

PAVING PLANS FOR COTTONWOOD VILLAGE EIGHTH (PHASE 1)

HEDGETREE : FROM THE NORTH LINE OF 29TH ST. NORTH TO THE EAST LINE
OF LOT 32, BLOCK 1, EXTENDED.
HEDGETREE COURT : (SERVING LOTS 32 THROUGH 38, INCLUSIVE, BLOCK 1.)

PROJECT NO.
472-76-245-81764-000-000-001

CITY OF WICHITA, KANSAS
MICHAEL E. LINDEBAK CITY ENGINEER

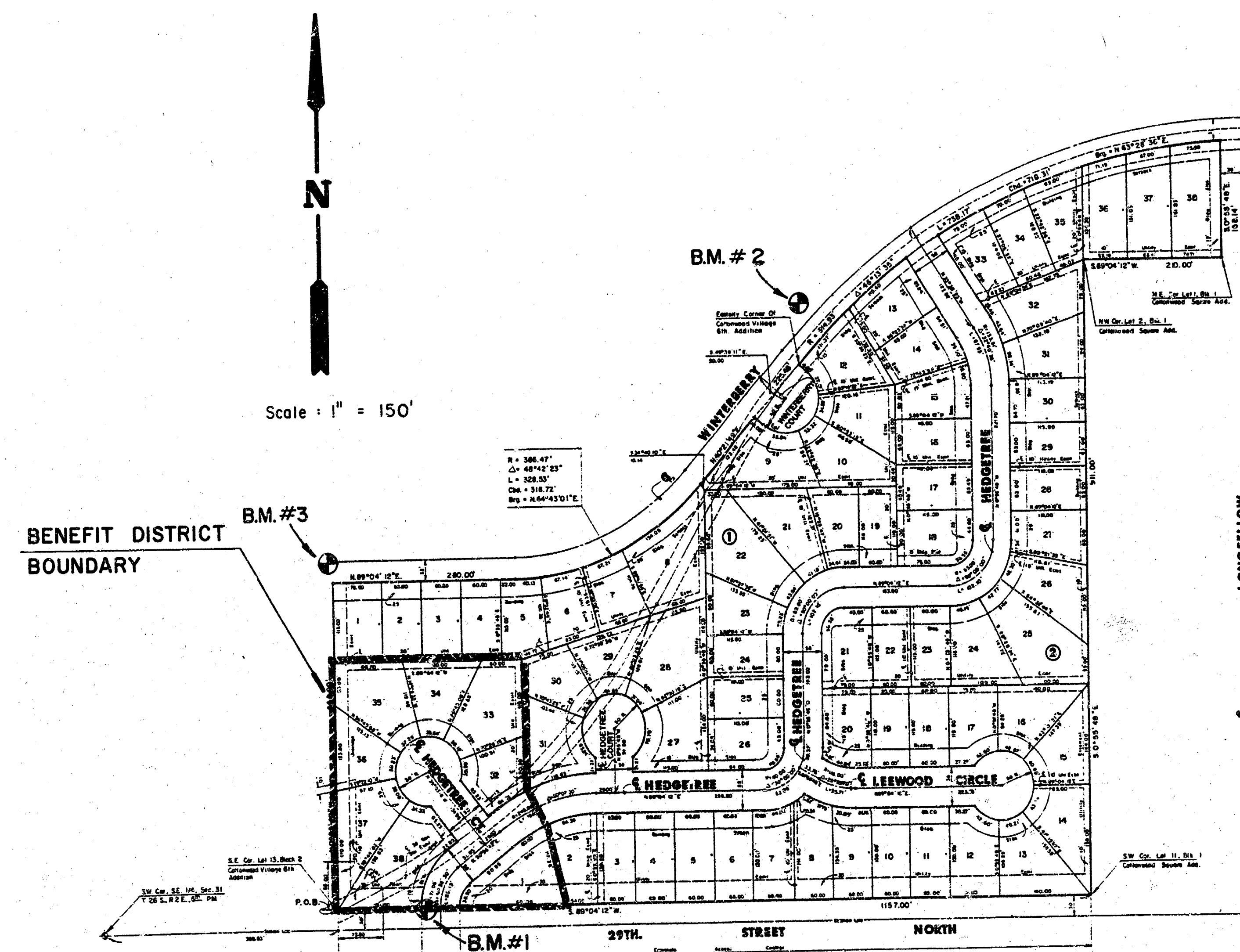
GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR SHALL 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 OR A LICENSED PROFESSIONAL ENGINEER IN ACCORDANCE WITH STATE LAWS.
2. TRANSITION CURB FROM FULL HEIGHT COMBINATION CURB AND GUTTER TO ROLL TYPE COMBINATION CURB AND GUTTER IS TO BE PAID AS BID FOR LINEAL FEET COMBINED CURB AND GUTTER (3 5/8" ROLL).
3. ALL CONCRETE SHALL BE STANDARD PAVING MIX UNLESS OTHERWISE NOTED.
4. 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 PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.
5. CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF TWENTY-FOUR (24) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:

ARKLA GAS COMPANY 942-6350 or 263-8161
BELL TELEPHONE COMPANY 1-316-671-2611
CABLEVISION 262-4270 or 263-2061
KPL GAS SERVICE 263-7511
KANSAS GAS & ELECTRIC 264-1141
CITY OF WICHITA WATER DEPARTMENT 288-4908
CITY OF WICHITA SEWER DEPARTMENT 268-4071

