENT PROPERTIES TO EXTEND UTILITIES ARE EXPECTED TO USE EROSION CONTROL DEVICES AT THEIR WORK LOCATIONS, AS NEEDED.
6. UTILIZE STABILIZED CONSTRUCTION ENTRANCE AT ENTRANCE AND EXIT ONTO ANY EXISTING PUBLIC STREETS.
7. IF THE INITIAL EARTH WORK AND UTILITIES ARE DONE AS PART OF A PUBLIC IMPROVEMENT PROJECT, THESE EROSION CONTROL DEVICES WILL BE INSTALLED BY THE CONTRACTOR AS SPECIFIED IN THE INDIVIDUAL PROJECT CONTRACTS. THE CONTRACTOR WILL MAINTAIN THE DEVICES UNTIL COMPLETION OF THE CONTRACT, AT WHICH TIME THE DEVELOPER WILL ASSUME MAINTENANCE RESPONSIBILITIES. IF THESE CONTRACTS ARE NOT PUBLIC IMPROVEMENT PROJECTS, THE DEVELOPER WILL BE RESPONSIBLE FOR INSTALLING AND MAINTAINING THESE DEVICES.
8. WITHIN 14 DAYS OF COMPLETION OF EARTHWORK ACTIVITIES IN ANY GIVEN AREA, THAT AREA SHALL BE TEMPORARILY OR PERMANENTLY SEEDED AND MULCHED.

PHASE 3 – STREET CONSTRUCTION



1. DURING THIS PHASE OF SUBDIVISION CONSTRUCTION, NEW STREETS ARE INSTALLED. ALL EROSION CONTROL DEVICES INSTALLED DURING PHASE 1 AND 2 MUST STILL BE MAINTAINED. THE POINT OF COMPLIANCE NOW SHIFTS TO THE BACK OF CURB ALONG EACH STREET.
2. CURB OPENING INLET PROTECTION:
A. SUMP AREAS – INLET PROTECTION SHALL BE PROVIDED WHEN STREET SUBGRADE WORK IS COMPLETED.
B. NON-SUMP LOCATIONS – PROVIDE INLET PROTECTION AS SOON AS BASE COURSE ASPHALT IS INSTALLED, BEFORE THE SURFACE COURSE LIFT.
3. EROSION CONTROL DEVICES WILL BE REQUIRED BACK OF CURB WHEREVER WATER CAN FLOW OVER THE CURB AND THE CURB HAS BEEN BACKFILLED TO WITHIN 3" OR LESS OF THE TOP OF CURB (SEE CURB BACKFILL DETAIL). FOR CURBS NOT YET ENTIRELY BACKFILLED (3" OR MORE BELOW TOP OF CURB), ADDITIONAL DEVICES WILL BE REQUIRED AT POINTS WHERE WATER BREAKS OVER CURB WHICH COULD RESULT IN THE PLACEMENT OF SEDIMENT IN THE GUTTER.
4. SEE DETAIL SHEET FOR BACK OF CURB PROTECTION.
5. THE BACK OF CURB PROTECTION SPECIFIED ON THIS PLAN MAY HAVE TO BE SUPPLEMENTED WITH HAY BALE OR SILT FENCE EROSION CONTROL DEVICES AT LOCATIONS WHERE CONCENTRATED FLOW RESULTS IN SEDIMENT BEING CARRIED OVER THE EXCELSIOR MATS.
6. THE STREET CONTRACTOR WILL BE RESPONSIBLE FOR INSTALLING BACK OF CURB EROSION CONTROL DEVICES.
7. THE INDIVIDUAL LOT OWNERS WILL BE RESPONSIBLE FOR MAINTAINING THE BACK OF CURB EROSION CONTROL DEVICES IN FRONT OF THEIR LOTS UNTIL SUCH TIME AS ADJACENT DISTURBED EARTH IS STABILIZED WITH GRASS OR SOD.

