

STORMWATER DRAIN IMPROVEMENTS to serve Berkeley Square First Addition


Lots 2-4, Block 1

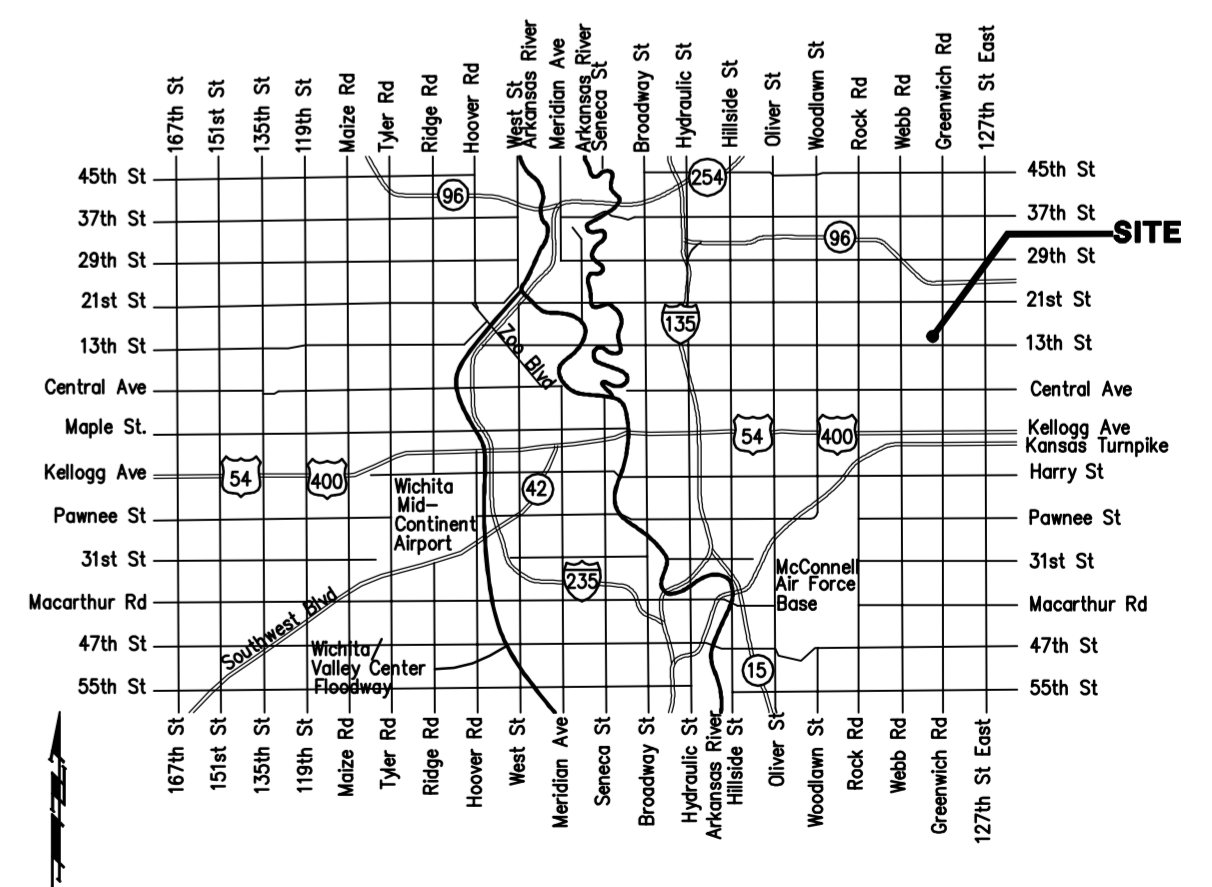
Private Project Drainage: 0126 PPD (607861)
CITY OF WICHITA, KANSAS

Gary Janzen, P.E. - City Engineer
March 2013


GENERAL NOTES:

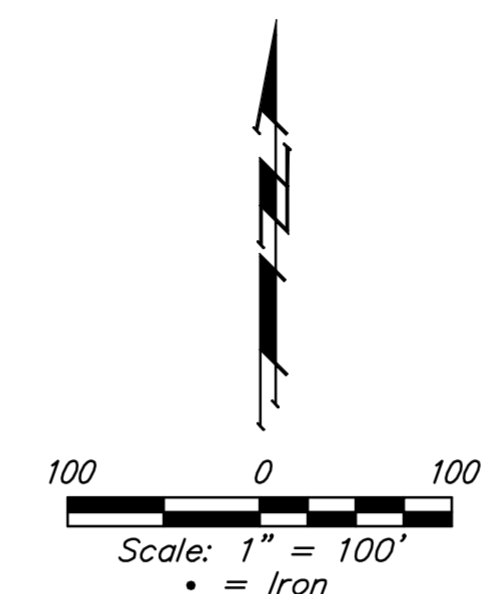
- Contractor will be required to provide notice to utility companies a minimum of forty-eight (48) hours prior to any excavation, as follows:
Kansas One-Call 687-2470
The Contractor must notify the following in case of an emergency:
Cox Communications 262-4270
Kansas Gas Service 1-888-482-4950
Westar Energy 383-8650
Black Hills Energy (Gas) 1-800-303-0357
ATT 268-2245
City of Wichita Water Dept. 268-4563
City of Wichita Sewer Maint. 268-4024
City of Wichita Storm Sewer Maint. 268-4090
City of Wichita Traffic Maint. 268-4034
- Contractor shall furnish the inspector with a copy of the manufacturer's certification for any pipe used on this project after completion of pipe installation. The engineer will not certify the project to the city until pipe certification has been received.
- 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.
- All sewer lines and appurtenances shall be installed in accordance with the most recent edition of City of Wichita, Kansas Standard Specifications for the Construction of City Projects.
- 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. Any work done without inspection will be required to be uncovered for inspection.
- The Baseline for this project is the West R/W Line of Greenwich Rd with the SE Corner of Lot 1, Block 1, Berkeley Square First Addition = Station 0+00.
- All disturbed R/W areas not intended for pavement or sidewalk construction shall be seeded with Kansas Premium Fescue Blend at a rate of 8 lb./1000 Sq. Ft., fertilized with a 16-20-6 ratio at a rate of 4 lb./1000 Sq. Ft., and mulched with Prairie Hay at a rate of 92 lb./1000 Sq. Ft. Mulch shall be "patted" with forks or punched into soil to reduce loss due to wind.
- 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 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.

AS BUILTS	
Contractor: Ewertz Excavation	Project Inspector: Larry Gann
 <small>516 S. Market, Wichita, KS 67202 (316)264-0242</small>	



NO SCALE: VICINITY MAP

	Baughman Company, P.A. 315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149 ENGINEERING SURVEYING PLANNING LANDSCAPE ARCHITECTURE
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BENCHMARK

Benchmark #1 - "□" cut in west edge of catch basin.
Elevation = 1381.56 (NAVD 88)

Benchmark #2 - "V" notch in west edge of sidewalk.
Elevation = 1375.60 (NAVD 88)

SHEET INDEX:

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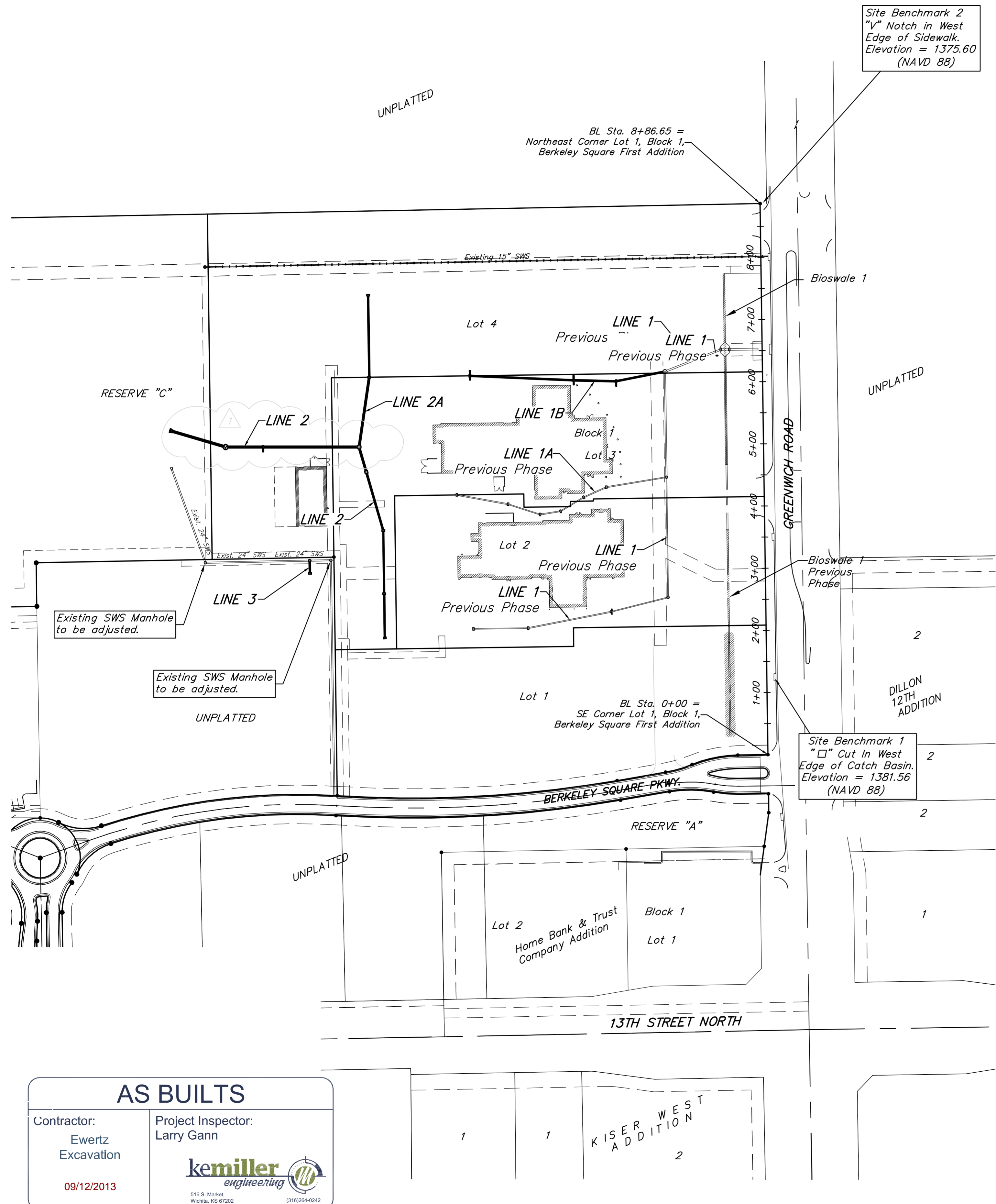
APPROVED AS NOTED
BY CITY ENGINEER OF WICHITA


