

PLANS FOR SANITARY SEWER TO SERVE WILLOW POINT AT EAGLE LAKE

**CITY OF BEL AIRE
SEDGWICK COUNTY, KANSAS
JANUARY 1992**

GENERAL NOTES

1. 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.
2. 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.
3. 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:

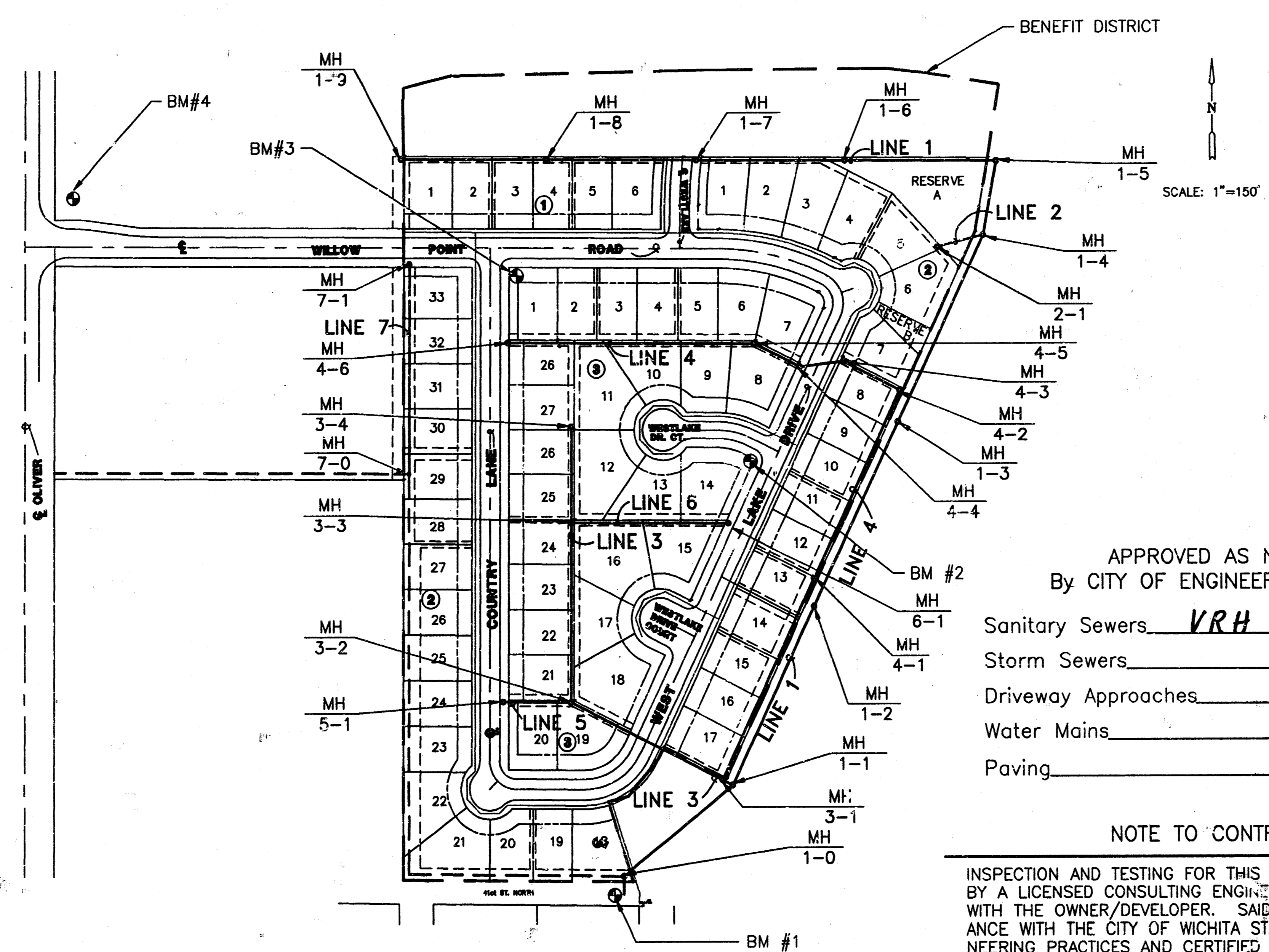
SOUTHWESTERN BELL TELEPHONE COMPANY	1-571-2115
CABLEVISION	262-4270 or 263-2061
K.P. & L. GAS SERVICE COMPANY	263-7511
KANSAS GAS & ELECTRIC	264-1141
CITY OF BEL AIRE	744-2451
ARKLA GAS COMPANY	942-8350 OR 263-8161
4. RUBBLE FROM THE REMOVAL OF MISCELLANEOUS STRUCTURES AND EXCESS EXCAVATION WHICH IS 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 THAT, IN THE OPINION OF THE ENGINEER, WILL LEAVE AN UNSIGHTLY APPEARANCE WILL NOT BE APPROVED.
5. COST OF EXCAVATION, HAULING, AND DUMPING OF EXCESS EXCAVATION SHALL BE SUBSIDIARY TO THE PROJECT.
6. A PORTION OF EXCESS EXCAVATED MATERIAL SHALL BE MOUNDING AROUND MANHOLES WHICH EXTEND MORE THAN ONE (1) FOOT ABOVE THE EXISTING GROUND. SUCH MOUNDS SHALL BE CONSTRUCTED WITH 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 OF THE MANHOLE.
7. ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.
8. PRIOR TO LAYING SEWER LINES USING EXISTING STUBS IN EXISTING MANHOLES, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION, GRADE AND ALIGNMENT OF EXISTING STUBS AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLAN. WHERE CONNECTION TO AN EXISTING MANHOLE THAT DOES NOT HAVE AN EXISTING STUB OR THE STUB IS UNUSABLE DUE TO ELEVATION GRADE OR ALIGNMENT, THE CONTRACTOR SHALL RESHAPE THE EXISTING MANHOLE INVERT TO PROVIDE SMOOTH FLOW. THE COST OF RESHAPING EXISTING MANHOLE INVERTS IS INCIDENTAL TO THE PROJECT.
9. 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.
10. CONTRACTOR SHALL FINAL GRADE EASEMENTS ACCORDING TO THE PROPOSED PROFILE INDICATED IN THESE PLANS. THE SECTION SHALL BE AS INDICATED ON PAGE 3 OF 9.

BENCH MARKS

- B.M.#1 RAILROAD SPIKE IN E. FACE UTILITY POLE S.W. CORNER 41ST AND BATTIN. ELEVATION = 1396.93
- B.M.#2 "T" POST 5' S. & W. OF THE N.E. CORNER OF LOT 14-3 WILLOW POINT ADDITION. ELEVATION = 1397.025
- B.M.#1 "T" POST 5' S. & E. OF THE N.W. CORNER OF LOT 1-3 WILLOW POINT ADDITION. ELEVATION = 1405.645
- B.M.#2 RAILROAD SPIKE IN W. FACE TELEPHONE POLE 50' E. OF CL OLIVER & 147' N. OF CL WILLOW POINT ROAD. ELEVATION = 1406.56

INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2-7	PLAN & PROFILE SHEETS
8	MANHOLE DETAILS
9	PLAT WILLOW POINT AT EAGLE LAKE



APPROVED AS NOTED
By CITY OF ENGINEER OF WICHITA

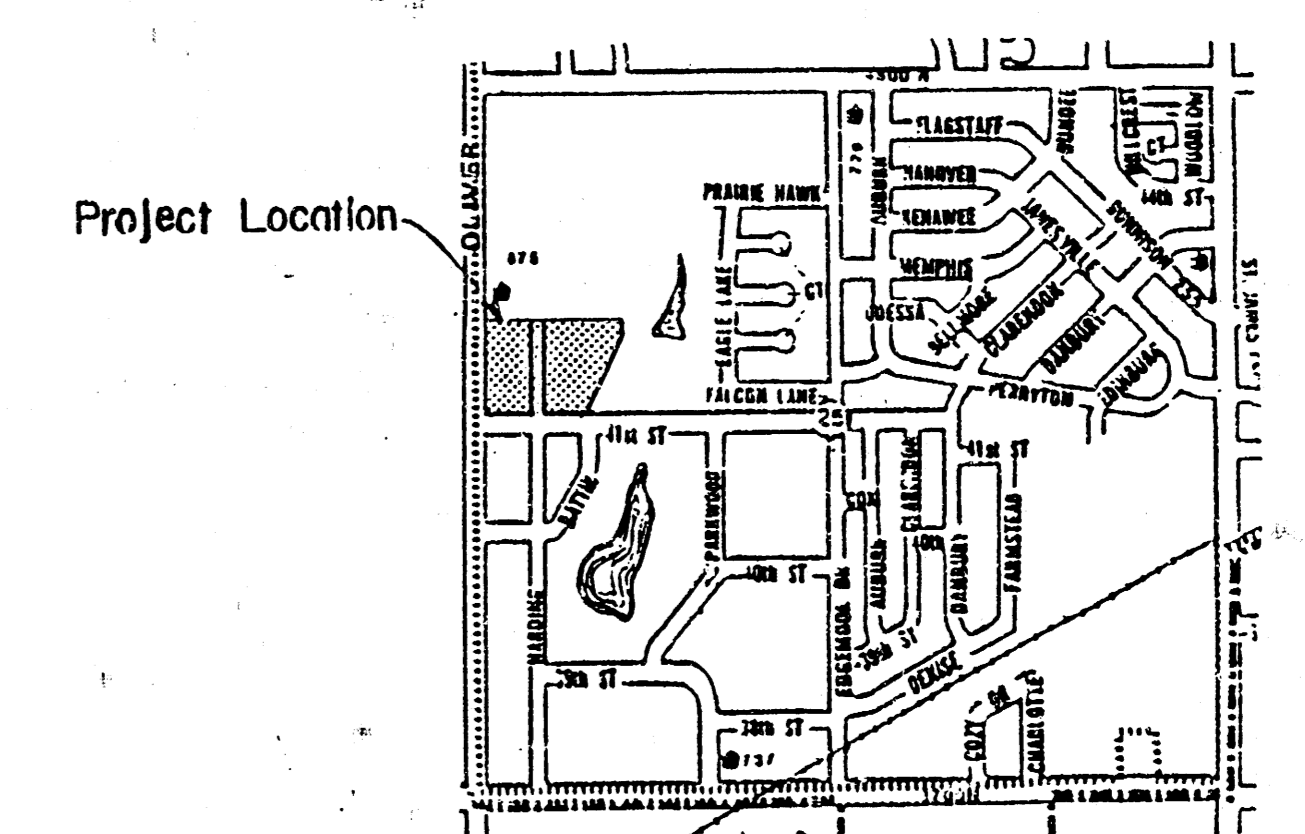
Sanitary Sewers VRH 1/9/92
Storm Sewers _____
Driveway Approaches _____
Water Mains _____
Paving _____

