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Legal Description

Part of Lot 3, Westwind 5th Addition, Wichita, Sedgwick County, Kansas described as follows: Beginning at the most westerly SW corner of said corner being on the east right-of-way line of Tyler Road; thence N01°28'06"E along a line of said Lot 3, 70.08 feet to a corner of said Lot 3; thence N89°59'59"E along a line of said Lot 3, 197.97 feet to a corner of said Lot 3; thence S89°59'44"E along a line of said Lot 3, 200.79 feet to a corner of said Lot 3; thence S01°28'50"W, 100.00 feet; thence S89°59'44"E, 35.00 feet; thence S00°12'30"W, 254.00 feet; thence S89°59'59"W, 239.14 feet to a point on a west line of said Lot 3; thence N01°28'07"E along said line, 86.03 feet to a corner of said Lot 3; thence S89°59'59"W along a line of said Lot 3, 200 feet to the point of beginning.

Benchmark

□ Top of Curb South End of Median
Located in Entrance from 21st St.
Elev. = 172.20 City Datum

PRIVATE STORM WATER SEWER TO SERVE Westwind 5th Addition, Lot 3

Private Project Number 919 PPS (607861)

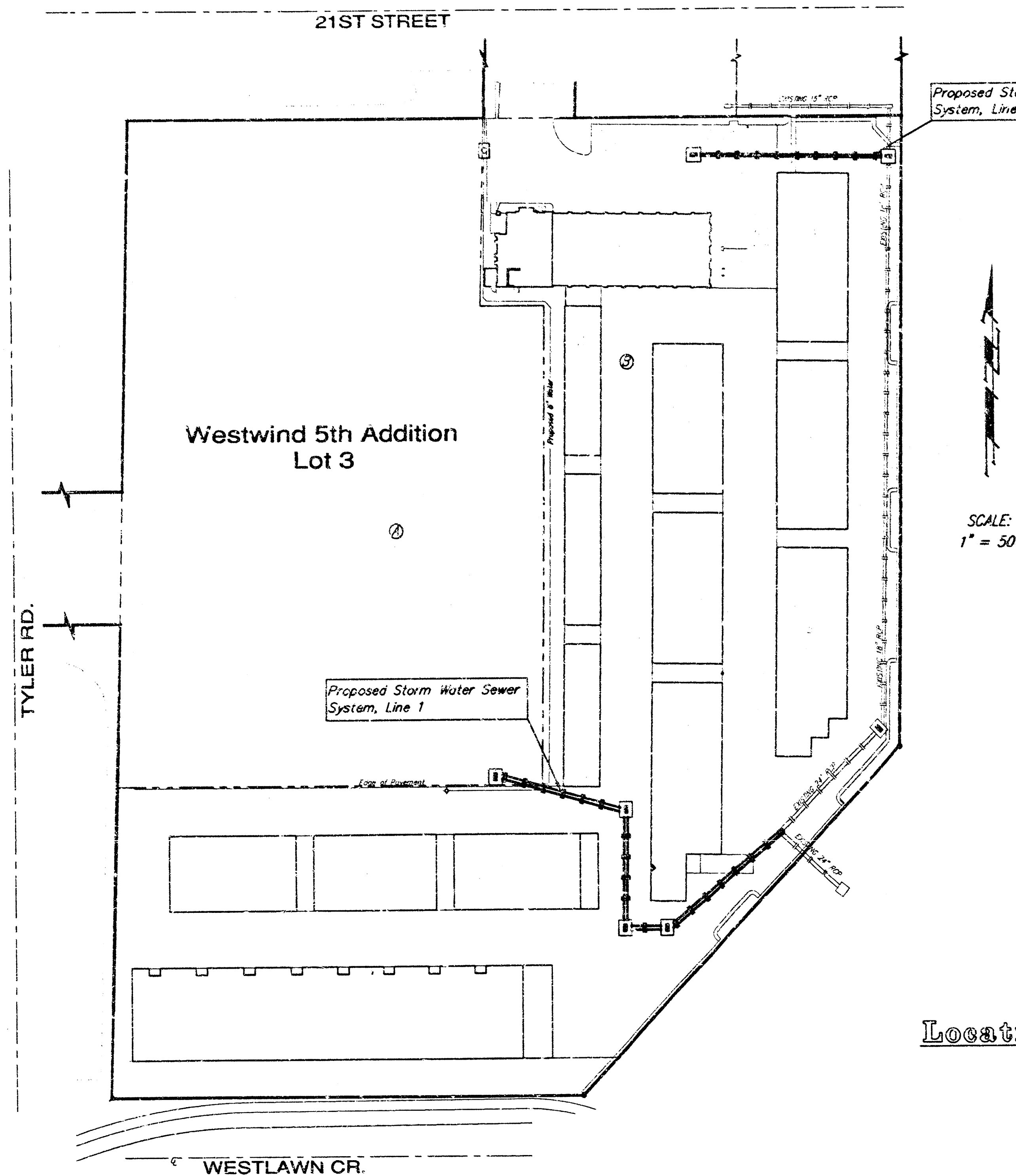
CITY OF WICHITA, KANSAS

Michael E. Lindebak, P.E. City Engineer

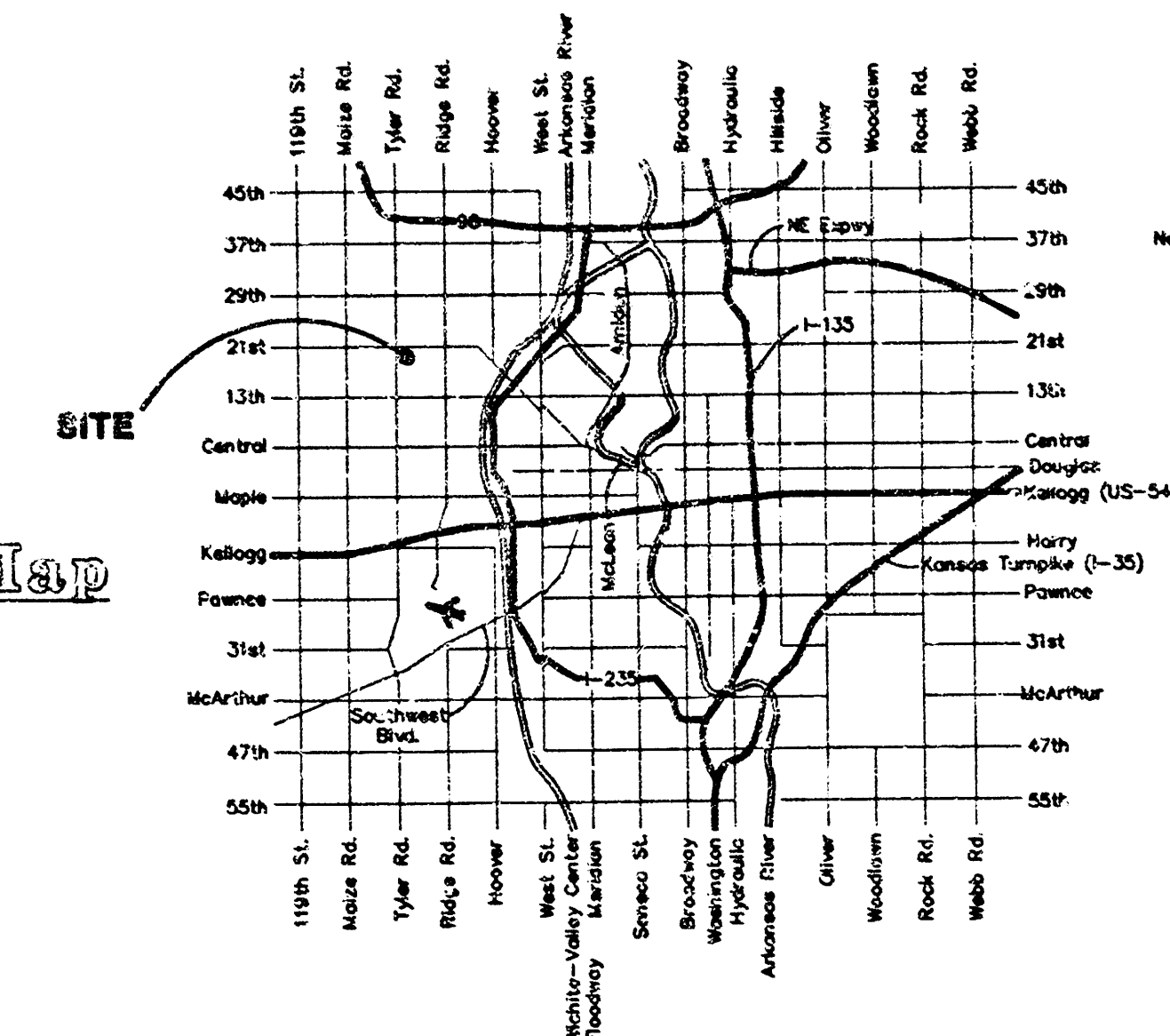
July, 1999

General Notes:

- Contractor will be required to provide notice to utility companies a minimum of forty-eight (48) hours prior to any excavation, as follows:
Kansas One-Call 687-2470
The Contractor must notify the following in case of an emergency:
Cablevision 232-0651
263-2061
Kansas Gas Service 333-8650
KGE 383-8600
Peoples Gas Company 942-8811
Southwestern Bell Telephone Company 800-344-7233
City of Wichita Water Department 268-4908
City of Wichita Sewer Maintenance 268-4071
- Underground utility service lines and overhead utility pole lines 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.
- Contractor shall not start work on the project until the Project Inspector is assigned to the project and is present on the site. Any work done without inspection will be required to be uncovered for inspection.
- All areas disturbed by construction operations shall be seeded with rye grass at a rate of 6 lbs. per 1000 sq. feet or as per city specs. Contractor to prepare ground to city specifications.
- 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.
- 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.
- 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 law.
- The Contractor shall give all property owners and/or tenants of developed property directly abutting the construction of this project a minimum of ten (10) days advance notice prior to start of construction.



