

GENERAL NOTES:

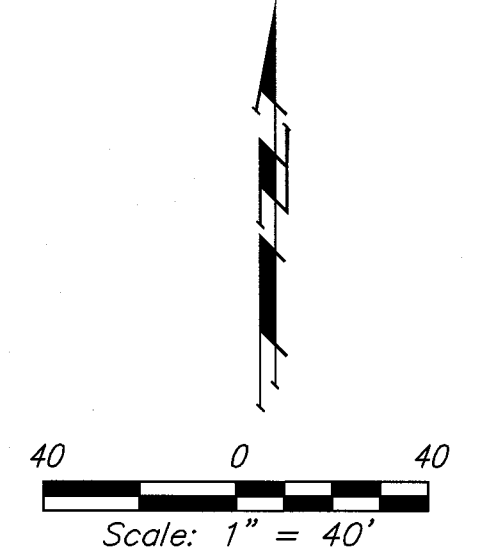
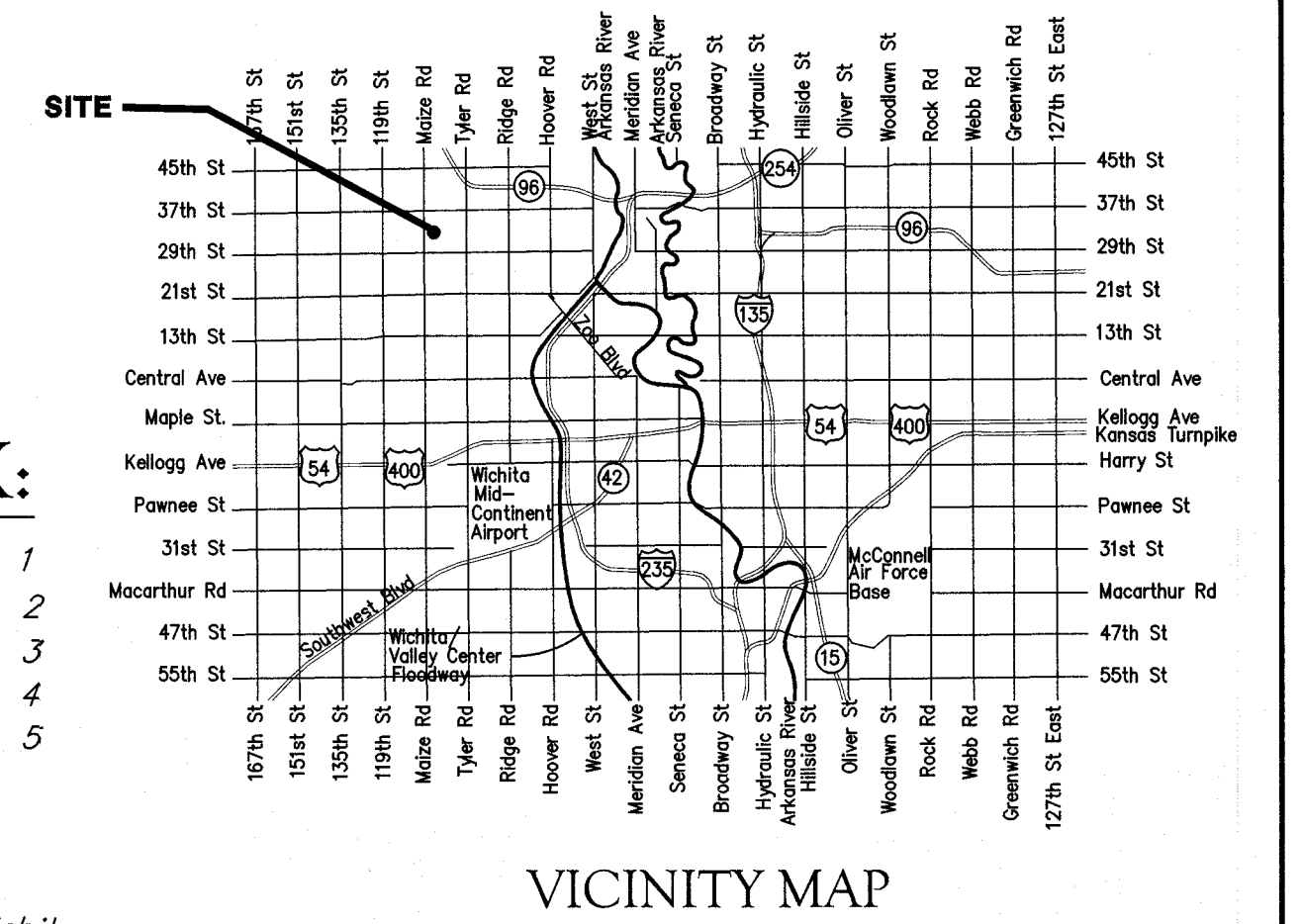
- The Contractor shall comply with all applicable safety regulations. All construction shall be completed following current City Standard Specifications and Special Provisions.
- Contractor will be required to provide notice to utility companies a minimum of seventy-two (72) hours prior to any excavation, as follows:
Kansas One-Call 687-2470
The Contractor must notify the following in case of an emergency:
AT&T 1-800-246-6454
Black Hills Energy 1-800-694-8989
City of Wichita Water & Sewer 1-316-219-8921
City of Wichita Stormwater 1-316-268-4090
City of Wichita Traffic 1-316-268-4034
Cox Communications 1-888-249-3530
Kansas Gas Service 1-888-482-4950
Westar Energy 1-800-544-4857
- Utility service lines, poles, valve boxes, meters, and etcetera are to be adjusted as necessary by others prior to construction unless the plans specifically call for their adjustment by the Contractor or unless the plans specifically identify a utility to be adjusted by its owner during construction. Existing utilities and their location, as shown on the plans, represent the best information obtainable for design. The Contractor will be required to work around existing utilities within the right-of-way which do not conflict with proposed construction.
- Rubble from the removal of miscellaneous structures and excess excavation which is to be wasted shall be disposed of on sites to be provided by the Contractor. These sites shall be approved by the Engineer as to suitability, appearance and site location. Locations, in the opinion of the Engineer, that will leave an unsightly appearance will not be approved. All disposal sites must be approved by the Kansas Department of Health and Environment. Material either stockpiled or disposed of in a flood plain would require a Kansas State Board of Agriculture permit. Any material dumped in waters of the United States or wetlands is subject to U.S. Corps. of Engineers permitting regulations. Any material buried or stockpiled beyond approved construction limits would require additional archaeological investigations unless buried in a previously approved borrow location.
- Trees and shrubs in public right-of-way which are in direct conflict with proposed new construction shall be removed by the Contractor with the Engineer's approval. Trees and shrubs which are not in direct conflict with proposed new construction shall be saved and protected from damage.
- The Contractor shall give all property owners and/or tenants of developed property abutting the construction of this project a minimum of ten (10) days notice prior to start of construction.
- The Contractor shall be responsible for preserving property irons. The Contractor will be required to re-establish any property irons which are damaged or destroyed by his construction operations. Such irons shall be re-established by a licensed land surveyor in accordance with state laws.
- The Engineering Division shall field locate water valves one time during construction when requested by the Contractor. It shall be the Contractor's responsibility to preserve such field locations during the construction process. Water valves, valve boxes or fire hydrants damaged during construction shall be repaired by Contractor at his own expense. Valve boxes and water meters within the project limits shall be adjusted to match field grades by the contractor.
- The Contractor shall notify the consultant engineer and Tom Mason with the City at 316-268-4574 with the anticipated construction start date and notify them of project completion. Staking and inspection for this project will be the responsibility of the Contractor.