Engineering *[Signature]* 4-9-13

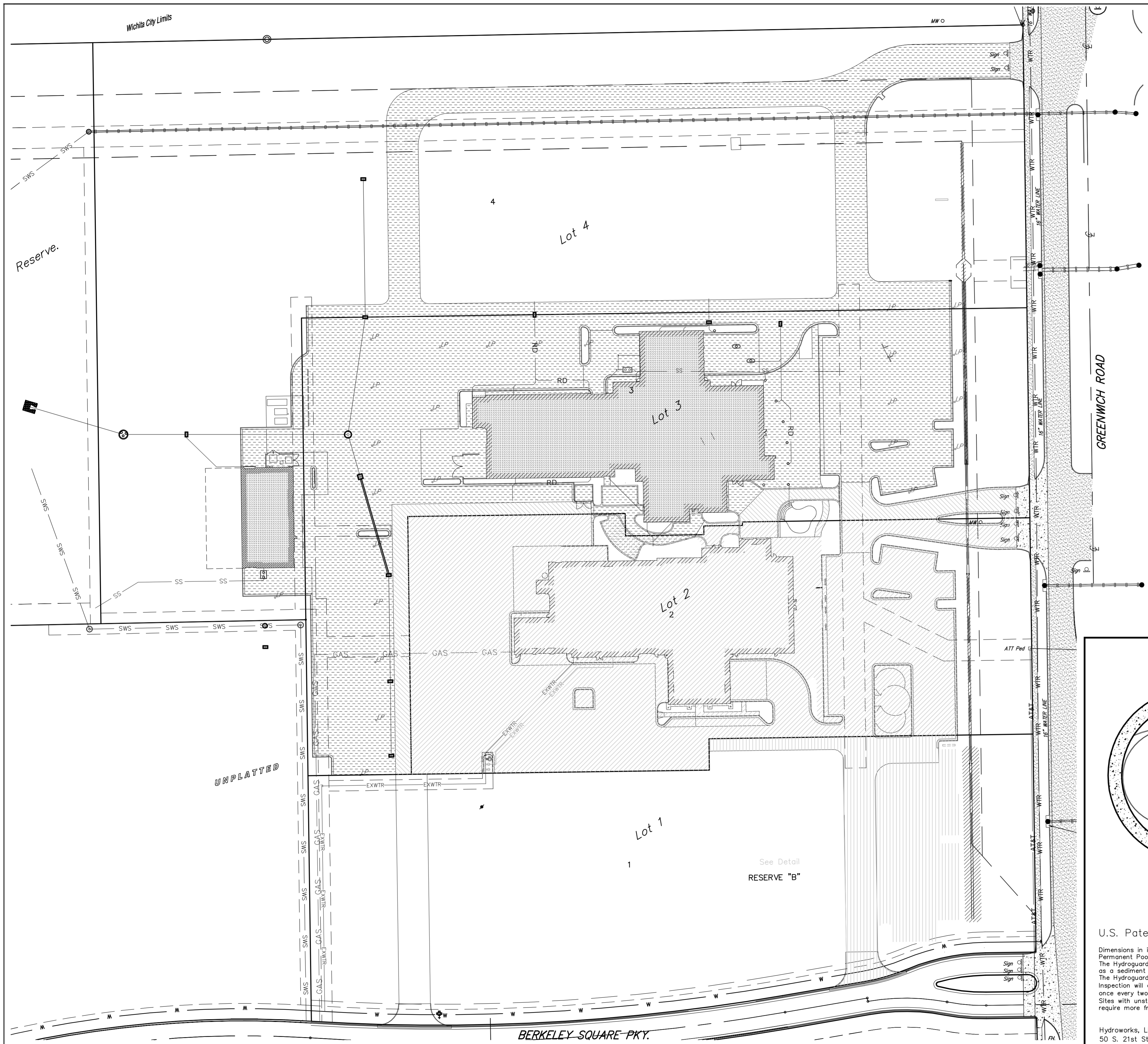
Stormwater *[Signature]* 4-9-13

NOTE TO CONTRACTORS

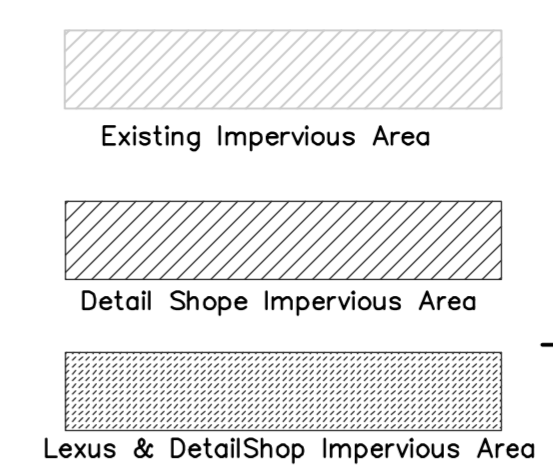
Installation, inspection and testing for this project is to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said inspection to be in accordance with the City of Wichita standard construction engineering practices and certified by a Licensed Professional 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).



AS BUILTS	
Contractor: Ewertz Excavation	Project Inspector: Larry Gann
09/12/2013	 <small>516 S. Market, Wichita, KS 67202 (316)264-0242</small>



LEGEND



BENCHMARK

SITE BENCHMARK-1
 "□" cut in west edge of catch basin.
 Elevation=1381.56 (NAVD 88)

SITE BENCHMARK-2
 "V" notch in west edge of sidewalk.
 Elevation=1373.60 (NAVD 88)

