

PRIVATE STORM WATER SEWER PLANS FOR LOT 13, COMOTARA INDUSTRIAL PARK 2ND ADDITION

CITY OF WICHITA, KANSAS
MICHAEL E. LINDEBAK, CITY ENGINEER
INDEX CODE 607861
USER CODE 688 PPS

APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA

STORM WATER SEWERS *2/18/97*

NOTE TO CONTRACTOR

PUBLIC PROPERTY:
INSPECTION AND TESTING FOR THE SEWER LINE 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. NO WORK SHALL BE PERFORMED IN DEDICATED EASEMENTS OR THE PUBLIC RIGHT-OF-WAY BY 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 CITY OF WICHITA SPECIFICATIONS AND STANDARDS (ON FILE AND AVAILABLE IN THE CITY ENGINEER'S OFFICE).

GENERAL NOTES

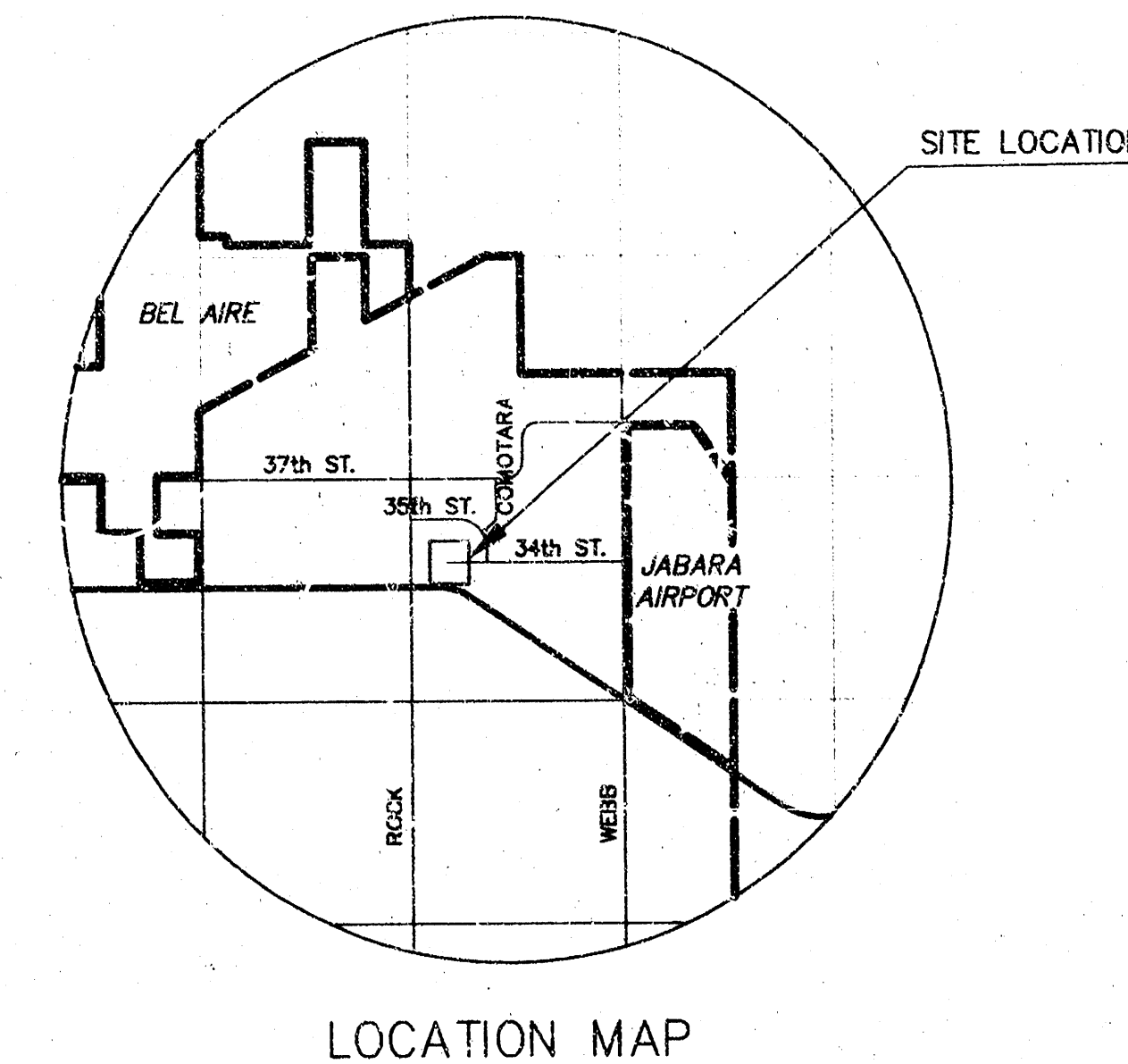
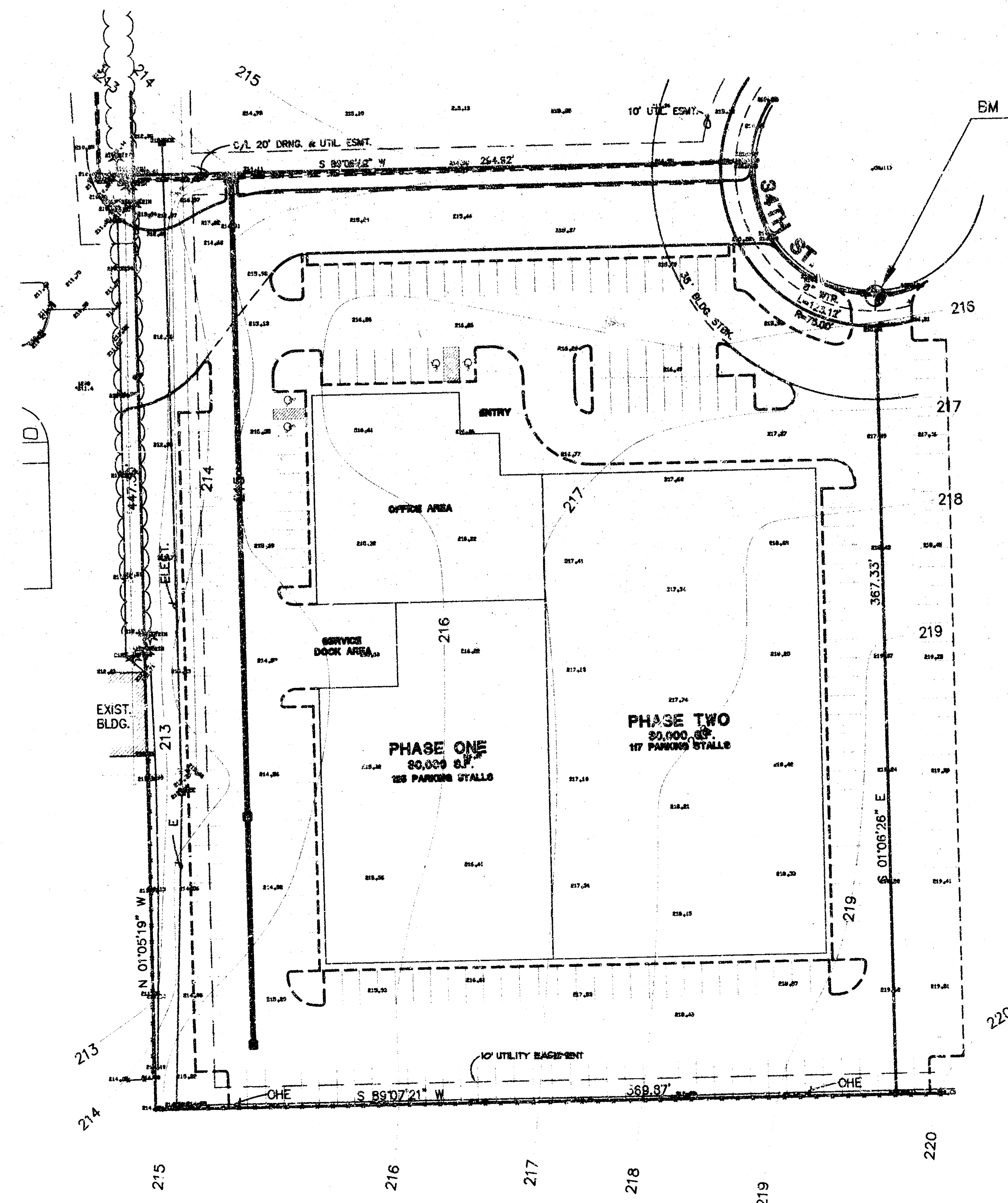
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR WILL BE REQUIRED TO RE-ESTABLISH ANY PROPERTY IRONS WHICH ARE DAMAGED OR DESTROYED BY HIS CONSTRUCTION OPERATIONS. SUCH IRONS SHALL BE RE-ESTABLISHED BY A LICENSED LAND SURVEYOR IN ACCORDANCE WITH STATE LAWS.
- EXISTING 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.
- CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF FORTY-EIGHT (48) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:

