PLOTTED: Thursday, September 03, 2020 @ 02:14PM

J:\PROJECTS\2016\161010317_PERFECTION_COURTYARDS AT BROOKFIELD_16317 CAD\SHTS\05 CIVIL\PAVP\PHASE 2B\16317 TITLE.DWG

GENERAL NOTES

1. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE SAFETY REGULATIONS. ALL CONSTRUCTION SHALL BE COMPLETED FOLLOWING CURRENT CITY STANDARD SPECIFICATIONS AND SPECIAL PROVISIONS.

2. 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	1-316-246-8464
BLACK HILLS ENERGY (GAS)	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
EVERGY	1-800-544-4857

3. UTILITY SERVICE LINES, POLES, ETC. 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.

4. 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 WILL 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 WILL REQUIRE ADDITIONAL ARCHAEOLOGICAL INVESTIGATIONS UNLESS BURIED IN A PREVIOUSLY APPROVED BORROW LOCATION.

5. 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 CITY ENGINEER'S APPROVAL. TREES AND SHRUBS WHICH ARE NOT IN DIRECT CONFLICT WITH PROPOSED NEW CONSTRUCTION SHALL BE SAVED AND PROTECTED FROM DAMAGE.

6. 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.

7. 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.

8. IF TRAFFIC WILL BE IMPACTED BY CONSTRUCTION, A TRAFFIC CONTROL PLAN MUST BE SUBMITTED AND APPROVED BY THE CITY TRAFFIC ENGINEER, 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 THE 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 CONTRACTOR'S RESPONSIBILITY.

9. ALL AREAS DISTURBED DURING CONSTRUCTION THAT WILL NOT BE UNDER PROPOSED PAVEMENT SHALL BE SEEDED AND MULCHED. COST SHALL BE CONSIDERED SUBSIDIARY TO PROJECT SEEDING.

10. CONTRACTOR SHALL LIMIT THE EXTENT OF TRENCH OPEN OVERNIGHT AND WEEKENDS TO LESS THAN 50 FEET.

11. EXISTING UTILITIES AND THEIR LOCATION, AS SHOWN ON THE PLANS REPRESENT THE BEST INFORMATION OBTAINABLE FOR DESIGN. LOCATION INFORMATION HAS BEEN OBTAINED FROM THE VARIOUS COMPANIES AND IS EITHER FROM COMPANY UTILITY DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.

12. ALL TRAFFIC CONTROL DEVICES IN THE WORK ZONE (INCLUDING MARKINGS AND SIGNS) AND THEIR INSTALLATION AND MAINTENANCE SHALL COMPLY WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). ALL TRAFFIC CONTROL DEVICES IN THE TRAVELED WAY OR CLEAR ZONE SHALL BE CRASHWORTHY (NCHRP REPORT 350 OR MASH COMPLIANT). https://safety.fhwa.dot.gov/roadway_dept/countermeasures/reduce_crash_severity/

13. ALL CONSTRUCTION EQUIPMENT, INCLUDING VEHICLES, MATERIALS, AND DEBRIS, SHALL BE STORED OUTSIDE OF THE CLEAR ZONE. WHERE THIS CANNOT BE ACHIEVED THE CONTRACTOR SHALL PLACE APPROPRIATE SIGNS, OBJECT IDENTIFIERS, AND/OR BARRICADES IN COMPLIANCE WITH MUTCD.

14. EXCEPT WHEN REQUIRED FOR SAFETY, TRAFFIC CONTROL SHALL NOT BLOCK ANY LANES OR SIDEWALKS WHEN WORK IS NOT BEING PERFORMED.

15. THIS PROJECT INCLUDES A CERTAIN AMOUNT OF ROLL TYPE CURB CONSTRUCTION. ROLL CURBS SHALL BE DEPRESSED THROUGH ALL DRIVEWAY OPENINGS WHEN SUCH DRIVES ARE CONSTRUCTED AS A PART OF THE PROJECT. NO MORE THAN 2 DRIVES 20 FEET IN WIDTH OR EQUIVALENT COMBINATIONS THEREOF ARE TO BE CONSTRUCTED WITH THIS PROJECT.

