

# STORM WATER SEWER TO SERVE Sandlian's Second Addition

Lot 1

Private Project Number: 1341 PPS (607861)

CITY OF WICHITA, KANSAS

Neil Cable, P.E. City Engineer

July 2003

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### Legal Description

Lot 1, Sandlian's Second Addition To  
Wichita, Sedgwick County, Kansas

### Bench Marks:

B.M. #1 - "X" chiseled on S.W. corner of inlet located  
appx. 5 feet north & 2.5' west of northeast  
corner of property.

Elevation = 1306.23 MSL  
Elevation = 118.83 City Datum

B.M. #2 - Dugan & Taft  
City of Wichita Bench Mark. SW corner of  
intersection.  
30.60 feet South of center line.  
52.30 feet West of center line.  
2.40 feet East of east line of SWS inlet.  
1.00 foot North of face of walk.  
6.30 feet South of back of curb.

Elevation = 1306.40 MSL  
Elevation = 119.00 City Datum

APPROVED AS NOTED  
BY CITY ENGINEER OF WICHITA

Storm Sewers URH 7/3/03

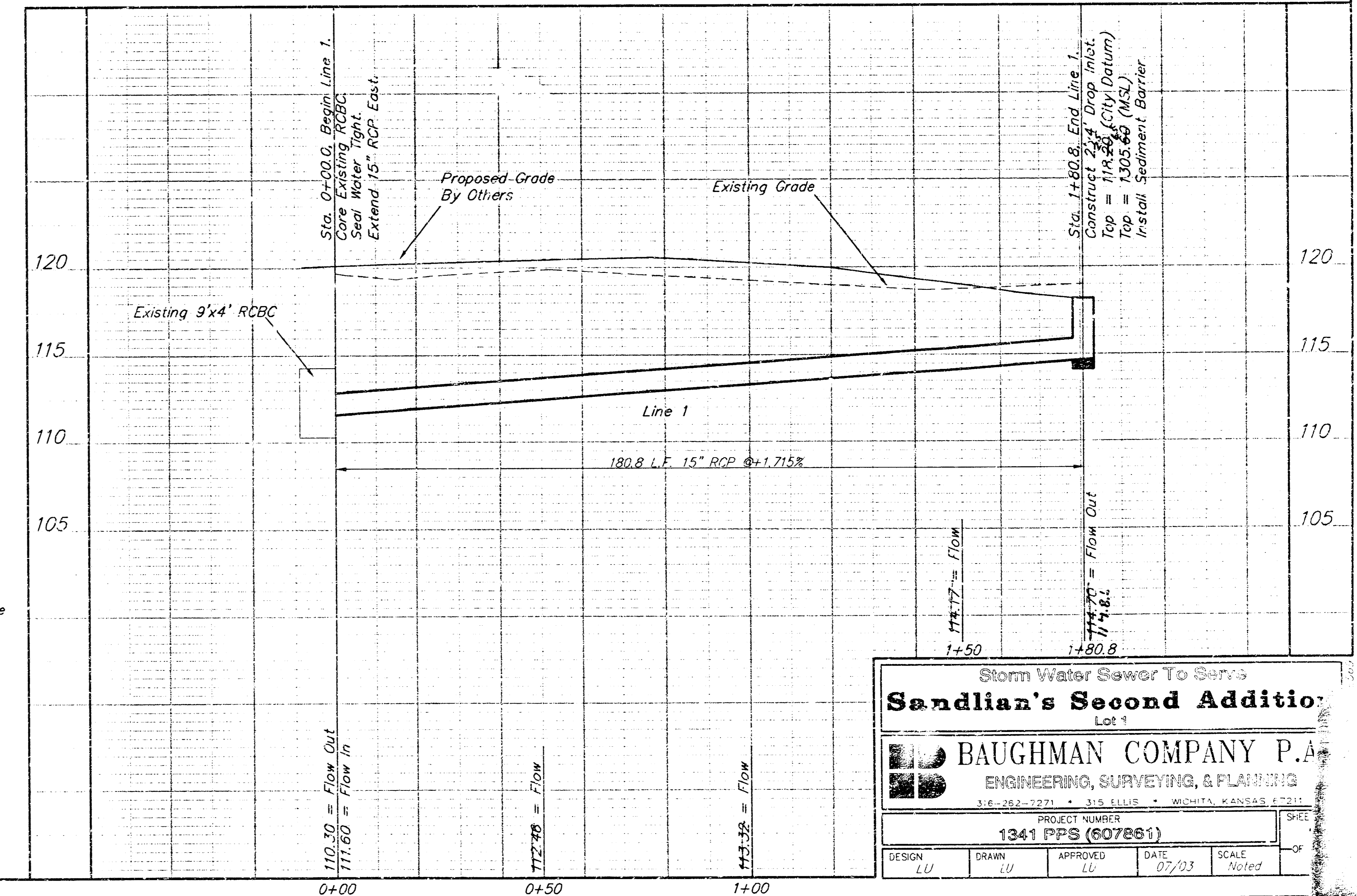
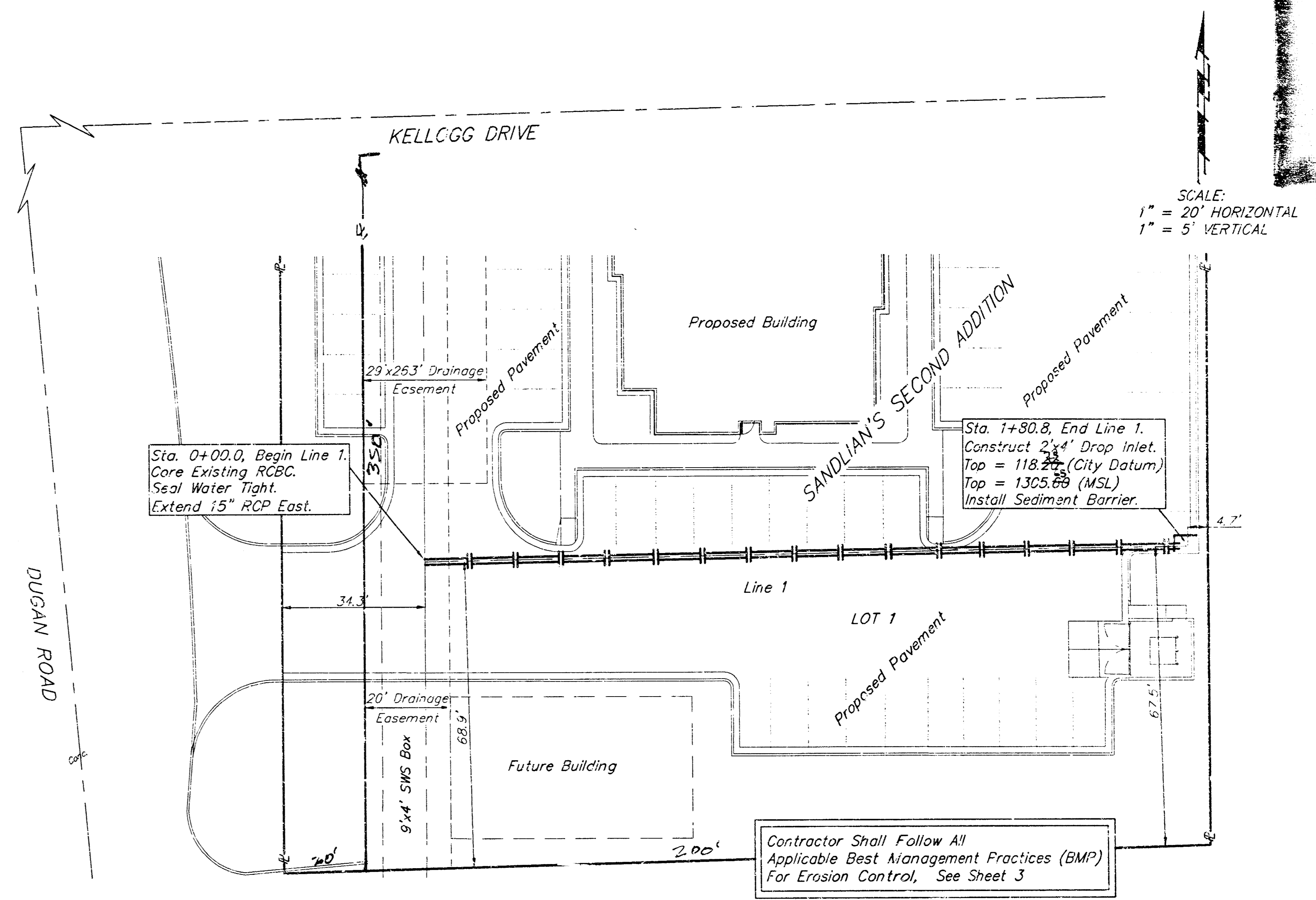
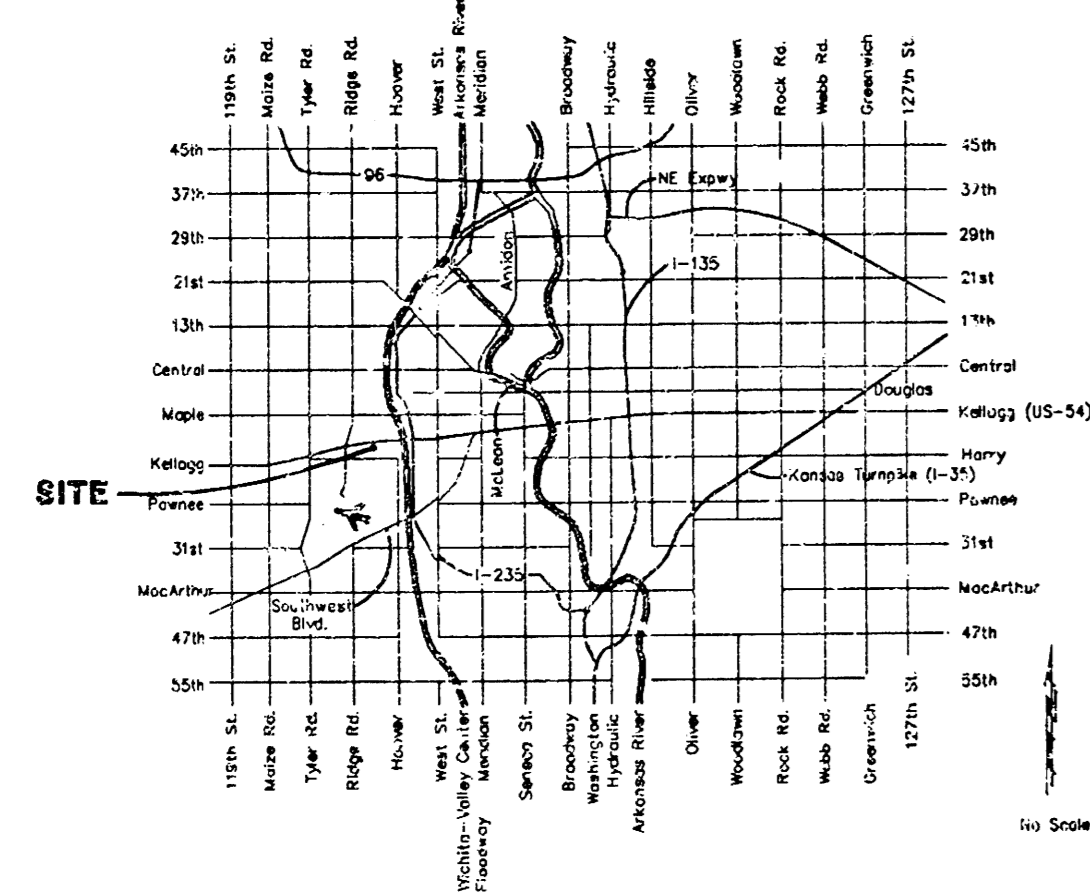
NOTE TO CONTRACTORS