KANSAS ONE-CALL 1-800-344-7233
or 687-2470 (LOCAL WICHITA)

THE CONTRACTOR MUST NOTIFY THE FOLLOWING IN CASE OF AN EMERGENCY:

SOUTHWESTERN BELL TELEPHONE COMPANY	1-571-2115
CABLEVISION	262-0661
KANSAS GAS & ELECTRIC (ELECTRIC)	254-1141
KANSAS GAS & ELECTRIC (GAS)	832-3180 OR 832-3169
CITY OF WICHITA SEWER MAINTENANCE	268-4908
CITY OF WICHITA WATER DEPARTMENT	268-4908

- 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 THAT, IN THE OPINION OF THE ENGINEER, 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.
- PRIOR TO LAYING SEWER LINE, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION OF FLOW LINE OF EXISTING LINE AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLANS.
- 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.
- CONTRACTOR SHALL RESEED AND MULCH ALL DISTURBED AREAS. COST SHALL BE SUBSIDIARY TO SITE RESTORATION.



LOCATION MAP



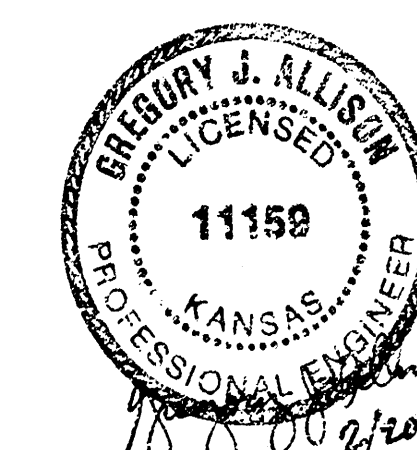
SCALE: 1" = 50'
LEGEND

INDEX TO DRAWINGS

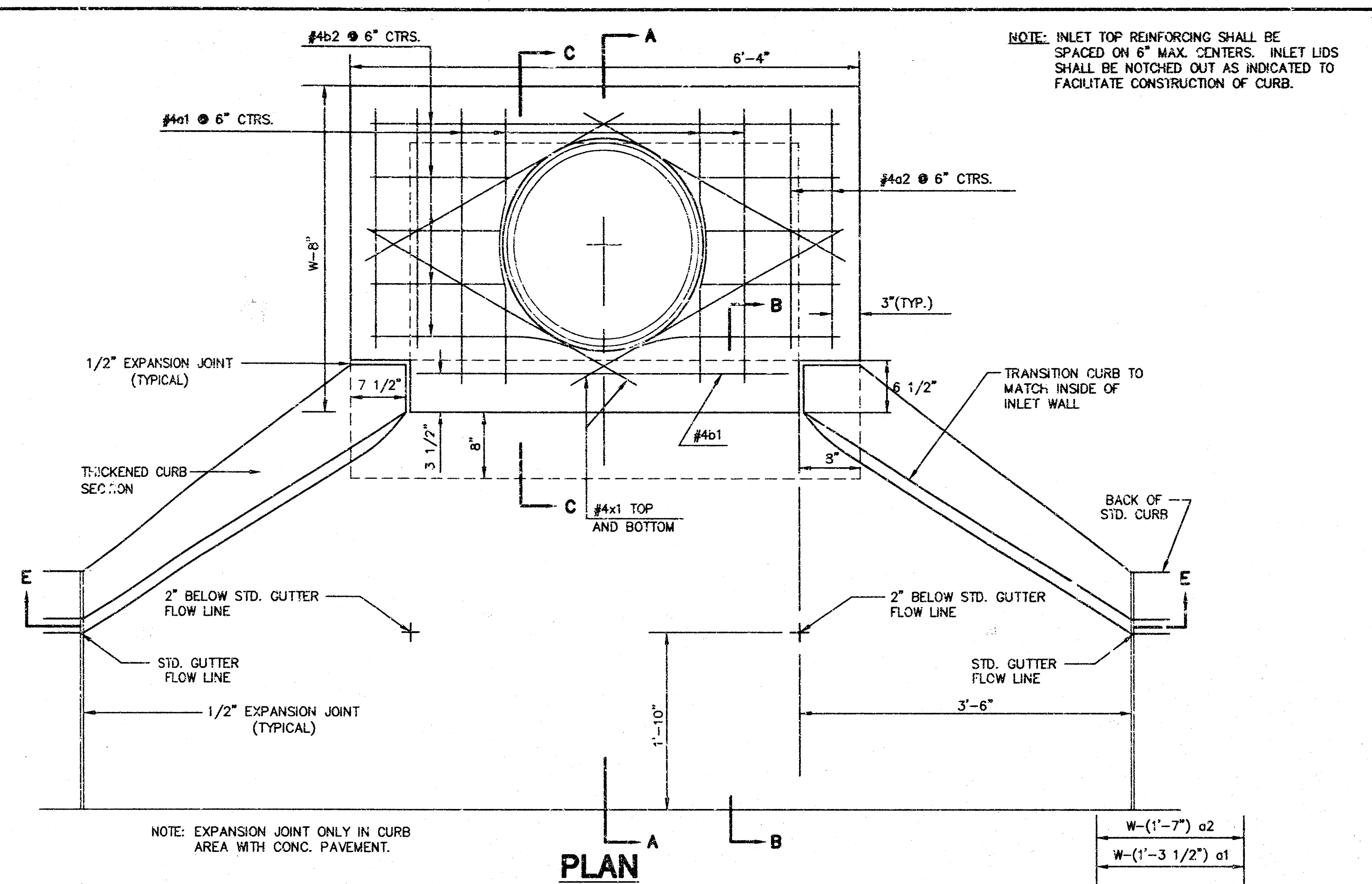
SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	TYPE 1-A CURB INLET
3	STD. DROP INLET
4	STORM WATER SEWER PLAN/PROFILE
5	FINAL PLAT