NOTE TO CONTRACTOR

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 THE PUBLIC RIGHT-OF-WAY BY THE CONTRACTOR WITHOUT SUCH INSPECTION NOR SHALL ANY WORK BE COMMENCED IN DEDICATED EASEMENTS OR PUBLIC RIGHT-OF-WAY WITHOUT WRITTEN AUTHORIZATION BY THE CITY ENGINEER.



*Booked
9-10-92
DKB*



LOCATION MAP

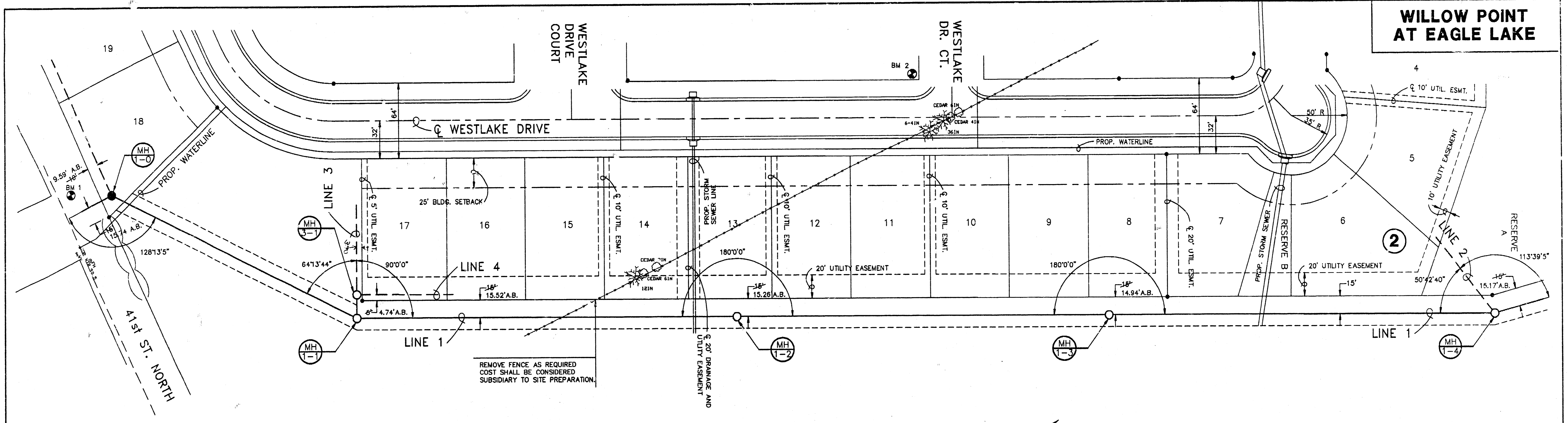
**CITY OF WICHITA
PRIVATE PROJECT NO. 320PPS(607861)**

	WILLOW POINT	Design G.A.
	SANITARY SEWER PLANS	Drawn by A.L.N.
		Checked by G.A.
		Date 1/92
		Job no. 91655ST

MID-KANSAS ENGINEERING CONSULTANTS INC. 3500 NORTH ROCK ROAD BUILDING #800 WICHITA, KANSAS 67226	(316) 636-5556	Sheet 1 of 9
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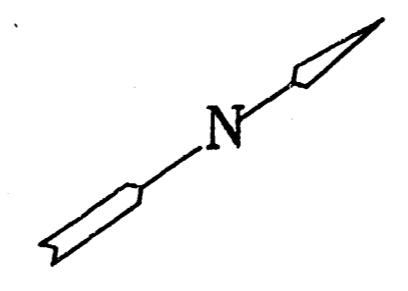
AS BUILT 7-27-92

WILLOW POINT AT EAGLE LAKE



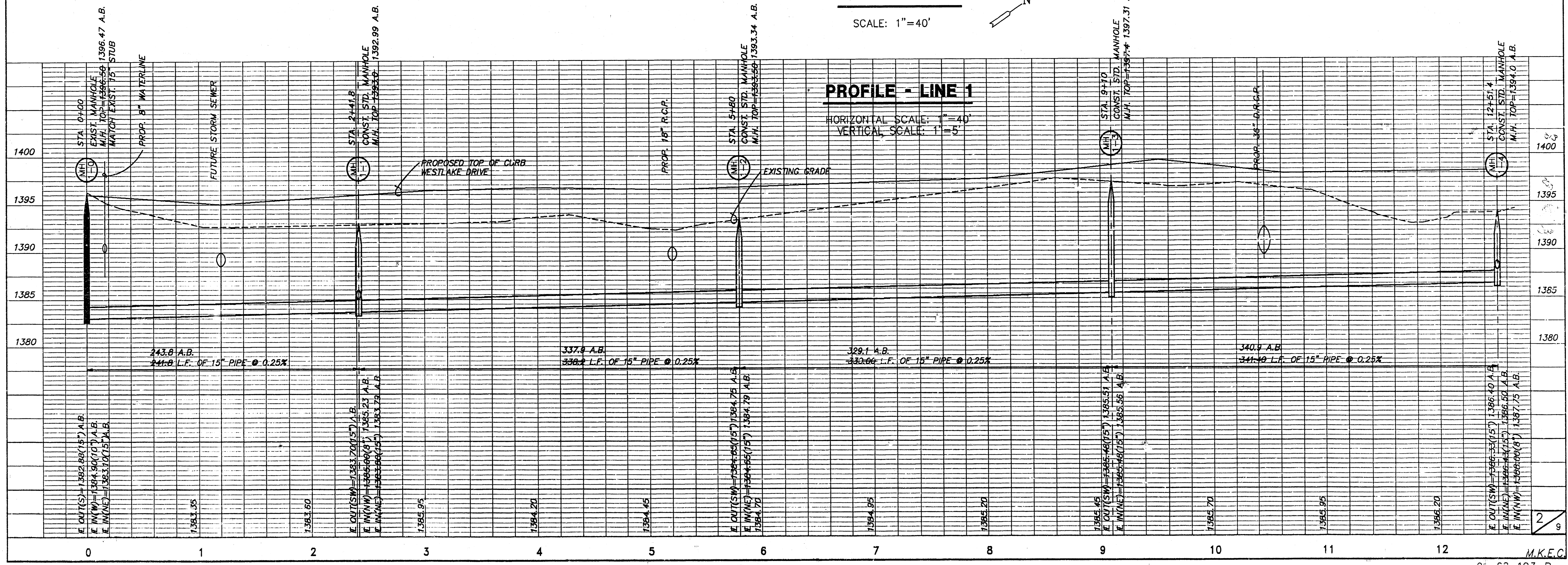
PLAN - LINE 1

SCALE: 1" = 40'