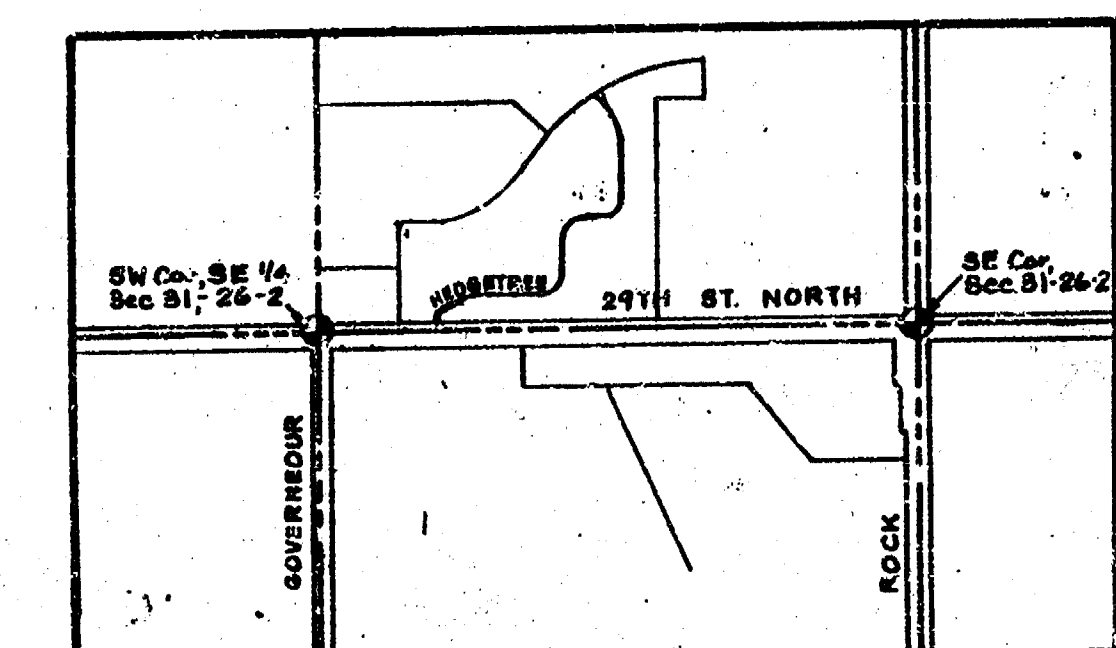
BENCHMARKS

- B.M. #1 "□" Cut on top of curb on North end of Northwest return at Hedgetree and 29th Street North. Elev.=189.43
B.M. #2 "x" on top of curb and centerline of approach walk at 7500 Winterberry. Elev.=196.925
B.M. #3 "□" Cut on Southeast corner of curb Inlet at Northwest corner of Cottonwood Village 8th Add. Elev.=186.85

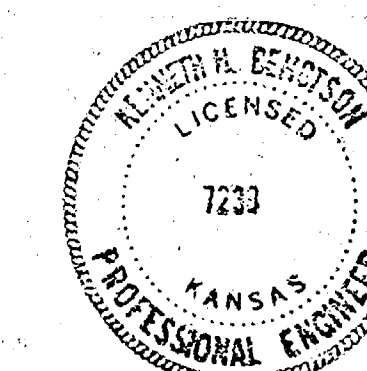


INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2,3	PAVING DETAILS
4	HEDGETREE & HEDGETREE CT.
5,6	CROSS SECTIONS
7,8	FINAL PLAT



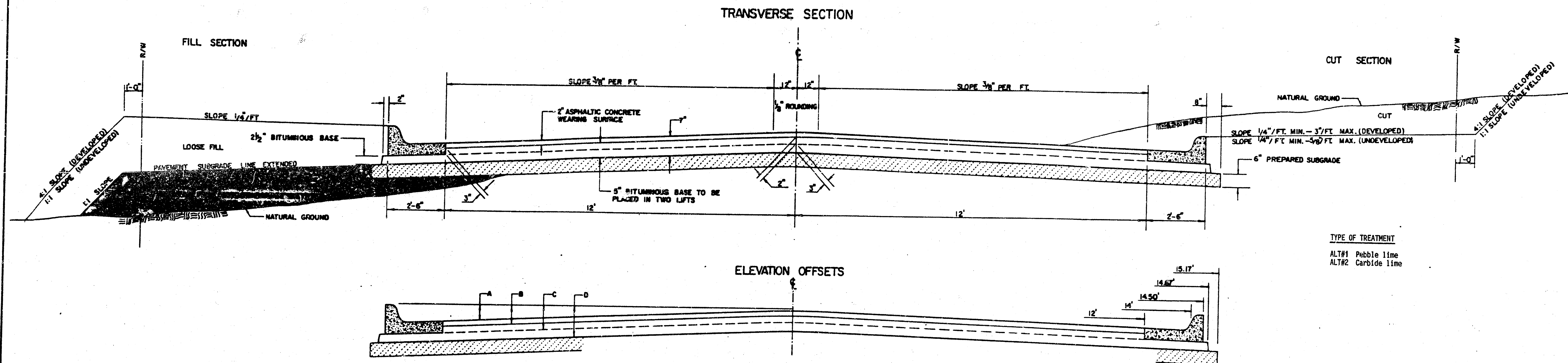
VICINITY
MAP



	COTTONWOOD VILLAGE EIGHTH (PHASE 1)		Design G. J. J.
	PAVING PLANS		Drawn by K. S. M.
	Date FEB., 1988		Checked by
	Job no.		Sheet 1 of 8
MID-KANSAS ENGINEERING CONSULTANTS PA 3500 NORTH ROCK ROAD BUILDING #800 WICHITA, KANSAS 67226			

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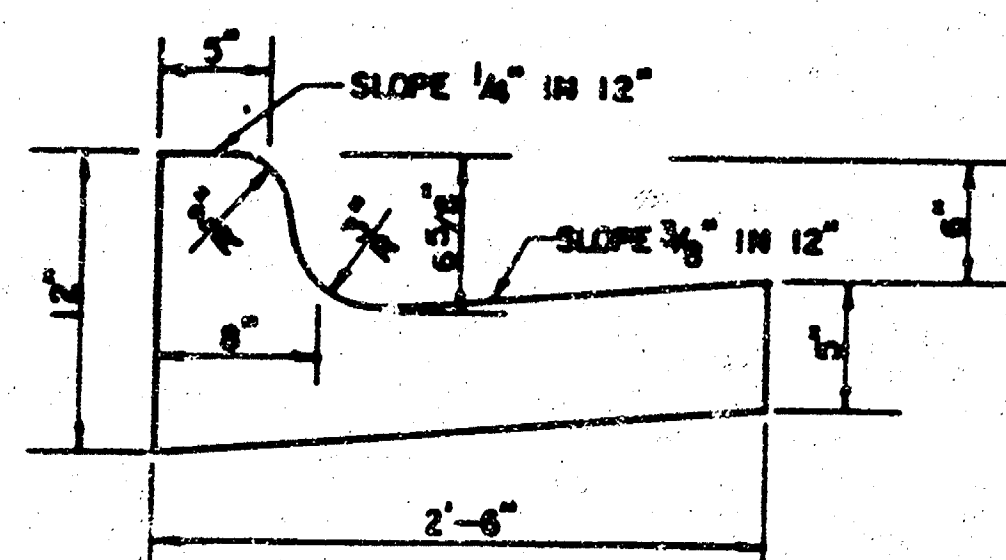
TYPICAL 29' PAVEMENT DETAILS