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 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

- 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:  
Cox Communications 262-4270  
Kansas Gas Service Company 1-888-452-4950  
Wastar Energy (Electric) 383-8650  
Aquila Energy (Gas) 1-800-303-0357  
Southwestern Bell Telephone Co. 1-800-286-8313  
City of Wichita Water Dept. (Water) 268-4908  
City of Wichita Sewer Maint. (SS) 268-4024  
City of Wichita Storm Sewer Maint. 268-4090  
City of Wichita Traffic Maint. 268-4034
- Utility service lines, poles, valve boxes, meters, et cetera 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 and shall be field verified. 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. Contractor shall not start on the project until all necessary bonds and permits have been obtained. Bonds may include but are not limited to Statutory, Performance & Maintenance for areas in public right-of-way and easement. For projects within the City of Wichita contact Tom Mason (268-4574). Any work done without inspection will be required to be uncovered for inspection.
- 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.
- All storm sewers shall be installed in accordance with the most recent edition of City of Wichita, Kansas Standard Specifications for the Construction of City Projects.
- All R/W areas disturbed by construction operations shall be seeded with K-31 Fescue at a rate of 8 lbs. per 1000 sq. feet or as per city specs. Contractor to prepare ground to city specifications.

### Location Map



BOOKED  
B-5  
9/5/03  
RPL

2/16/03  
[Signature]

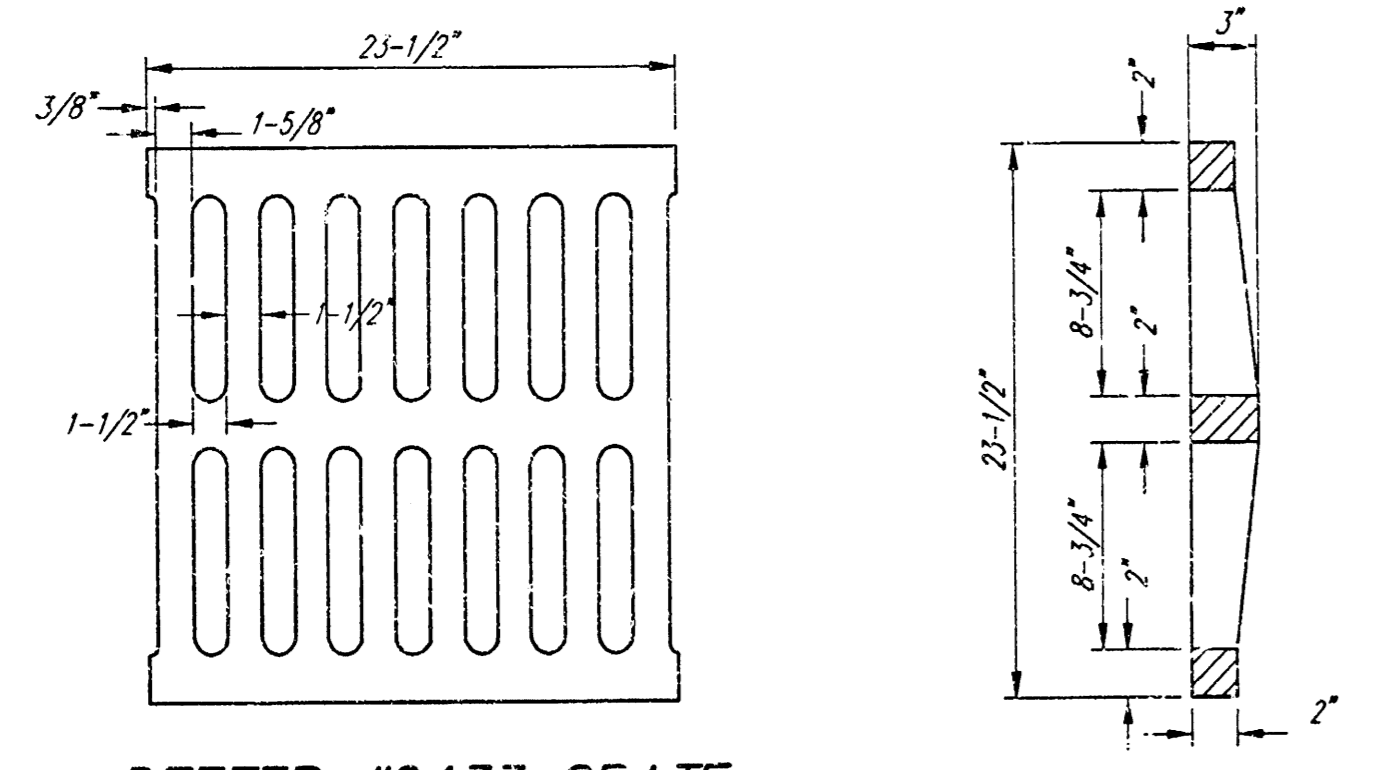
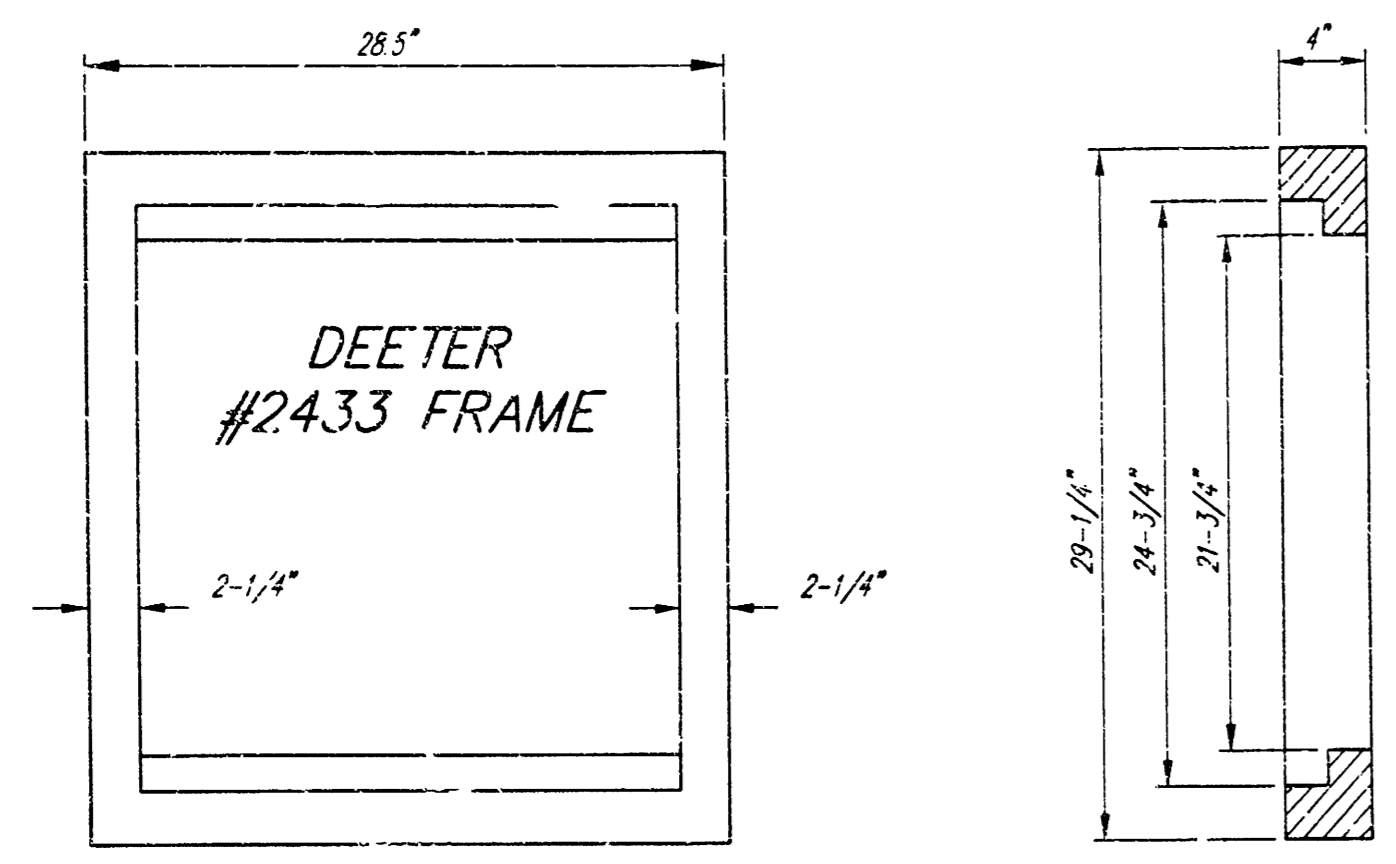
Professional Engineer Seal: NEIL M. CABLE, P.E., License No. 171, State of Kansas, July 3-03