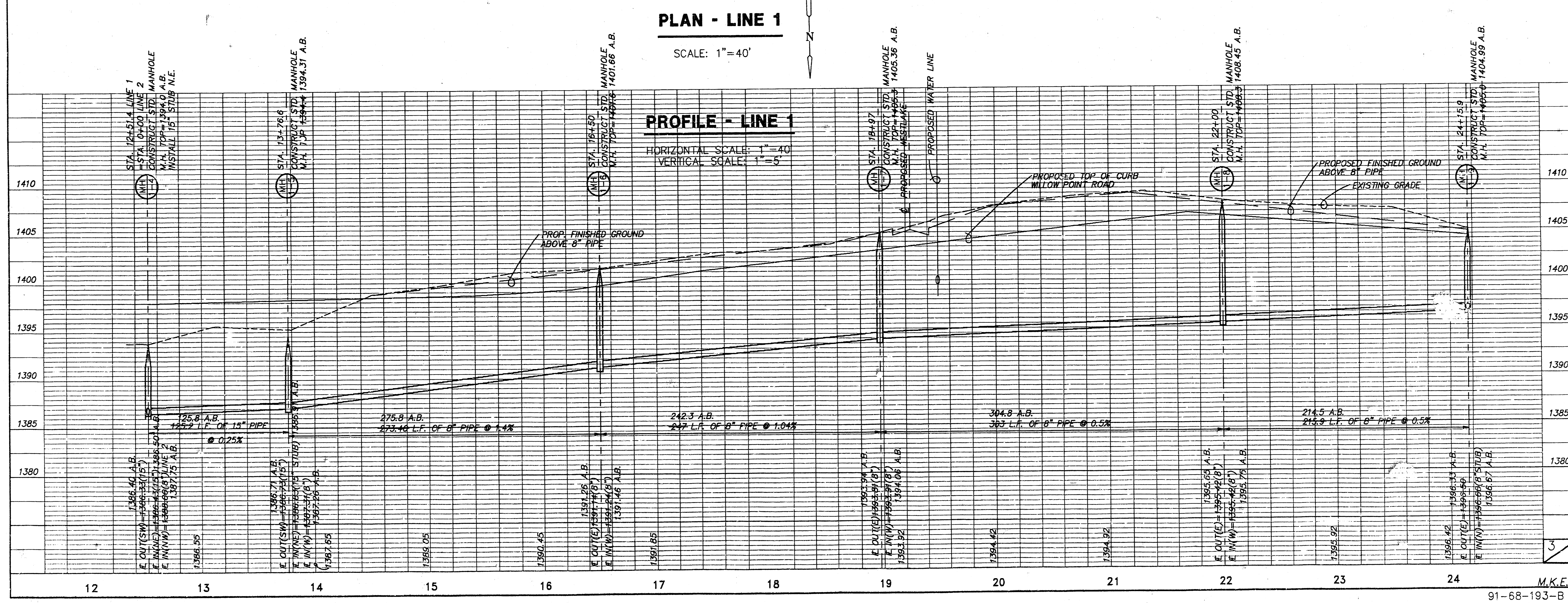
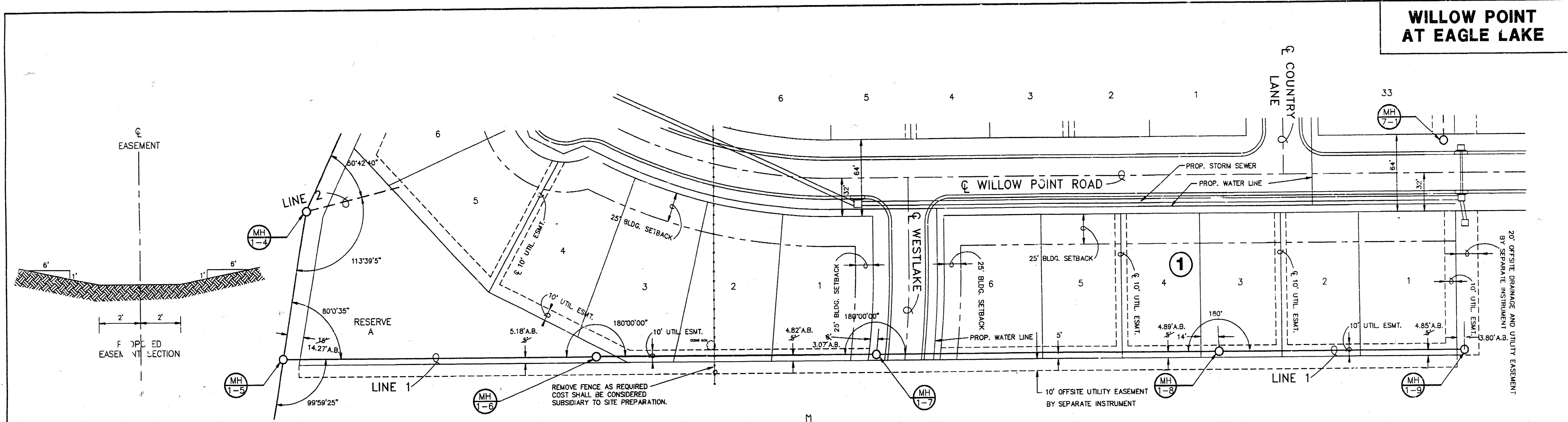


PROFILE - LINE 1

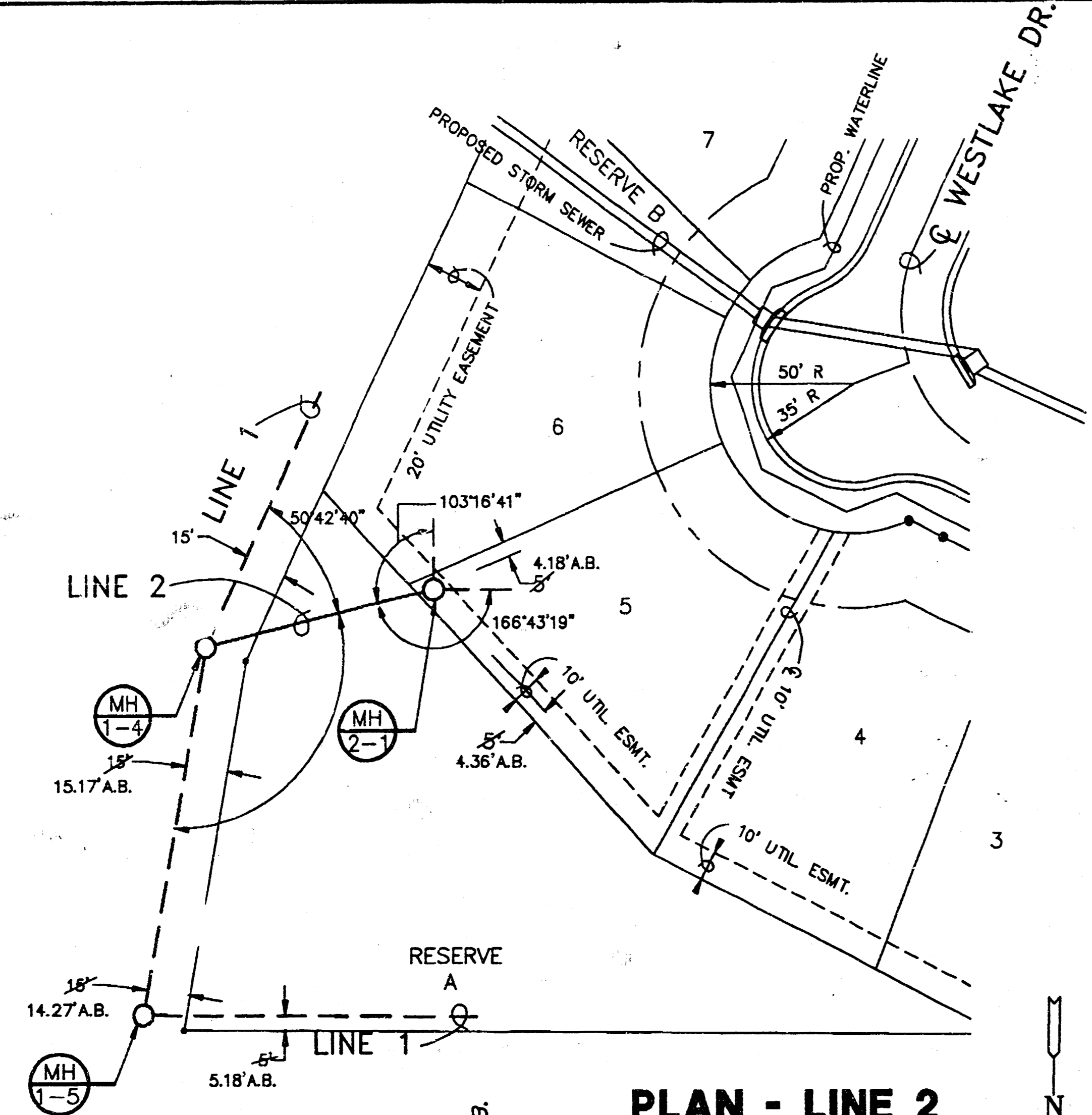
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VERTICAL SCALE: 1" = 5'