Location Map



APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA

Storm Sewers: VRH 8/2/99

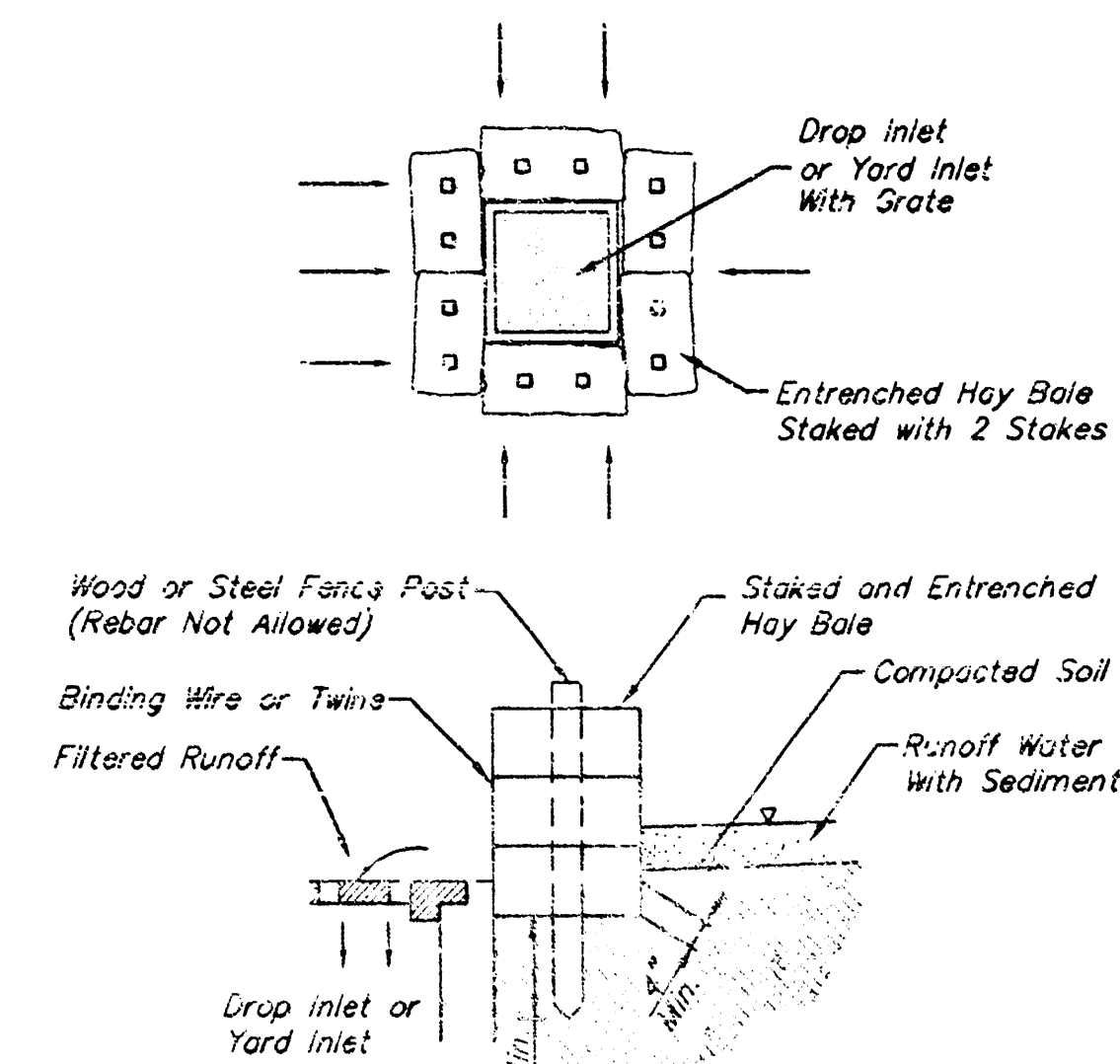
NOTE TO CONTRACTORS

Installation, 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. No work shall be performed in dedicated easements or public right-of-way by the Contractor without such inspection or 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).

PROJECT INSPECTED BY
BAUGHMAN CO. ASSAULT 12-29-99
BAUGHMAN COMPANY
ENGINEERING, SURVEYING, & PLANNING
316-262-1271 • 316-262-1272 • 316-262-1273

