

Lat. 58, Main 9, SS No. 23

# SANITARY SEWER IMPROVEMENTS TO SERVE CORNEJO NORTH ADDITION

Project Number

**468-82915**

Index Code

**743740**

**CITY OF WICHITA, KANSAS**

Michael E. Lindebak, P. E., City Engineer

## GENERAL NOTES

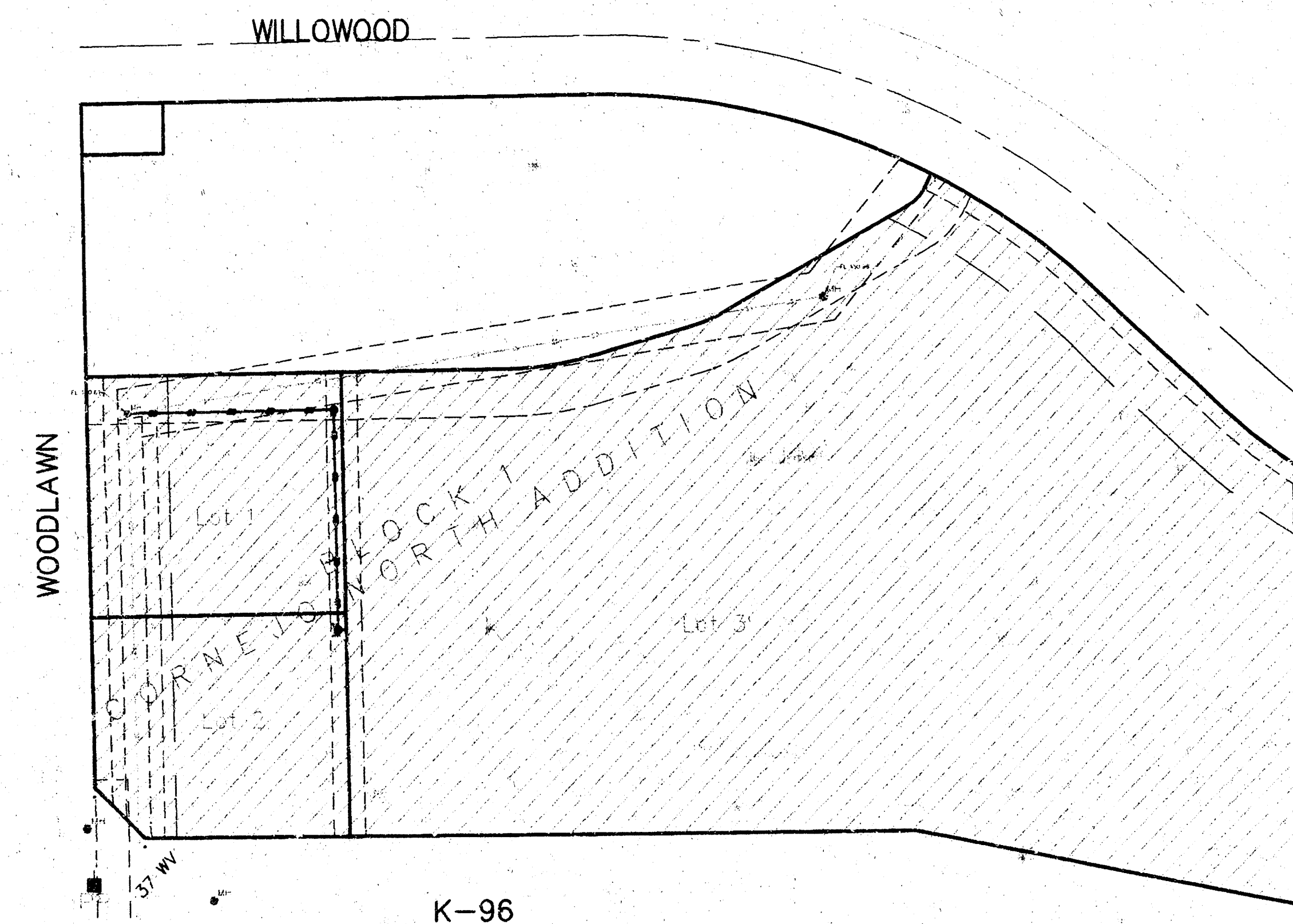
- Contractor will be required to provide notice to utility companies a minimum of twenty-four (24) hours prior to any excavation, as follows:  

|                 |          |
|-----------------|----------|
| Kansas One-Call | 687-2470 |
|-----------------|----------|