- If traffic is impacted by construction, a traffic control plan must be submitted and approved by the City Traffic Engineer, Brian Coon at traffic@wichita.gov before construction can begin. The Contractor shall be responsible for all traffic control measures to facilitate construction. All construction zone markings and signage shall conform to the latest version of Manual on Uniform Traffic Control Devices (MUTCD) as published by the US Dept. of Transportation, Federal Highway Administration. All costs associated with construction markings and signage shall be the Contractors responsibility.
- All elevations shown are U.S.G.S. Datum (NAVD 88).
- All areas disturbed during construction that will not be under proposed pavement shall be restored to match existing conditions.
- Any sidewalk, drive approach, or street pavement removed to construct project must have a pavement cut permit and be replaced by the City contractor. Permits can be obtained by calling 316-268-4501 or 316-268-4480.
- City maintenance of storm sewer ends at the least structure in the easement or right-of-way.
- A portion of excess excavated material shall be mounded around manholes which extend more than one (1) foot above the existing ground. Such mound shall be constructed with new development a six (6) foot diameter flat top with 4 to 1 side slopes down to the original ground. The elevation of the flat top of the mound shall be 0.4 foot below the top to the manhole.
- Geotechnical report available upon request.
- Contractor shall limit the extend of trench open overnight and weekends to less than 50 feet.
- The inspecting firm shall submit to the City Stormwater Maintenance Division a digital copy of the CCTV inspection of the conduits and structures following construction. The digital file formation shall be compatible with the City input template. A copy of the template is available upon request at 316-268-4090.
- The Contractor shall protect from damage and support existing utilities through construction as approved by the utility owner and the Engineer at the contractor's expense.
- All existing and proposed erosion control measures including silt fencing, erosion control mat, straw bales, inlet barriers, and const. entrance shall be maintained throughout construction by the contractor and until project is accepted by the City of Wichita. The on-site engineer shall complete weekly reports on the status of erosion control measures. The contractor shall be required to comply with maintenance and/or replacement of erosion control measures as determined by the on-site engineer until project is accepted by City of Wichita Maintenance. Replacement of erosion control measures to be paid by L.S. bid item "Site Restoration."
- All excess excavation shall remain on-site and shall be stockpiled or spread at a location determined by the engineer.
- All areas disturbed during construction shall be seeded, mulched, and fertilized as follows (Permanent Seeding):
Seed: Kansas Premium Fescue Blend: 8 lbs./1000 sq. ft.
Mulch: Prairie Hay: 2 tons/acre
Fertilizer: 12-24-12: 850 lbs./acre
All costs associated with seeding, mulching, and fertilizing shall be included in bid item "Seeding". All seeding operations shall conform to City of Wichita Standard Specifications.
- The Contractor shall not begin work on the project until the Project Inspector is assigned and on site. Any work completed without inspection will be required to be uncovered for inspection at the Contractor's expense.