14-08-01-07

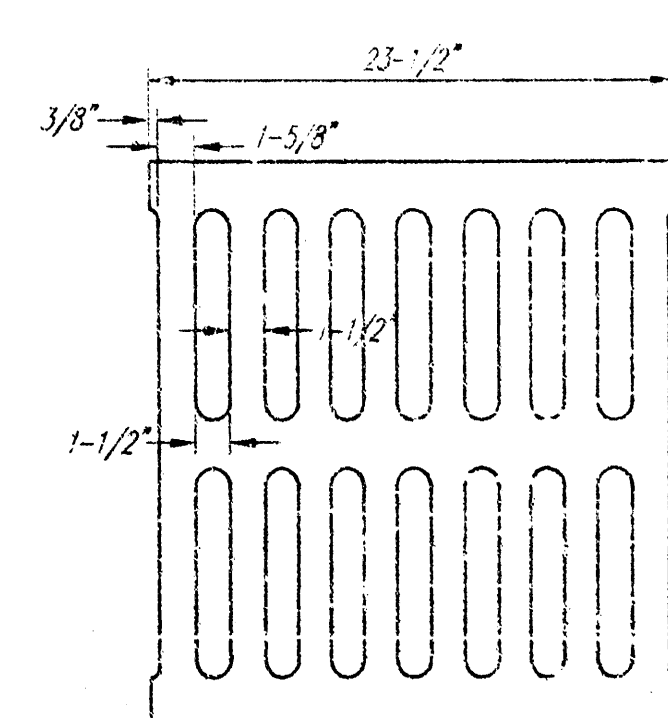
Detail 1



Hay Bale Barrier Detail

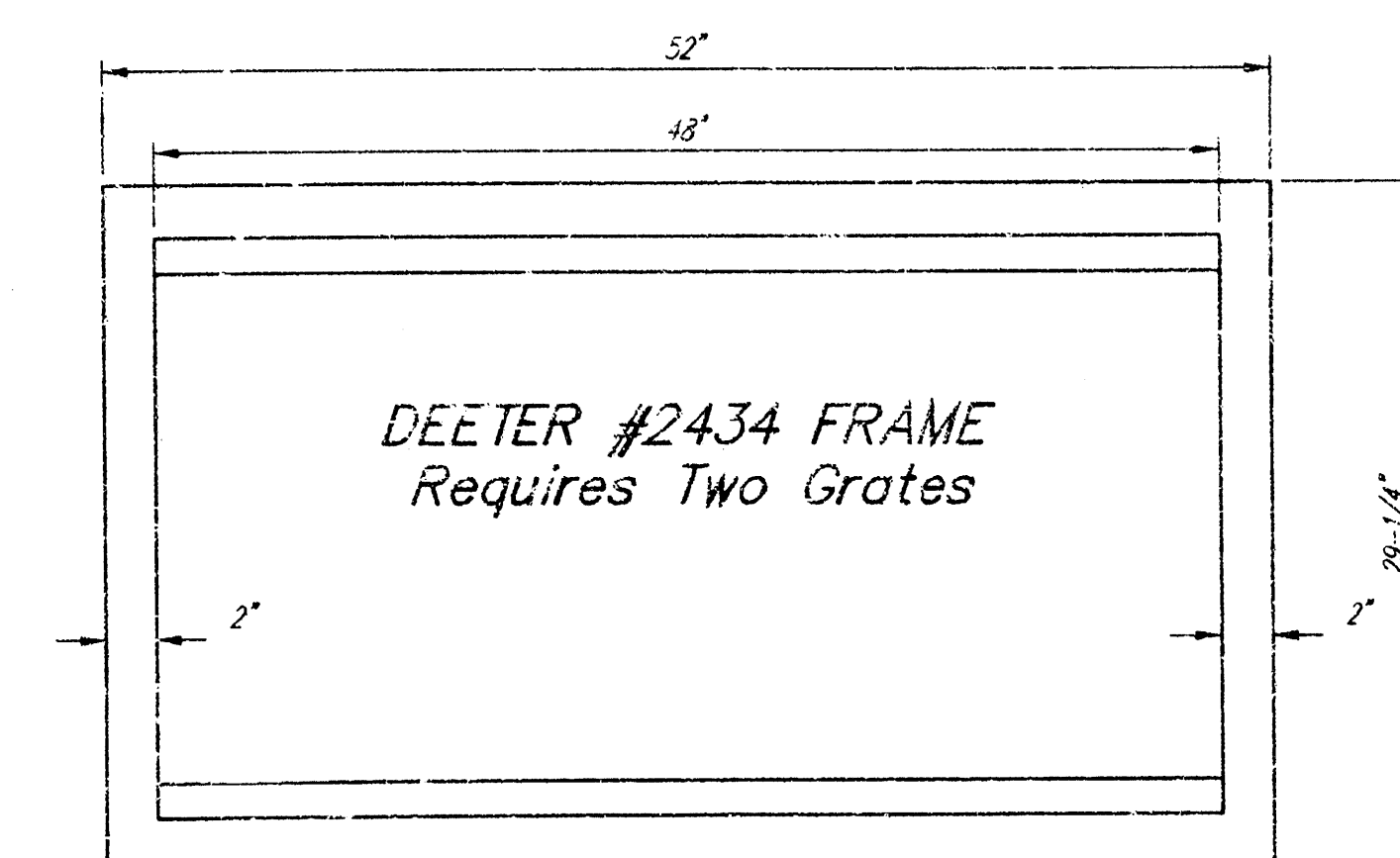
Note: "Dandy Bags" may be used as an alternative to Hay Bale Barriers. For more information on the "Dandy Bags" call Meriaeth Brothers, Inc., Suppliers of Dandy Products at 1-800-591-2264. Hay Bale Barriers or "Dandy Bags" to be paid per Ercb as Sediment Barriers.