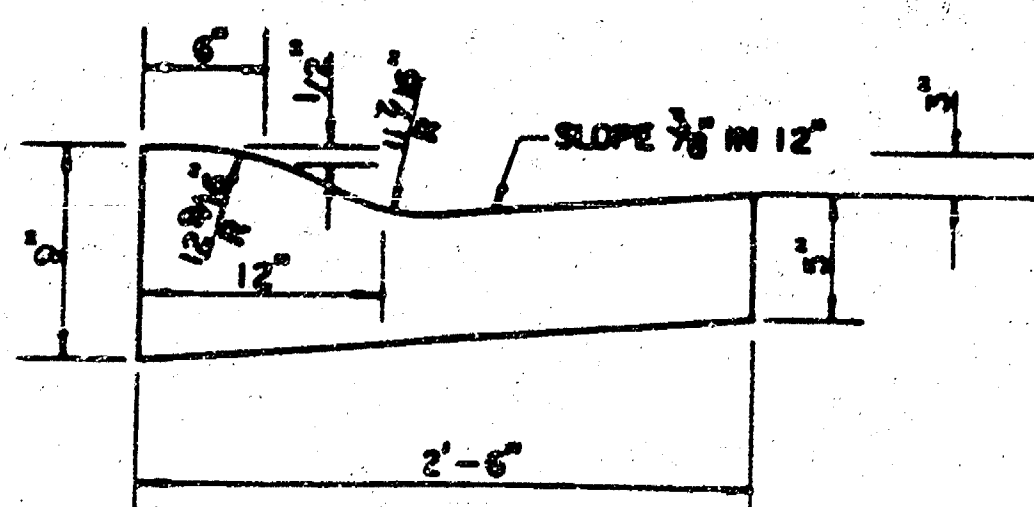
TYPE OF TREATMENT
ALT#1 Pebble lime
ALT#2 Carbide lime

	DISTANCE FROM CENTERLINE (LT. & RT.)												
	0'	2'	4'	6'	7'	8'	10'	12'	14'	14.5'	14.67'	15.17'	
A: TOP OF CURBS TO TOP OF SURFACE LIFT	0.13	0.18	0.24	0.30	0.33	0.36	0.43	0.49	—	—	—	—	
B: TOP OF CURBS TO TOP OF UPPER BASE LIFT	0.30	0.35	0.41	0.47	0.50	0.53	0.60	0.66	—	—	—	—	
C: TOP OF CURBS TO TOP OF LOWER BASE LIFT	0.47	0.52	0.60	0.68	0.71	0.75	0.83	0.90	0.98	1.00	1.01	—	
D: TOP OF CURBS TO TOP OF SUBGRADE	0.72	0.77	0.84	0.91	0.94	0.98	1.05	1.12	1.19	1.21	1.21	1.23	

COMBINED CURB & GUTTER



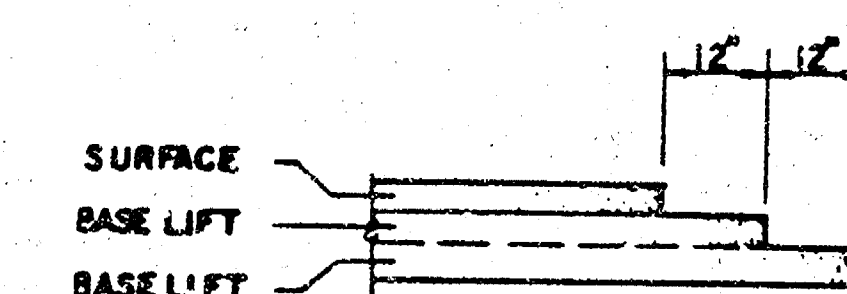
ROLL TYPE COMBINED CURB & GUTTER



GENERAL NOTES

- 1) THE ASPHALTIC CONCRETE PAVEMENT BETWEEN THE COMBINED CURB AND GUTTER SHALL BE PAID AS SQUARE YARDS OF 7\"/>

TRANSVERSE CONSTRUCTION JOINTS



TRANSVERSE CONSTRUCTION JOINTS SHALL BE CONSTRUCTED IN FLEXIBLE BASE PAVEMENTS AT LOCATIONS WHERE PAVEMENT JOINTS EXISTING FLEXIBLE BASE PAVEMENT AS SHOWN BY THE DETAIL. ALL COSTS ASSOCIATED WITH THE CONSTRUCTION OF THE TRANSVERSE JOINT SHALL BE INCLUDED IN THE BID PRICE FOR SQUARE YARDS 7\"/>