Storm Water Sewer To Serve  
**Sandlian's Second Addition**  
Lot 1

**BAUGHMAN COMPANY P.A.**  
ENGINEERING, SURVEYING, & PLANNING  
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

PROJECT NUMBER  
**1341 PPS (607861)**

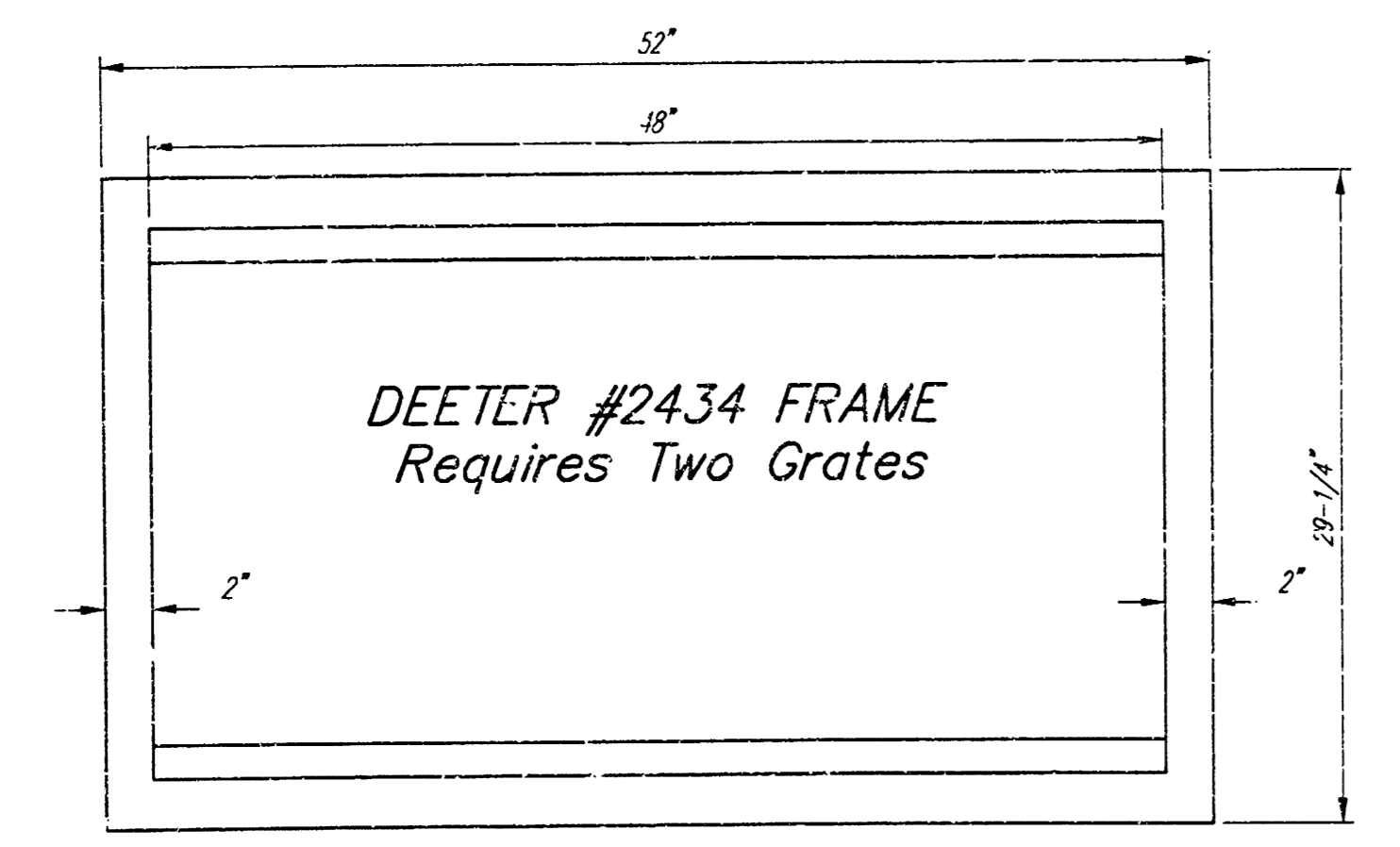
DESIGN	DRAWN	APPROVED	DATE	SCALE
LU	LU	LU	07/03	Noted