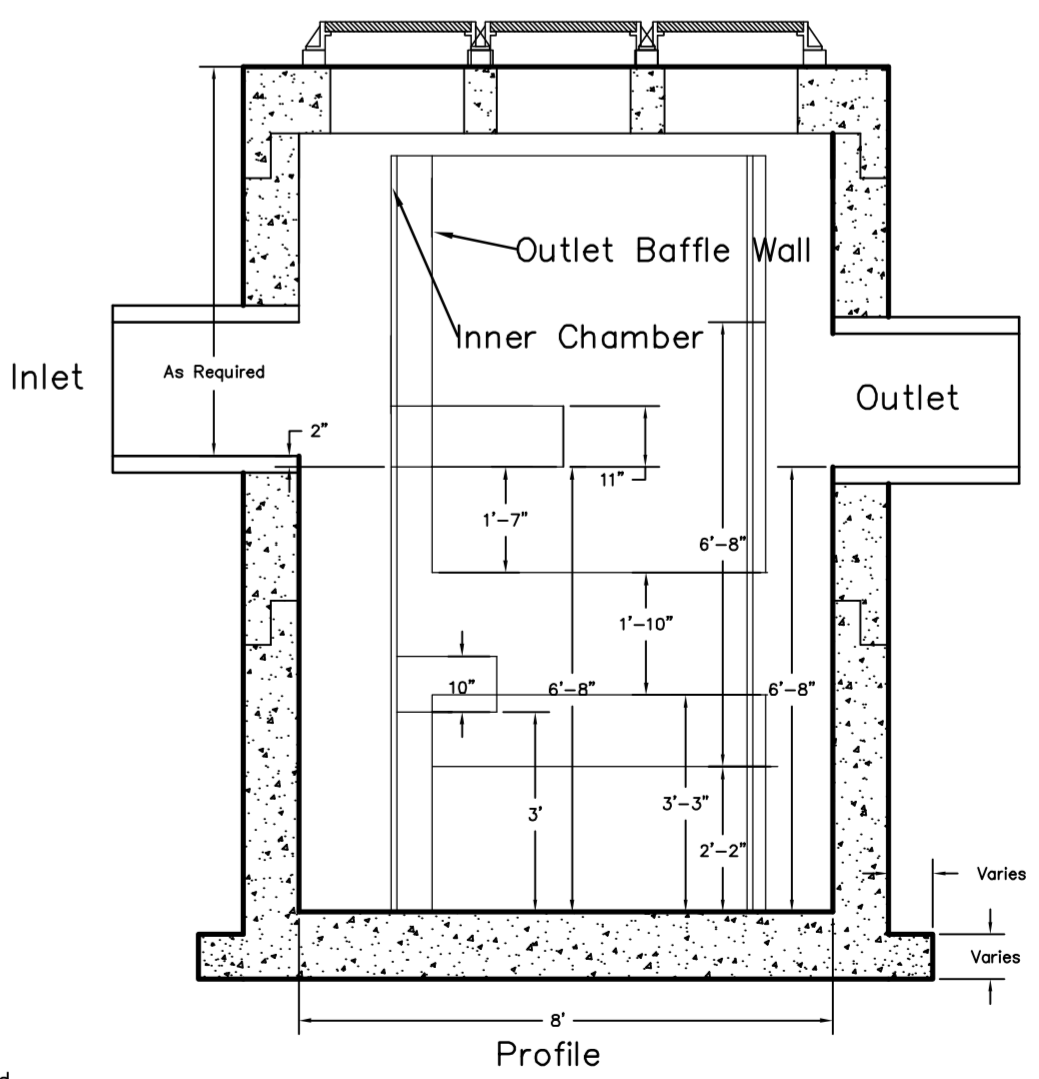
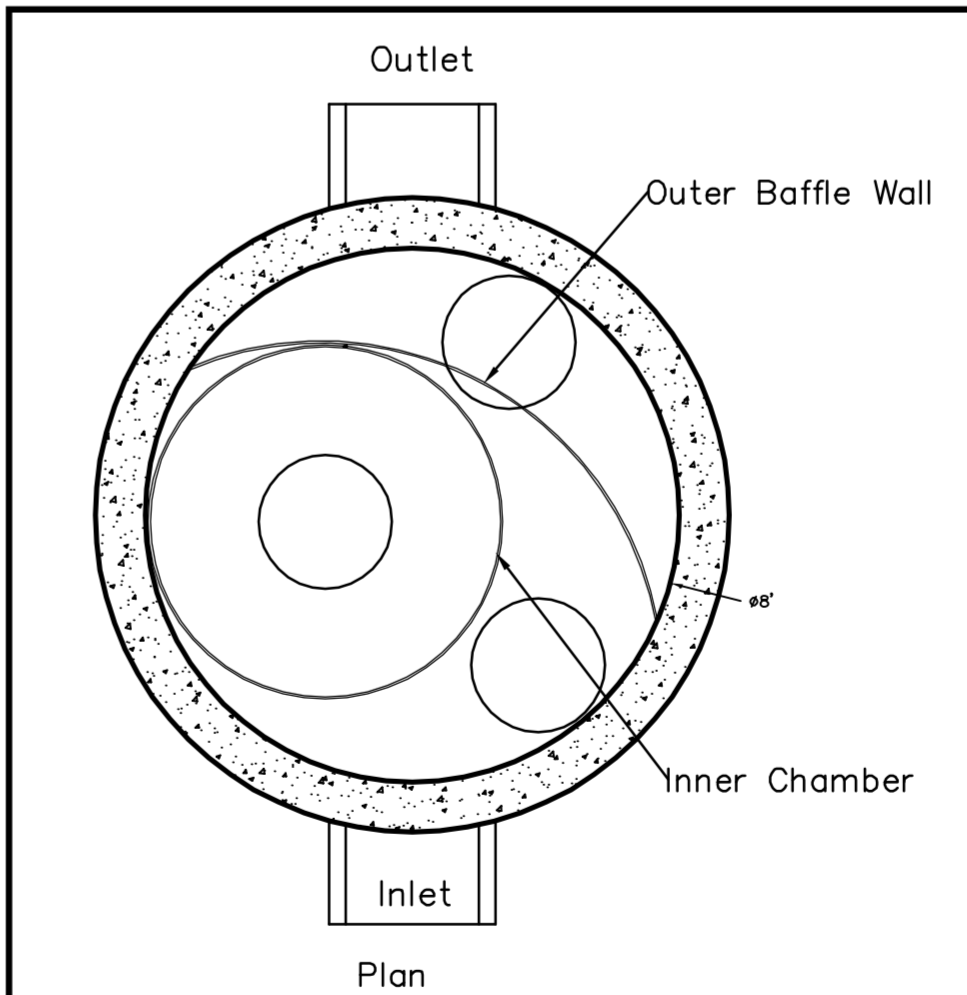
LEGAL DESCRIPTION