PHASE 2 – INSTALLATION OF STORM SEWER

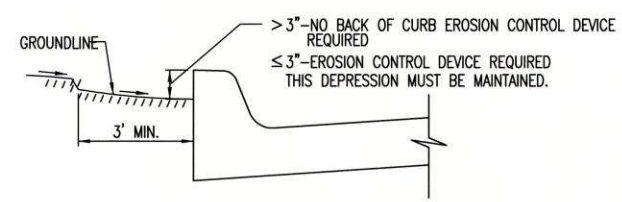


1. DURING THIS PHASE OF SUBDIVISION DEVELOPMENT, ALL EROSION CONTROL DEVICES REQUIRED IN PHASE 1 SHALL REMAIN IN PLACE AND BE MAINTAINED.
2. AS NEW STORM SEWERS, WITH INLETS, ARE INSTALLED, THE STORM SEWERS MUST NOW BE PROTECTED SO ALL NEW INLETS BECOME POINTS OF COMPLIANCE.
3. AREA DRAINS – AS SOON AS WATER CAN FLOW INTO THESE DRAINS, HAY BALE OR SILT FENCE PROTECTION WILL BE INSTALLED AROUND THEM.
4. CURB OPENING INLETS – AS SOON AS WATER CAN FLOW INTO THESE DRAINS, INLET PROTECTION DEVICES MUST BE INSTALLED. IF WATER CANNOT FLOW INTO CURB INLETS UNTIL STREET CONSTRUCTION IS COMPLETE, THEN STREET CONTRACTOR WILL INSTALL INLET PROTECTION. SEE PHASE 3 – STREET CONSTRUCTION.
5. THE STORM SEWER CONTRACTOR WILL BE RESPONSIBLE FOR INSTALLING THESE DEVICES.
6. THE SUBDIVISION DEVELOPER WILL MAINTAIN THESE EROSION CONTROL DEVICES ONCE INSTALLED.
7. ALL DISTURBED GROUND WILL BE FINAL GRADED AND TEMPORARILY OR PERMANENTLY SEEDED WITHIN 14 DAYS IF COMPLETION OF WORK IN ANY GIVEN PART OF THE SUBDIVISION.
8. ONCE ALL DISTURBED GROUND DRAINING TO AN INLET HAS BEEN RESTABILIZED WITH GRASS OR SOD, THE SUBDIVISION DEVELOPER WILL BE RESPONSIBLE FOR PERMANENTLY REMOVING THE INLET PROTECTION.