BENCHMARKS

BM #1 SQUARE CUT ON SOUTH T.C. OF 34TH ST. CIR.
IN LINE WITH THE EAST LINE OF LOT 13, COMOTARA
INDUSTRIAL PARK 2ND ADD. ELEV. = 215.045



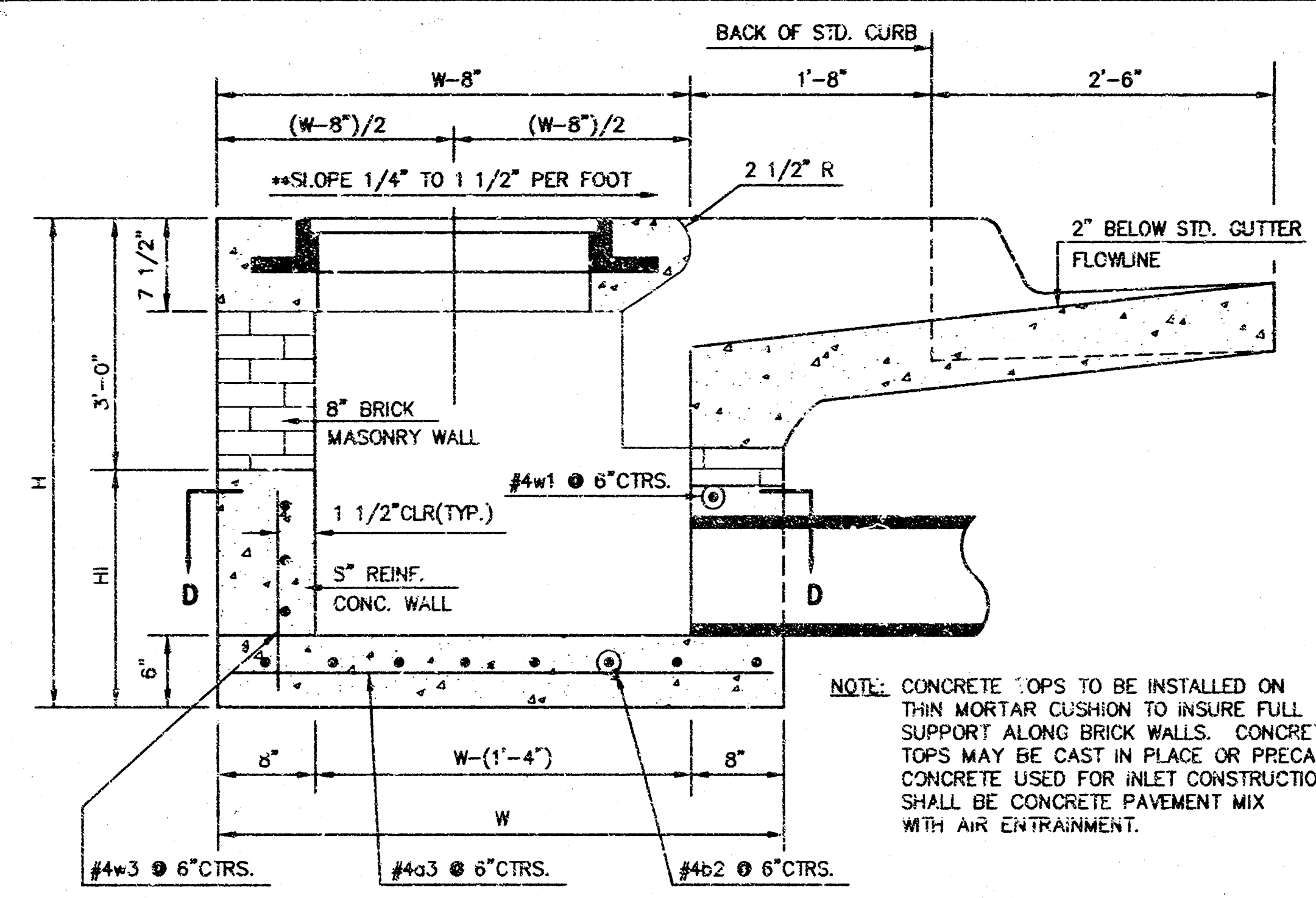
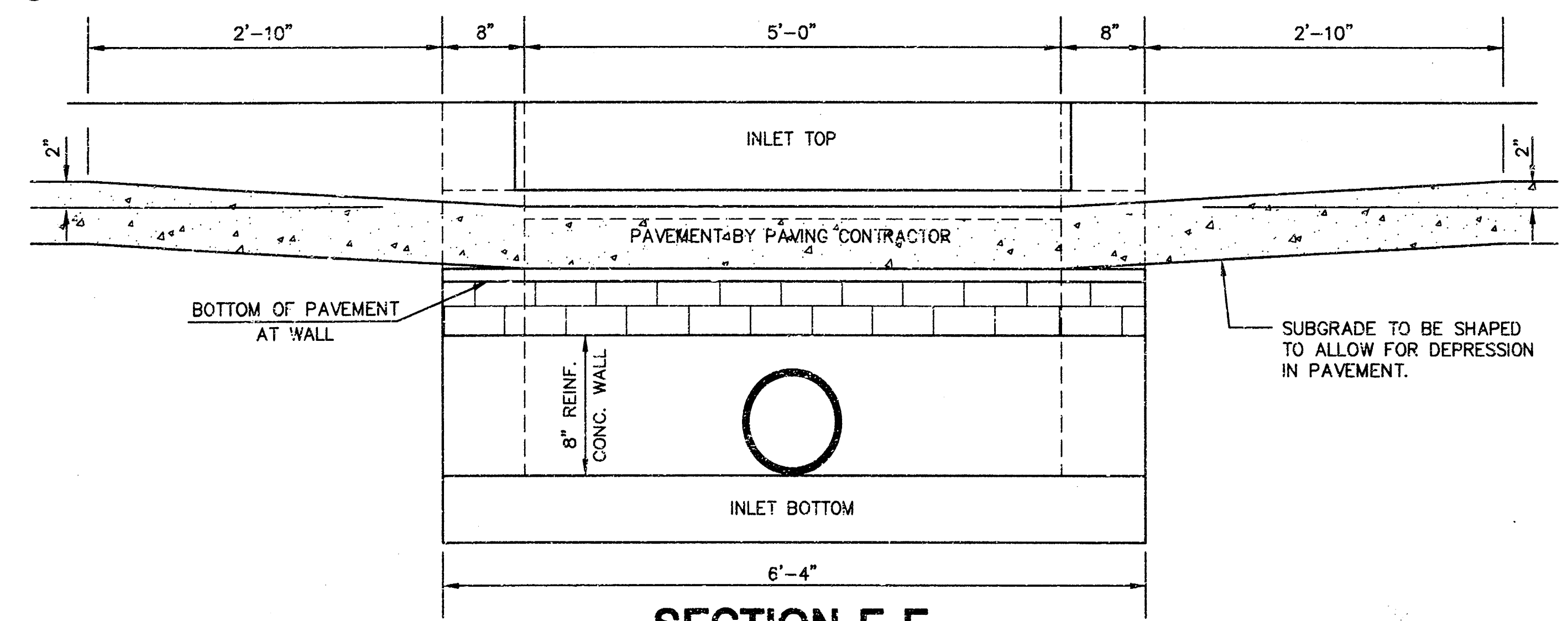
LOT 13 COMOTARA INDUSTRIAL PARK 2ND ADD. PROJECT NAME		
STORM WATER SEWER PLANS SHEET TITLE		
MID-KANSAS ENGINEERING CONSULTANTS, INC. 411 N. WEBB ROAD WICHITA, KS. 67206 316-684-9600	JTC DESIGN BY: JANUARY 1997 DATE	GJR DRAWN BY: COMO-IND JOB NO. GJA CHECKED BY: 1 / 5 SHEET/OF