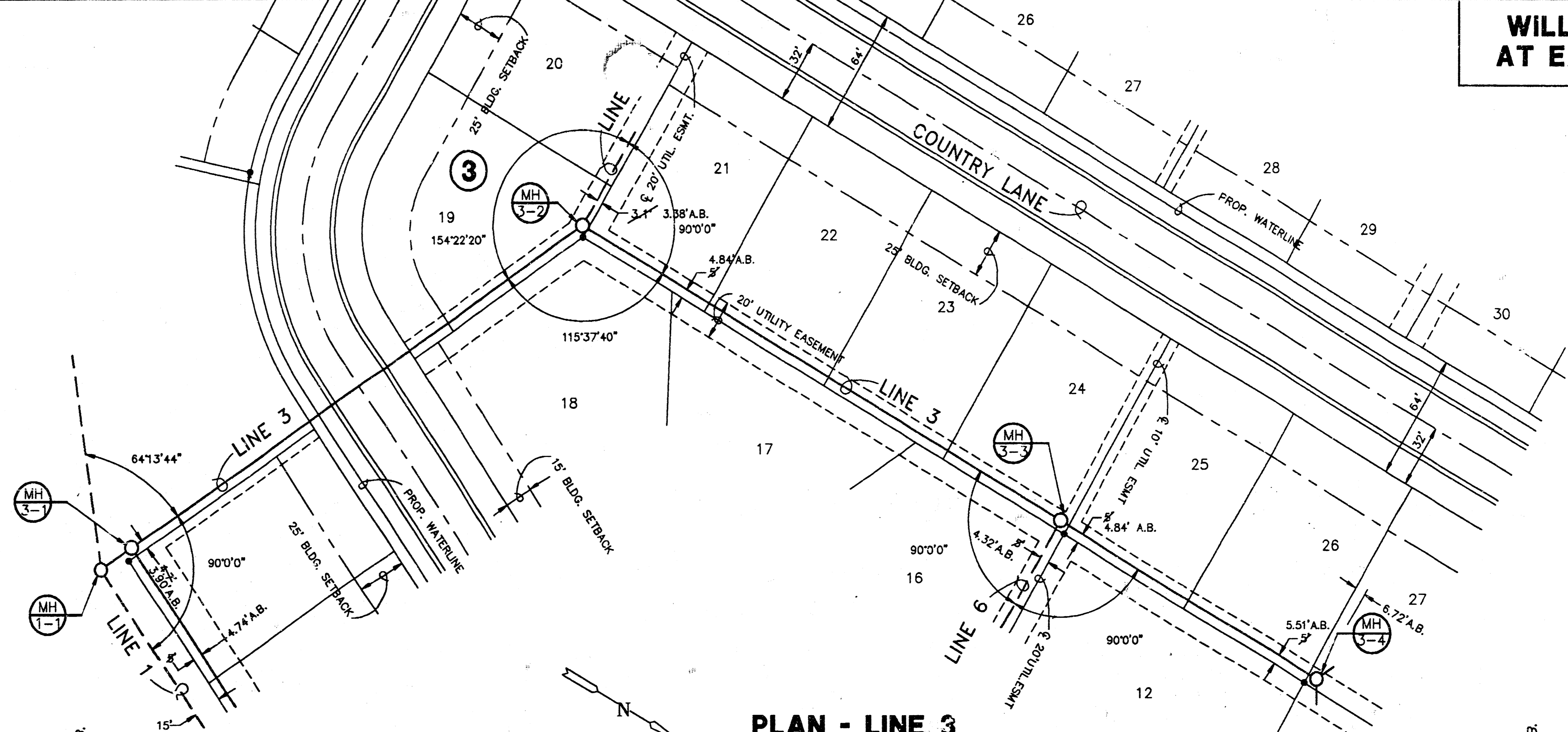
WILLOW POINT AT EAGLE LAKE



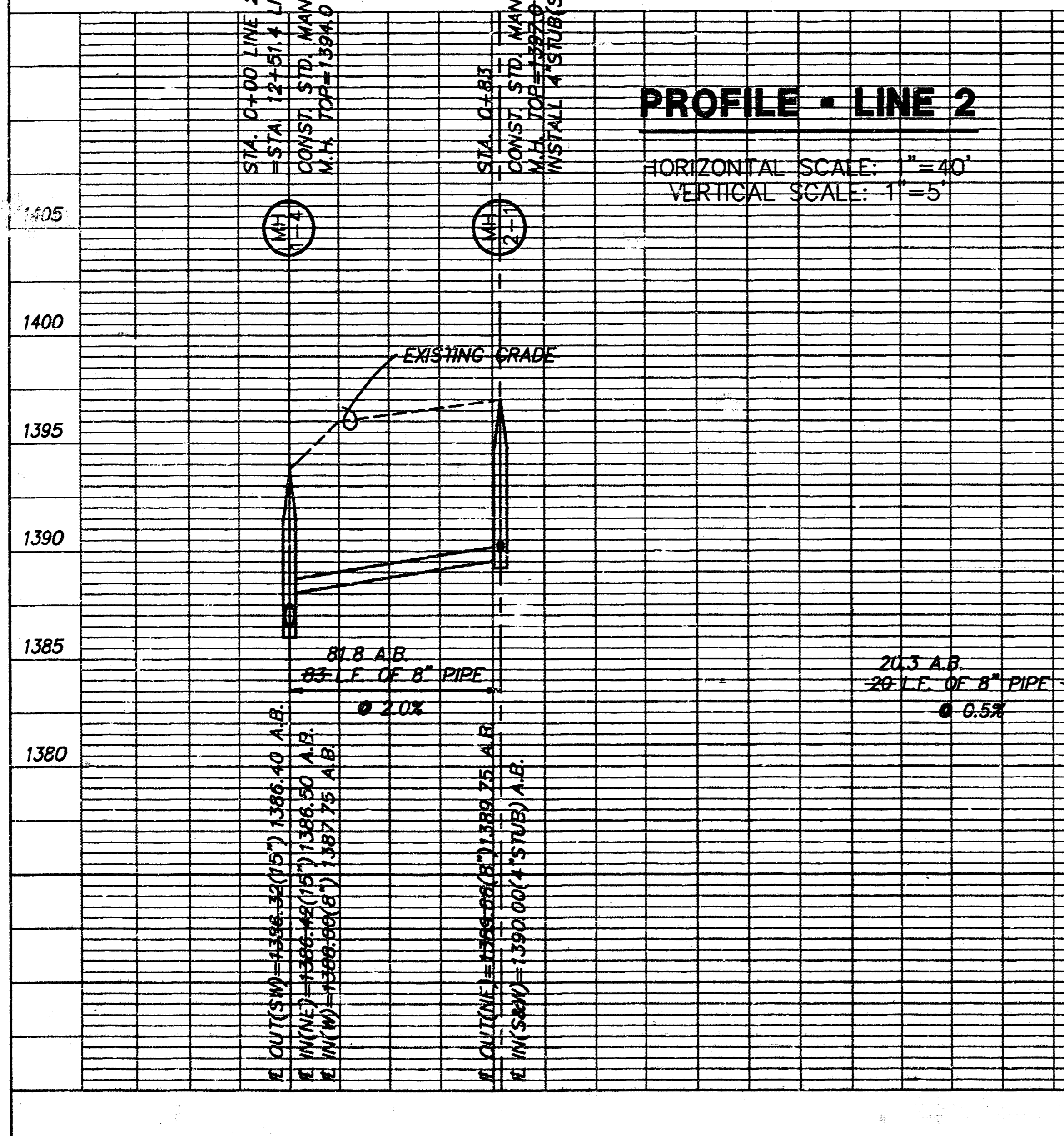
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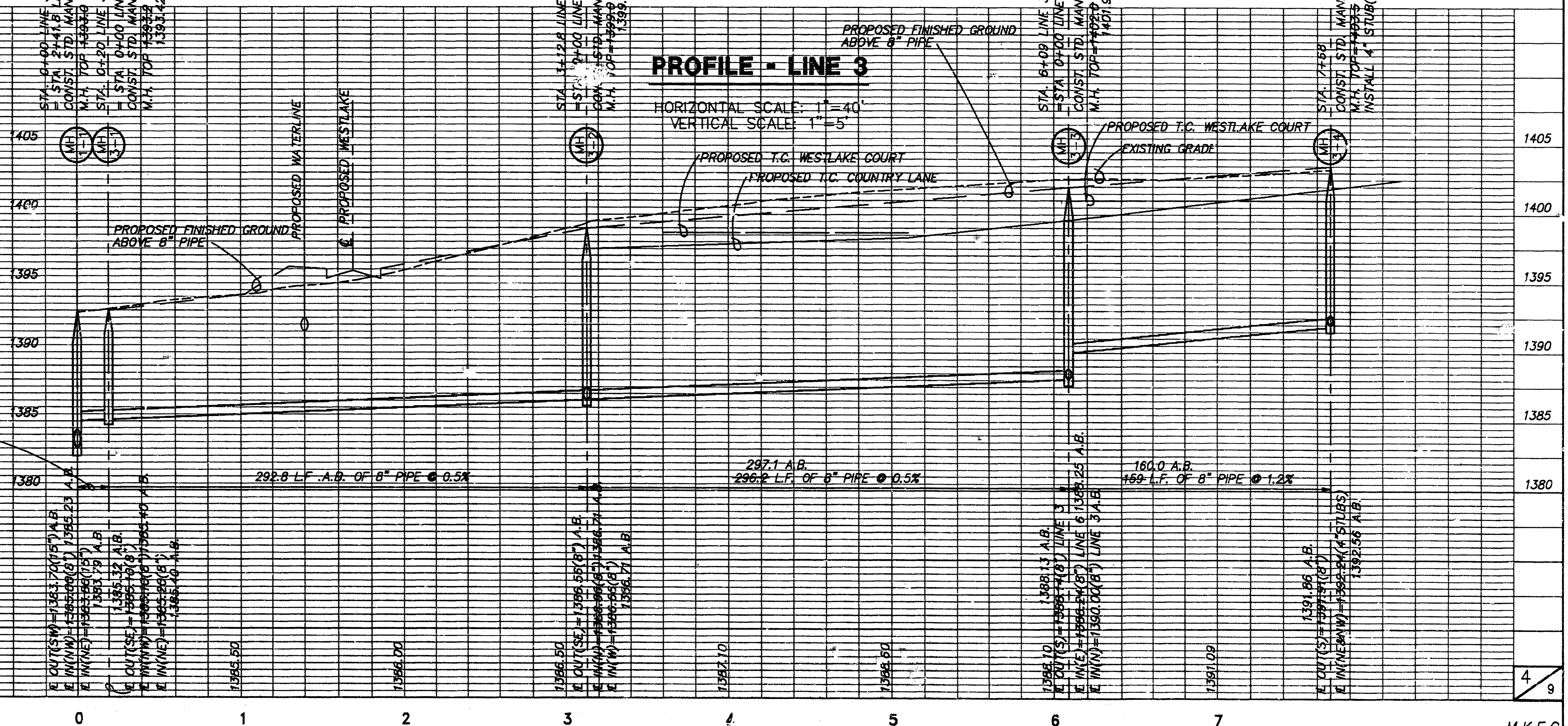
PLAN - LINE 2
SCALE: 1"=40'