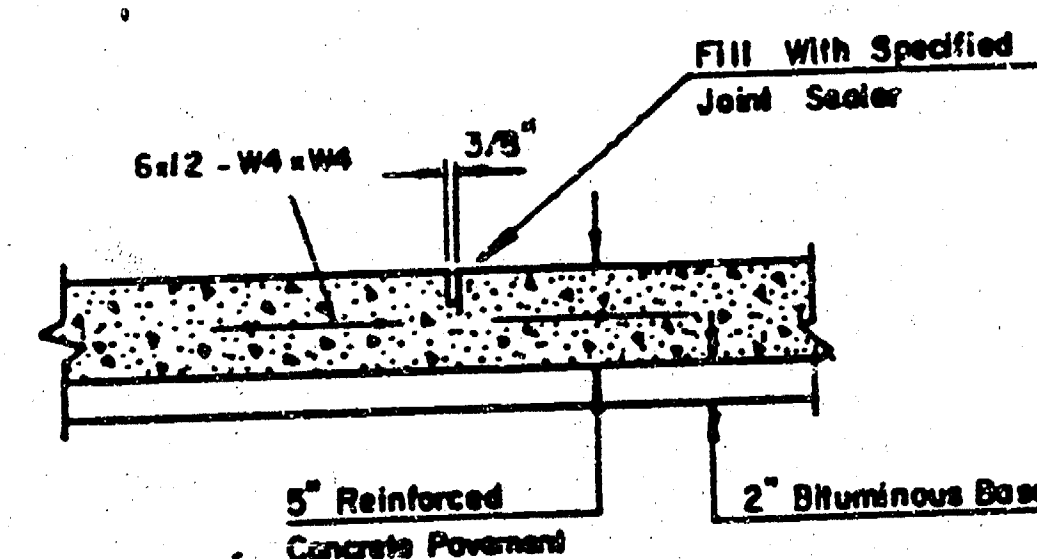
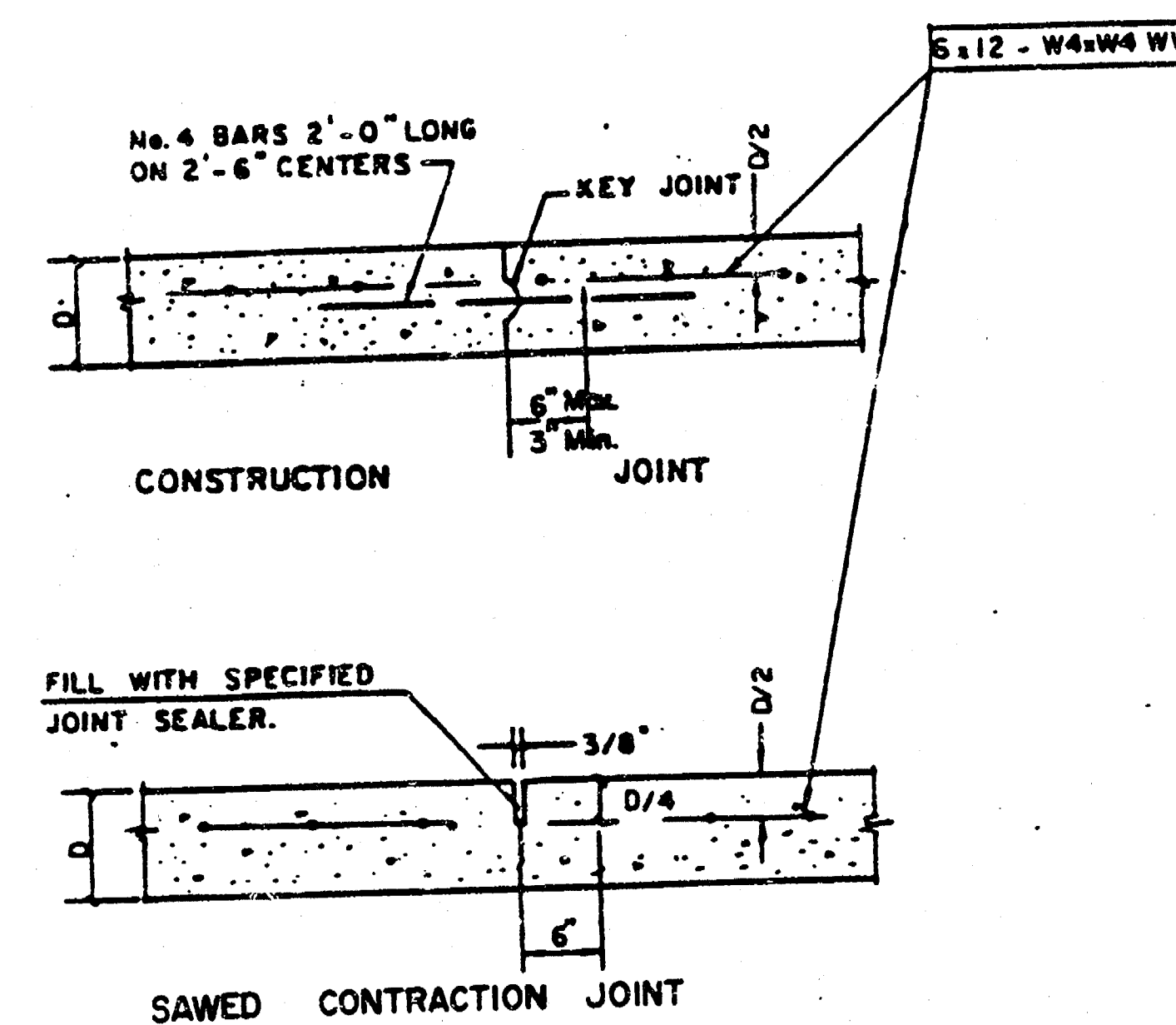
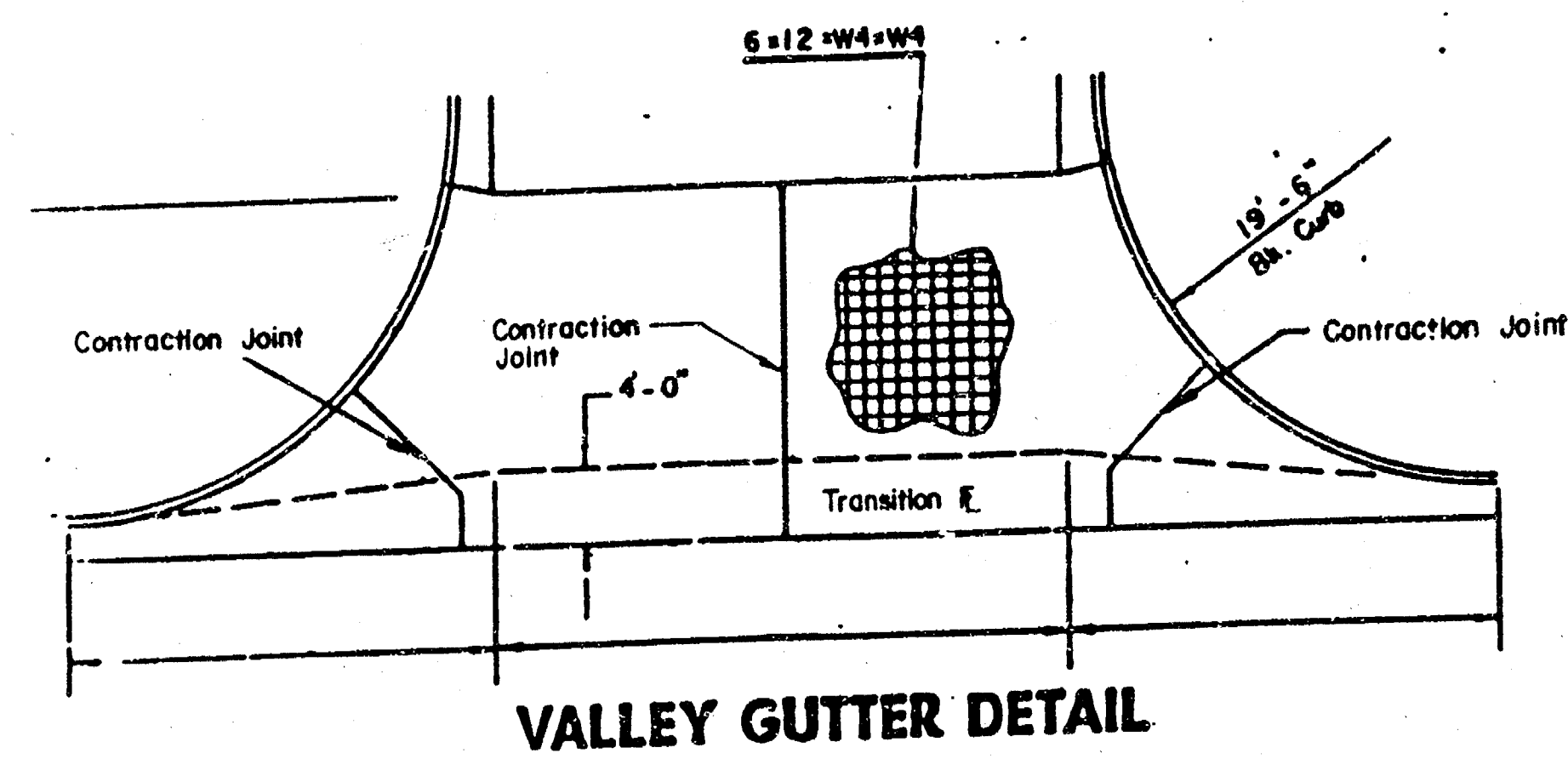
7 INCH RESIDENTIAL ASPHALTIC CONCRETE PAVEMENT WITH 5 INCH BITUMINOUS BASE
CITY OF WICHITA, KANSAS