STORM SEWER IMPROVEMENTS to serve CNL Medical 7329 West Village Circle Wichita, KS 67214 Gary Janzen, P.E. City Engineer Project Number 577PPD (133119)

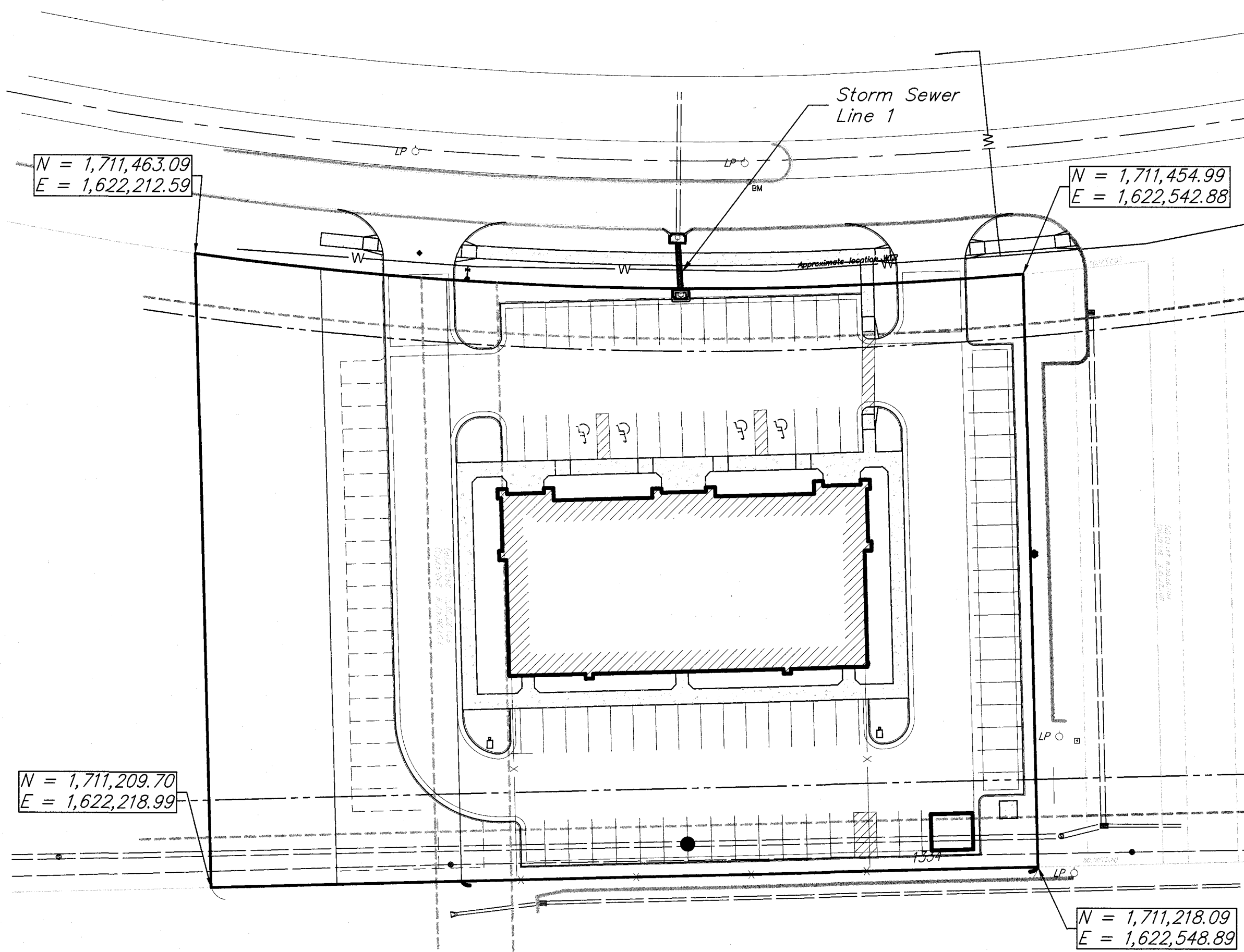
AS BUILT PLANS
Contractor: Apex Excavating
Inspector: Larry Powell, Baughman Co.
As Built by: KEK, 11/18/19

SHEET INDEX:

Title Sheet	1
SWS Line 1 Plan/Profile	2
Grading Plan	3
Erosion Control Plan	4
Copy of Plat	5



*Details are available at City of Wichita web site at <http://www.wichita.gov/PWU/StandardsConstruction/Forms/WebPageStandardsConstruction.aspx>



Stormwater Certification:

(New Development) or Redevelopment (Circle One)

Stormwater Permit # SW2013-0012

NOI Permit # S-AR94-1548

These construction plans were prepared in accordance with the current Stormwater management Regulations as set forth in the City of Wichita's Stormwater Management Ordinance 16.32 and the policies/guidelines presented in the Wichita/Sedgwick County Stormwater Manual.

Site Area (Acres) = 1.52 acres

Disturbed Area (Acres) = 1.52 acres

Water Quality Treatment: Offsite BMP Program

Downstream Channel Protection: Detention: Regional Detention Basin

The BMP used for this development is: Silt Fence and Offsite BMP Program

Water Quality Treatment

Basin	Weighted Volumetric Runoff Coef. (R _w) (eq. 4-24*)										WQ, ft ³ eq. 4-25*
	Undist.	Dist.	Red. Imp.	New Imp.	Total	U	D	Redev. I	I	R _w	
#	ft ²	ft ²	ft ²	ft ²	Area ft ²	%	%	%	%	%	
Basin to Pond	0	15,642	0	50,741	66,383	0.000	0.047	0.000	0.726	0.7733	5,133

APPROVED AS NOTED
BY WICHITA PUBLIC WORKS ENGINEERING
AND STORMWATER DIVISION

Engineering Aith Gatehey 5-17-19

Stormwater Joe Fells 5-17-19

NOTE TO CONTRACTORS

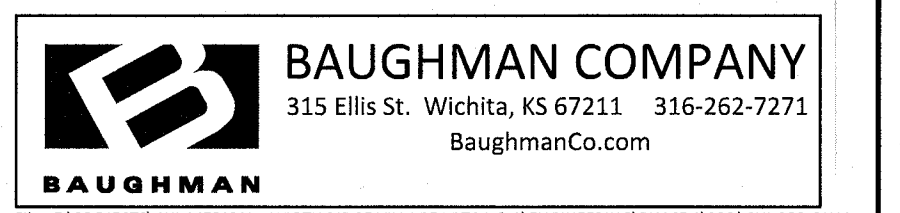
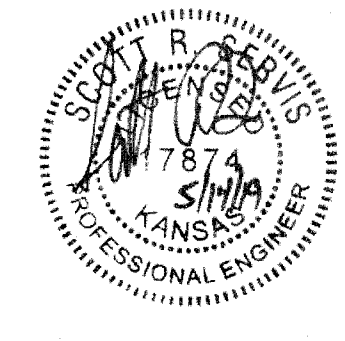
Inspection and testing for this project is to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said Inspection to be in accordance with the City of Wichita standard construction engineering practices and certified by a Licensed Professional Engineer in the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