PLAN

PRECAST SLAB AND FLOOR REINFORCING											
		W=4'-4"		W=5'-4"		W=6'-4"		W=7'-4"		W=8'-4"	
MARK	SIZE	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH
*a1	#4	6	6'-7"	6	8'-7"	6	10'-7"	6	12'-7"	6	14'-7"
a2	#4	4	6'-0"	4	8'-0"	4	10'-0"	4	12'-0"	4	14'-0"
a3	#4	13	4'-1"	13	5'-1"	13	6'-1"	13	7'-1"	13	8'-1"
b1	#4	1	4'-9"	1	4'-9"	1	4'-9"	1	4'-9"	1	4'-9"
*b2	#4	23	6'-1"	29	6'-1"	35	6'-1"	41	6'-1"	47	6'-1"
x1	#4	8	3'-10"	8	4'-2"	8	4'-6"	8	4'-10"	8	5'-2"
WALL REINFORCING											
		W=4'-4"		W=5'-4"		W=6'-4"		W=7'-4"		W=8'-4"	
MARK	SIZE	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH	NO.	LENGTH
w1	#4	①	6'-1"	①	6'-1"	①	6'-1"	①	6'-1"	①	6'-1"
w2	#4	①	4'-1"	①	5'-1"	①	6'-1"	①	7'-1"	①	8'-1"
w3	#4	32	②	36	②	40	②	44	②	48	②

* FIELD BEND OR CUT REINFORCING AS REQUIRED FOR CLEARANCE
 ① 4(HI-12"); (HI-12") ROUND DOWN TO NEAREST 0.5"
 ② HI-3"



NOTE: CONTRACTOR SHALL HAVE THE OPTION OF CONSTRUCTING 8" BRICK MASONRY WALLS BETWEEN THE CONCRETE INLET BASE AND TOP ON THIS INLET WHEN W=6'-4" AND H=7'-0" OR LESS.

ADDITIONAL CURB AND GUTTER CONSTRUCTION NECESSARY TO CONNECT SET-BACK INLET TO PAVEMENT WILL BE PAID FOR AT THE UNIT PRICE BID FOR EACH INLET HOOKUP.