PLAN - LINE 3
SCALE: 1"=40'

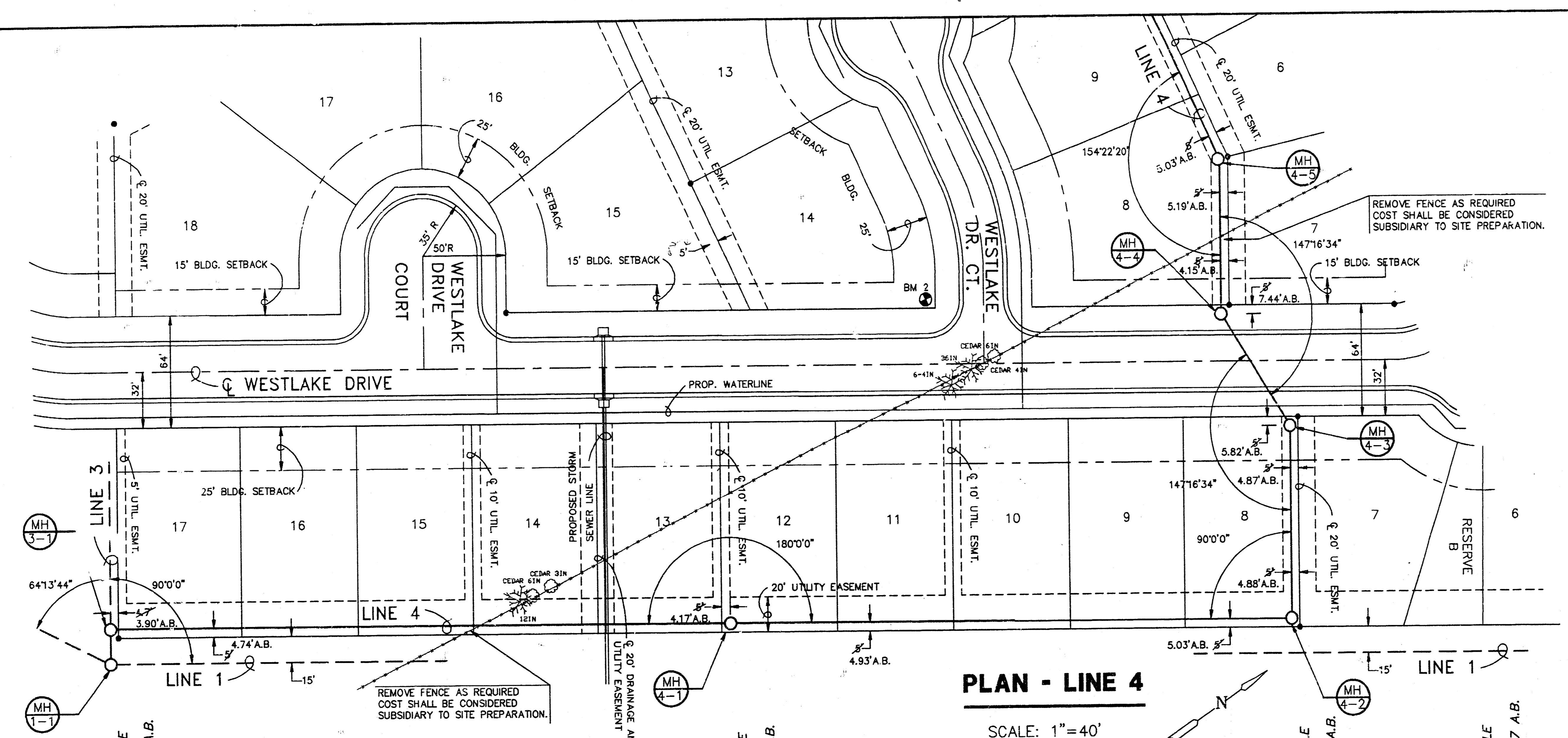


PROFILE - LINE 2
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VERTICAL SCALE: 1"=5'

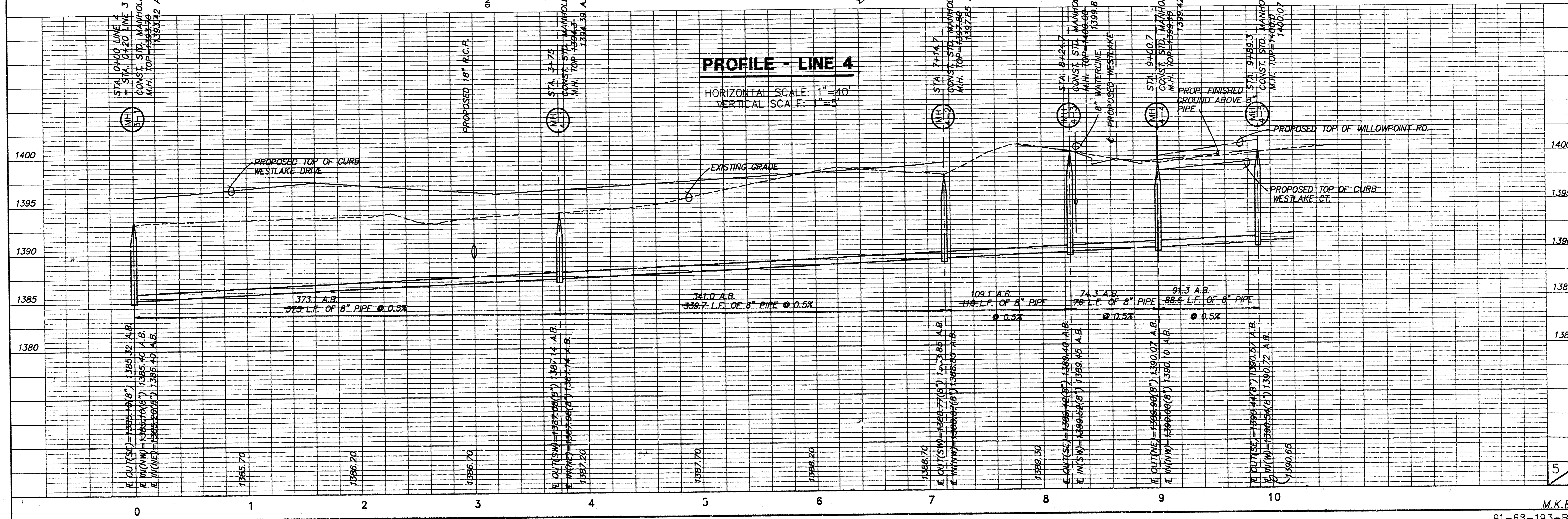


PROFILE - LINE 3
HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=5'