16. 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).

17. A SAW CUT OF AT LEAST ONE-HALF THE DEPTH OF THE EXISTING SURFACE COURSES OR ONE-FOURTH THE DEPTH OF THE EXISTING TOTAL PAVEMENT THICKNESS SHALL BE PROVIDED AT LOCATIONS WHERE PROPOSED CONSTRUCTION ABUTS AN EXISTING SURFACE OR PAVEMENT FOR WHICH PARTIAL REMOVAL OF THAT SURFACE OR PAVEMENT IS REQUIRED. SAW JOINT TO FACILITATE REMOVAL WITHIN THREE (3) FEET OF EXISTING JOINTS WILL NOT BE PERMITTED AND FOR SUCH INSTANCES THE LIMITS OF REMOVAL SHALL EXTEND TO THE EXISTING JOINT. SUCH SAW CUTS WILL NOT BE PAID FOR DIRECTLY AND THIS COST SHALL BE CONSIDERED AS SUBSIDIARY TO THE REMOVAL OF SURFACE OR PAVEMENT.

18. FOLLOW THE LINK BELOW FOR CONSTRUCTION DETAILS ON SPECIFIC CITY OF WICHITA STANDARD DETAILS: http://www.wichita.gov/PWU/Pages/Regulations.aspx

19. DEVELOPER FOR THIS PROJECT IS:
    PERFECTION SIGNATURE PROPERTIES, LLC
    11828 W CENTRAL, SUITE 124
    WICHITA, KS, 67212
    SCOTT LEHNER/JASON RONLC
    (316) 729-1900

PAVING PLANS FOR

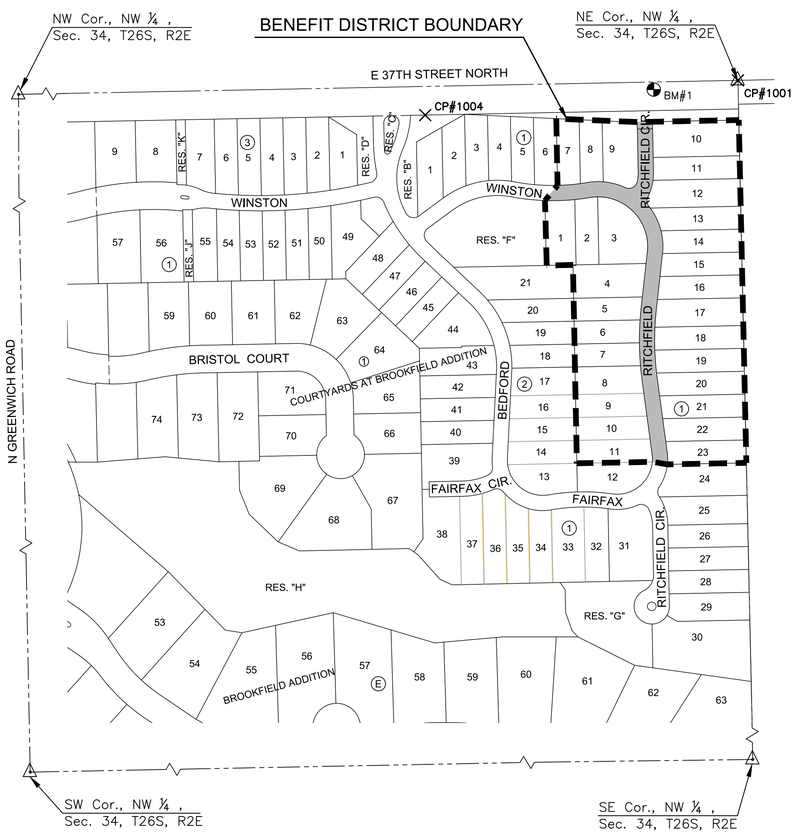
COURTYARDS AT BROOKFIELD ADD.