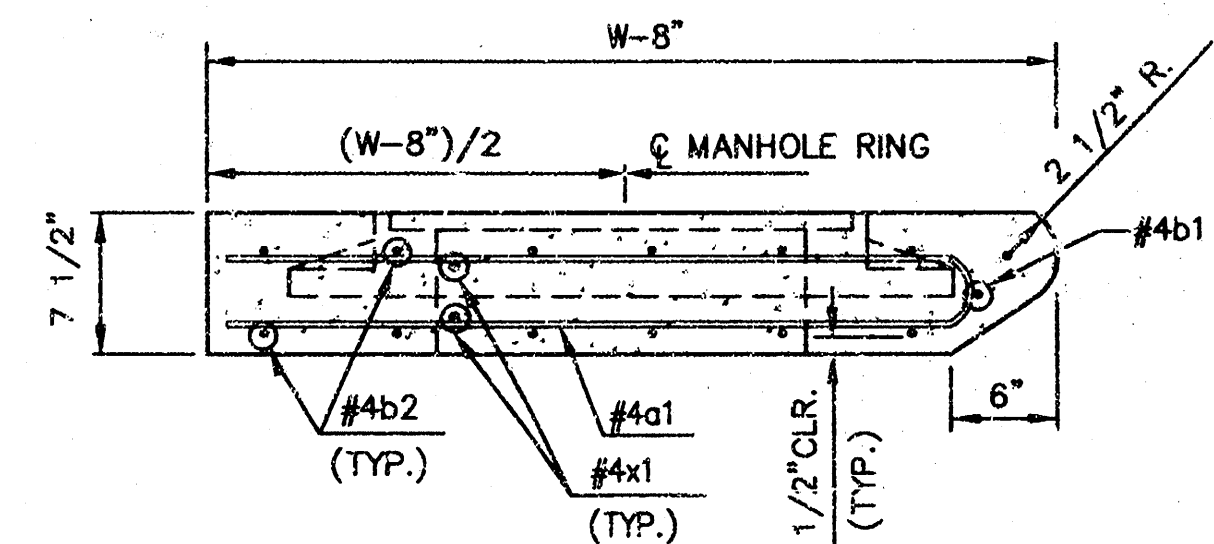
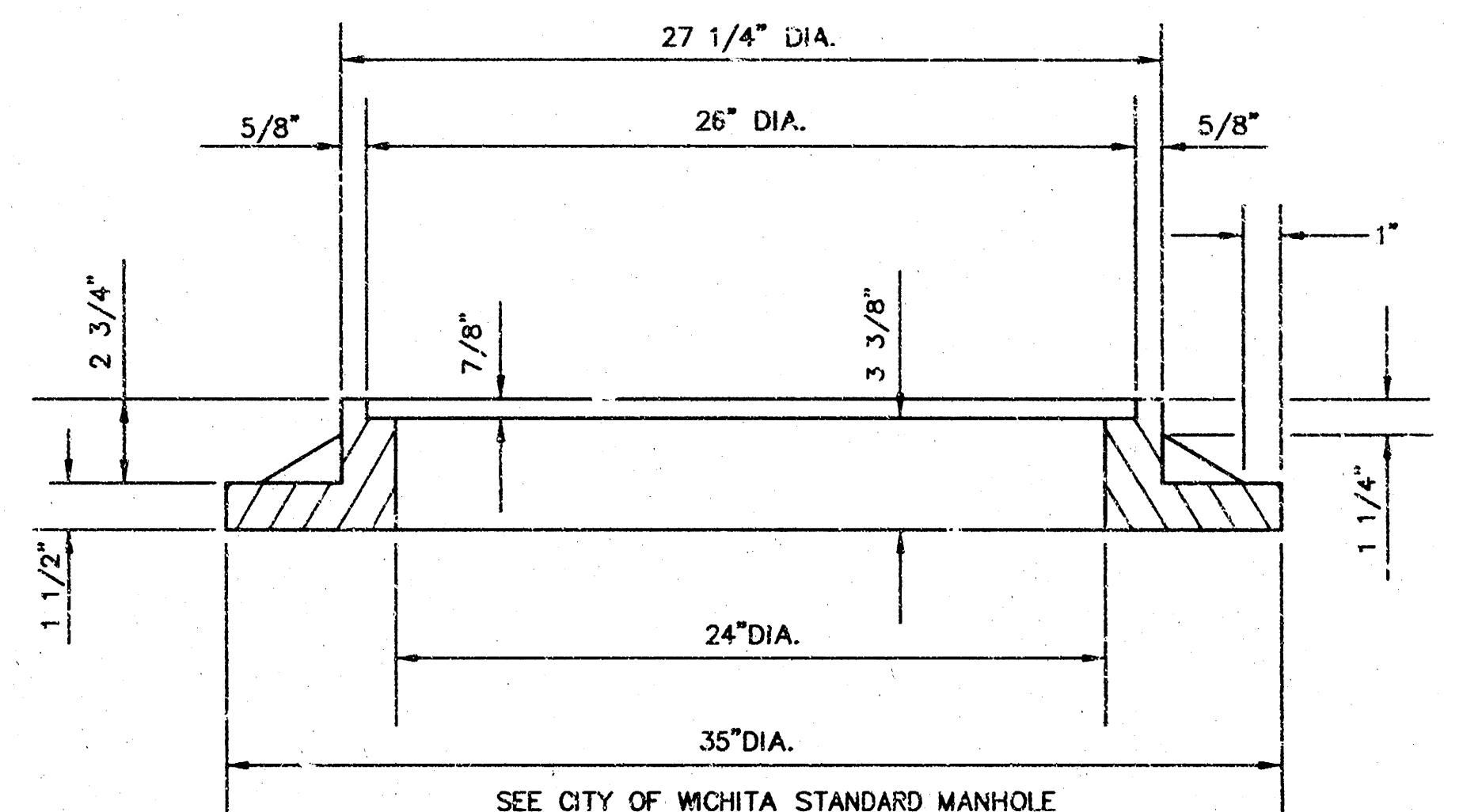
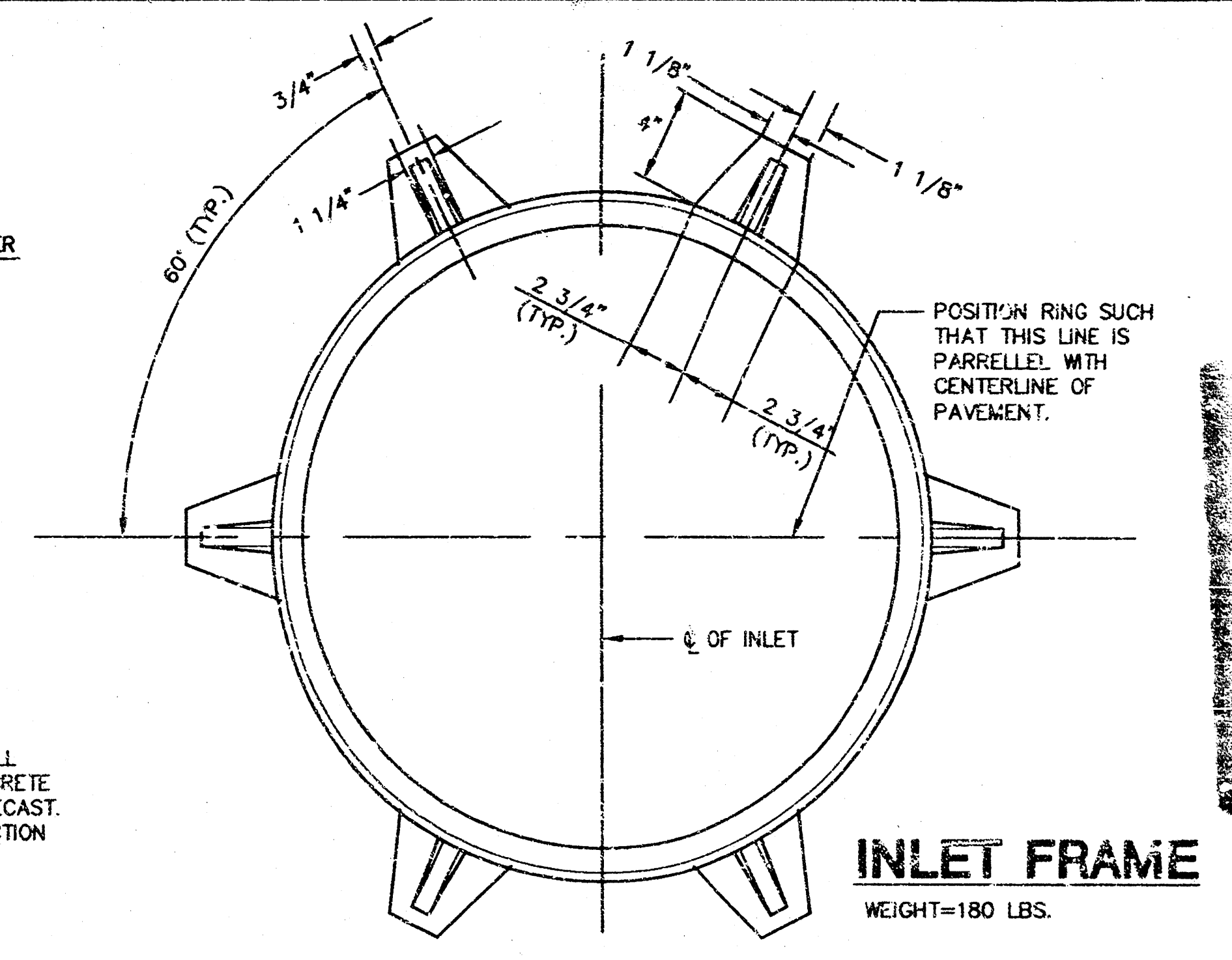
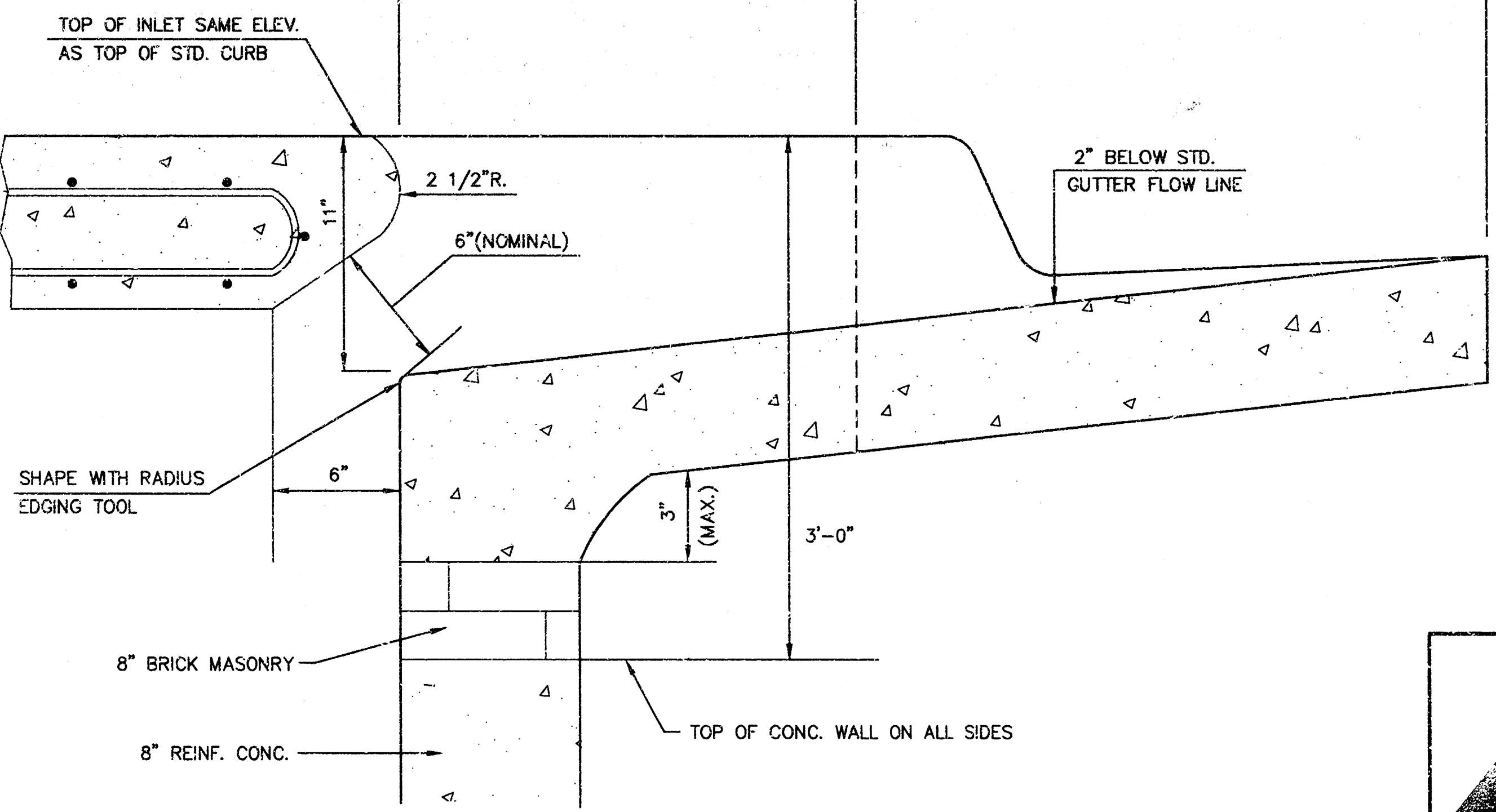
INLET INVERT SHALL BE SHAPED WITH 8 SACK SAND MIX CONCRETE TO CREATE FLOW CHANNELS AND TO INCREASE HYDRAULIC EFFICIENCY SUCH THAT THE INLET WILL BE SELF CLEANING BETWEEN ALL INLET AND/OR OUTLET PIPES.