**WILLOW POINT
AT EAGLE LAKE**

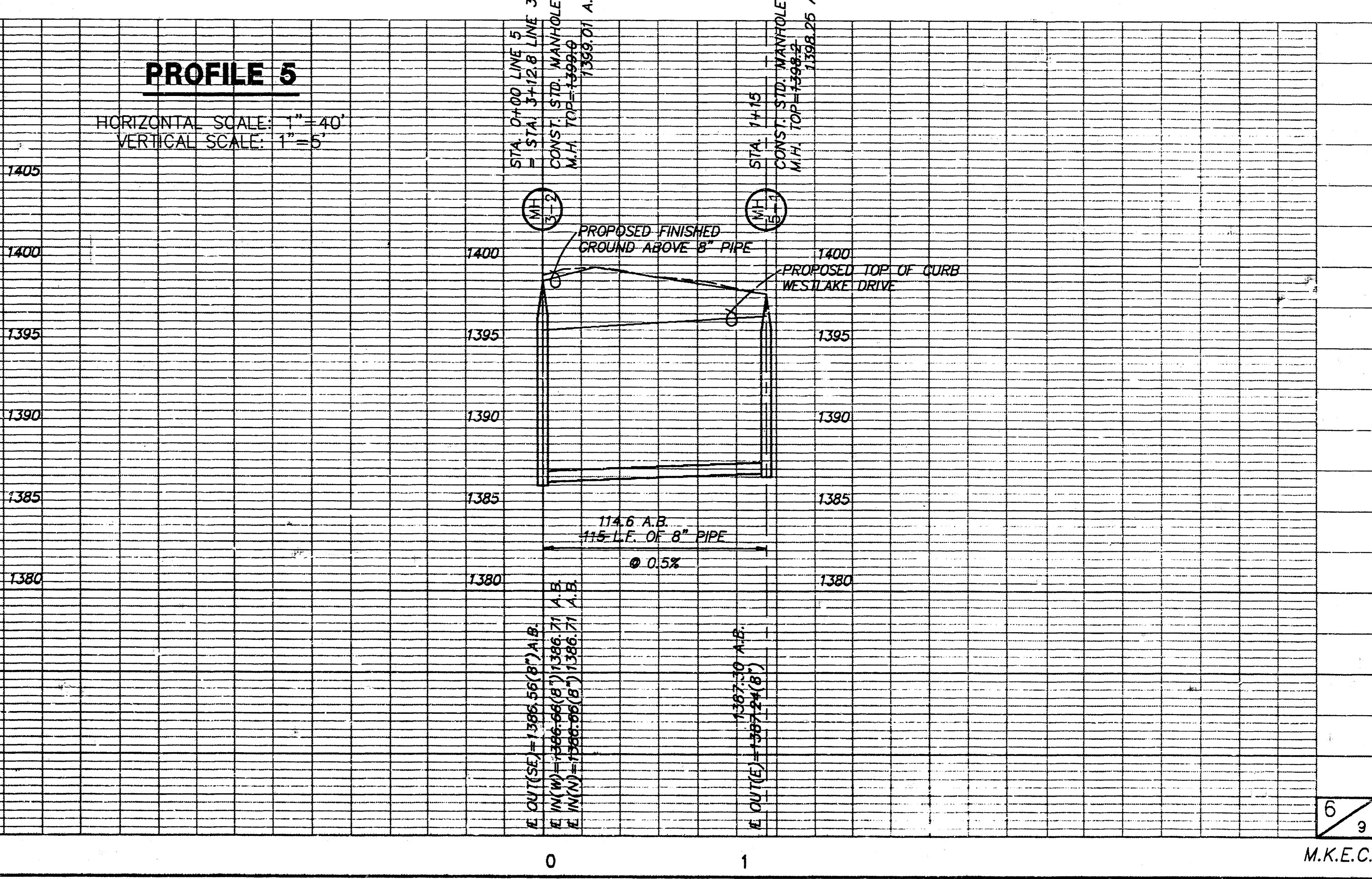
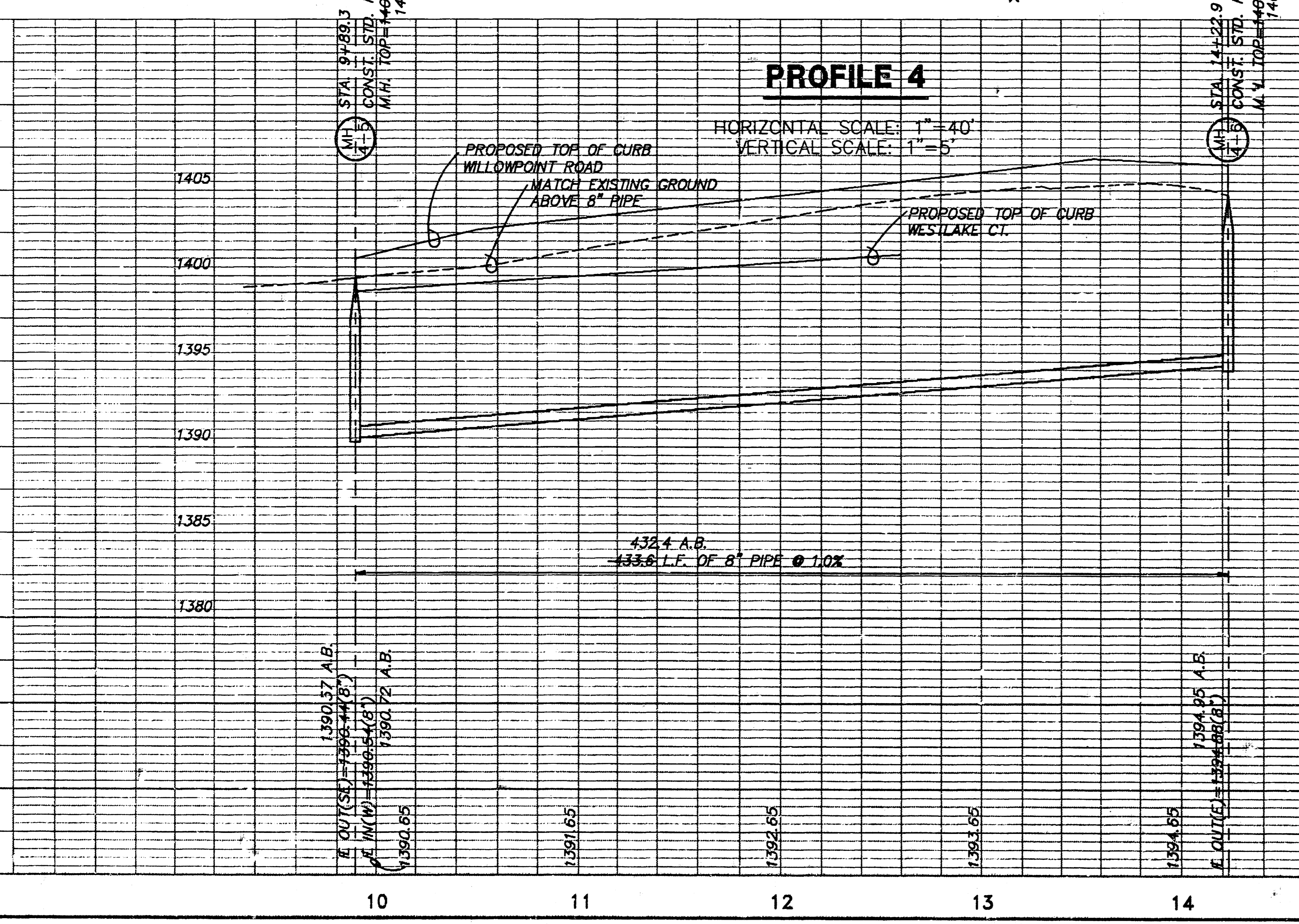
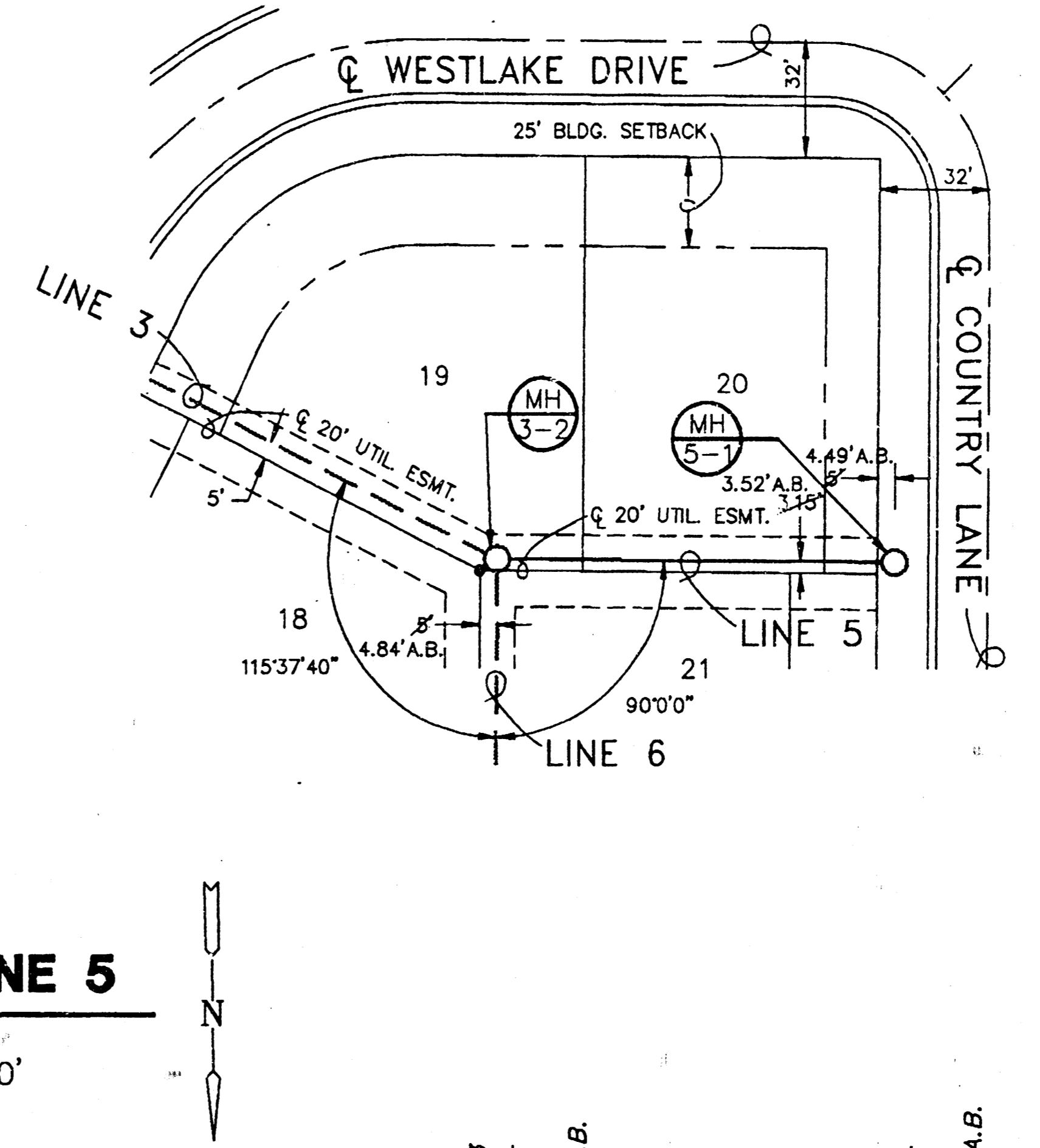
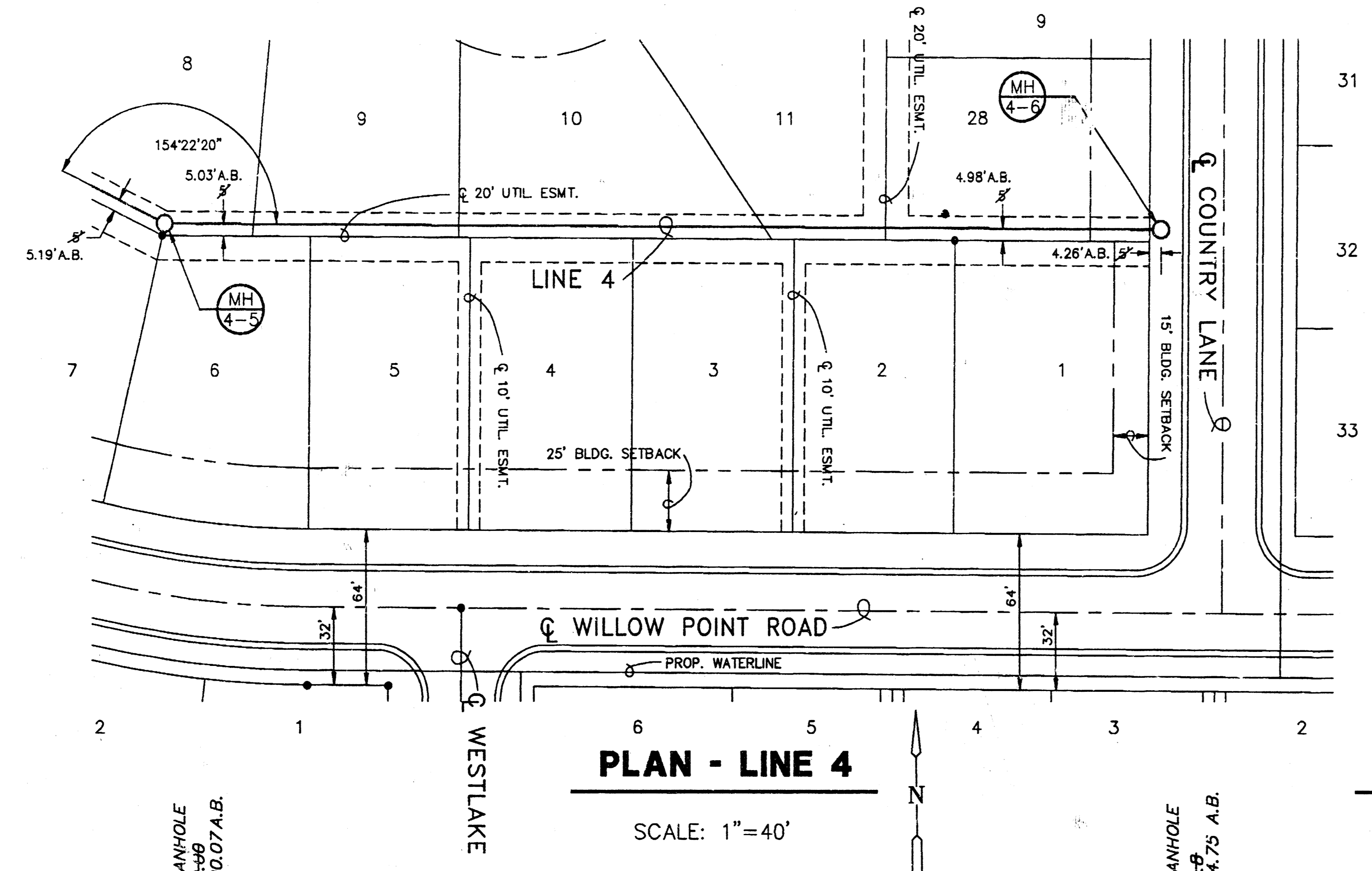