GENERAL NOTES

1. THE INTENT OF ALL EROSION CONTROL DEVICES IS TO PREVENT ERODED SOIL FROM ENTERING DITCHES, STORM SEWERS, LAKES, STREETS OR ANY OTHER OTHER DRAINAGE FEATURE.
2. THIS SHEET IS INTENDED TO PROVIDE GUIDELINES AS TO WHAT TYPE OF EROSION CONTROL DEVICES WILL BE INSTALLED DURING THE CONSTRUCTION PROCESS. CONTRACTORS ARE EXPECTED TO BID PROJECTS ACCORDINGLY.
3. EROSION CONTROL DEVICES SHALL BE MAINTAINED DURING THE CONSTRUCTION PROCESS TO REMAIN EFFECTIVE. MAINTENANCE SHALL BE AS INDICATED ON SOIL EROSION BMP'S DETAIL SHEETS.
4. PERSONS DESTROYING EROSION CONTROL DEVICES SHALL BE RESPONSIBLE FOR IMMEDIATELY REPAIRING THEM OR INSTALLING SUITABLE REPLACEMENT DEVICES.
5. THE DEVELOPMENT OF ANY SUBDIVISION THAT DISTURBS 1 ACRE OR MORE WILL REQUIRE A FEDERAL/STATE NPDES STORMWATER PERMIT. THE PREPARATION OF A STORMWATER POLLUTION PREVENTION PLAN IS REQUIRED. EROSION CONTROL DEVICES ARE REQUIRED. THE DETAILS SHOWN ON THIS SHEET ARE THE MINIMUM STANDARDS TO BE SHOWN ON POLLUTION PREVENTION PLANS.
6. FOR SUBDIVISIONS SMALLER THAN 1 ACRE, SOIL EROSION DEVICES ARE REQUIRED. ALSO, DEVELOPERS AND CONTRACTORS ARE ENCOURAGED TO DEVELOP POLLUTION PREVENTION PLANS FOR EACH PROJECT PRIOR TO CONSTRUCTION.
7. FAILURE TO USE AND MAINTAIN SOIL EROSION DEVICES IS A VIOLATION OF SECTION 16.32 OF THE CITY CODE AND WILL SUBJECT THE SUBDIVISION DEVELOPER AND CONTRACTORS TO THE PENALTIES PROVIDED THEREIN.
8. THE APPLICATION OF EROSION CONTROL DEVICES SHOWN ON THIS SHEET IS FOR SITUATIONS NORMALLY ENCOUNTERED. FROM TIME TO TIME, SITUATIONS WILL ARISE THAT MAY REQUIRE DEVICES OTHER THAN THAT SHOWN. EROSION CONTROL DEVICES, OTHER THAN THOSE SHOWN, MAY BE UTILIZED SO LONG AS THEY ARE EFFECTIVE AND MAINTAINED.
9. A STABILIZED EARTH SURFACE IS DEFINED AS ONE THAT IS HARD SURFACED WITH CONCRETE, ASPHALT, OR THE LIKE, OR ONE ON WHICH 70% OF THE GRASS HAS GERMINATED ON THE ENTIRE SURFACE.

SEE DETAIL SHEET FOR
BACK OF CURB PROTECTION DETAIL



CURB BACKFILL DETAIL
(STREET CONSTRUCTION ONLY)

THIS IS A TEMPORARY MEASURE ONLY, WHEN APPROVED BY THE PROJECT ENGINEER. THE DIRT GRADE BEHIND THE CURB SHALL BE BROUGHT TO THE TOP OF CURB, WITH TEMPORARY EROSION CONTROL MAT OR PERMANENT VEGETATION PLACED, PRIOR TO THE COMPLETION OF ALL PROJECTS.