PROJECT NUMBER
472-76-245-81521-000-000-001

2/8

87-102-321E

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DETAILS

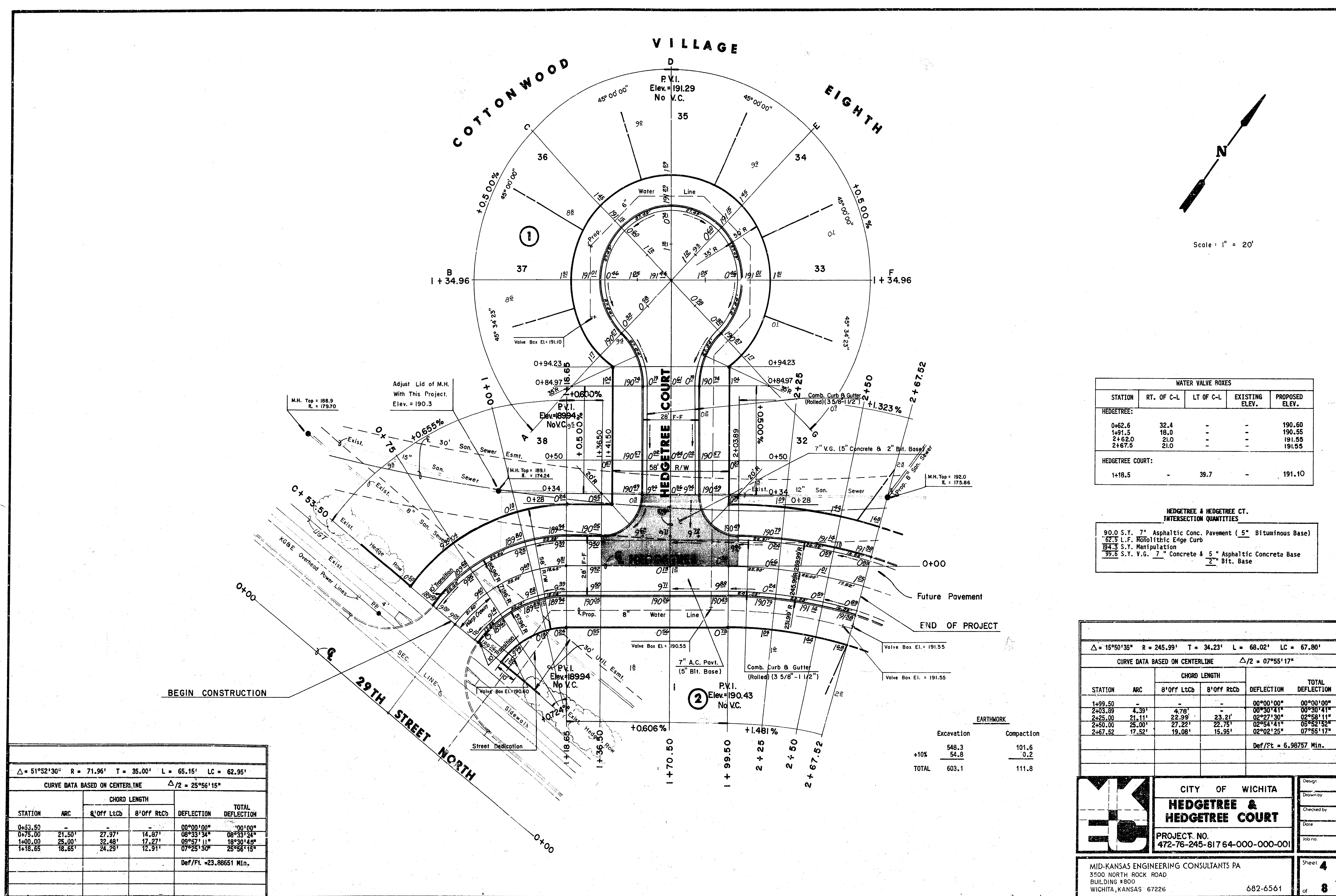
MID-KANSAS ENGINEERING CONSULTANTS PA
240 NORTH ROCK ROAD
SUITE 130
WICHITA KANSAS 67206

682-6561

Design	G.J.A.
Drawn by	K.S.M.
Checked by	D.S.
Served by	
Date	March, 1988
Sheet	3
of	8

87-102-32/E

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WATER VALVE BOXES				
STATION	RT. OF C-L	LT OF C-L	EXISTING ELEV.	PROPOSED ELEV.
HEDGETREE:				
0+62.6	32.4	-	-	190.60
1+91.5	18.0	-	-	190.55
2+62.0	21.0	-	-	191.55
2+67.5	21.0	-	-	191.55
HEDGETREE COURT:				
1+18.5	-	39.7	-	191.10