PLAN - LINE 4
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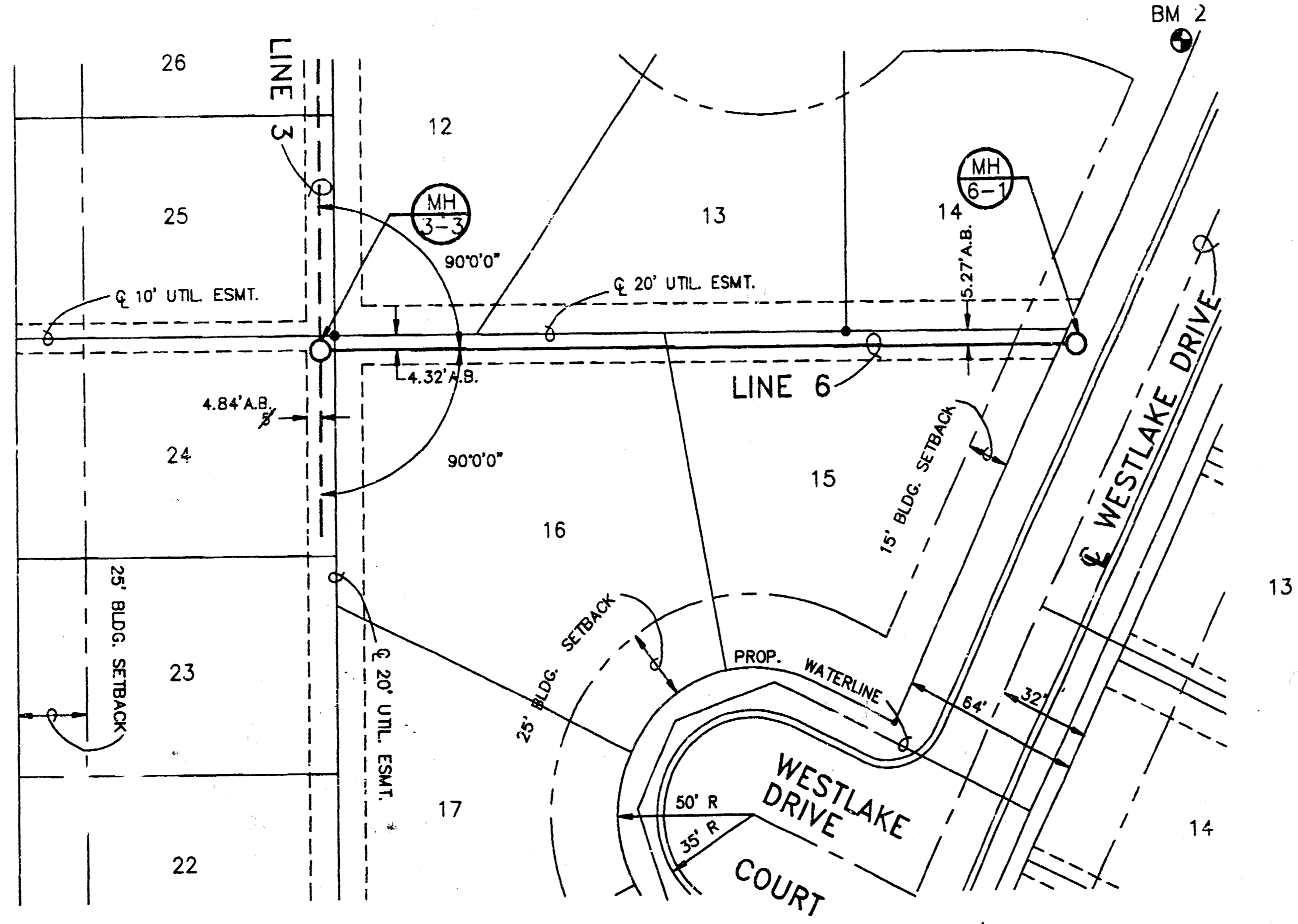


PROFILE - LINE 4
HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=5'