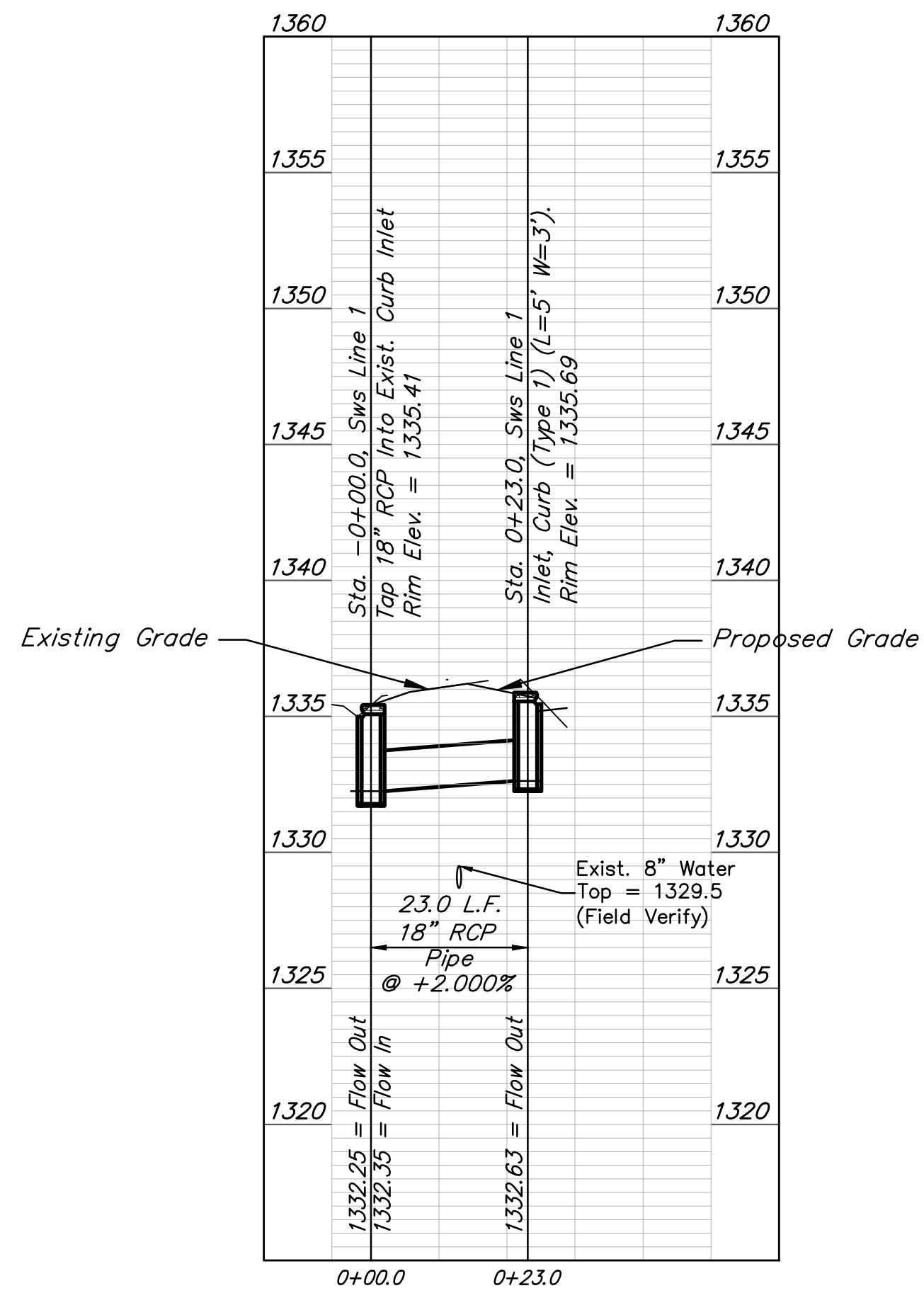
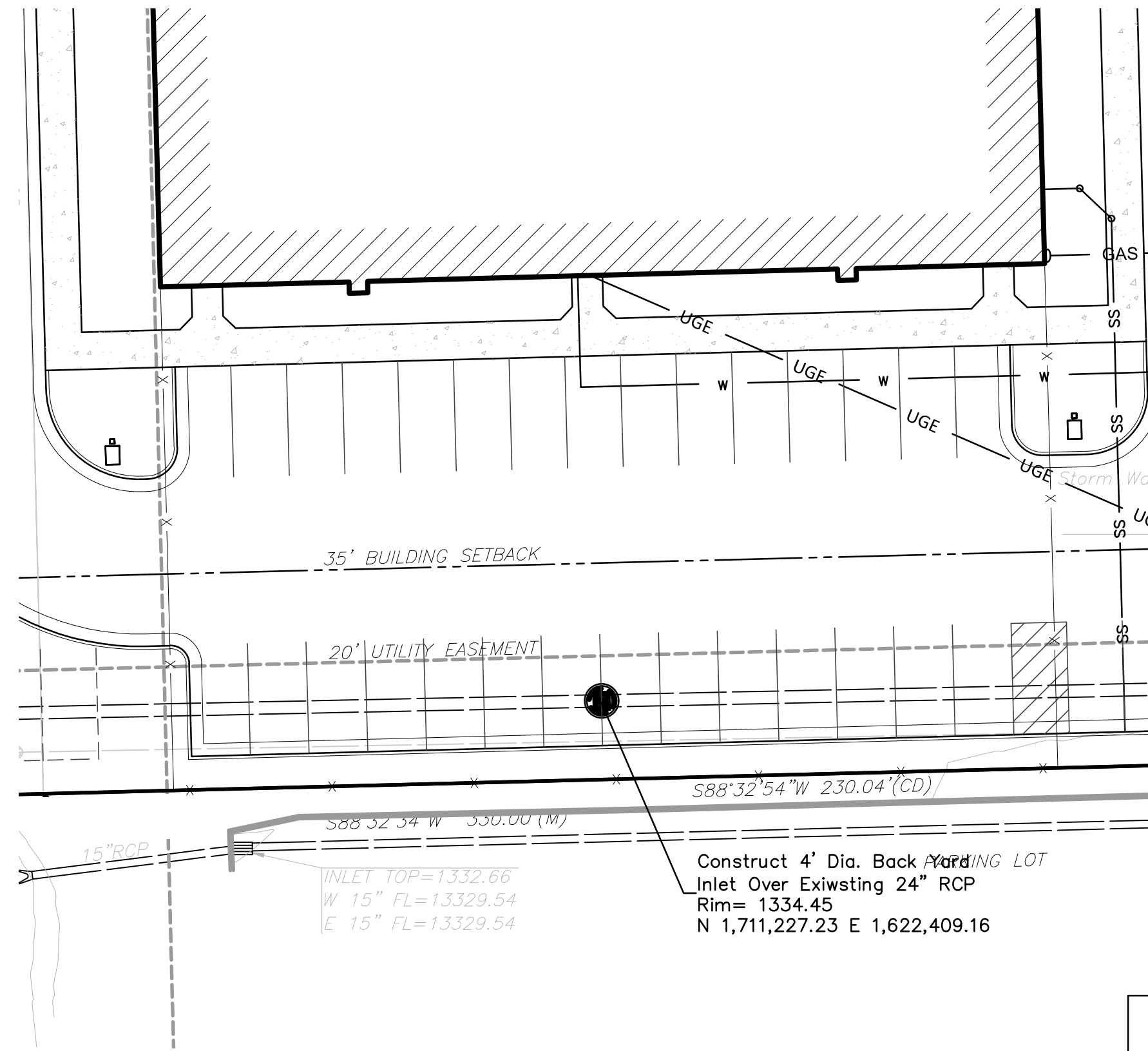