No Scale



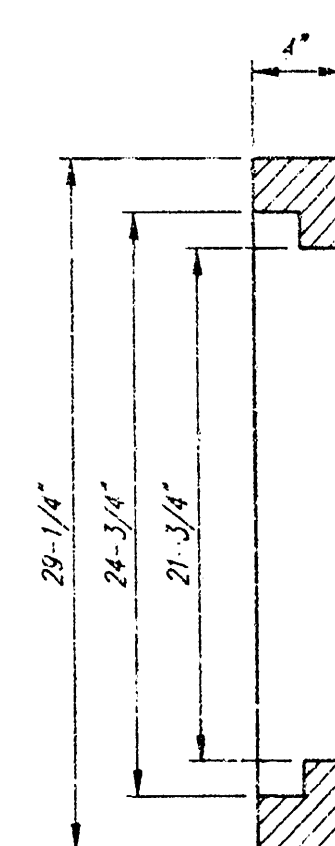
DEETER #2433 GRATE

24" x 24" Frame and Grate Detail

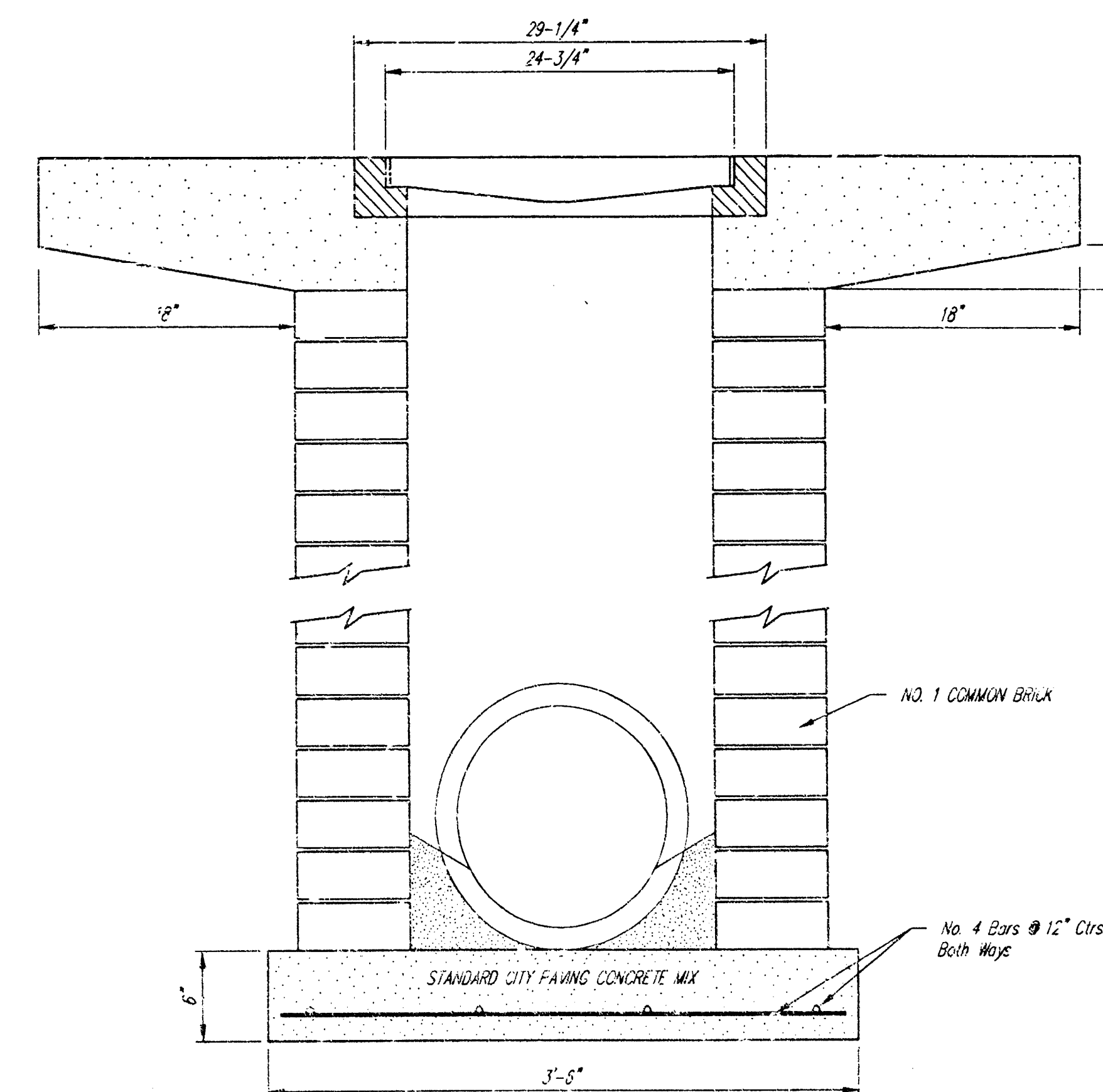


DEETER #2434 FRAME
Requires Two Grates

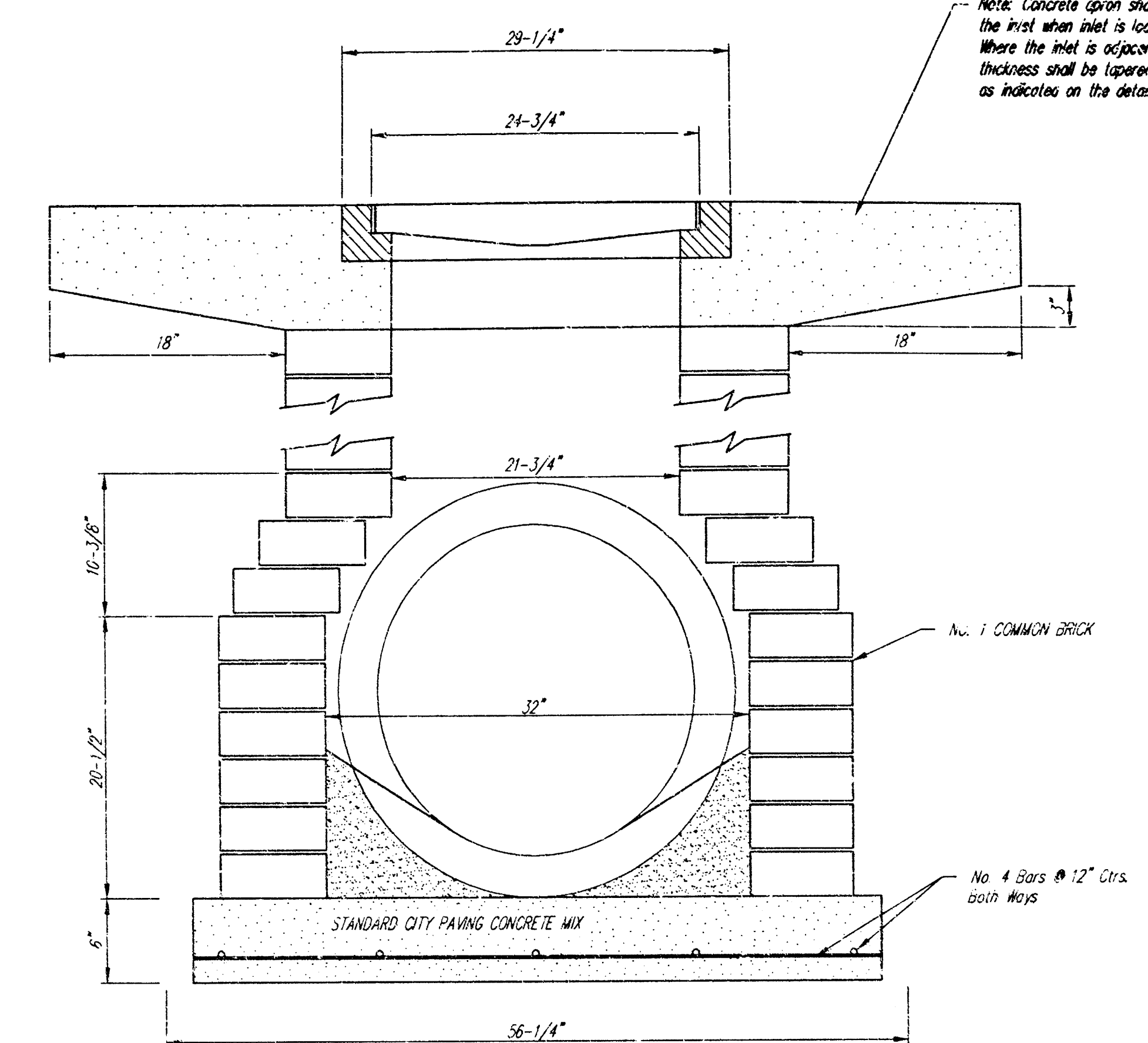
Double 24" x 24" Frame Detail



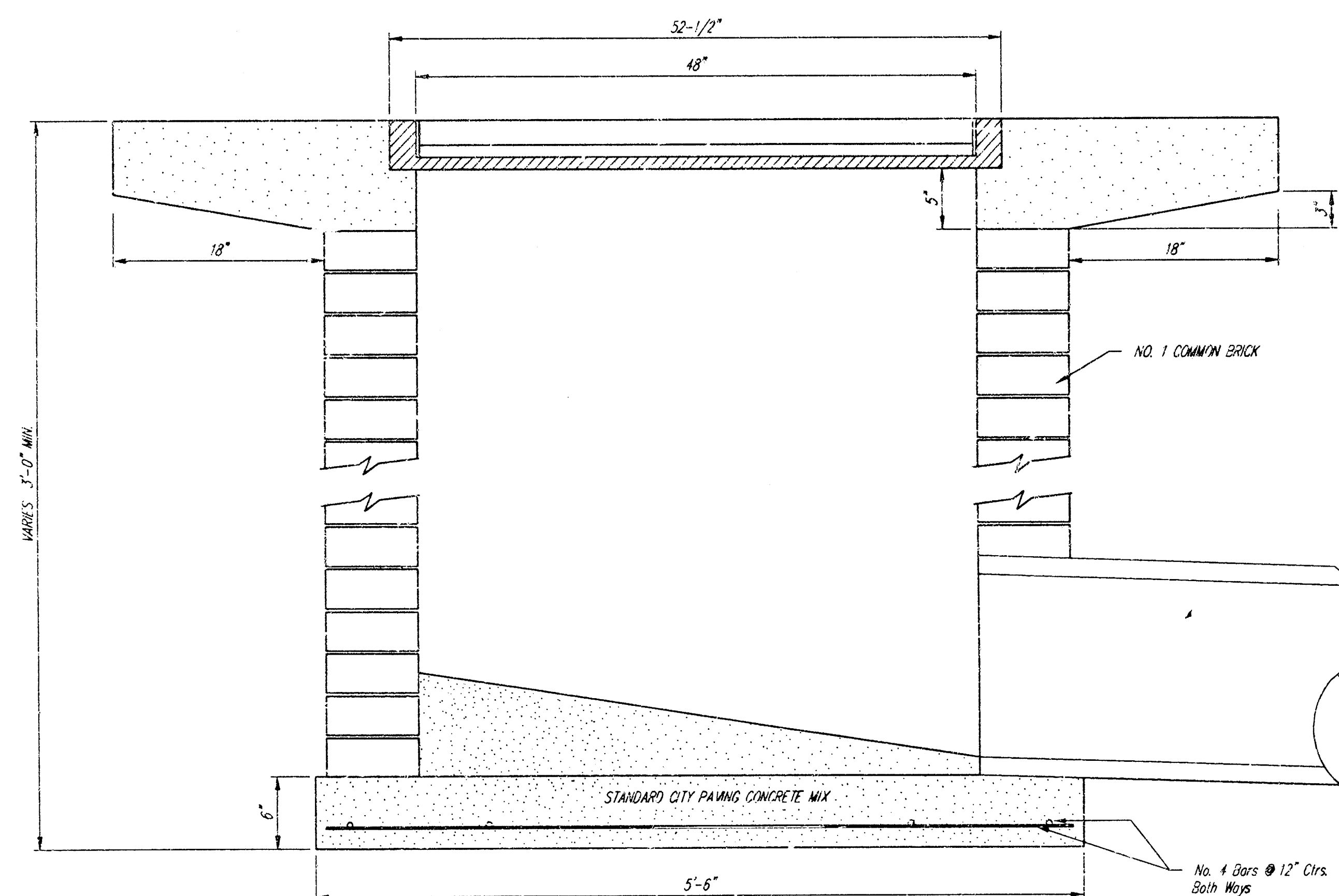
Standard Drop Inlet



Modified Drop Inlet

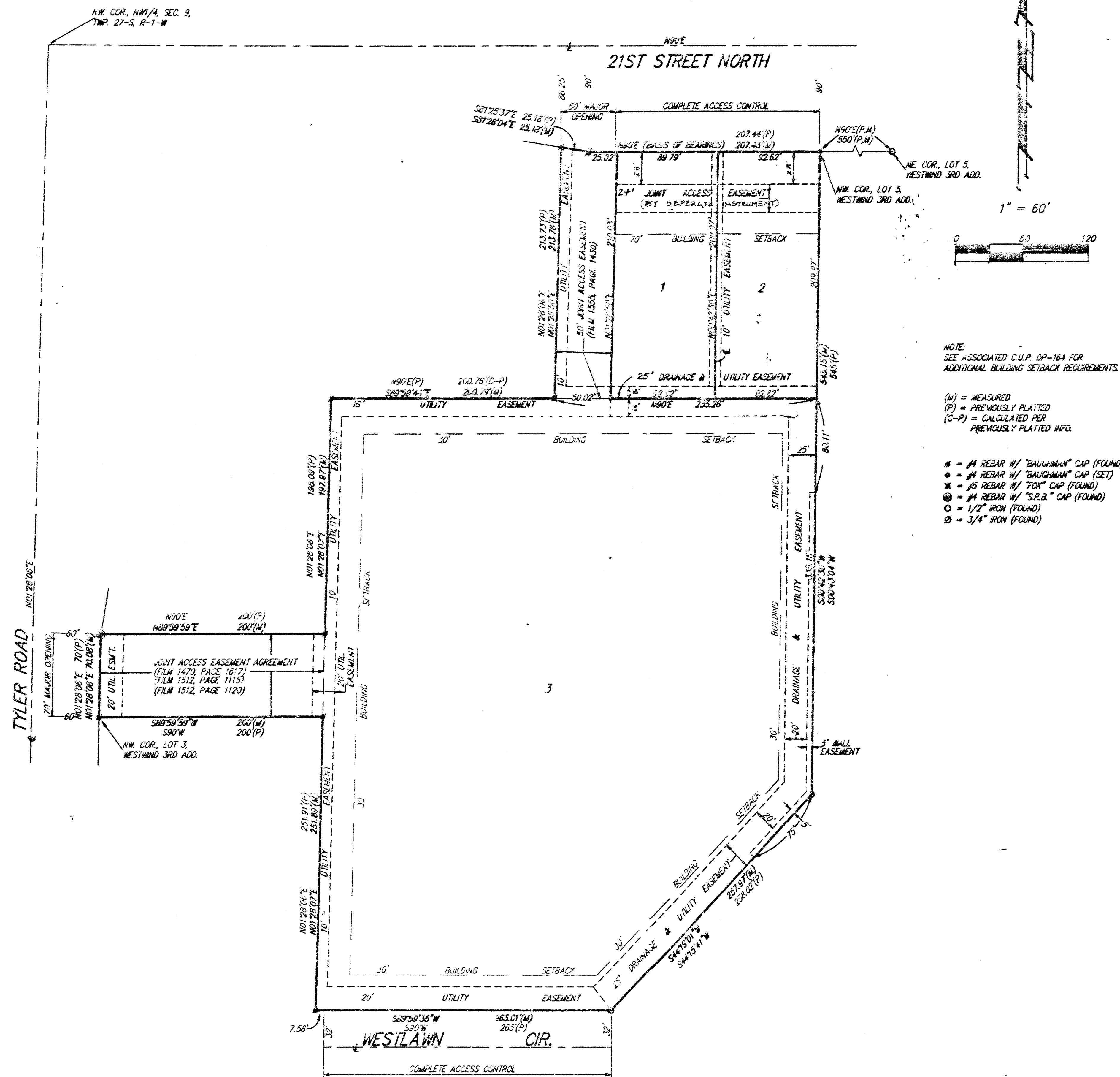


Note: Concrete apron shall be constructed around the inlet when inlet is located in an unimproved area. Where the inlet is adjacent to pavement, the concrete thickness shall be tapered to the inlet in 18 inches as indicated on the detail.



City of Wichita					
Drop Inlets					
Standard and Modified					
BAUGHMAN COMPANY P.A.					
ENGINEERING, SURVEYING, & PLANNING					
316-262-7271 • 316-262-7272 • 316-262-7273 • WICHITA, KANSAS 67211					
PROJECT NUMBER					
919 FPS (607881)					
DESIGN	DRAWN	APPROVED	DATE	SCALE	SHEET
STAFF/LU	DC		7/99	None	3 OF 4

WESTWIND 5TH ADDITION WICHITA, SEDGWICK COUNTY, KANSAS



State of Kansas) SS We, Baughman Company, P.A., Surveyors in
Sedgwick County) do hereby certify that we have surveyed