Proposed Plot not recorded at this time:
 Lots 1-4, Block 1, Berkeley Square First Addition, Wichita, Kansas

ERU SITE INFORMATION

Total Area: ±752,025sq. ft. (17.26 acres)

Lot	Total Area	Total Impervious area	Existing	Lexus of Wichita	Detail Shop	Pervious area
Lot 1	±162,176 sq. ft. (3.72 acres)	±30,973 sq. ft. (0.71 acres)	±30,973 sq. ft.	± 0 sq. ft.	± 0 sq. ft.	±131,203 sq. ft. (3.01 acres)
Lot 2	±132,572 sq. ft. (3.04 acres)	±115,347 sq. ft. (2.65 acres)	±113,968 sq. ft.	± 1,379 sq. ft.	± 0 sq. ft.	±17,225 sq. ft. (0.39 acres)
Lot 3	±161,832 sq. ft. (3.72 acres)	±136,642 sq. ft. (3.14 acres)	± 12,068 sq. ft.	±124,574 sq. ft.	± 0 sq. ft.	± 25,190 sq. ft. (0.58 acres)
Lot 4	±295,444 sq. ft. (6.78 acres)	± 47,210 sq. ft. (0.83 acres)	± 0 sq. ft.	± 36,122 sq. ft.	± 11,107 sq. ft.	±248,235 sq. ft. (5.70 acres)



U.S. Patent No. 6,951,619

Dimensions in inches
 Permanent Pool Volume = 2500 US gallons
 The Hydroguard must be cleaned after the construction period if it is used as a sediment and erosion control measure.
 The Hydroguard should be inspected once per year for stabilized sites. Inspection will determine the maintenance frequency (annual maintenance or once every two years typical for stabilized sites).
 Sites with unstable conditions (exposed soil or materials storage) will require more frequent inspection and maintenance.