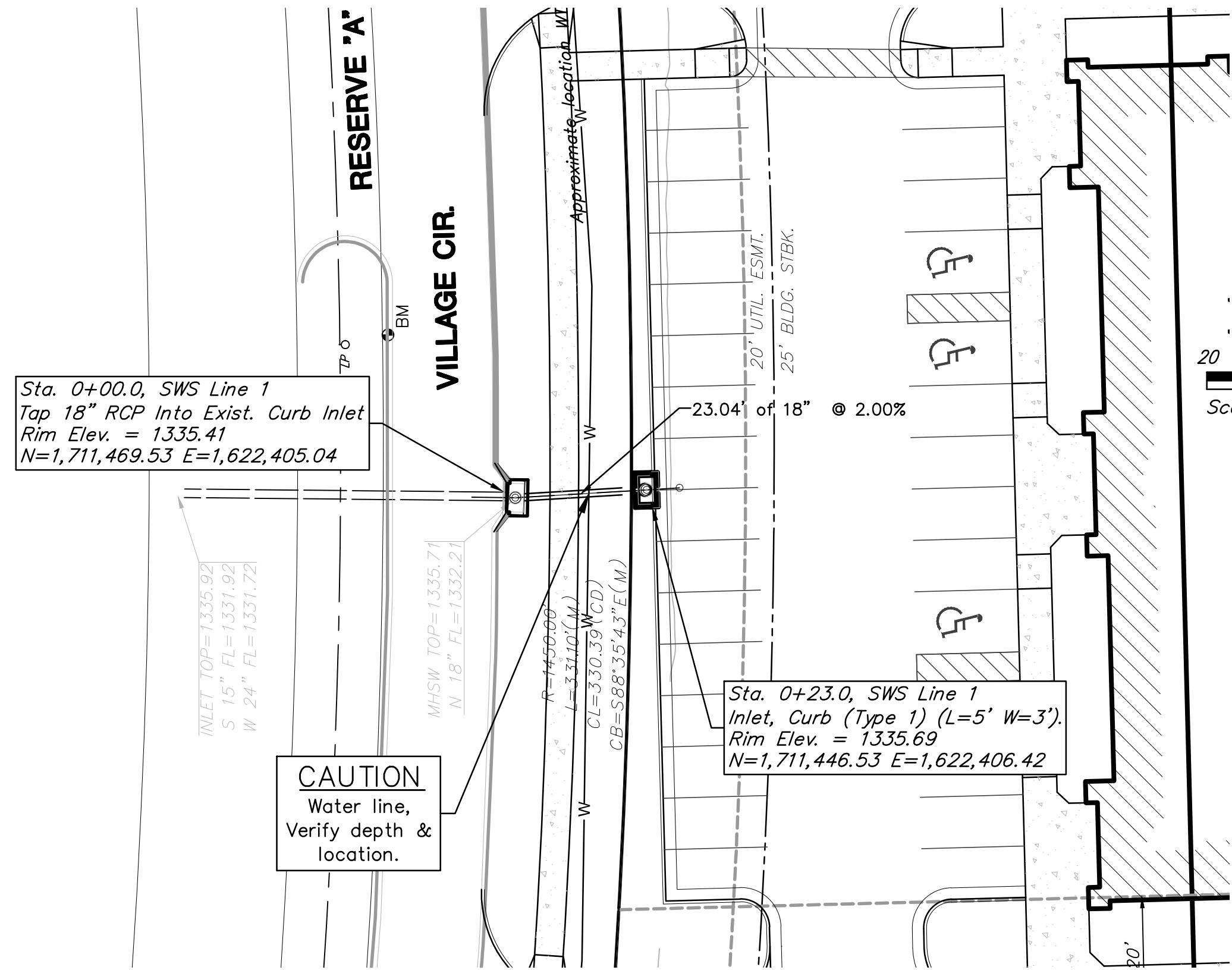
An approved copy of these plans signed by City staff are required on-site.