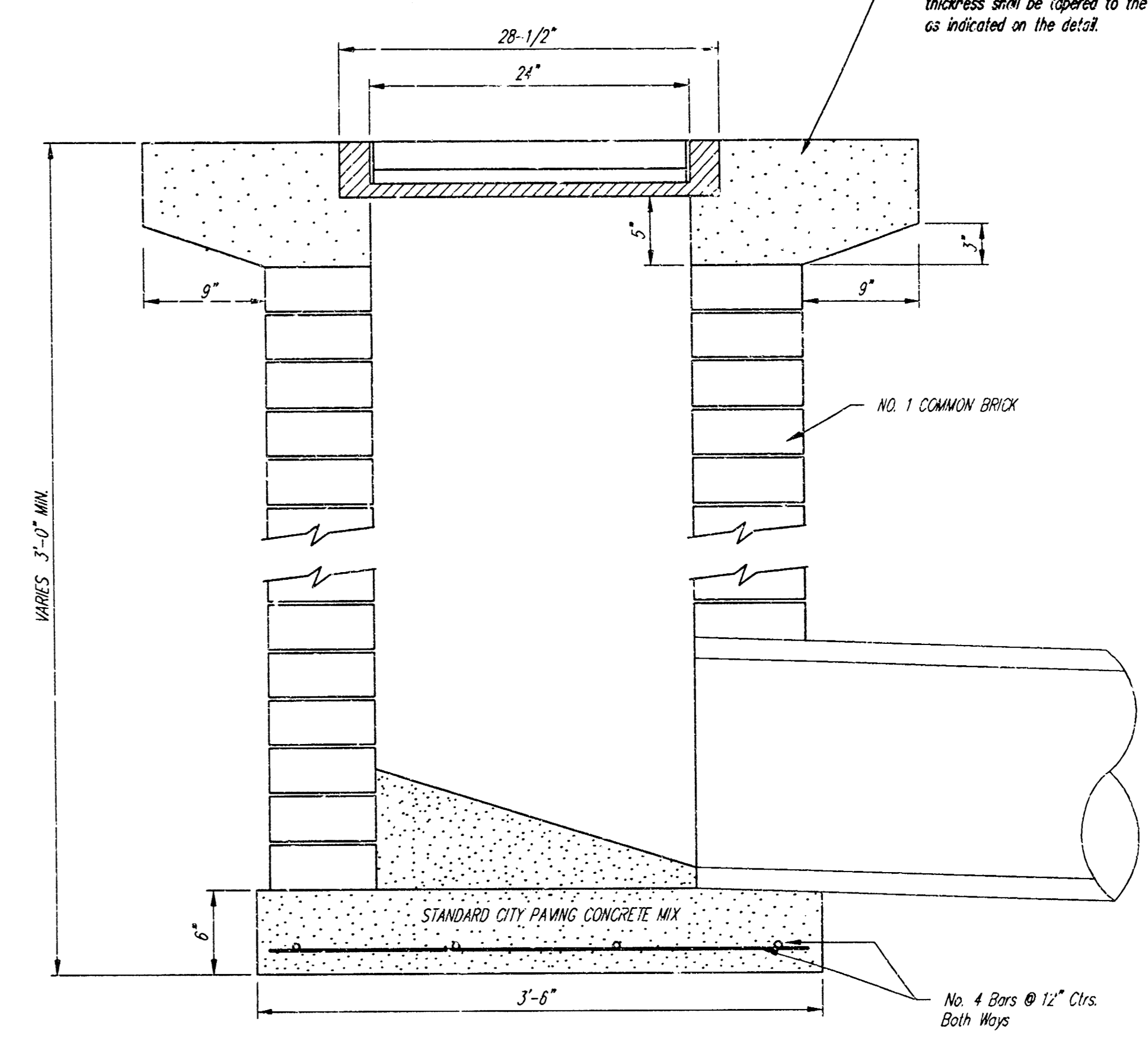
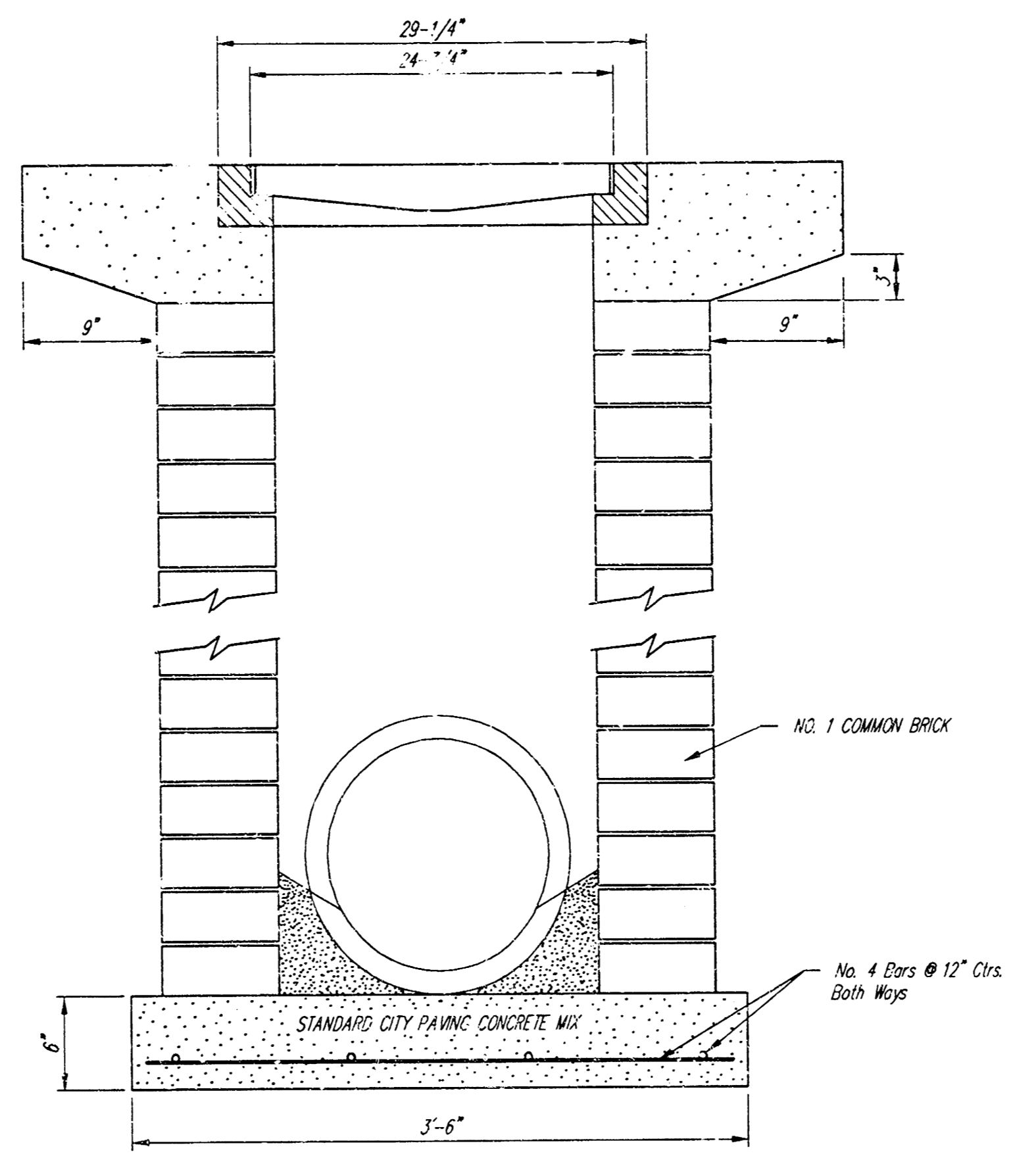
DEETER #2433 GRATE