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

|                                     |                |
|-------------------------------------|----------------|
| Cablevision                         | 262-4270       |
| or                                  | 263-2061       |
| K.P.L. Gas Service Company          | 383-8650       |
| Kansas Gas & Electric Company       | 383-8600       |
| Peoples Natural Gas                 | 942-8811       |
| or                                  | 1-800-303-0357 |
| Southwestern Bell Telephone Company | 1-571-2611     |
| City of Wichita Water Department    | 268-4908       |
| City of Wichita Sewer Department    | 268-4071       |
- Exist. utilities and their locations, as shown on the plans, represent the best information obtainable for design. Location information has been obtained from the various utility companies and is either from company record drawings or company-provided field locations. The Contractor will be required to work around existing utilities which do not conflict with proposed construction.
- The Contractor to verify utility locations prior to construction of this project.
- Utility service and installation shall be coordinated with the respective utility owners. Contacts are:  

|                   |               |          |
|-------------------|---------------|----------|
| KG&E Gas          | Shane Price   | 261-6867 |
| K.G. & E.         | Miles Capps   | 261-6434 |
| Wichita Water     | Chuck Steven  | 268-4555 |
|                   | Joe Botinelly | 268-4908 |
| Southwestern Bell | Jim Tobin     | 268-2759 |
- All lawn/turf areas disturbed by construction of proposed improvements shall be restored with the same grass/sod as existing. Restoration of disturbed areas shall include, but not be limited to, top soil preparation, seeding, mulch and/or reseeded. All seeding/sodding work shall be in accordance with the City of Wichita standard specifications and the City of Wichita administrative regulation No. AR78 which governs cleanup and replacement following construction. All costs for this work shall be subsidiary to the lump sum price bid for "Site Restoration."  
All other areas disturbed by construction shall be seeded with rye grass at a rate of 350 lbs./acre immediately following construction in that area.



LEGEND:

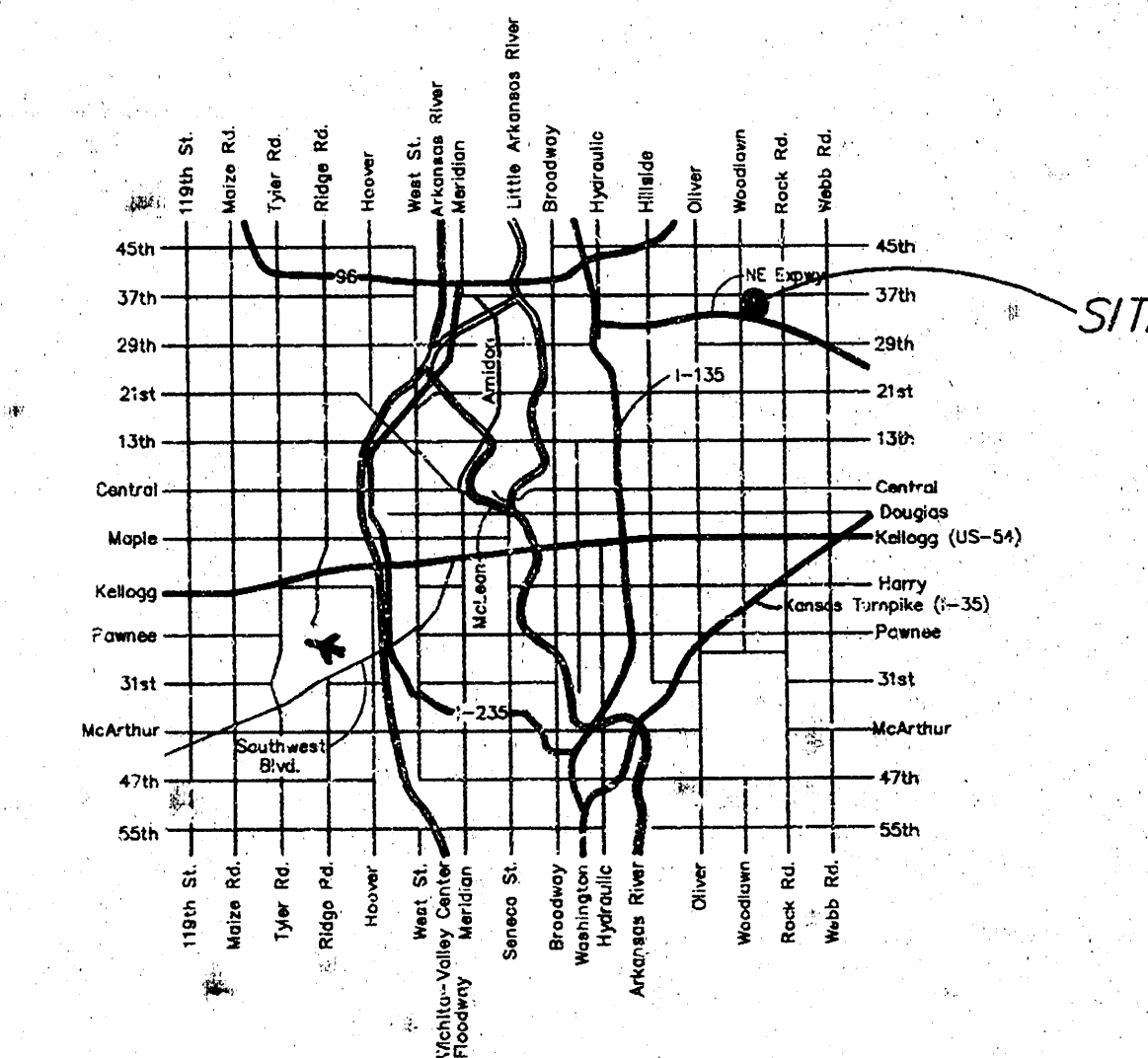
Benefit District included

## BENCHMARK:

City Disk at NE Corner of East Hub Guard Wall  
on Woodlawn Bridge over Chisalm Creek  
Elev. = 177.97 (City Datum)