BENCHMARKS

SITE BENCHMARK-1
"V" notch chiseled on
Top of Curb
Elevation=1353.28 (NAVD 88)

Site Benchmark - 1
"V" chiseled on gutter of curb, Southwest return of parking lot,
Lot 3 Northridge Plaza Add.,
4013 N. Ridge Road
Elevation = 1334.34 (NAVD 88)





ERU Plan for CNL Medical

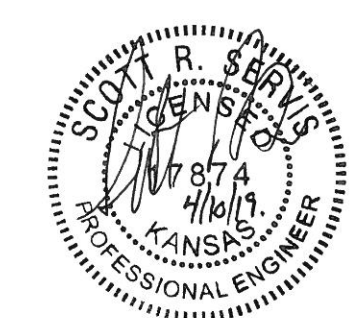
ERU Plan:	Redev. Imperv.	New Imperv.	Total Imperv.
Area Disturbed (ft ² .)	(ft ² .)	(ft ² .)	(ft ² .)
66,383	0	50,741	50,741

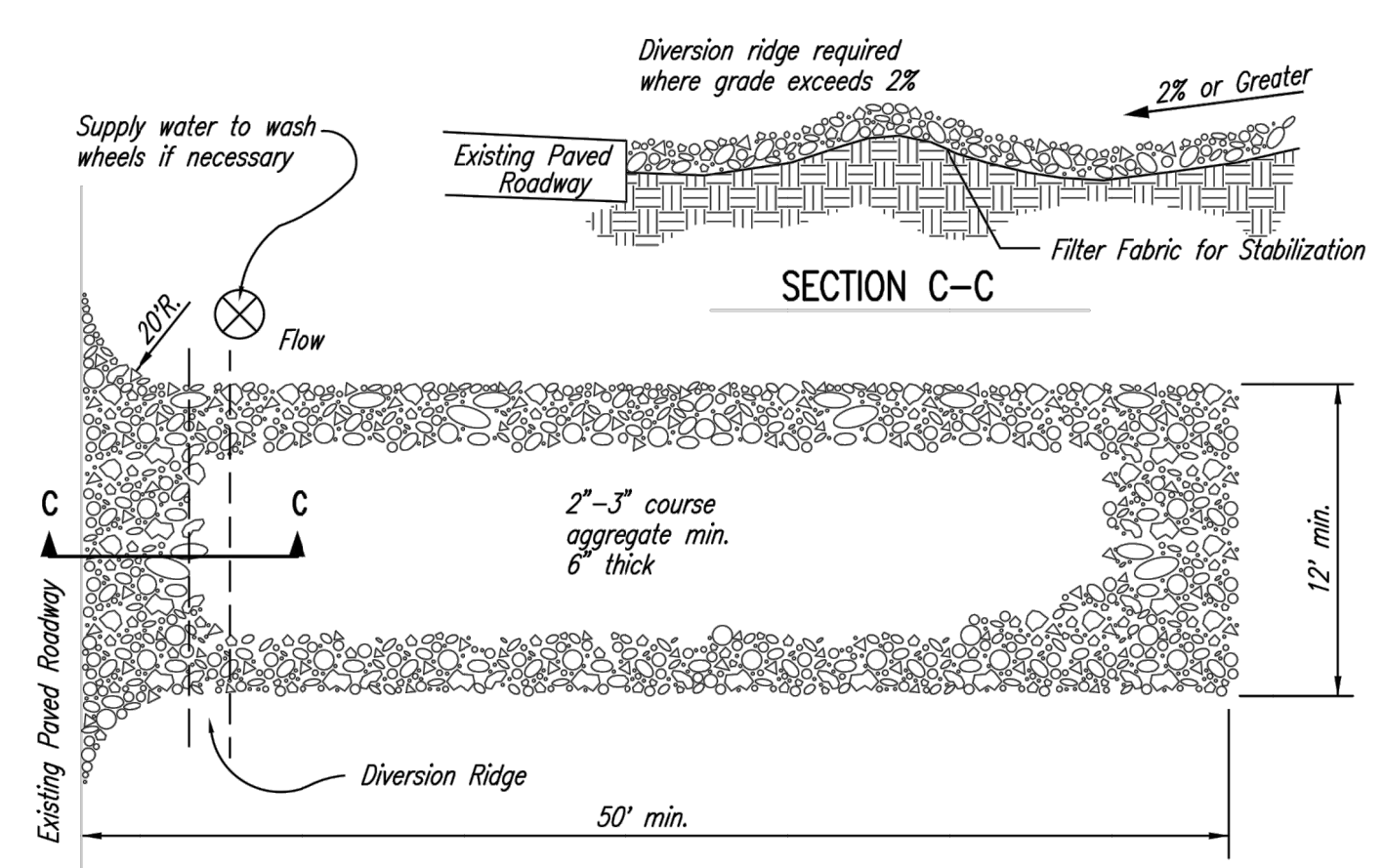
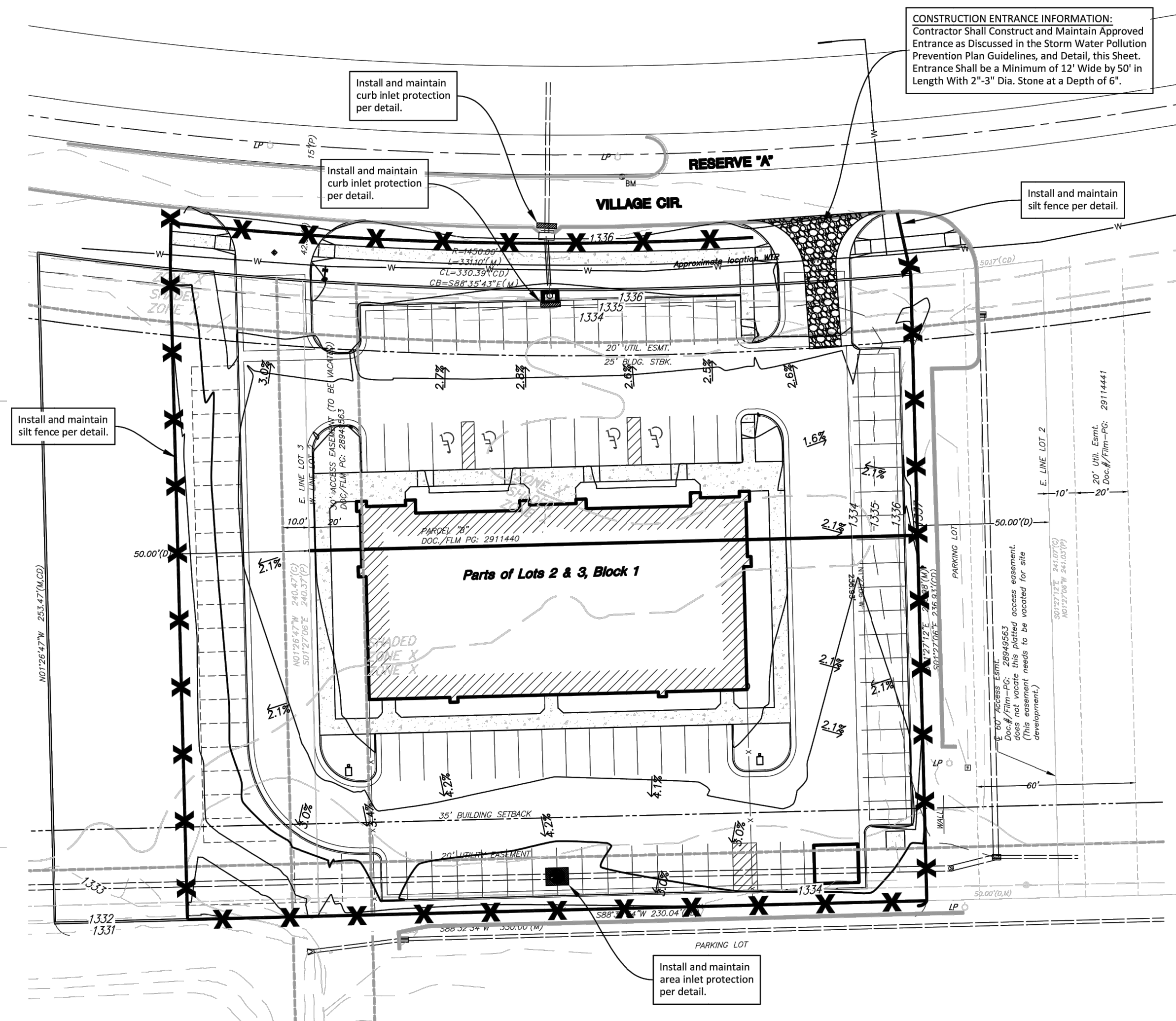
ERU PLAN