24" x 24" Frame and Grate Detail

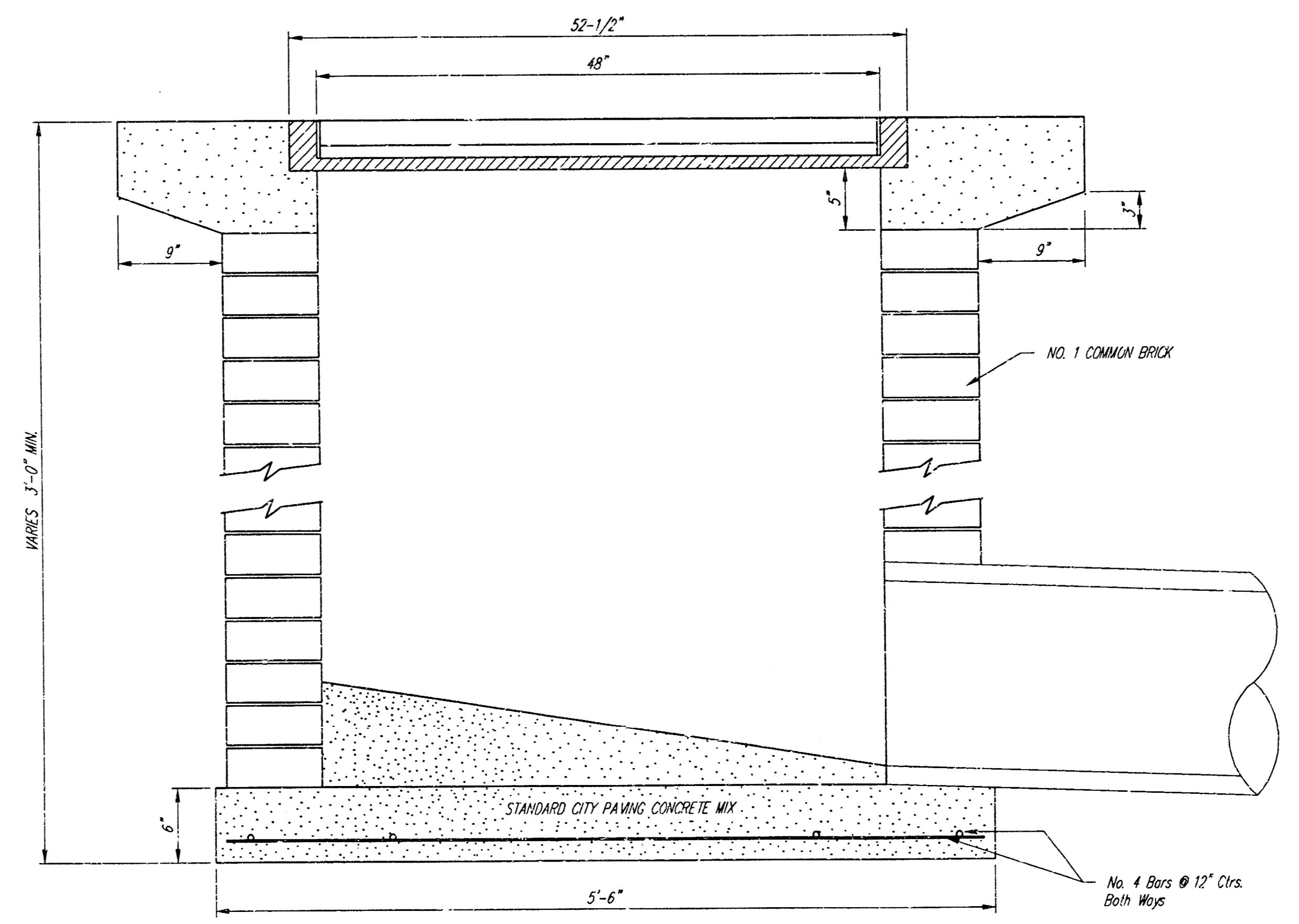
NOTE: Grates shall be imprinted on the top surface with "CITY OF WICHITA" using letters at least 1" in height. Other marking methods may be approved by the engineer.



Double 24" x 24" Frame Detail



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 pavement thickness shall be tapered to the inlet in 9 inches as indicated on the detail.