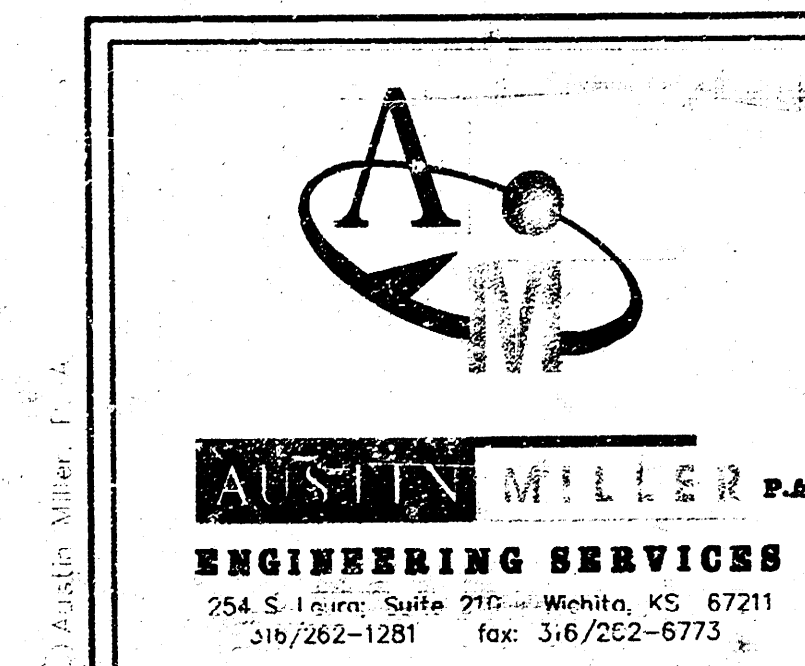
## INDEX

- Cover
- Plan
- SS Plan and Profile



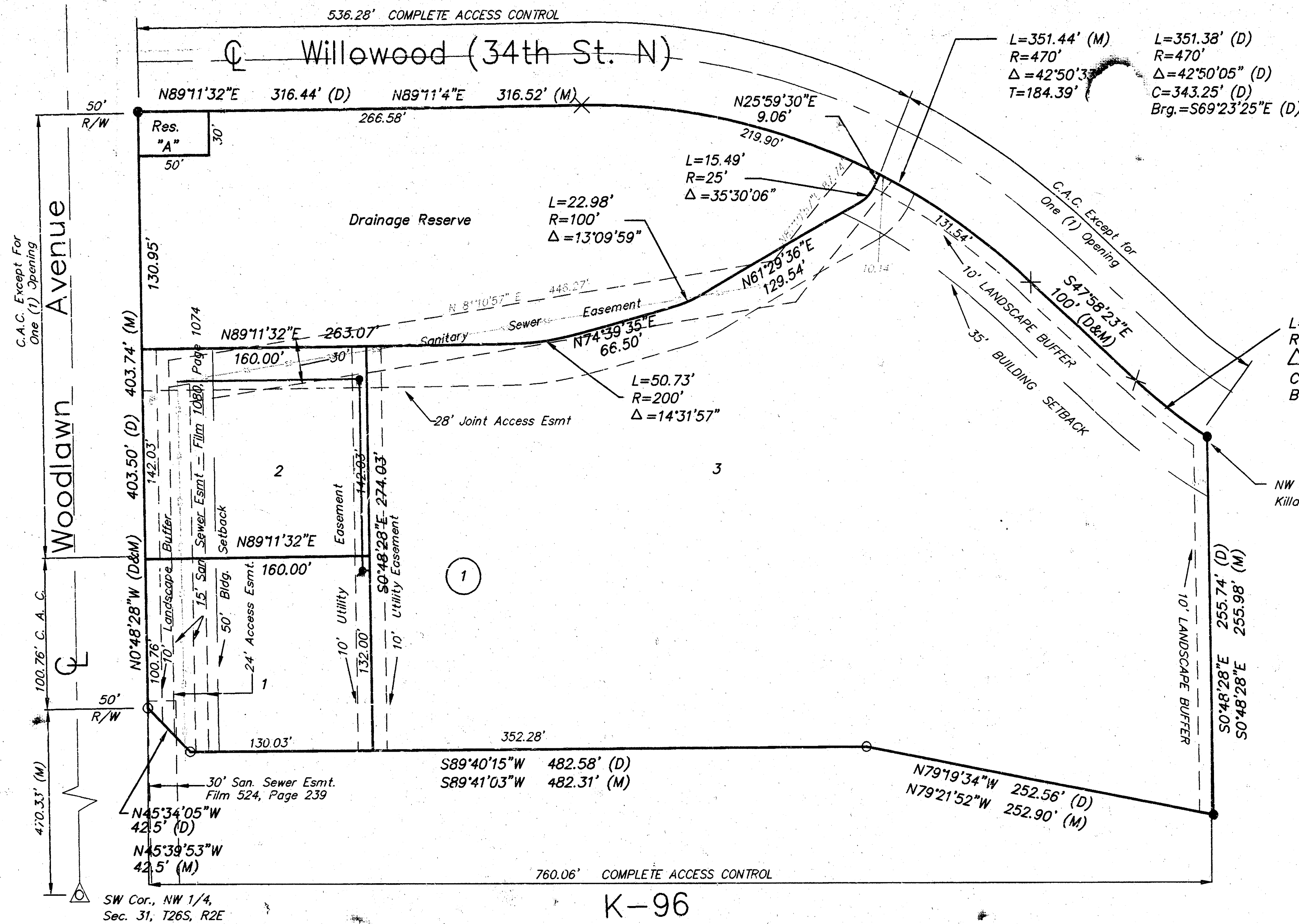
## LOCATION MAP

Booked  
3-4-99  
P-66  
Per Plan  
RDL



CORNEJO NORTH ADDITION

Wichita, Sedgwick County, Kansas



BENCHMARK:  
City Disk @ NE Corner of E hub guard wall  
on Woodlawn bridge over Chisalm Creek.  
Elev. = 177.97 (City Datum)

- LEGEND:
- 1/2" Rebar Found
  - Set 1/2" Rebar w/ "LD High" cap
  - x Set "+" Cut in Concrete

Note:  
Community Unit Plan  
DP-228 on file with  
Metropolitan Area Dept.