Scale: 1" = 100'-0"

100 0 100

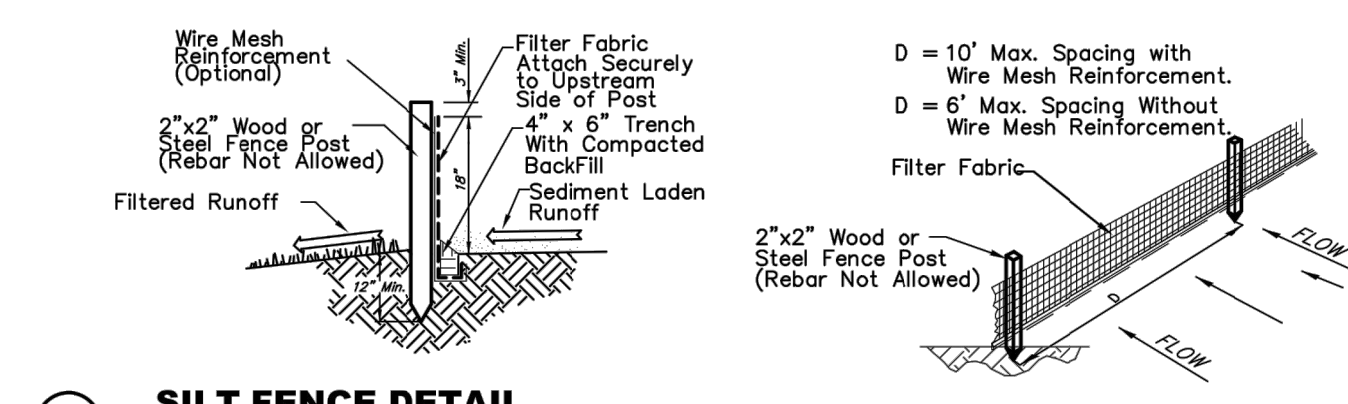
BAUGHMAN COMPANY
 315 E. 10th St., Wichita, KS 67213 316-262-7275
 BaughmanCA.com



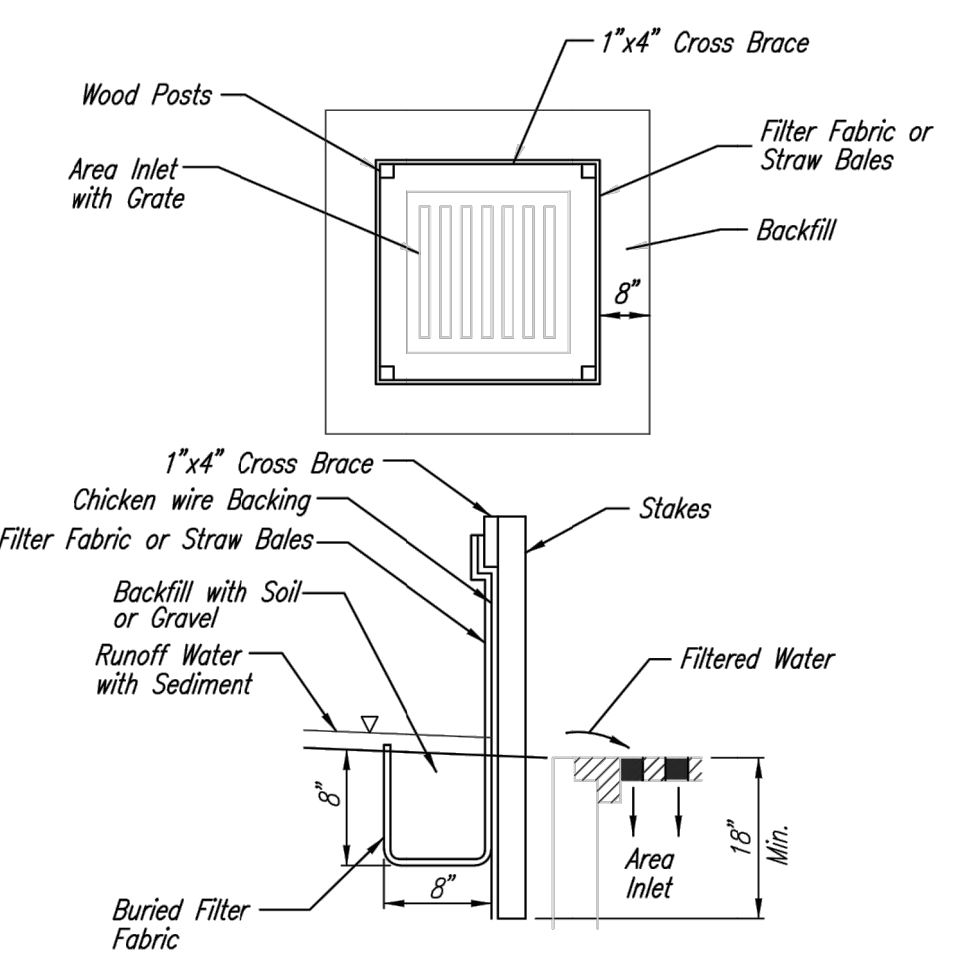
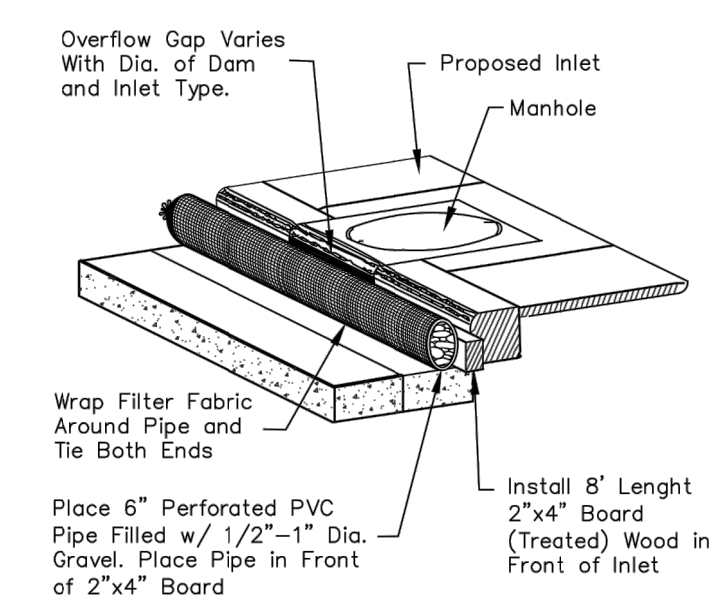