**WILLOW POINT
AT EAGLE LAKE**

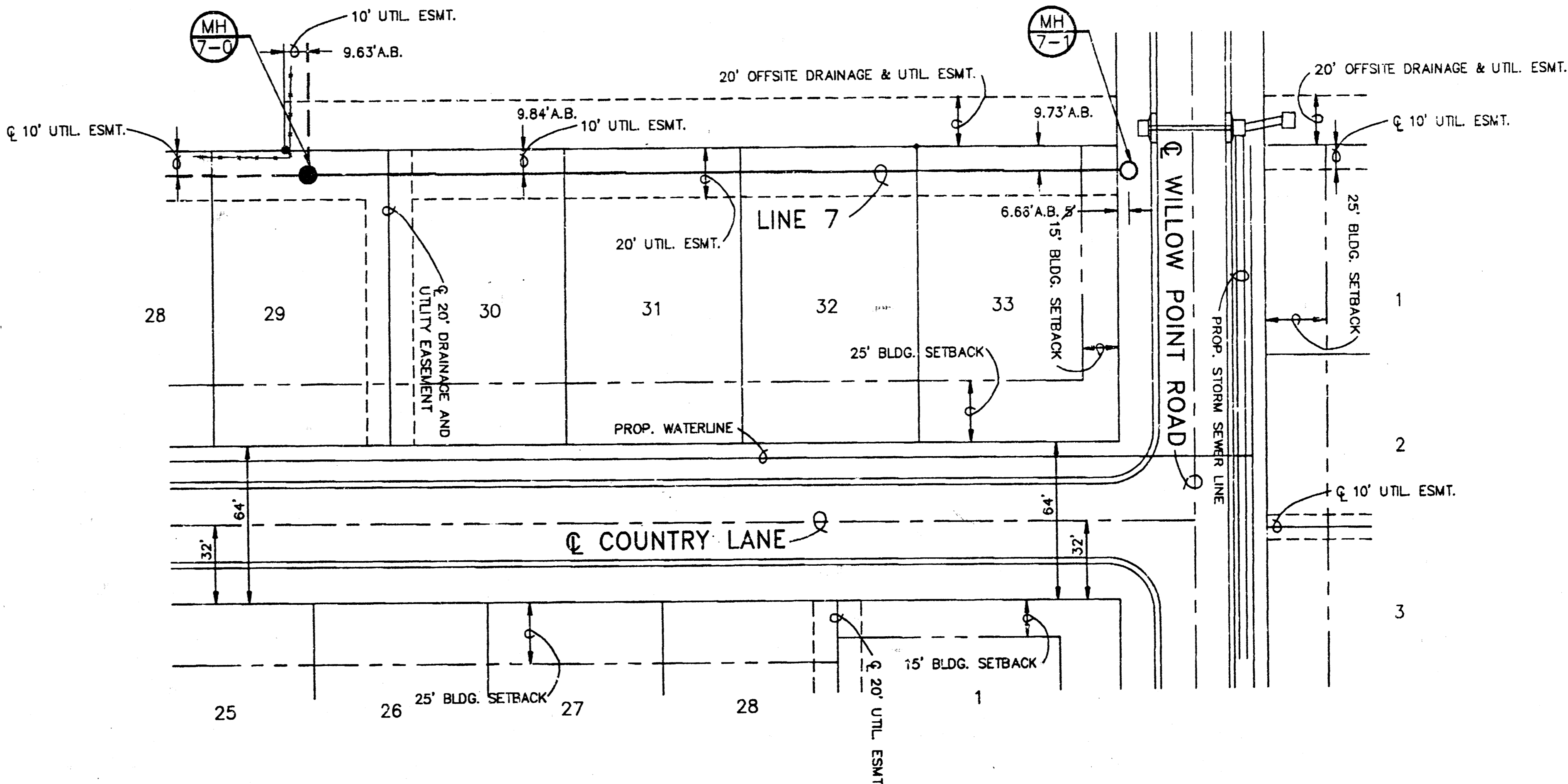


WILLOW POINT AT EAGLE LAKE



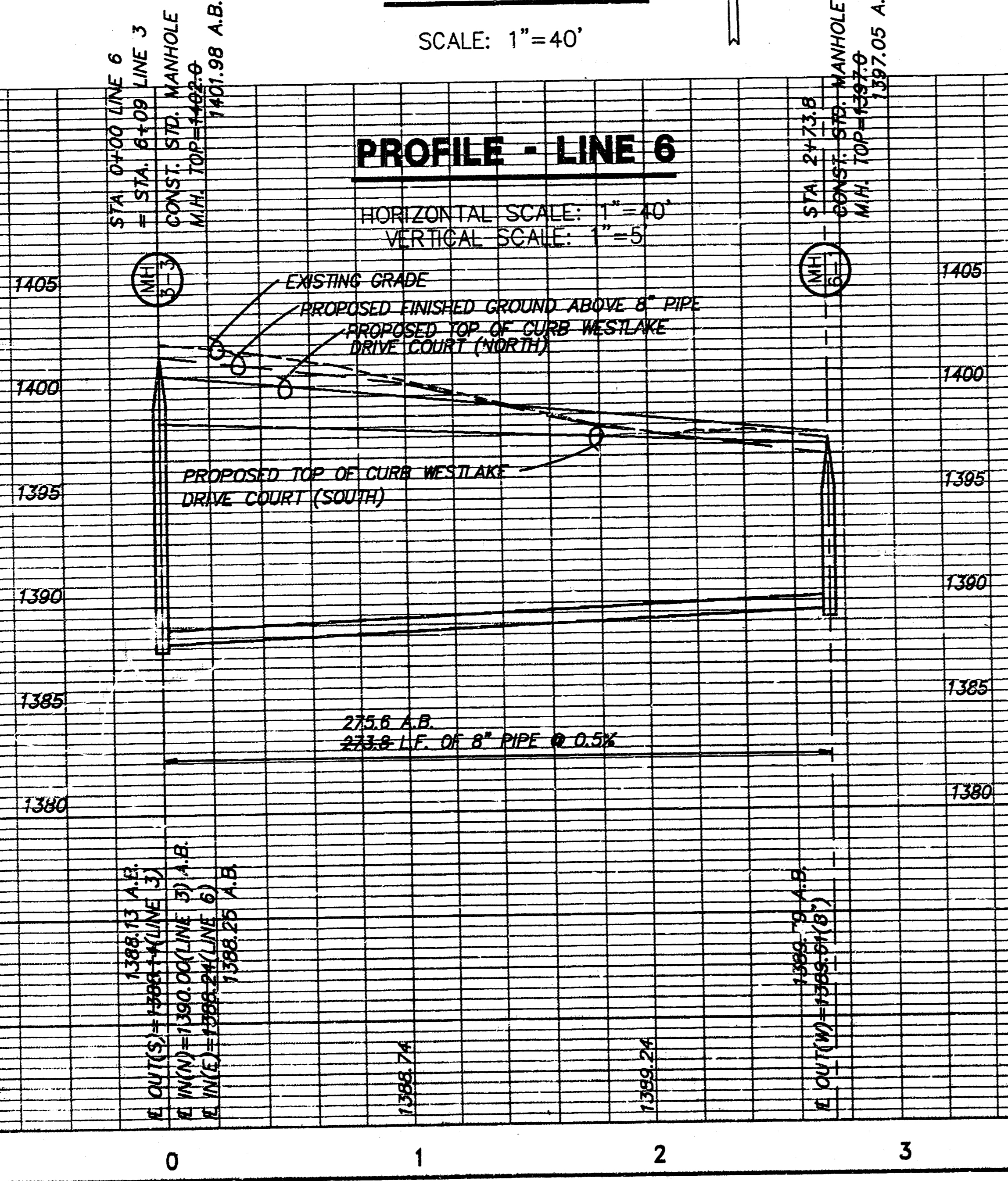
PLAN - LINE 6

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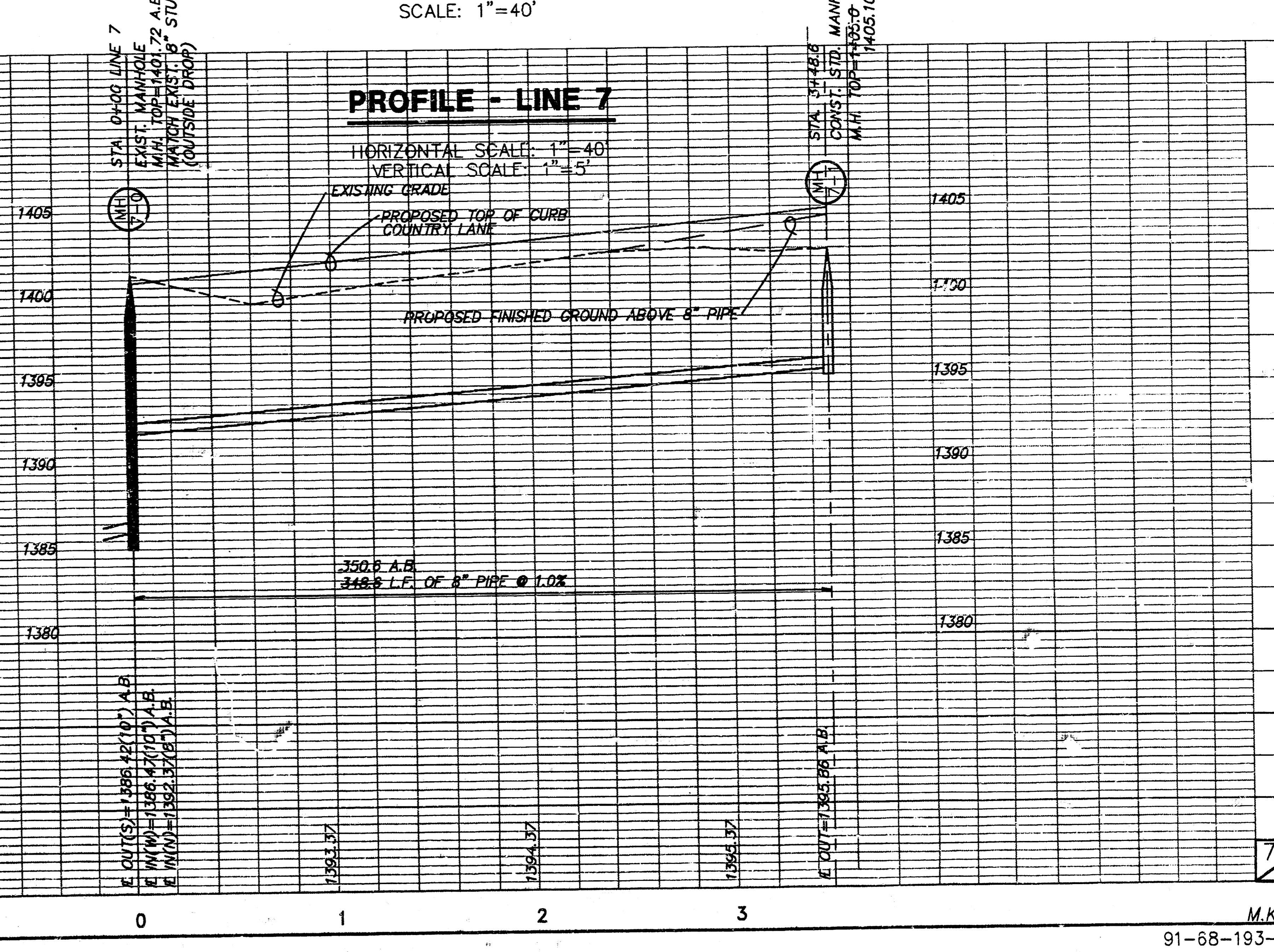
PLAN - LINE 7

SCALE: 1"=40'



PROFILE - LINE 6

HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=5'



PROFILE - LINE 7

HORIZONTAL SCALE: 1"=40'
VERTICAL SCALE: 1"=5'