HEDGETREE & HEDGETREE CT. INTERSECTION QUANTITIES	
90.0 S.Y. 7" Asphaltic Conc. Pavement (5" Bituminous Base)	
62.5 L.F. Monolithic Edge Curb	
194.3 S.Y. Manipulation	
39.0 S.Y. 7" Concrete & 5" Asphaltic Concrete Base	
2" Bit. Base	

$\Delta = 51^{\circ}52'30''$ R = 71.96' T = 35.00' L = 65.15' LC = 62.95'				
CURVE DATA BASED ON CENTERLINE $\Delta/2 = 25^{\circ}56'15''$				
STATION	ARC	CHORD LENGTH		TOTAL DEFLECTION
		8' Off LCB	8' Off RCB	
0+53.50	-	-	-	00°00'00"
0+75.00	21.50'	27.97'	14.87'	08°33'34"
1+00.00	25.00'	32.48'	17.27'	18°30'45"
1+18.65	18.65'	24.29'	12.91'	25°56'15"
Def/Ft. = 23.86651 Min.				

EARTHWORK		
	Excavation	Compaction
+10%	548.3	101.6
	54.8	0.2
TOTAL	603.1	111.8

$\Delta = 15^{\circ}50'35''$ R = 245.99' T = 34.23' L = 68.02' LC = 67.80'				
CURVE DATA BASED ON CENTERLINE $\Delta/2 = 07^{\circ}55'17''$				
STATION	ARC	CHORD LENGTH		TOTAL DEFLECTION
		8' Off LCB	8' Off RCB	
1+99.50	-	-	-	00°00'00"
2+03.89	4.39'	4.78'	23.21'	08°30'41"
2+25.00	21.11'	22.99'	22.75'	02°50'11"
2+45.00	25.00'	27.22'	15.95'	02°54'41"
2+67.52	17.52'	19.08'	-	02°02'25"
Def/Ft. = 6.98757 Min.				

CITY OF WICHITA

HEDGETREE & HEDGETREE COURT

PROJECT NO. 472-76-245-817 64-000-000-001

MID-KANSAS ENGINEERING CONSULTANTS PA
3500 NORTH ROCK ROAD
BUILDING #800
WICHITA, KANSAS 67226

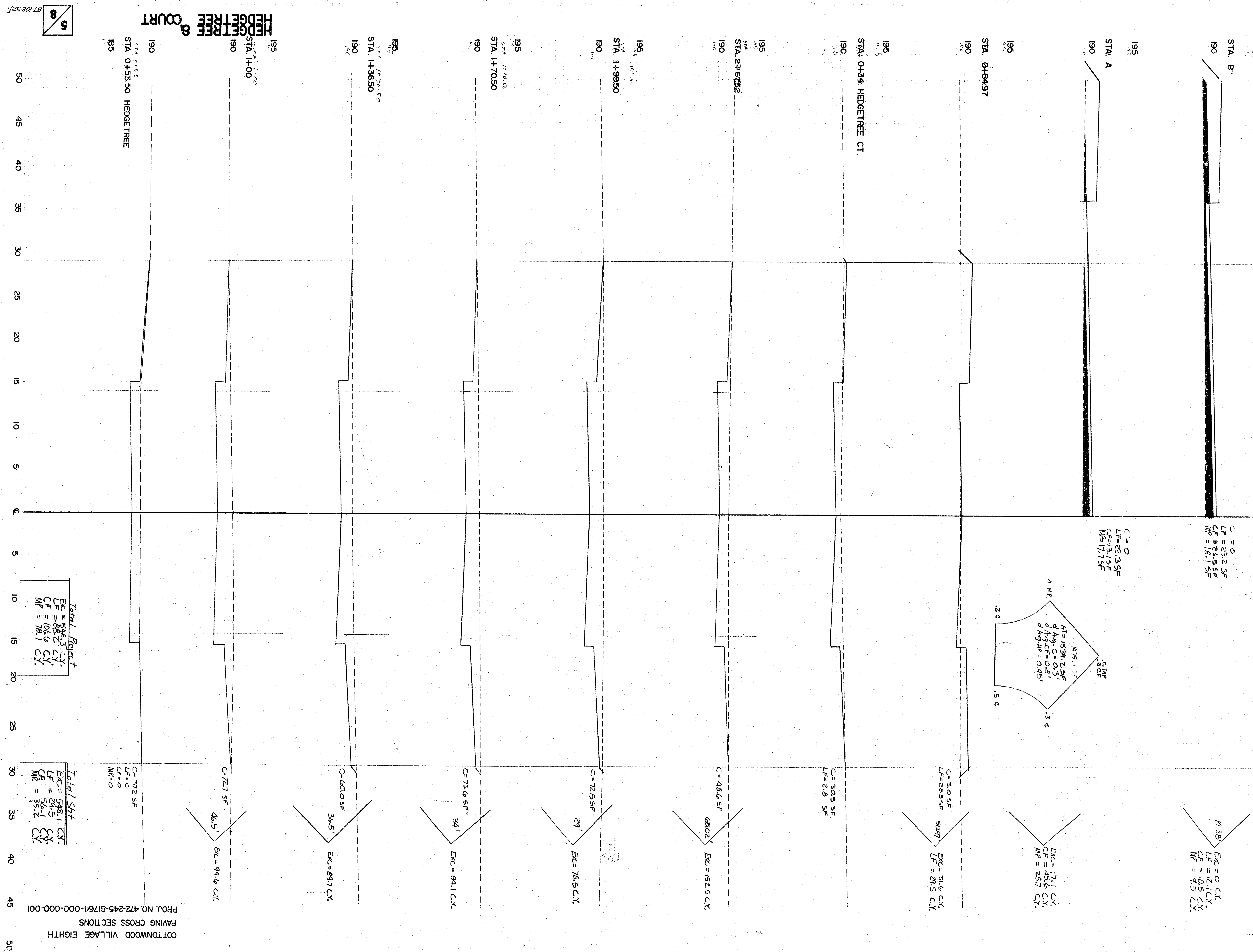
682-6561

Design
Drawn by
Checked by
Date
Job no.