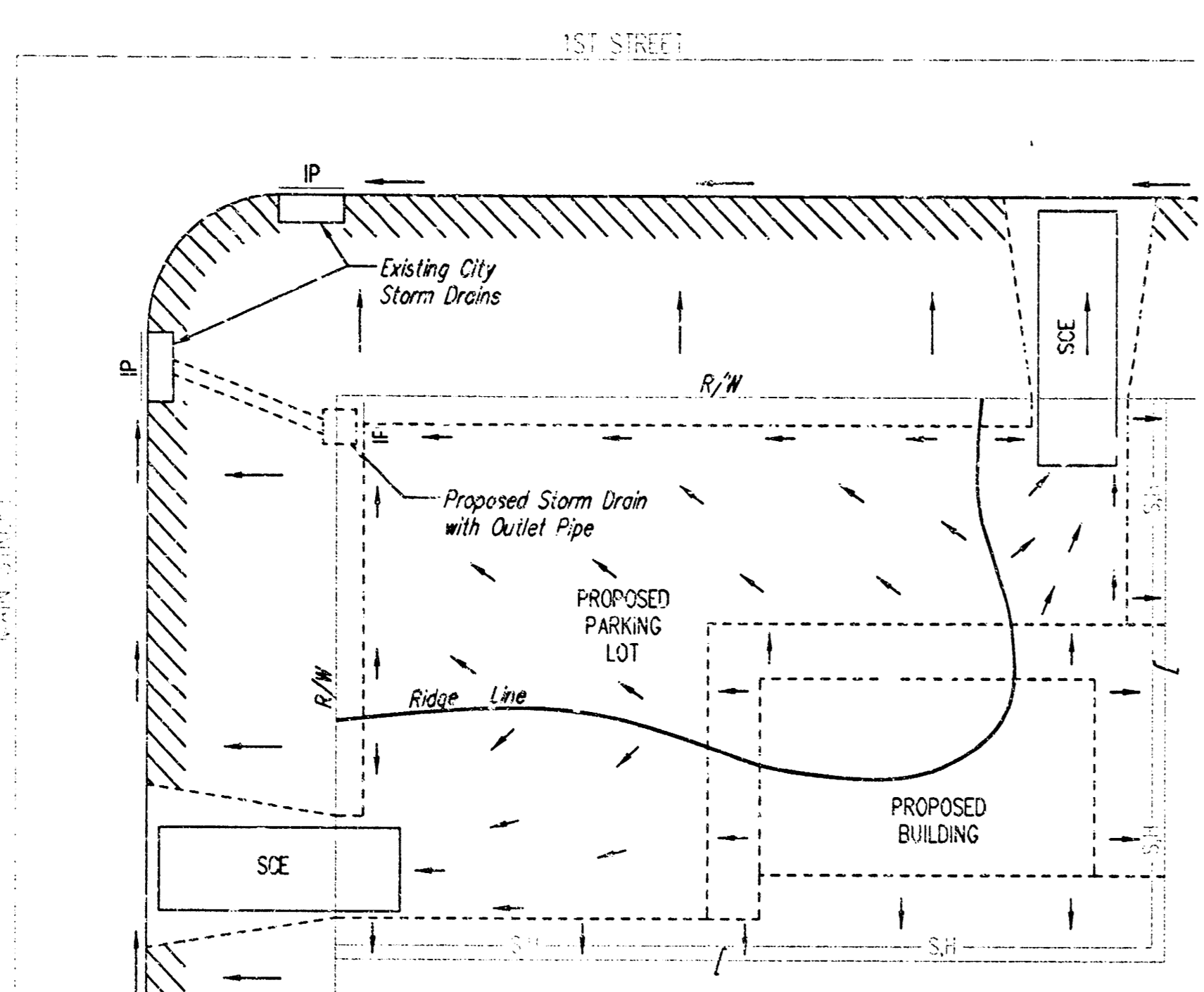


City of Wichita Standard  
**Drop Inlet**

**BAUGHMAN COMPANY P.**  
 ENGINEERING, SURVEYING, & PLANNING  
 316-285-7271 • 315 E. LILLIS • WICHITA, KANSAS 67211

PROJECT NUMBER  
**1341 PPS (607881)**

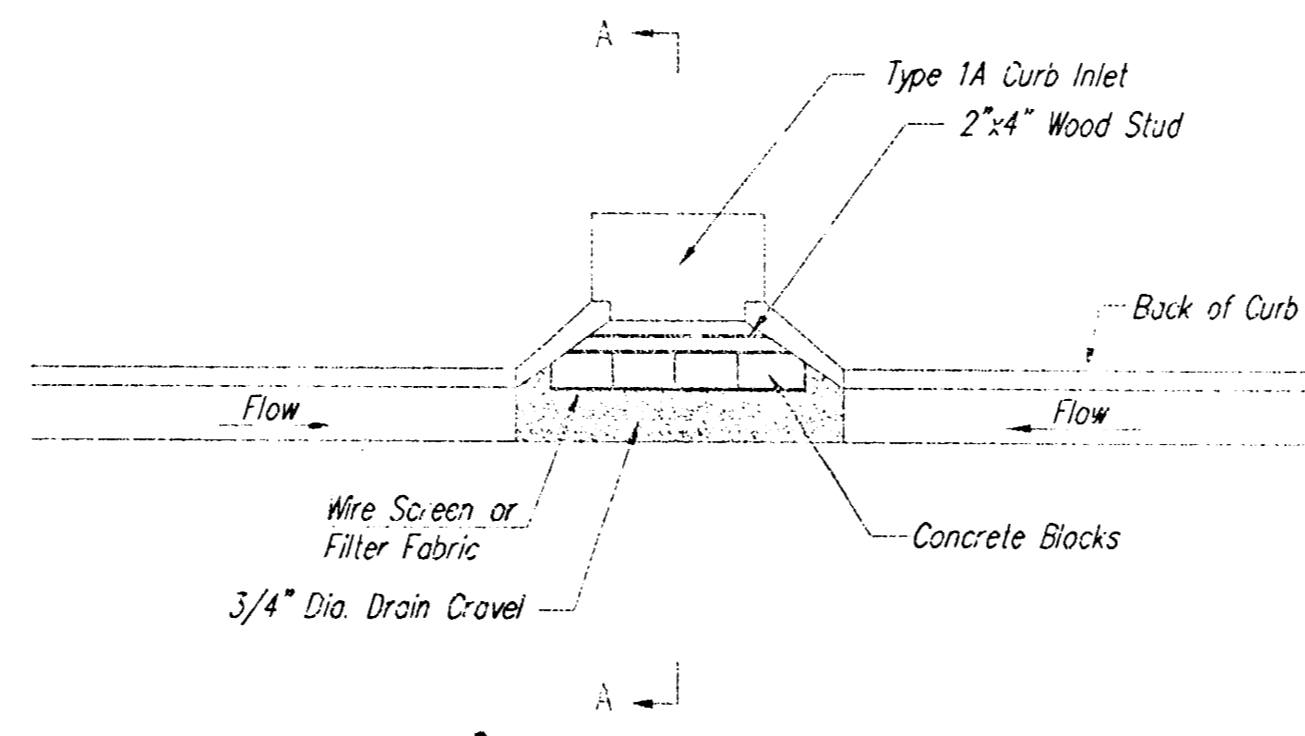
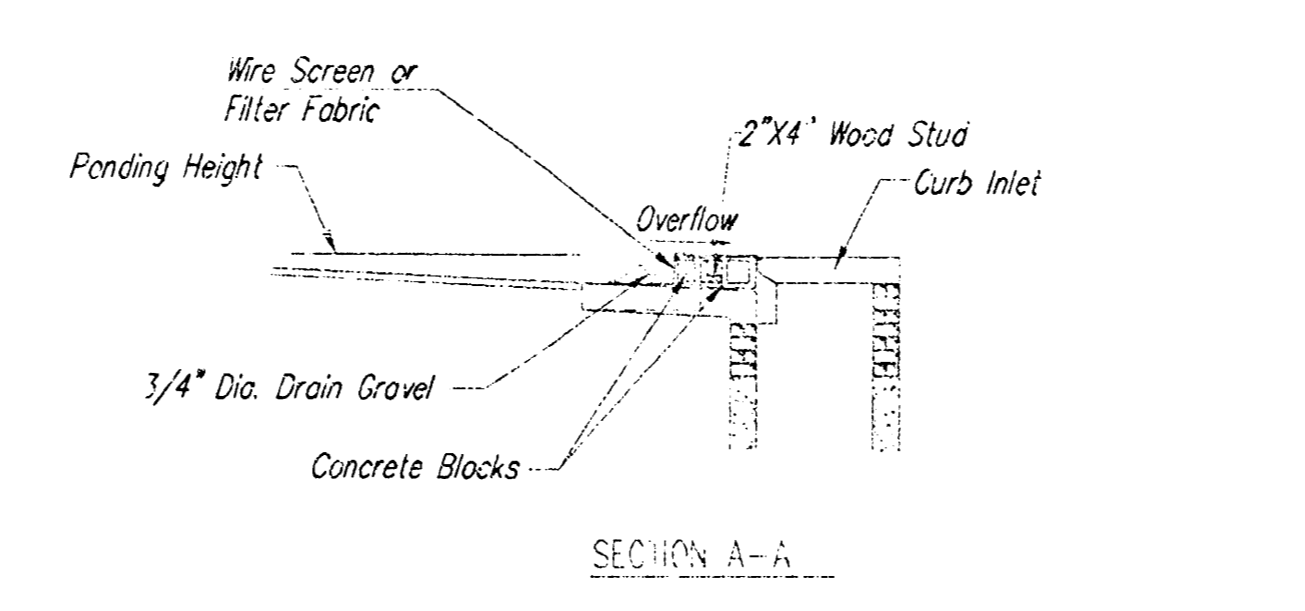
DESIGN C.D.W.	DRAWN Staff	APPROVED Staff	DATE 4/02/03	SCALE NONE
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- LEGEND**
- Flow Direction
  - IP Inlet Protection - to be provided at all inlets subject to silt laden runoff.
  - - - Silt Fence or Hay Bale Barrier - to be installed along property lines where runoff from construction site can run onto other properties.
  - SCE Stabilized Construction Entrance - to be used at all locations where vehicles or equipment enter or exit property.
  - Back of Curb Protection - to be installed whenever curb is backfilled to less than 3 inches from top and disturbed earth exists adjacent thereto. (See City Standard Details.)

**General Notes**

1. This standard detail sheet is a part of your building permit. The BMP's shown on this sheet are considered minimum standards. Whenever sediment enters the streets, storm sewers, ditches, or ponds, contractor will install additional BMP's, as needed, to correct the problem.
2. Follow these general principals on all commercial building sides.
3. The soil erosion BMP's shown hereon must be in place at all times during construction until such time as the site is re-established with paving or grass.
4. Failure to install, protect, and maintain BMP's are violations of Section 16.32 of the City Code and will subject the contractor to the penalties provided therein. Included with your permit is an orange "notice" sign that must be posted on-site in a conspicuous place at all times during construction. This sign is provided to assist you in the maintenance of BMP's.
5. Back of Curb Protection: Can include hay bale, silt fence, or Curlex barrier, as shown on City BMP standard details. This BMP must remain in place until the area between the curb and right-of-way line has been permanently stabilized.
6. The General Contractor is responsible for the installation and maintenance of all BMP's.
7. Should the site abut a lake, BMP's will be installed to prevent sediment from entering the lake.
8. Any mud inadvertently tracked onto any street will be cleaned up by the general contractor at the end of each day's work.



**CURB INLET GRAVEL FILTERS**

(INLET PROTECTION-RESIDENTIAL STREETS ONLY)

NOTE: Other type of curb inlet protection may be approved by the city so long as equal protection is provided.

A gravel inlet filter shall be installed at sump locations on residential streets. This type of protection is not to be used on arterial or collector streets at any time that it would pose an undue traffic hazard.

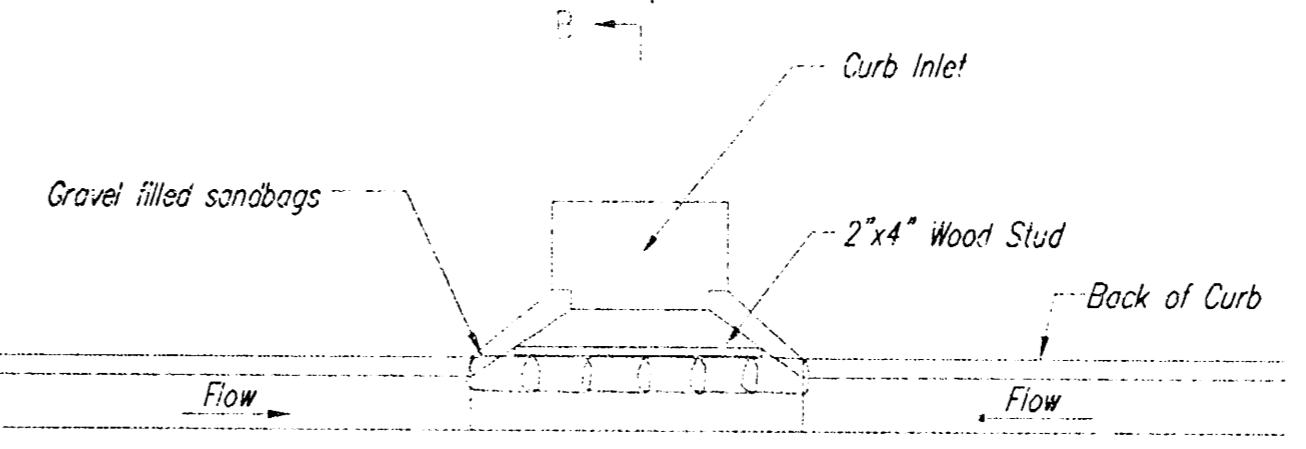
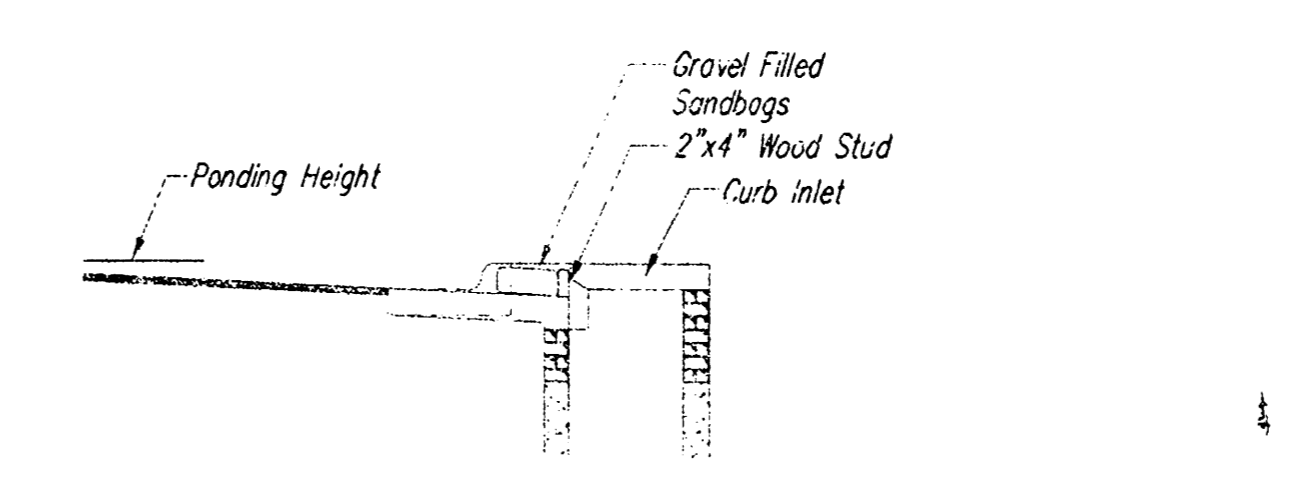
**Instructions for Installing:**