THE ENDS OF ALL PIPES INSTALLED IN INLETS SHALL BE CUT OFF FLUSH WITH THE INSIDE FACE OF THE INLET WALL.

BENDING DIAGRAM

W	PRE-CAST TOP SIZE	PIPE SIZE	CU. YD. CONC.
4'-4"	3'-8"x6'-4"x7 1/2"	21" & SMALLER	0.38±
5'-4"	4'-8"x6'-4"x7 1/2"	24" & 30"	.51±
6'-4"	5'-8"x6'-4"x7 1/2"	36" & 42"	.64±
7'-4"	6'-8"x6'-4"x7 1/2"	48" & 54"	.77±
8'-4"	7'-8"x6'-4"x7 1/2"	60" & 66"	.90±

**NOTE: SLOPE OF INLET TOPS TO MATCH SIDEWALK OR PARKING SLOPES WITHIN LIMITS INDICATED.



MID-KANSAS ENGINEERING CONSULTANTS, INC.
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600

LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
 PROJECT NAME

STANDARD TYPE 1-A CURB INLET
 SHEET TITLE

DESIGN BY: C.O.W. DRAWN BY: M.K.E.C. CHECKED BY: GJA
 JANUARY 1997 DATE JOB NO. COMO-IND. 2 / 5

NOTE: GRATES SHALL BE IMPRINTED ON THE TOP SURFACE WITH "CITY OF WICHITA" USING LETTERS AT LEAST 1" IN HEIGHT. OTHER MARKING METHODS MAY BE USED ONLY IF APPROVED BY THE ENGINEER.

DEETER #2433 (OR EQUAL)
(REQUIRES ONE GRATE)
OPEN AREA 184 SQ. IN.
1.28 SQ. FT.

GRATE
23 1/2" x 23 1/2"

24"x24" FRAME & GRATE DETAIL

DEETER #2434 (OR EQUAL)
(REQUIRES TWO GRATES)
OPEN AREA 368 SQ. IN.
2.56 SQ. FT.

DOUBLE 24"x24" FRAME DETAIL

IF ASPHALT PAVEMENT, CONSTRUCTION LIMITS FOR CONCRETE TOP.
24 3/4"
29 1/4"
18" TYP.
2" TYP.
NO.1 COMMON BRICK
FLOOR SHAPING (8 SACK SAND MIX)
STD. CONC. PAVING MIX
3'-6"
NO. 4 BARS @ 12" CTRS. BOTH WAYS

IF ASPHALT PAVEMENT, CONSTRUCTION LIMITS FOR CONCRETE TOP.
24"
29 1/4"
18" TYP.
2" TYP.
BRICK MASONRY
FLOOR SHAPING (8 SACK SAND MIX)
STD. CONC. PAVING MIX
3'-6"
NO. 4 BARS @ 12" CTRS. BOTH WAYS
2" CLR.(TYP.)