REVISION DATE: MAY 2013



CITY OF WICHITA
PUBLIC WORKS & UTILITIES
ENGINEERING DIVISION

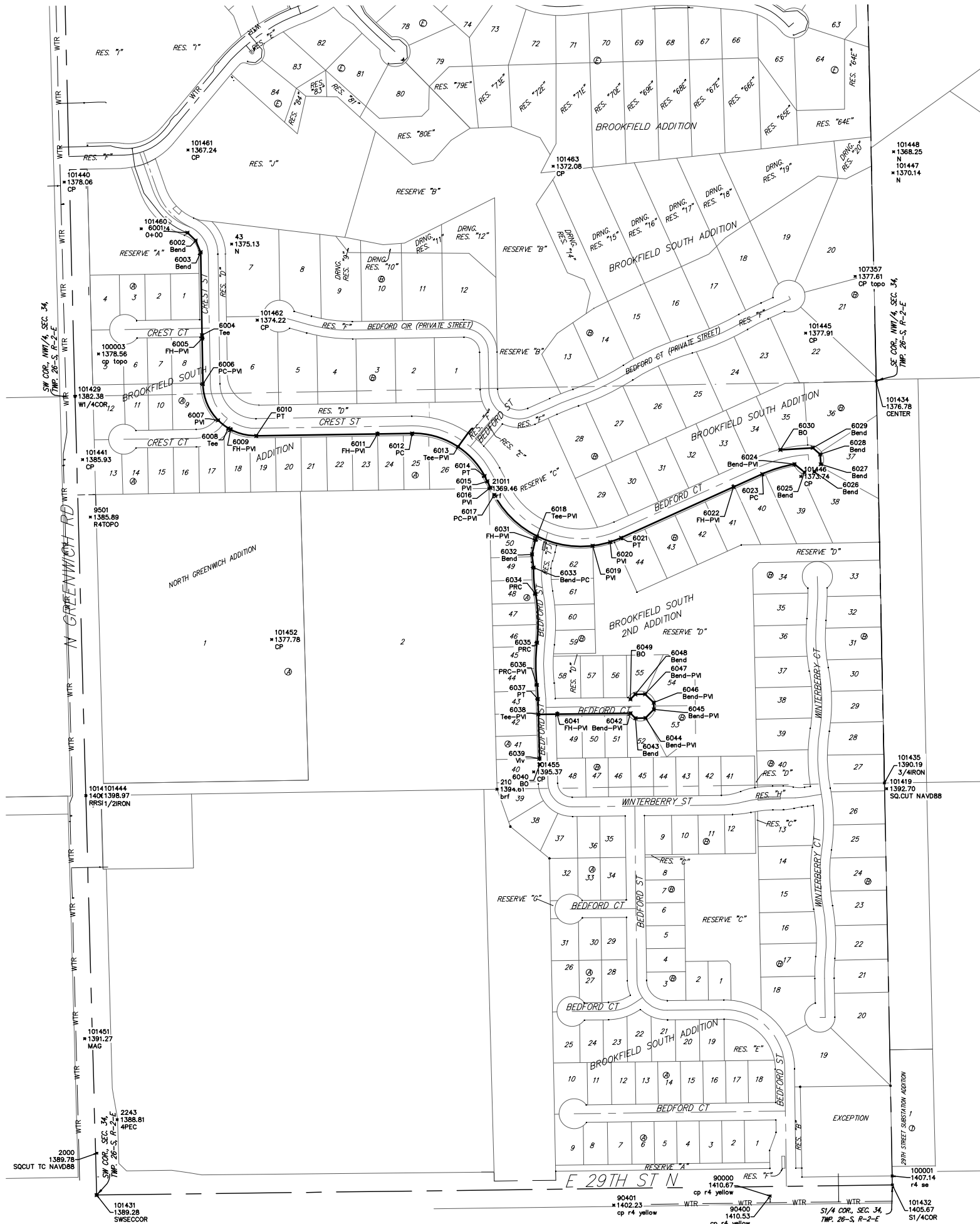
SUBDIVISION DEVELOPMENT PROCESS
CITY ENGINEER
GARY JANZEN, P.E.

PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		
SHEET		16 of 19

BENCHMARKS:
RR spike in asphalt, SW Cor.,
N1/2, SW1/4, Sec. 34, TWP. 26-S,
R-2-E.
Elev. = 1400.59 NAVD

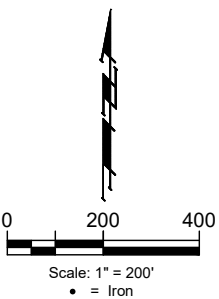
R.R. spike in E. face of power pole,
174'± N. of S. line, N1/2, SW1/4
& 49'± E. of W. line, SW1/4, SEC.
34, TWP. 26-S, R-2-E.
Elev. = 1398.64 NAVD88

R.R. spike in S. face of power pole,
294'± S. of N. line, SW1/4, &
48'± E. of W. line, SW1/4, SEC. 34,
TWP. 26-S, R-2-E.
Elev. = 1386.14 NAVD88