- STEP 1: Place concrete blocks around the inlet as shown on drawing. Insert 2x4 wood as shown.
- STEP 2: Wrap 1/2" mesh wire screen around the concrete blocks.
- STEP 3: Place 1" to 1-1/2" diameter rock around the blocks and wire screen. Be sure the rock extends down from the top of the concrete block.
- STEP 4: To prevent damage to vehicles, signs warning drivers about the structures may be necessary. An alternative installation is the use of gravel bags supported by a 2"x4" board to prevent collapsing.

Use of rock with diameter's smaller than 1" in the bag may result in clogging of pores and reduce the amount of water flowing into an inlet.

**Maintenance:**

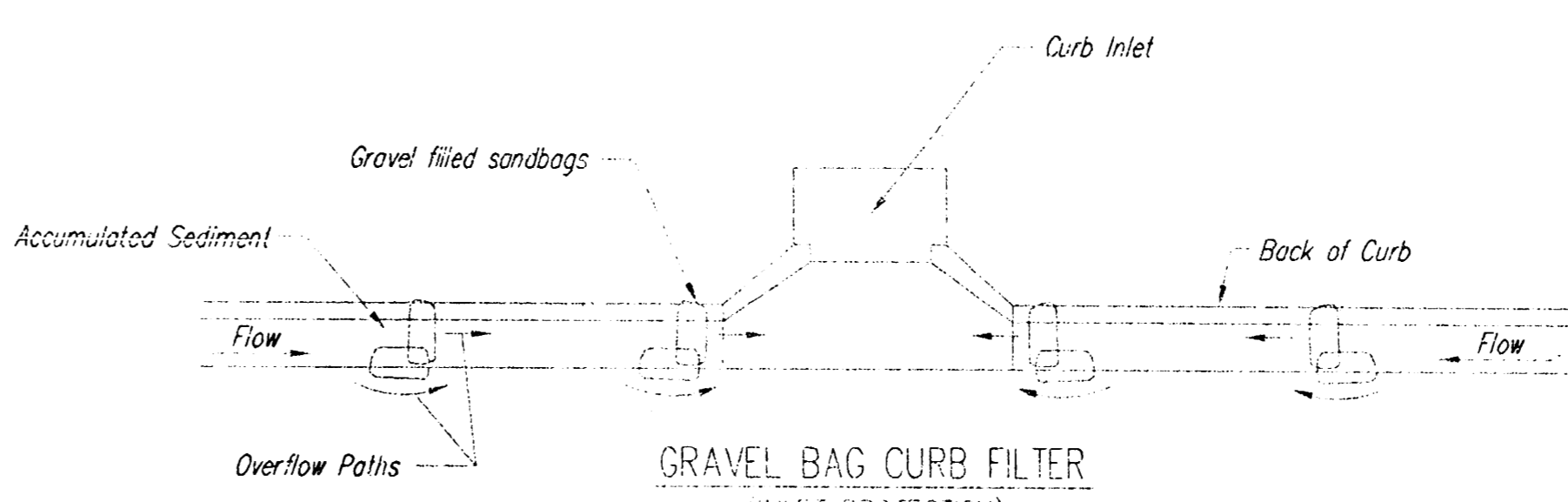
All curb inlet gravel filters shall be inspected and repaired after each runoff event. Sediment deposits are to be removed once material is within 8 cm (3 inches) of the top of any block. Periodically, the gravel should be raked to increase infiltration and filtering of runoff waters. Accumulated sediment is to be removed immediately from roads and streets.



**CURB INLET SANDBAG FILTERS**

(INLET PROTECTION)

NOTE: Other types of curb inlet protection may be approved by the City so long as equal protection is provided.



**GRAVEL BAG CURB FILTER**

(INLET PROTECTION)

NOTE: Place two or more sets of bags in a manner that results in maximum support. The flow line bag must be lower than top of curb.

**CURB SEDIMENT TRAPS**

When inlets are located on streets having a grade (i.e., sump conditions do not exist), installing gravel (or sand) bags in the gutter flow line to create small sediment traps can be considered. Gravel bags are recommended over sand bags to allow for drainage.

If the spacing between bags becomes too large, little sediment may be trapped. Spacing of bags should be completed using the table or graph that illustrates placement distances based upon street slope. When installed in the gutter, bag tops must be lower than the sidewalk.