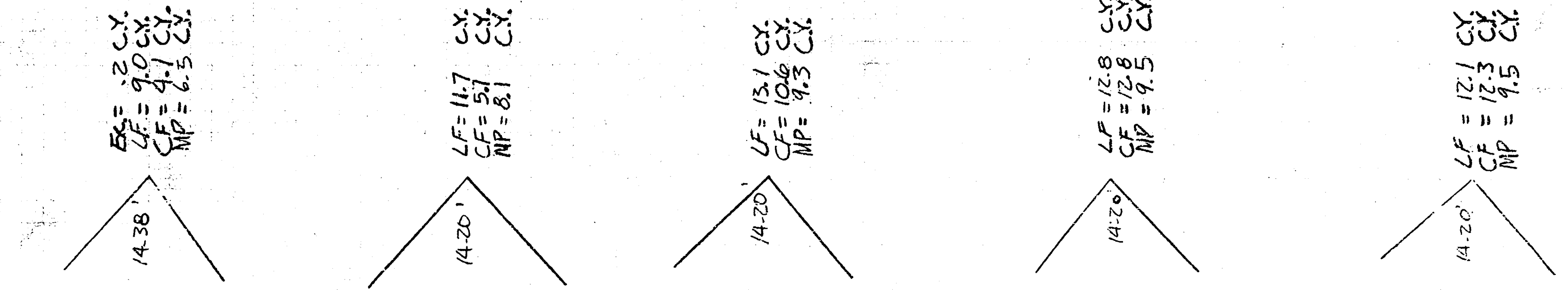
Sheet **4**
of **8**

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8/9



C=0.6 SF
LF=20.3 SF
CF=9.9 SF
MP=10.8 SF

C=0
LF=20.3 SF
CF=9.9 SF
MP=13.5 SF

C=0
LF=20.3 SF
CF=9.9 SF
MP=11.9 SF

C=0
LF=25.8 SF
CF=28.5 SF
MP=18.1 SF

C=0
LF=22.8 SF
CF=20.1 SF
MP=18.1 SF
Total Sht.
E.C. = 2.0
L.F. = 22.8
C.F. = 20.1
M.P. = 18.1

195 STA. G
190
195 STA. F
190
195 STA. E
190
195 STA. D
190
195 STA. C
190

HEDGETREE COURT

6/8

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FINAL PLAT OF
COTTONWOOD VILLAGE EIGHTH
AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

I, Kenneth H. Bengtson, a Civil Engineer and Licensed Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "COTTONWOOD VILLAGE EIGHTH", an addition to Wichita, Sedgwick County, Kansas, into a lots, blocks and streets, the same being accurately set forth in the accompanying plat and described herein:

A tract of unplatted land and Lot 1, Block 1, COTTONWOOD VILLAGE SEVENTH ADDITION, an addition to Wichita, Sedgwick County, Kansas, lying in the Southeast Quarter of Section 31, Township 26 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas, more particularly described as follows:

Beginning at the Southeast corner of Lot 13, Block 2, COTTONWOOD VILLAGE SIXTH, an addition to Wichita, Sedgwick County, Kansas; thence along the boundary of said addition N 00° 55' 48" W, 468.00 feet; thence N 89° 04' 12" E, 280.00 feet to a point on a curve to the left; thence along said curve 328.53 feet, said curve having a central angle of 48° 42' 23", a radius of 396.47 feet, and a long chord of 318.72 feet, bearing N 64° 43' 01" E; thence N 40° 21' 49" E, 225.48 feet to the most Easterly corner of said COTTONWOOD VILLAGE SIXTH, said point also being the most Southerly corner of COTTONWOOD VILLAGE FIFTH ADDITION, an addition to Wichita, Sedgwick County, Kansas, said point also lying on a curve to the right; thence along the South line of said COTTONWOOD VILLAGE FIFTH ADDITION and along said curve 738.17 feet, said curve having a central angle of 46° 13' 35", a radius of 914.93 feet, and a long chord of 718.31 feet, bearing N 63° 28' 36" E to a point on the West line of Longfellow (street) as platted in COTTONWOOD SQUARE, an addition to Wichita, Sedgwick County, Kansas; thence S 00° 55' 48" E, 168.14 feet along said West line of said Longfellow to the Northeast corner of Lot 1, Block 1 of said COTTONWOOD SQUARE; thence S 89° 04' 12" W, 210.00 feet to the Northwest corner of said COTTONWOOD SQUARE; thence S 00° 55' 48" E, 911.00 feet along the West line to the Southwest corner of said COTTONWOOD SQUARE; thence S 89° 04' 12" W, 1157.00 feet parallel with the South line of said Southeast Quarter to the point of beginning.

All lots, blocks, platted easements, and building setbacks are hereby vacated and replatted by virtue of K.S.A. 12-512(b).

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 19th day of January, 1988.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E., L.S., #922
Mid-Kansas Engineering Consultants, P.A.
3500 N. Rock Road, Building #800
Wichita, KS. 67226

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Land Surveyors and Civil Engineer's Certificate, have caused the same to be platted into lots, blocks and streets, the same to be known as "COTTONWOOD VILLAGE EIGHTH", an addition to Wichita, Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public. Easements for the construction and maintenance of public utilities and drainage are hereby granted. All abutters rights of access to or from 29th Street North over and across the South line of Lot 38, Block 1 and Lots 1 thru 13, inclusive, Block 2 are hereby granted to the City of Wichita.

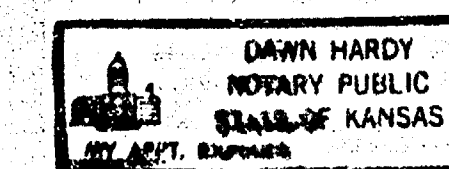
LEEWOOD HOMES, INC.

By: Joe H. Lee, President
Joe H. Lee, President

STATE OF KANSAS)
SEDGWICK COUNTY) ss:

Be it remembered that on this 19th day of January, 1988, before me a Notary Public in and for said State and County, came LeeWood Homes, Inc., by Joe H. Lee, President, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

Dawn Hardy, Notary Public
Dawn Hardy
My Appointment Expires: 10/20/90



We, Bank IV, Wichita, National Association, mortgagees on the above described property, do hereby consent to the plat of "COTTONWOOD VILLAGE EIGHTH".

BANK IV, WICHITA, NATIONAL ASSOCIATION

By: [Signature]
J.D. Rogers, Vice President

STATE OF KANSAS)
SEDGWICK COUNTY) ss:

Be it remembered that on this 19th day of January, 1988, before me a Notary Public in and for said State and County, came J.D. Rogers, on behalf of Bank IV, Wichita, National Association, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

M. Jean Mullen, Notary Public
M. JEAN MULLEN
My Appointment Expires: 1-6-92

This plat of "COTTONWOOD VILLAGE EIGHTH" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 10th day of December, 1987.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

[Signature], Chairman
Elton Parsons

[Signature], Secretary
Marvin S. Krout

This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this 19th day of January, 1988.