MINIMUM PAD ELEV.  
Elev. = 177.97 (City Datum)

State of Kansas ) ss  
City of Wichita )

This plat of "CORNEJO NORTH ADDITION",  
Wichita, Sedgwick County, Kansas, has been submitted to and approved  
by the Wichita-Sedgwick County Metropolitan Area Planning Commission,  
Wichita, Kansas.  
Dated this \_\_\_\_ day of \_\_\_\_\_, 1998.  
Wichita-Sedgwick County Metropolitan Area Planning Commission.

Richard Lopez, Chair

Marvin S. Krout, Secretary

State of Kansas ) ss  
City of Wichita )

This plat approved and all dedications  
shown hereon accepted by the City Council of the City of Wichita,  
Kansas, this \_\_\_\_ day of \_\_\_\_\_, 1998.

Bob Knight, Mayor

Pat Burnett, City Clerk

Entered on transfer record this \_\_\_\_ day  
of \_\_\_\_\_, 1998.

James Alford, County Clerk

Know all men by these presents that we, the undersigned owners have  
caused the land described in the Surveyors certificate to be platted into  
Lots to be known as "CORNEJO NORTH ADDITION", Wichita, Sedgwick County,  
Kansas. The utility easements are hereby granted as indicated for the  
construction and maintenance of all public utilities. All other rights of  
access to or from Woodlawn Avenue are hereby granted to the City of  
Wichita, provided however, that Lot 2 shall have a joint access easement to  
Woodlawn at one (1) location as determined by the City Engineer. The joint  
access easements are for use by Lots 1, 2, 3 and the public. The drainage  
reserve is hereby granted to the public for drainage purposes and shall be  
maintained by Lots 1, 2, & 3. The landscape buffer is for screening. Reserve  
"A" is reserved for the construction of a pylon sign. Reserve "A" shall be  
owned and maintained by Lot 3.

State of Kansas ) ss  
Sedgwick County )

R.R.M. Properties, L.L.C., Owner  
Ronald J. Cornejo, Member

New Rapid of Kansas, L.L.C.  
Trent McKenzie, Member

State of Kansas ) ss  
Sedgwick County )

The foregoing instrument was acknowledged  
before me, this \_\_\_\_ day of \_\_\_\_\_, 1998, by Ronald J. Cornejo, Member,  
R. R. M. Properties, L. L. C., on behalf of the corporation.

My App't. Exp. \_\_\_\_\_, Notary Public

State of Kansas ) ss  
Sedgwick County )

The foregoing instrument was acknowledged  
before me, this \_\_\_\_ day of \_\_\_\_\_, 1998, by Trent McKenzie, Member,  
New Rapid of Kansas, L. L. P., on behalf of the corporation.

My App't. Exp. \_\_\_\_\_, Notary Public

State of Kansas ) ss  
Sedgwick County )

The foregoing instrument was acknowledged  
before me, this \_\_\_\_ day of \_\_\_\_\_, 1998, by  
Intrust Bank, N. A.

My App't. Exp. \_\_\_\_\_, Notary Public

State of Kansas ) ss  
Sedgwick County )

This is to certify that this plat has been  
filed for record in the office of the Register of Deeds, this \_\_\_\_ day  
of \_\_\_\_\_, 1998, at \_\_\_\_ o'clock \_\_\_\_; and is duly  
recorded.