IF ASPHALT PAVEMENT, CONSTRUCTION LIMITS FOR CONCRETE TOP.
48"
29 1/4"
18" TYP.
2" TYP.
BRICK MASONRY
FLOOR SHAPING (8 SACK SAND MIX)
STD. CONC. PAVING MIX
5'-6"
NO. 4 BARS @ 12" CTRS. BOTH WAYS

ORIFICE EQUATION		
$Q = C \cdot A \cdot \sqrt{2gh}$ $C = 0.60$		
h (DEPTH)	#2433 (SINGLE)	#2434 (DOUBLE)
0.1	1.95 cfs	3.89 cfs
0.2	2.75 cfs	5.50 cfs
0.3	3.37 cfs	6.74 cfs
0.4	3.89 cfs	7.78 cfs
0.5	4.35 cfs	8.70 cfs
0.6	4.77 cfs	9.53 cfs
0.7	5.15 cfs	10.30 cfs
0.8	5.50 cfs	11.01 cfs
0.9	5.84 cfs	11.67 cfs
1.0	6.15 cfs	12.30 cfs

LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
PROJECT NAME

STANDARD DROP INLET
SHEET TITLE

C.O.W. M.K.E.C. G.A.
DESIGN BY: DRAWN BY: CHECKED BY:
JANUARY 1997 COMO-IND. 3

ORIFICE EQUATION		
$Q = C \cdot A \cdot \sqrt{2gh}$		$C = 0.60$
h (DEPTH)	#2433 (SINGLE)	#2434 (DOUBLE)
0.1	1.95 cfs	3.89 cfs
0.2	2.75 cfs	5.50 cfs
0.3	3.37 cfs	6.74 cfs
0.4	3.89 cfs	7.78 cfs
0.5	4.35 cfs	8.70 cfs
0.6	4.77 cfs	9.53 cfs
0.7	5.15 cfs	10.30 cfs
0.8	5.50 cfs	11.01 cfs
0.9	5.84 cfs	11.67 cfs
1.0	6.15 cfs	12.30 cfs



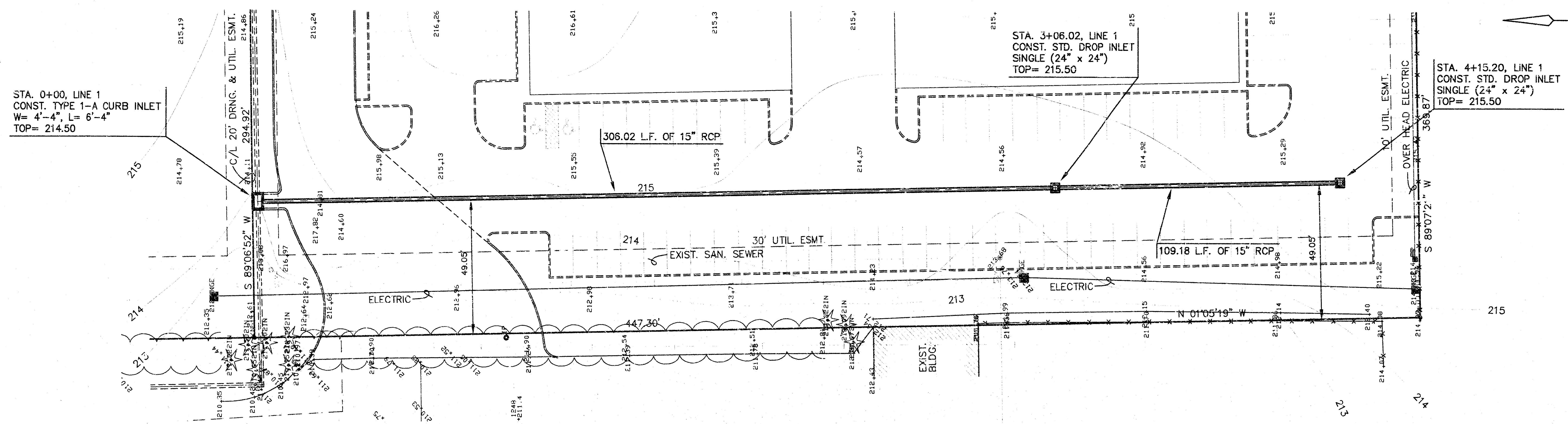
**MID-KANSAS ENGINEERING
CONSULTANTS, INC.**
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600

LOT 13
COMOTARA INDUSTRIAL PARK 2ND ADD.
PROJECT NAME

STANDARD DROP INLET
SHEET TITLE

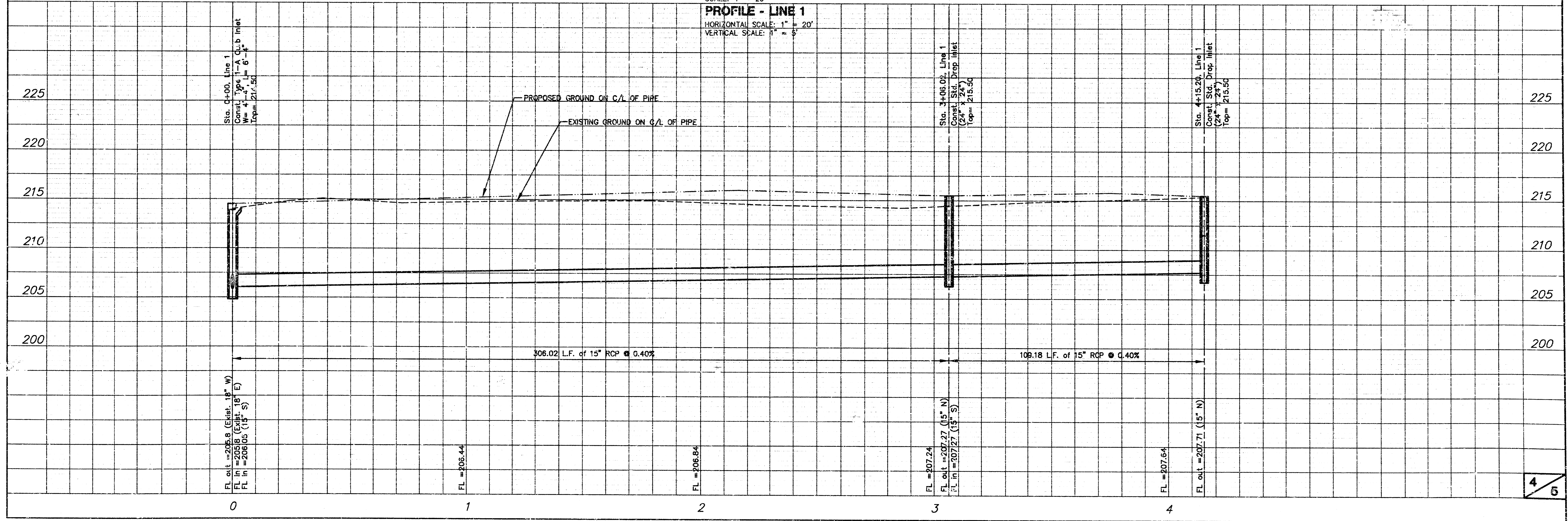
C.O.W.	M.K.E.C.	GJA
DESIGN BY:	DRAWN BY:	CHECKED BY:
JANUARY 1997	COMO-IND.	3 / 5
DATE	JOB NO.	SHEET/OF

**COMOTARA IND. PARK 2ND ADD.
STORM WATER SEWER
PRIVATE PROJECT- 688 PPS**



PLAN - LINE 1
SCALE: 1" = 20'