CONTROL POINTS			
Point #	Northing	Eastng	Description
43	1,708,078.34	1,686,407.30	N
115	1,705,436.89	1,685,919.22	MAG
2000	1,705,056.38	1,685,959.43	SO CUT TC NAVD88
2243	1,705,167.85	1,686,027.16	4PEC
9501	1,707,170.64	1,685,937.87	R4 TOPO
20309	1,710,251.34	1,688,492.19	brf
21011	1,707,265.96	1,687,262.73	brf
21012	1,706,266.05	1,687,289.70	brf
90000	1,704,913.77	1,688,197.42	cp r4 yellow
90400	1,704,913.77	1,688,197.42	cp r4 yellow
90401	1,704,883.66	1,687,677.42	cp r4 yellow
100001	1,704,980.48	1,688,603.37	r4 se
100003	1,707,710.30	1,685,965.06	cp topo
101340	1,706,244.56	1,685,923.03	1/16COR
101416	1,710,237.12	1,688,315.09	SO CUT NAVD88
101417	1,708,271.77	1,685,866.31	COW NAVD88
101419	1,706,267.93	1,688,585.01	SO CUT NAVD88
101427	1,710,224.43	1,685,819.67	NWSECCOR
101428	1,710,276.46	1,688,491.59	N1/4COR
101429	1,707,572.07	1,685,886.95	W1/4COR
101430	1,706,244.56	1,685,923.03	R4SPIKE
101431	1,704,910.74	1,685,959.11	SWSECCOR
101432	1,704,950.64	1,688,603.97	S1/4COR
101434	1,707,622.53	1,688,550.20	CENTER
101435	1,706,286.88	1,688,577.45	3/4IRON
101436	1,710,055.39	1,685,842.08	CP
101440	1,708,284.39	1,685,850.98	CP
101441	1,707,361.77	1,685,911.99	CP
101443	1,706,245.30	1,685,973.06	3/4IRON
101444	1,706,245.23	1,685,973.10	1/2IRON
101445	1,707,782.11	1,688,315.39	CP
101446	1,707,305.60	1,688,299.42	CP
101447	1,708,315.49	1,688,605.70	N
101448	1,708,385.22	1,688,607.85	N
101451	1,705,436.89	1,685,919.22	MAG
101452	1,706,763.78	1,686,540.29	CP
101455	1,706,323.90	1,687,411.43	CP
101460	1,708,129.47	1,686,106.89	CP
101461	1,708,390.67	1,686,262.73	CP
101462	1,707,825.51	1,686,492.72	CP
101463	1,708,336.93	1,687,476.01	CP
107357	1,707,970.72	1,688,478.93	CP topo

WTR POINTS			
Point #	Northing	Eastng	Description
6001	1,708,115.97	1,686,260.83	0+00
6002	1,708,089.66	1,686,288.00	Bend
6003	1,708,050.91	1,686,304.78	Bend
6004	1,707,775.27	1,686,309.17	Tee
6005	1,707,764.28	1,686,309.35	FH-PVI
6006	1,707,612.80	1,686,311.76	PC-PVI
6007	1,707,492.49	1,686,362.35	PVI
6008	1,707,465.75	1,686,396.33	Tee
6009	1,707,460.99	1,686,404.73	FH-PVI
6010	1,707,440.61	1,686,489.53	PT
6011	1,707,447.04	1,686,892.75	FH-PVI
6012	1,707,448.86	1,687,007.46	PC
6013	1,707,404.25	1,687,160.01	Tee-PVI
6014	1,707,307.29	1,687,248.37	PT
6015	1,707,289.44	1,687,257.42	PVI
6016	1,707,268.65	1,687,267.96	PVI
6017	1,707,244.61	1,687,280.85	PC-PVI
6018	1,707,106.82	1,687,422.91	Tee-PVI
6019	1,707,073.07	1,687,607.52	PVI
6020	1,707,087.74	1,687,666.08	PVI
6021	1,707,101.65	1,687,702.48	PT
6022	1,707,270.69	1,688,076.25	FH-PVI
6023	1,707,313.85	1,688,171.69	PC
6024	1,707,346.65	1,688,278.48	Bend-PVI
6025	1,707,319.55	1,688,311.62	Bend
6026	1,707,321.61	1,688,344.46	Bend
6027	1,707,346.30	1,688,366.22	Bend
6028	1,707,379.15	1,688,364.16	Bend
6029	1,707,400.91	1,688,339.47	Bend
6030	1,707,394.12	1,688,231.59	BO
6031	1,707,095.00	1,687,417.03	FH-PVI
6032	1,707,046.83	1,687,406.25	Bend
6033	1,707,002.76	1,687,411.24	Bend-PC
6034	1,706,915.00	1,687,417.70	PRC
6035	1,706,753.20	1,687,422.88	PRC
6036	1,706,612.71	1,687,422.39	PRC-PVI
6037	1,706,565.95	1,687,425.58	PT
6038	1,706,514.81	1,687,426.97	Tee-PVI
6039	1,706,368.50	1,687,430.97	Viv
6040	1,706,348.51	1,687,431.51	BO
6041	1,706,515.62	1,687,490.14	FH-PVI
6042	1,706,518.71	1,687,733.29	Bend-PVI
6043	1,706,502.19	1,687,750.23	Bend
6044	1,706,502.61	1,687,783.13	Bend-PVI
6045	1,706,531.24	1,687,811.04	Bend-PVI
6046	1,706,554.15	1,687,810.75	Bend-PVI
6047	1,706,582.06	1,687,782.12	Bend-PVI
6048	1,706,581.64	1,687,749.22	Bend
6049	1,706,565.07	1,687,733.06	BO