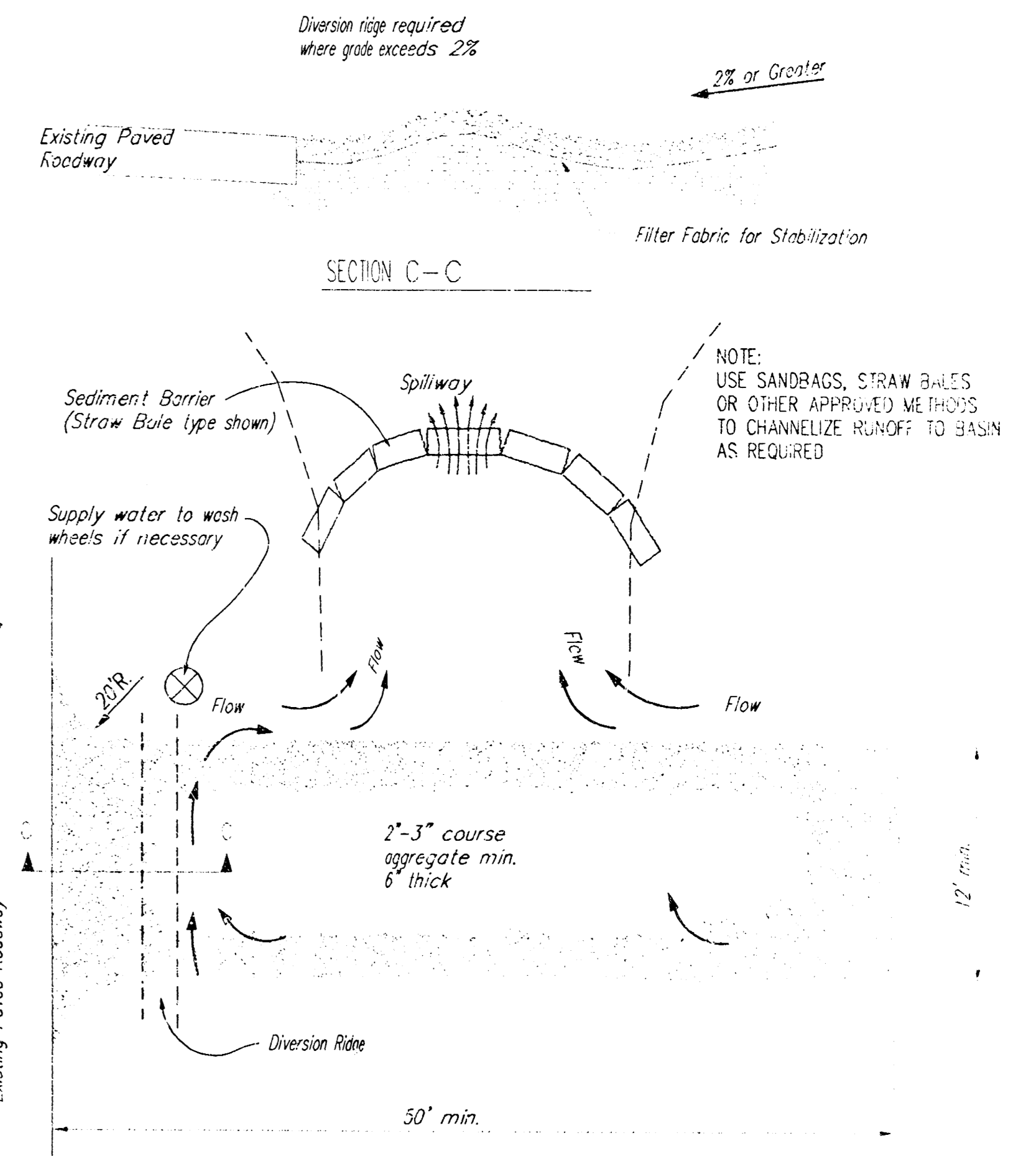
**Spacing:**

Gravel bags are to be placed according to street grades using the following table or graph that appears below.

GRADE (%)	SPACING (FEET)
0.5	75
1.0	45
2.0	18
3.0	12
4.0	9
5.0	6

**Maintenance:**

Collected sediment shall be removed after every runoff event. Bags that are destroyed by vehicular traffic or through natural deterioration are to be immediately replaced.



**STABILIZED CONSTRUCTION ENTRANCE**

**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.

**SOIL EROSION  
BMP DETAILS**

CHRISTOPHER M. CARRIER, P.E.  
STORM WATER ENGINEER

PROJECT NUMBER: 1341 PPS (607861)

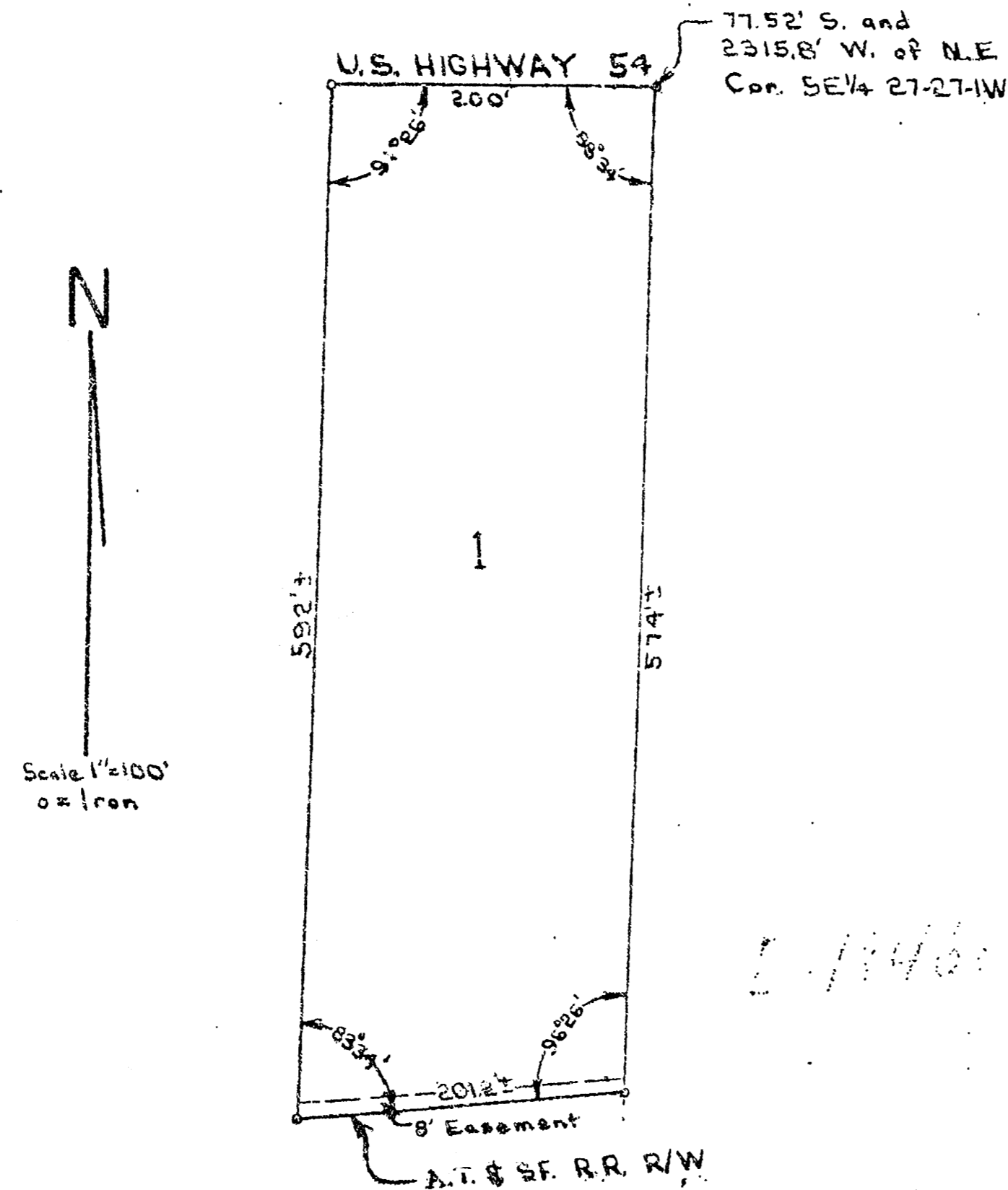
DATE: 07/03

SCALE: NA

SHEET 3 OF 4

# SANDLIAN'S SECOND ADDITION

TO WICHITA, SEDGWICK COUNTY, KANSAS



State of Kansas }  
 County of Sedgwick }  
 I, Kenneth O. Taylor, civil engineer in said state and county, do hereby certify that I have surveyed and platted "SANDLIAN'S SECOND ADDITION" to Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of said survey, described as follows: The west 200 feet of the east 2515.8 feet of that part of the SE 1/4 of Sec. 27, T27S, R1W of the 6th P.M., Sedgwick County, Kansas, lying north of the north right of way line of the Wichita and Western R.R. and south of the south right of way of U.S. Highway 54.

*Kenneth O. Taylor* Civil Engineer

Know all men by these presents that we, Colby B. Sandlian and Genevieve B. Sandlian, his wife, have caused the land described in the civil engineer's certificate to be platted into a lot known as "SANDLIAN'S SECOND ADDITION" to Wichita, Sedgwick County, Kansas. An easement is hereby granted as indicated for the construction and maintenance of all public utilities.

*Colby B. Sandlian* *Genevieve B. Sandlian*

State of Kansas }  
 County of Sedgwick }  
 Be it remembered that on this 27 day of April, 1927, before me, a notary public, in and for said county and state, came Colby B. Sandlian and Genevieve B. Sandlian, his wife, to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

My commission expires May 4, 1927.

*Elizabeth Kapp* Notary Public

This plat of "SANDLIAN'S SECOND ADDITION" to Wichita, Sedgwick County, Kansas, has been submitted to and considered by the City Planning Commission of the City of Wichita, Kansas, and is hereby transmitted to the Board of Commissioners of the City of Wichita, Kansas, with the recommendation that such plat be approved as proposed.

Dated this 7 day of May, 1927.  
 The City Planning Commission of the City of Wichita, Kansas.

*Wesley H. Sawyer* Chairman  
*August A. Smith* Secretary

Approved by the Board of City Commissioners this 14 day of May, 1927.

*C. G. Baird* Mayor  
*W. C. Allen* City Clerk  
 See PROT. PAST. M396 Page 269

Approved by the Board of County Commissioners this 17 day of May, 1927.

*Chas. Schuster* County Clerk

Entered on transfer record this 22 day of May, 1927.

*Chas. Schuster* County Clerk

State of Kansas }  
 County of Sedgwick }  
 This is to certify that this instrument was filed for record in the Register of Deeds office on the 23 day of May, 1927, at 2 o'clock P.M., and is duly recorded.

# 14394 *Rufus S. Darling* Register of Deeds  
*Nadine Kelly* Deputy

SI 1-16