Bill Meek, Register of Deeds

Linda Kizzire, Deputy



State of Kansas ) ss  
Sedgwick County )

I, the undersigned licensed land surveyor in aforesaid  
county and state, do hereby certify that, I have surveyed and platted "CORNEJO  
NORTH ADDITION", Wichita, Sedgwick County, Kansas and the accompanying  
plat is a true and correct exhibit of the property surveyed, described as follows:

A tract of land lying in the Northwest Quarter  
of Section 31, Township 26 South, Range 2 East of the Sixth Principal  
Meridian, Sedgwick County, Kansas, more particularly described as  
follows: Beginning at the Northwest corner of Lot 1, Block 2  
Killarney West Residential, an addition to Wichita, Sedgwick County, Kansas;  
thence S 40 degrees 48'28" E, 255.74 feet along the West line to the  
Southwest corner of said Lot 1; thence N 79 degrees 19'34" W, 252.56 feet  
along the North line of K-96 right-of-way as dedicated on Film 956, Page 20;  
thence continuing along said right-of-way, S 89 degrees 40'15" W, 482.58 feet;  
thence continuing along said right-of-way, N 45 degrees 34'05" W, 42.50 feet  
to a point lying 50.00 feet east of the West line of said Northwest Quarter;  
thence N 00 degrees 48'28" W, 403.50 feet parallel with said West line to a  
point on the South line of 34th Street North as dedicated on Film 1052, Pages  
967 and 968; thence N 89 degrees 11'32" E, 316.44 feet along said South line  
to a point on a curve to the right; thence continuing along said South line of  
said 34th Street North and along said curve 351.38 feet, said curve having a  
central angle of 42 degrees 50'05", a radius of 470.00 feet, and a long chord  
of 343.25 feet, bearing S 69 degrees 23'25" E; thence continuing along said  
South line of 34th Street North, S 47 degrees 58'23" E, 100.00 feet to a point  
on a curve to the left; thence continuing along said South line of 34th Street  
North and along said curve 63.99 feet, said curve having a central angle of  
10 degrees 37'38", a radius of 345.00 feet, and a long chord of 63.90 feet,  
bearing S 53 degrees 17'12" E, to the Point of Beginning; EXCEPT a tract of  
described as follows: Commencing at the NW Corner, Lot 1, Block 2, Killarney  
West Residential, an addition to Wichita, Sedgwick County, Kansas; thence  
S00°48'28"E, 255.74 feet to the north line of K-96 right-of-way; thence  
N79°19'34"W along said north line of K-96 right-of-way, 252.56 feet; thence  
S89°40'15"W along said north line of K-96 right-of-way, 482.58 feet to a  
Point of Beginning; thence N45°34'05"W, 42.5 feet; thence N00°48'28"W,  
242.79 feet; thence N89°11'32"E, 160.00 feet; thence S00°48'28"E, 274.03  
feet to the north line of K-96 right-of-way; thence S89°40'15"W along said  
north line of K-96 right-of-way 130.03 feet to the Point of Beginning.

ALONG WITH

A tract of land described as follows:  
  
Commencing at the NW Corner, Lot 1, Block 2, Killarney  
West Residential, an addition to Wichita, Sedgwick County, Kansas; thence  
S00°48'28"E, 255.74 feet to the north line of K-96 right-of-way; thence  
N79°19'34"W along said north line of K-96 right-of-way, 252.56 feet; thence  
S89°40'15"W along said north line of K-96 right-of-way, 482.58 feet to a  
Point of Beginning; thence N45°34'05"W, 42.5 feet; thence N00°48'28"W,  
242.79 feet; thence N89°11'32"E, 160.00 feet; thence S00°48'28"E, 274.03  
feet to the north line of K-96 right-of-way; thence S89°40'15"W along said  
north line of K-96 right-of-way 130.03 feet to the Point of Beginning.

All being situated in Sec. 31, Twp. 26-S, R-2-E, of the  
6th P.M., Sedgwick County, Kansas.

Existing public dedications and easements, being vacated by virtue of K.S.A. 12-512(b).

Surveyor  
Lowell D. High, L. S. #685

Know all men by these presents that we, Intrust Bank, N. A., as mortgage  
holder on the land as set forth above in the surveyor's certificate, do hereby  
consent to the platting of the same to be known as "Cornejo North Addition",  
Wichita, Sedgwick County, Kansas.

Intrust Bank, N. A.