BAUGHMAN
COMPANY

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

BROOKFIELD SOUTH 2ND
ADDITION - PHASE I

COORDINATES

WATER LINE
IMPROVEMENTS

PROJECT NUMBER:
448-2022-029538 &
448-2022-012087

DESIGN: AEG DRAWN: JAK

DATE: Jun. 19, 2023

SHEET OF
17 19

State of Kansas) SS We, Baughman Company, P.A., Surveyors in
Sedgwick County) aforesaid county and state do hereby certify that we have surveyed and
platted "BROOKFIELD SOUTH 2ND ADDITION", Wichita, Sedgwick County,
Kansas and that the accompanying plat is a true and correct exhibit of
the property surveyed, described as that part of the East Half of the
South Half of the Southwest Quarter of Section 34, Township 26 South,
Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas
described as follows: Beginning at the southeast corner of said
Southwest Quarter; thence S89°16'17"W (Basis of Bearings: Kansas
Coordinate System of 1983 South Zone Grid Bearing) coincident with the
south line of said Southwest Quarter, a distance of 1118.07 feet; thence
N01°08'00"W, a distance of 1100.03 feet; thence N50°52'18"W, a distance
of 167.71 feet; thence N19°41'13"W, a distance of 131.81 feet to the
southeast corner of North Greenwich Addition, Wichita, Sedgwick County,
Kansas; thence N89°04'45"E, a distance of 1287.87 feet to the northeast
corner of the East Half of the South Half of said Southwest Quarter;
thence S01°08'16"E coincident with the east line of the East Half of the
South Half of said Southwest Quarter, a distance of 1336.50 feet to the
point of beginning, subject to road rights-of-way of record, EXCEPT that
part of the above described tract of land described and conveyed in the
Statutory Warranty Deed recorded in DOC.#/FLM-PG: 29950487 in the
Office of the Sedgwick County Register of Deeds, more particularly
described as follows: Beginning at the Southeast Corner (SEC) of the
Southwest Quarter (SW/4) of Section 34, Township 26 South, Range 2
East of the Sixth Principal Meridian, Sedgwick County, Kansas; thence
North along the East line of said SW/4 of Section 34, a distance of
30.00 feet to the Point of Beginning; thence West parallel with the South
line of said SW/4 of Section 34, a distance of 300.00 feet; thence North
parallel with said East line of SW/4 of Section 34, a distance of 300.00
feet; thence East parallel with said South line of SW/4 of Section 34, a
distance of 300.00 feet to a point on said East line of SW/4 of Section
34; thence South along said East line of SW/4 of Section 34, a distance
of 300.00 feet to the Point of Beginning, and EXCEPT that part of said
Southwest Quarter lying south of and abutting the south line of, and lying
east of and abutting the southerly prolongation of the west line of the
tract of land described and conveyed in said DOC.#/FLM-PG: 29950487,
TOGETHER with that part of the Southwest Quarter of Section 34, Township
26 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County,
Kansas described as follows: Commencing at the northeast corner of said
Southwest Quarter; thence S01°10'17"E coincident with the east line of the
North Half of said Southwest Quarter, a distance of 535.21 feet and for a
point of beginning; thence S88°49'43"W, a distance of 459.73 feet; thence
S65°39'55"W, a distance of 380.23 feet; thence N24°20'05"W, a distance
of 181.05 feet to a point on a non-tangent curve to the right; thence
westerly and northwesterly coincident with said curve, through a central
angle of 81°34'25" and having a radius of 332.00 feet, an arc distance of
472.68 feet, (having a chord length of 433.76 feet bearing N68°59'27"W),
to the point of tangency of said curve; thence N28°12'15"W, a distance of
27.27 feet to the northeast corner of North Greenwich Addition, Wichita,
Sedgwick County, Kansas; thence S01°33'21"E (calculated from platted
information), S01°32'54"E (measured) coincident with the east line of said
North Greenwich Addition, a distance of 1000.06 feet (platted), 1000.13
feet (measured), to the southeast corner of said North Greenwich
Addition; thence N89°04'45"E, a distance of 1287.87 feet (described),
1288.01 feet (measured), to the northeast corner of the East Half of the
South Half of said Southwest Quarter; thence N01°10'17"W coincident with
the east line of the North Half of said Southwest Quarter, a distance of
800.80 feet to the point of beginning.