[Signature], Mayor
Robert G. Knight

[Signature], Deputy City Clerk
Dale L. Rea

Entered on transfer record this ___ day of ___, 1988.

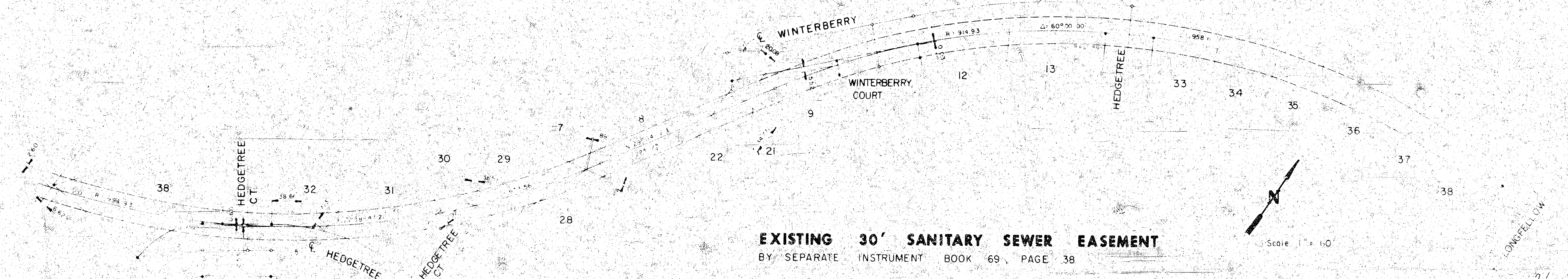
[Signature], County Clerk
Don Wright

STATE OF KANSAS)
SEDGWICK COUNTY) ss:

This is to certify that this instrument was filed for record in the Register of Deeds office this ___ day of ___, 1988.

[Signature], Register of Deeds
Egt. Feltner

[Signature], Deputy
Ed Rosa



EXISTING 30' SANITARY SEWER EASEMENT
BY SEPARATE INSTRUMENT BOOK 69, PAGE 38

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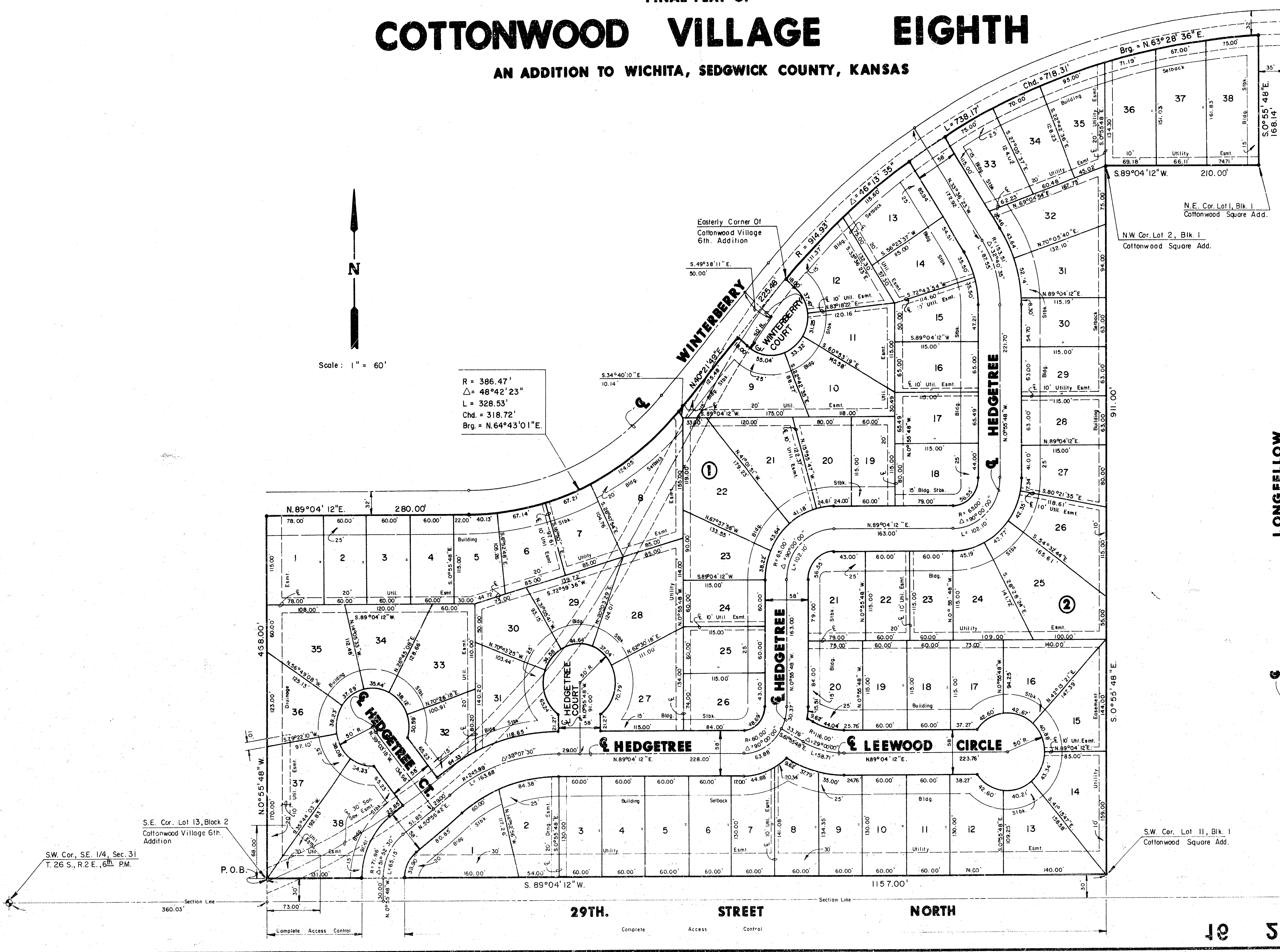
FINAL PLAT OF
COTTONWOOD VILLAGE EIGHTH

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



Scale: 1" = 60'

R = 386.47'
Δ = 48°42'23"
L = 328.53'
Chd. = 318.72'
Brg. = N.64°43'01"E.



LONGFELLOW

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