and plotted "WESTWIND 5TH ADDITION", Wichita, Sedgwick County, Kansas,
and that the accompanying plat is a true and correct exhibit of the
property surveyed, described as and being a replat of Lot 4, Westwind 3rd
Addition, Wichita, Kansas.

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

All being situated in the NW1/4 of Sec. 9, Twp. 27-S, R-1-W of
the 6th P.M., Sedgwick County, Kansas.

Baughman Co., P.A.

Gregory F. Severns, 10-4-95 Surveyor

Know all men by these presents that we,
the undersigned, have caused the land in the surveyors certificate to
be plotted into lots to be known as "WESTWIND 5TH ADDITION", Wichita,
Sedgwick County, Kansas. The utility easements are hereby granted as
indicated for the construction and maintenance of all public utilities. The
drainage and utility easements are hereby granted as indicated for drainage
purposes and for the construction and maintenance of all public utilities.
The wall easements are hereby granted as indicated for the construction
and maintenance of a private wall and utilities shall be allowed to cross
these easements. All abutters rights of access to or from 21st Street
North over and across the north line of Lots 1 and 2 are hereby granted
to the City of Wichita, Kansas. All abutters rights of access to or from
Westlawn Cir. over and across the south line of Lot 3 EXCEPT the West
7.56 feet thereof are hereby granted to the City of Wichita, Kansas.

Kenneth L. Reichenberger, Mary Ellen Reichenberger
Kenneth L. Reichenberger, Mary Ellen Reichenberger

State of Kansas) SS The foregoing instrument acknowledged be-
fore me, this 4th day of OCTOBER, 1995, by Jerry D.
Newman, a single person.

My App't. Exp. 5/5/97
Philip J. Meyer, Notary Public

State of Kansas) SS The foregoing instrument acknowledged be-
fore me, this 4th day of OCTOBER, 1995, by Kenneth L.
Reichenberger and Mary Ellen Reichenberger, husband and wife.

My App't. Exp. 5/5/97
Philip J. Meyer, Notary Public

We, the undersigned, holders of a mortgage
on the above described property, do hereby consent to this plat of
"WESTWIND 5TH ADDITION", Wichita, Sedgwick County, Kansas.

The Mission Bank

By: Glen W. Porter, Senior Vice President
Glen W. Porter

State of Kansas) SS The foregoing instrument acknowledged be-
fore me, this 10th day of October, 1995, by
Glen W. Porter, Sr. VP, of The Mission Bank, on behalf
of the bank.

Carol Ann Burtis, Notary Public
My App't. Exp. 6-18-94

This plat of "WESTWIND 5TH ADDITION", Wichita,
Sedgwick County, Kansas has been submitted to and approved by
the Wichita-Sedgwick County Metropolitan Area Planning Comm-
ission, Wichita, Kansas.
Dated this 31st day of August, 1995.
Wichita-Sedgwick County Metropolitan Area Planning Commission

John W. McKay, Jr., Chairman

Marvin S. Krout, Secretary

This plat approved and all dedications
shown hereon accepted by the City Council of the City of Wichita,
Kansas, this 24th day of OCTOBER, 1995.

Bob Knight, Mayor
Pat Burnett, Deputy City Clerk

Entered on transfer record this 25th day
of June, 1996

Susan E. Crockett-Spohn, County Clerk

State of Kansas) SS This is to certify that this plat has been
filed for record in the office of the Register of Deeds, this 25th day
of June, 1996, at 9:00 o'clock P.M.; and is duly
recorded.

Pat Kettler, Register of Deeds

Deputy Register of Deeds