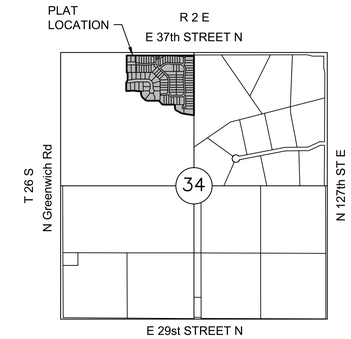
PROJECT NO. 472-2020-085631

AN ADDITION TO THE CITY OF WICHITA, SEDGWICK COUNTY, KANSAS
GARY JANZEN, P.E. - CITY ENGINEER

OCA NO. 810107

WINSTON: LOTS 7 THROUGH 9, BLOCK 1 & LOTS 1 THROUGH 3, BLOCK 2
RITCHFIELD: LOTS 10 THROUGH 23, BLOCK 1, & LOTS 4 THROUGH 11, BLOCK 2





VICINITY MAP

No Scale

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12-16	BMP SHEETS
17-22	CROSS SECTIONS
23	FINAL PLAT

STEVEN L. FRANK
LICENSED
23731
09/04/2020
KANSAS
PROFESSIONAL ENGINEER

N

SCALE: 1" = 150'
0 150 300

EARTHWORK SUMMARY

EXCAVATION	735 C.Y.
COMPACTED FILL (95%)	135 C.Y.
EXCESS (CUT)	600 C.Y.

NOTE:
If ADDITIONAL COMPACTED SOIL IS REQUIRED, CONTRACTOR SHALL GET IT FROM STOCKPILES ONSITE AND SHALL BE SUBSIDIARY TO EARTHWORK. EARTHWORK SUMMARY IS FOR INFORMATION ONLY. EXCESS MATERIAL TO BE HAULED OFFSITE AND SHALL BE SUBSIDIARY TO EARTHWORK..

PROJECT LENGTH

WINSTON	183 L.F.
RITCHFIELD	736 L.F.

BENCHMARKS

BM#1 CHISELED SQUARE ON CENTERLINE HEADWALL OF R.C.B.C. ON SOUTH SIDE OF 37TH ST. N., 176.9' W. AND 15.8'S. OF THE NE COR.OF NW 1/4 SEC. 34, TWP 26-S, R-2-E
ELEVATION = 1373.80 (NAVD 88)

BM#2 TOP OF 1 INCH PIPE AT NW COR., NW 1/4 SEC. 34, TWP 26-S, R-2-E.
ELEVATION = 1380.04 (NAVD 88)

CONTROL

1001 2" DISC AT SECTION
N=1710481.529, E=1688693.979
ELEV.=1373.00 CORNER

1002 1" PIPE AT SECTION CORNER - BM #2
N=1710429.511, E=1686021.965
ELEV.=1380.04

1003 1/2" REBAR W/ BAUGHMAN ID CAP
N=1710356.549, E=1686123.907
ELEV.=1378.51

1004 1/2" REBAR W/ BAUGHMAN ID CAP
N=1710408.816, E=1688038.505
ELEV.=1379.94

1005 BENCHMARK #1
N=1710462.199, E=1688517.490
ELEV.=1373.80

DATUM:
The Project Horizontal Datum is based on the NAD83, Kansas State Plane Coordinate System, South Zone, (US Survey Feet Definition), with a Combined Adjustment Factor (CAF) of 1.000120014. All coordinate and dimensions shown on these plans are modified to Ground values.

MKEC
Wichita, KS • 316-684-9600

PAVING PLANS FOR
COURTYARDS AT BROOKFIELD ADD.
PHASE 2B

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TITLE SHEET

PROJECT NO.	472-2020-085631
DATE	SEPT. 2020
SCALE	1"=150'

DESIGNED	DRAWN	CHECKED
SLF	CRM	SLF

NO.	REVISION	DATE

SHEET NO.
01 OF 23