Existing public easements, building setbacks,
access controls, and dedications, if any, being
vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.

Jonathan C. Hubbell
J.C. Hubbell
7-6-22
Professional Surveyor

Jonathan C. Hubbell, P.S. #1680, Surveyor

BROOKFIELD SOUTH 2ND ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

Know all men by these presents that we,
the undersigned, have caused the land in the surveyors certificate to be
platted into Lots, Blocks, Streets, and Reserves to be known as
"BROOKFIELD SOUTH 2ND ADDITION", Wichita, Sedgwick County, Kansas.
The utility easements are hereby granted to the public as indicated for
the construction and maintenance of all public utilities. The drainage
easements are hereby granted to the public as indicated for drainage
purposes. The drainage and utility easements are hereby granted to the
public as indicated for drainage purposes and for the construction and
maintenance of all public utilities. No sign, light poles, private drainage
systems, berms, walls, masonry trash enclosures or other structures shall
be located within public utility easements unless permitted by the City of
Wichita Department of Engineering and that they do not inhibit the
conveyance of surface drainage. No private drainage systems shall be
located within public drainage easements unless a Residential Drainage
Relief Permit is obtained from the City of Wichita Public Works & Utilities
Department. The streets are hereby dedicated to and for the use of the
public. Reserves "A" and "B" are hereby reserved for open space, berms,
landscaping, drainage purposes, entry monuments, walls, fences, and
utilities as confined to easements. Reserves "C" and "D" are hereby
reserved for open space, landscaping, lakes, berms, public sidewalks,
walking paths, drainage purposes, and utilities as confined to easements.
Reserve "E" is hereby reserved for open space, landscaping, swimming
pools and related appurtenances, aquatic/splash zones and related
appurtenances, playgrounds, parking, drainage purposes, and utilities as
confined to easements. Reserves "F", "H", and "I" are hereby reserved
for open space, landscaping, entry monuments, streets, drainage purposes,
and utilities. Reserve "G" is hereby reserved for open space, landscaping,
berms, drainage purposes, and utilities as confined to easements.
Reserves "A", "B", "C", "D", "E", "F", "G", "H" and "I" shall be owned and
maintained by the homeowners association for the addition provided,
however, that the undersigned, or the homeowners association, as the
undersigned's successor in interest, may, in their discretion, deed a parcel
of a Reserve to an owner or owners of an adjacent Lot, subject to the
obligation to maintain such deeded parcel of a Reserve in compliance with
the provisions hereof and in compliance with the maintenance covenants
or any applicable restrictive covenants and/or regulations. Compliance
with any platted restrictions and applicable restrictive covenants affecting
said Reserves shall be binding on any owners, successors, heirs, or
assigns. FEMA floodplain and regulatory floodway boundaries are subject
to periodic change and such change may affect the intended land use
within the subdivision. Access controls shall be as depicted on the face
of the plat and are hereby granted to the City of Wichita, Kansas. The
Minimum Building Pad Elevations for the lowest opening to the structures
shall be as indicated on the face of the plat.