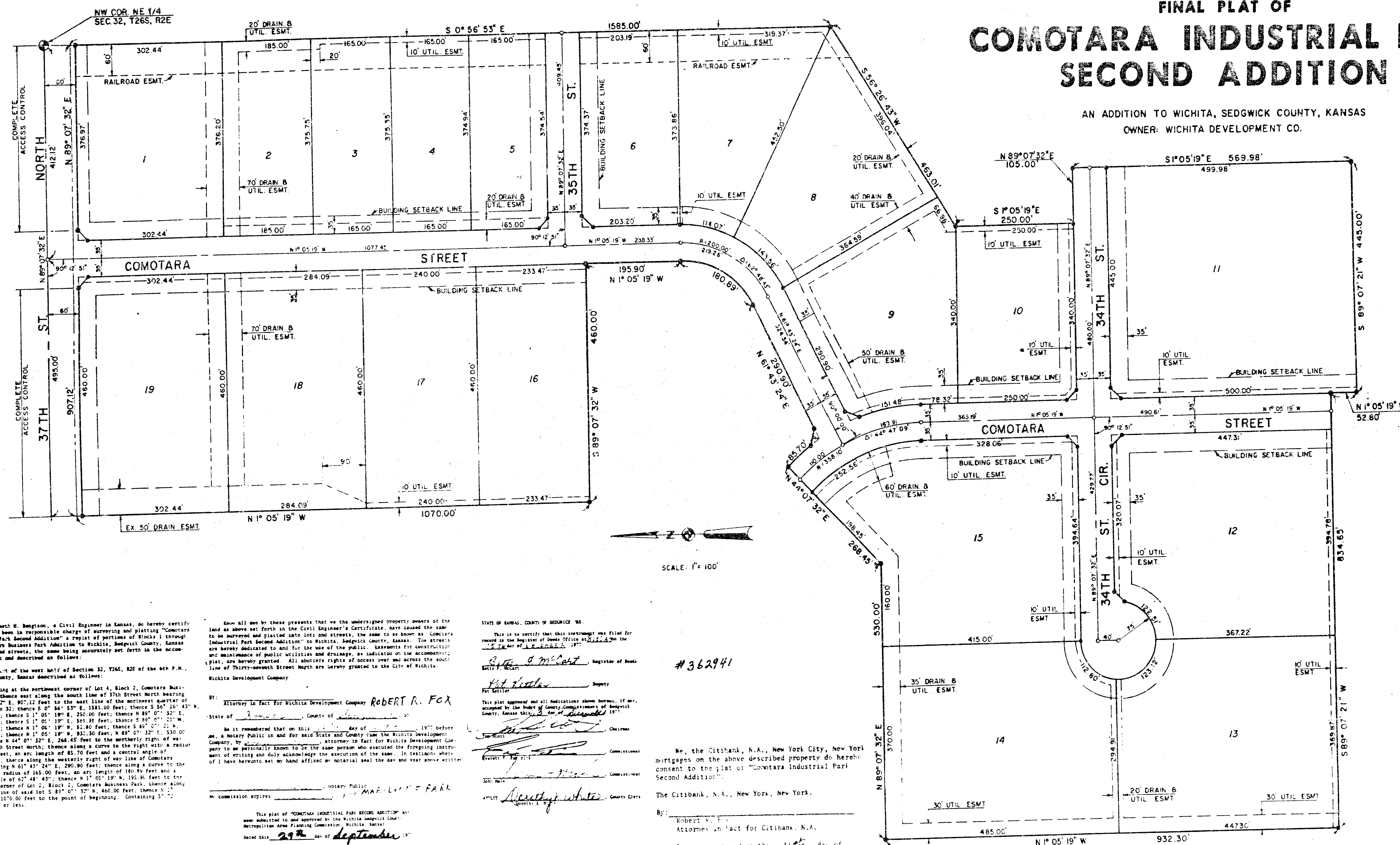
PROFILE - LINE 1
HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 5'



B-2 5-16

FINAL PLAT OF COMOTARA INDUSTRIAL PARK SECOND ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS
OWNER: WICHITA DEVELOPMENT CO.



I, Kenneth M. Bengtson, a Civil Engineer in Kansas, do hereby certify that I have been in responsible charge of surveying and platting "Comotara Industrial Park Second Addition" a replat of portions of Blocks 1 through 4 of Comotara Business Park Addition to Wichita, Sedgewick County, Kansas into lots and streets, the same being accurately set forth in the accompanying plat and described as follows:

That part of the west half of Section 32, T24S, R2E of the 6th P.M., Sedgewick County, Kansas described as follows:

[illegible]

Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's Certificate, have caused the same to be surveyed and platted into lots and streets, the same to be known as "Concise Industrial Park Second Addition" to Wichita, Sedgewick County, Kansas. The streets are hereby dedicated to and for the use of the public. Easements for construction and maintenance of public utilities and for the accommodation of the public are hereby reserved. All abutters rights of access over and across the south line of Thirty-seventh Street North are hereby granted to the City of Wichita.

Wichita Development Company

BY: Attorney in Fact for Wichita Development Company ROBERT R. FOX
State of Arizona County of Maricopa
be it remembered that on this 10th day of January, 1977 before me, a Notary Public in and for said State and County came the Wichita Development Company, by Robert R. Fox, attorney in fact for Wichita Development Company to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of said instrument, in testimony whereof I have hereunto set my hand and official seal. The day and year above said.

NOTARY PUBLIC
MARILYN S. FARR

This plat of "COMETASA INDUSTRIAL PARK SECOND ADDITION" has been submitted to and approved by the Wichita Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 29th day of September 1977

Wichita-Sedgwick County Metropolitan Area Planning Commission
 Maxine L. Taylor, Chairman
 Mayor L. Taylor
 J. T. L. Taylor

Robert A. Jaxir

This plat approves and all dedications shown herein, if accepted by the City Commission of the City of Wichita, Kansas, this 8TH day of June, 1971

21507

11/11/68

NAME: Donald C. Blasco RAYON: 7

YOUR NAME: Donald C. Blasco CITY: Clark

Donald C. Blasco

STATE OF KANSAS, COUNTY OF SEDGWICK, SS.

This is to certify that this instrument was filed for record in the Register of Deeds Office at Wichita on the 15 day of August, 1977.

Bert A. McCast, Register of Deeds

Bette F. McClart
Pat Kettler Deputy
Pat Kettler
This plat agreement and all dedications shown hereon, if an
[illegible] of [illegible] Commission of [illegible]

Accepted by the Board of County Commissioners of
County, Kansas this 13 day of December 1977.

John Holt

Everett, Paul R. 1914 Comm. 1931

John, Hale Comm. 1931

APPLT. Necrotomy white COUNTY CL
North I E.

2. *Phragmites* (common)

100-443887-100



362941

No. the Citibank, N.A., New York City, New York mortgages on the above described property do hereby consent to the plat of "Comotara Industrial Park Second Addition".

The Citibank, N.A., New York, New York.

By: _____

be it remembered on this 31st day of October 1977 before me, a Notary Public in

and for said State and County, gave the affidavits. N. New York City, N. York, by Robert E. Page, attorney in fact for United A.A. to be personally known to be the same person who executed the foregoing instrument of writing and duly acknowledge the execution.

the same. In testimony whereof I have hereunto set
my hand and affixed my Notarial seal the day and year
above written.

M. CORRECTION EXPIRES 26.9.7
 MARILYN

14-2-3-1
ENGINEER VAN DOREN-HAZARD-STALLINGS

B-2 5-16