- NOTES:
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
 2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.
 3. 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.
 4. 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.

1 STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE



EROSION CONTROL PLAN
Scale 1" = 30'-0"



FOR REFERENCE ONLY
NOT TO SCALE

LEGAL DESCRIPTION

The west 230.00' of Lot 2 & the east 50.00' 3, Block 1, North Ridge Village Addition, Wichita, Kansas.

SITE INFORMATION

Total Area:	278,842.25 sq. ft. (1.81 acres)
Disturbed Area:	278,842.25 sq. ft. (1.81 acres)
Impervious Area, pre-const:	±0 sq. ft. (0.00 acres)
Impervious Area, post-const:	±48,343.82 sq. ft. (1.11 acres)

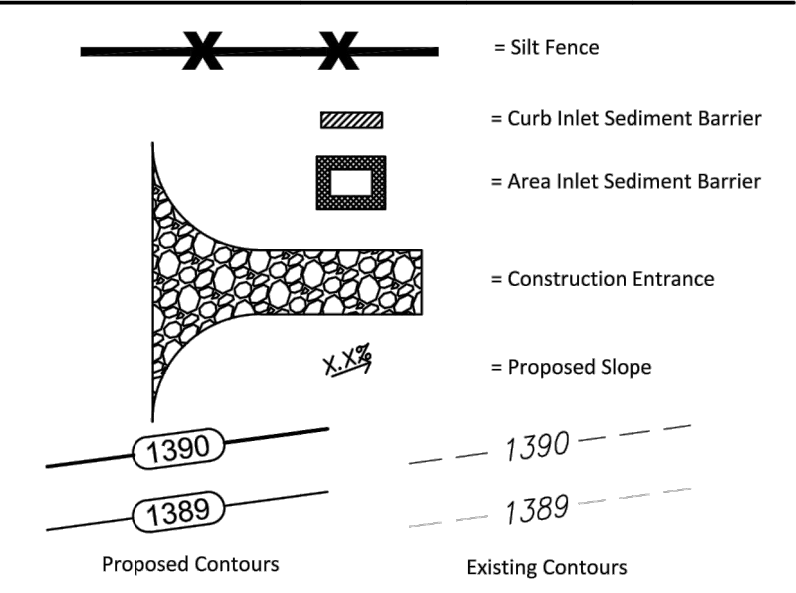
BENCHMARKS

Site Benchmark - 1
"X" chiseled on top of curb on south side of island 9' west of the southeast end of return.
Elevation = 1336.61 (NAVD 88)

EROSION CONTROL NOTES

1. No land clearing or grading shall begin until all applicable erosion control measures have been installed. This project is subject to this SWPP Plan. The Contractor shall comply with any unusual requirements as necessary for the site to be in compliance during construction, per this plan and City specs (See #11).
2. All exposed areas shall be seeded as specified within 14 days of final GRADING. Seed is to include straw mulch, crimped in place per industry standards.
3. Should construction stop for longer than 14 days, the site shall be seeded as specified.
4. Maintain erosion control measures after each rain and at least once a week.
5. This plan shall not be considered all inclusive as the contractor shall take all necessary precautions to prevent soil sediment from leaving the site.
6. Contractor shall comply with all state and local ordinances that apply.
7. Additional erosion and sediment control measures will be installed if deemed necessary by on site inspection.
8. Land disturbing activities shall not commence until approval to do so has been received by governing authorities.
9. If installation of storm drainage system should be interrupted by weather or nightfall, the pipe ends shall be covered with filter fabric.
10. See Landscape Plan for ground treatments in all disturbed areas beyond impervious surfaces.
11. This SWPP Plan should be in job trailer and/or on site at all times. The Contractor is responsible for any needed changes, updates or maintenance to BMP's on site. This plan may change and updates need to be recorded and documented on the plan. This plan is a flexible plan, due to changing site conditions and weather. Please inform Landscape Architect and/or Engineer of changes to plan.
12. ANY substitutions for the sediment control devices shown, must be approved by the Landscape Architect and/or Engineer prior to any uses on site.
13. An NPDES Permit Application has been submitted for this property. A copy of this application must be kept at the job site for the duration of the construction process.

EROSION CONTROL LEGEND



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