Greenwich Investments, LLC,
a Kansas limited liability company

Jeff Mullen
Jeff Mullen, President/CEO of
Ritchie Associates, LLC,
a Kansas limited liability company

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this 6th day of April, 2022, by Jeff Mullen, President/CEO
of Ritchie Associates, LLC, a Kansas limited liability company, as Manager
of Greenwich Investments, LLC, a Kansas limited liability company, on
behalf of the limited liability company.

LUNETTE A. SAUBER
Notary Public - State of Kansas
My Appl. Expires 07-30-23

Lynette A. Sauber
Lynette A. Sauber, Notary Public
My App't. Exp. 07-30-2023

Stryker Investments I, LLC,
a Kansas limited liability company

Jeff Mullen
Jeff Mullen, President/CEO of
Ritchie Development, LLC,
a Kansas limited liability company

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this 6th day of April, 2022, by Jeff Mullen, President/CEO
of Ritchie Development, LLC, a Kansas limited liability company, as
Manager of Stryker Investments I, LLC, a Kansas limited liability company,
on behalf of the limited liability company.

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This plat of "BROOKFIELD SOUTH 2ND
ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and
approved by the Wichita-Sedgwick County Metropolitan Area Planning
Commission, Wichita, Kansas.

Dated this 3rd day of February, 2022.
Wichita-Sedgwick County Metropolitan Area Planning Commission



William M. Johnson
William M. Johnson, Chair

Scott A. Wadle
Scott A. Wadle, Secretary

This plat approved and all dedications
shown hereon accepted by the City Council of the City of Wichita,
Kansas, this 3rd day of May, 2022.

Brandon J. Whipple
Brandon J. Whipple, Mayor
City of Wichita

Karen Sublett
Karen Sublett, City Clerk

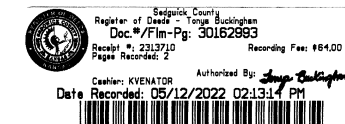
Reviewed in accordance with K.S.A. 58-2005
on this 13th day of May, 2022.



Tricia L. Robello, P.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this 17th day
of May, 2022.
Kelly B. Arnold
Kelly B. Arnold, County Clerk

State of Kansas) SS This is to certify that this plat has been
Sedgwick County) filed for record in the office of the Register of Deeds, this 12th day
of May, 2022 at 1:14:16 clock P.M. and is duly recorded.



Tonya Buckingham
Tonya Buckingham, Register of Deeds

Kenly Zehring
Kenly Zehring, Deputy

We the undersigned holders of a mortgage on the
above described property, do hereby consent to this plat of "BROOKFIELD
SOUTH 2ND ADDITION", Wichita, Sedgwick County, Kansas.
INTRUST Bank, N.A.

Brian Blackberry
BRIAN BLACKBERRY, Manager

State of Kansas) SS The foregoing instrument acknowledged be-
Sedgwick County) fore me, this 7th day of April, 2022, by BRIAN BLACKBERRY,
Commercial Relationship Manager of INTRUST Bank, N.A., on behalf of the bank.

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Lynette A. Sauber
Lynette A. Sauber, Notary Public
My App't. Exp. 07-30-2023

For Refence Only

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