Hydroworks, LLC
 50 S. 21st St., Kenilworth, NJ 07033
 Phone: 888-290-7900 Fax: 888-783-7271
 Web: www.hydroworks.com

Hydroworks HGB (96"Ø)	
PROJECT:	
LOCATION:	
REVISION DATE:	01/09/2009



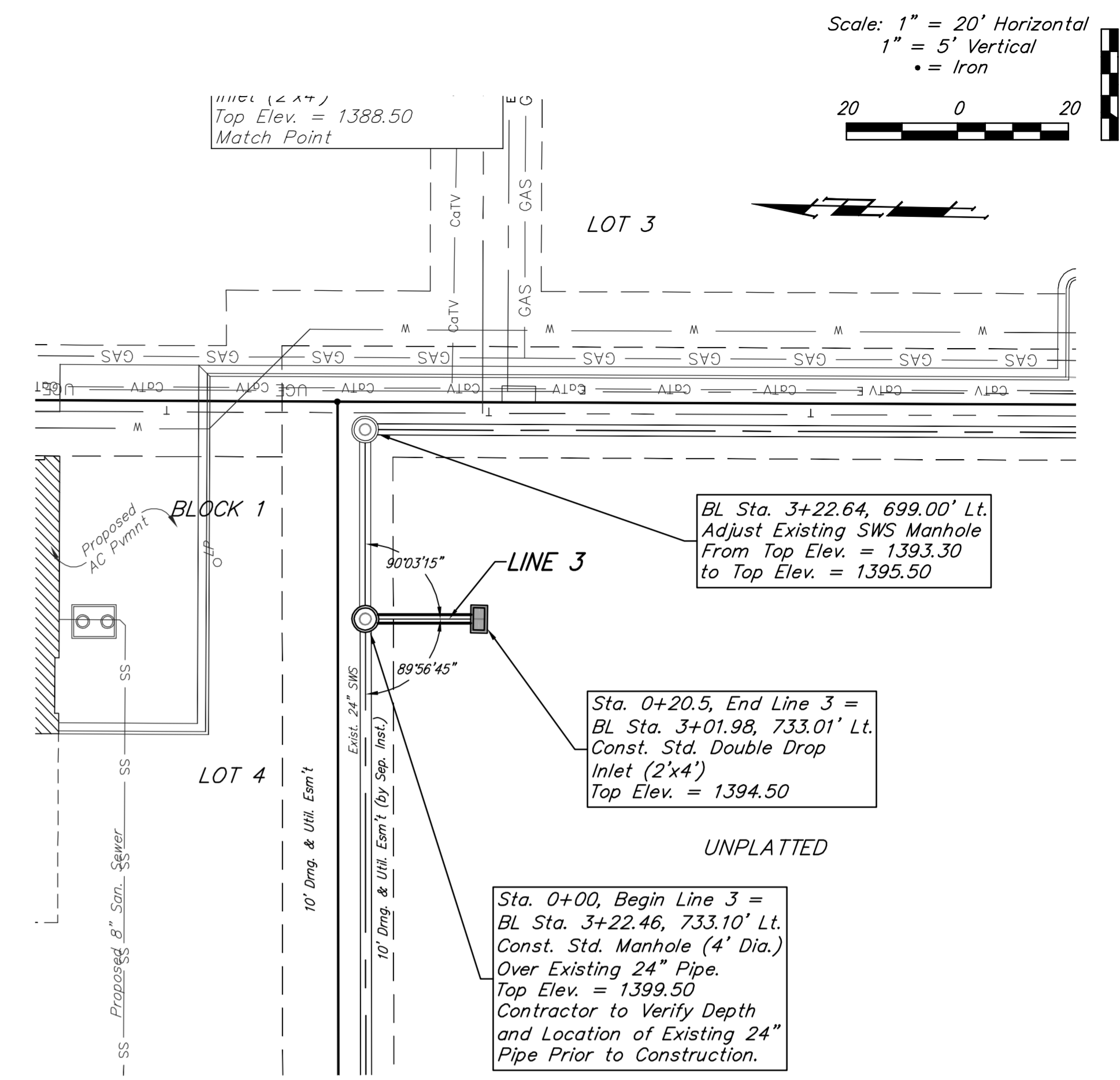
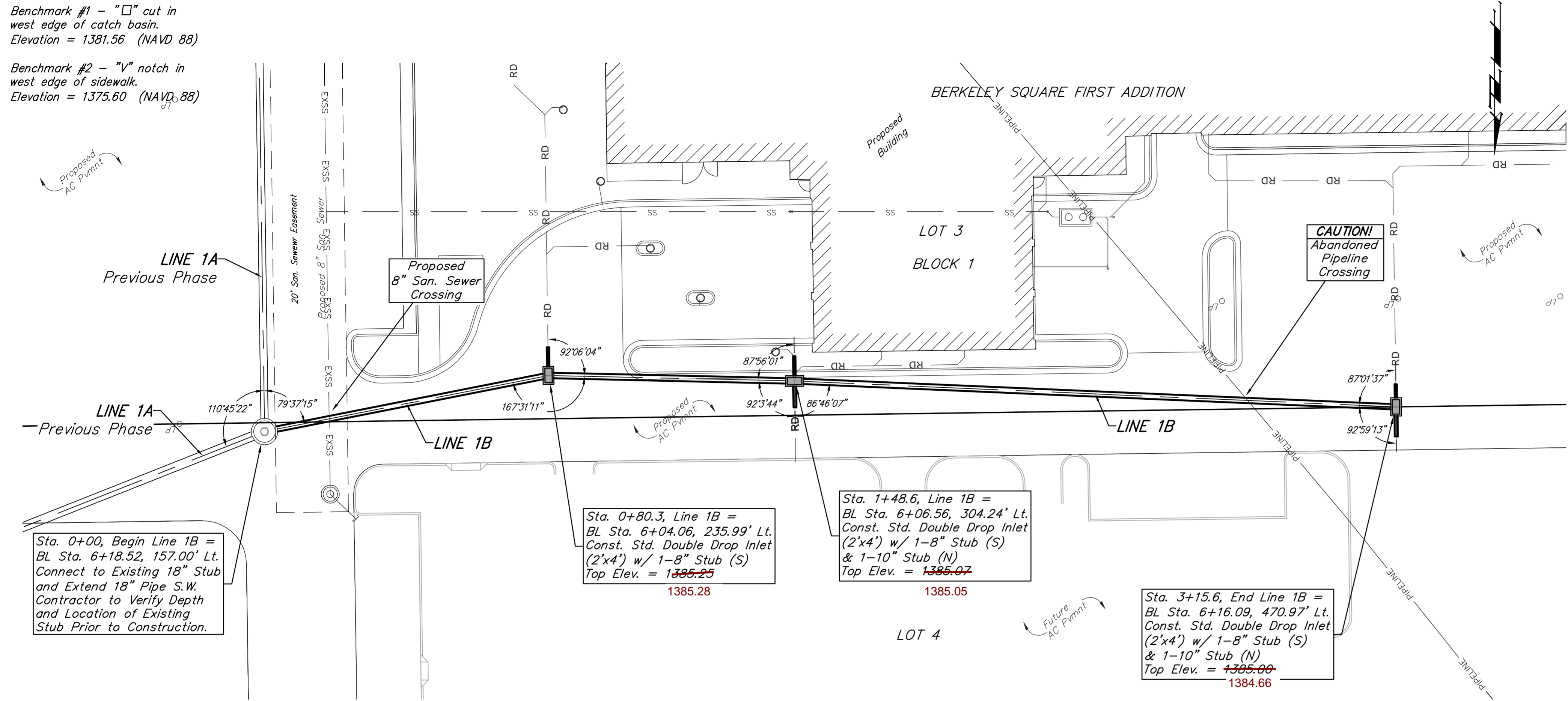
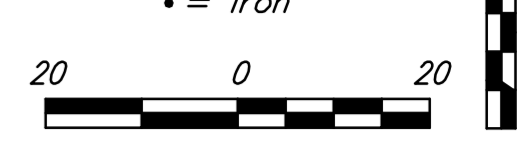
Baughman Company, P.A.
 315 E. 10th St., Wichita, KS 67211 P 316-262-7271 F 316-262-0149
 PROFESSIONAL ENGINEERS IN KANSAS AND MISSOURI
 Lic. No. 19933/Supervisor Arch. Plans 13th & Cornwell St. Overland Park, KS 66204
 Lic. No. 19933/Supervisor Arch. Plans 13th & Cornwell St. Overland Park, KS 66204

Berkeley Square First Addition
ERU Plan / HGB
 Storm Water Drain Improvements

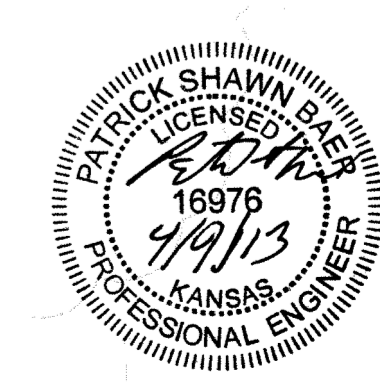
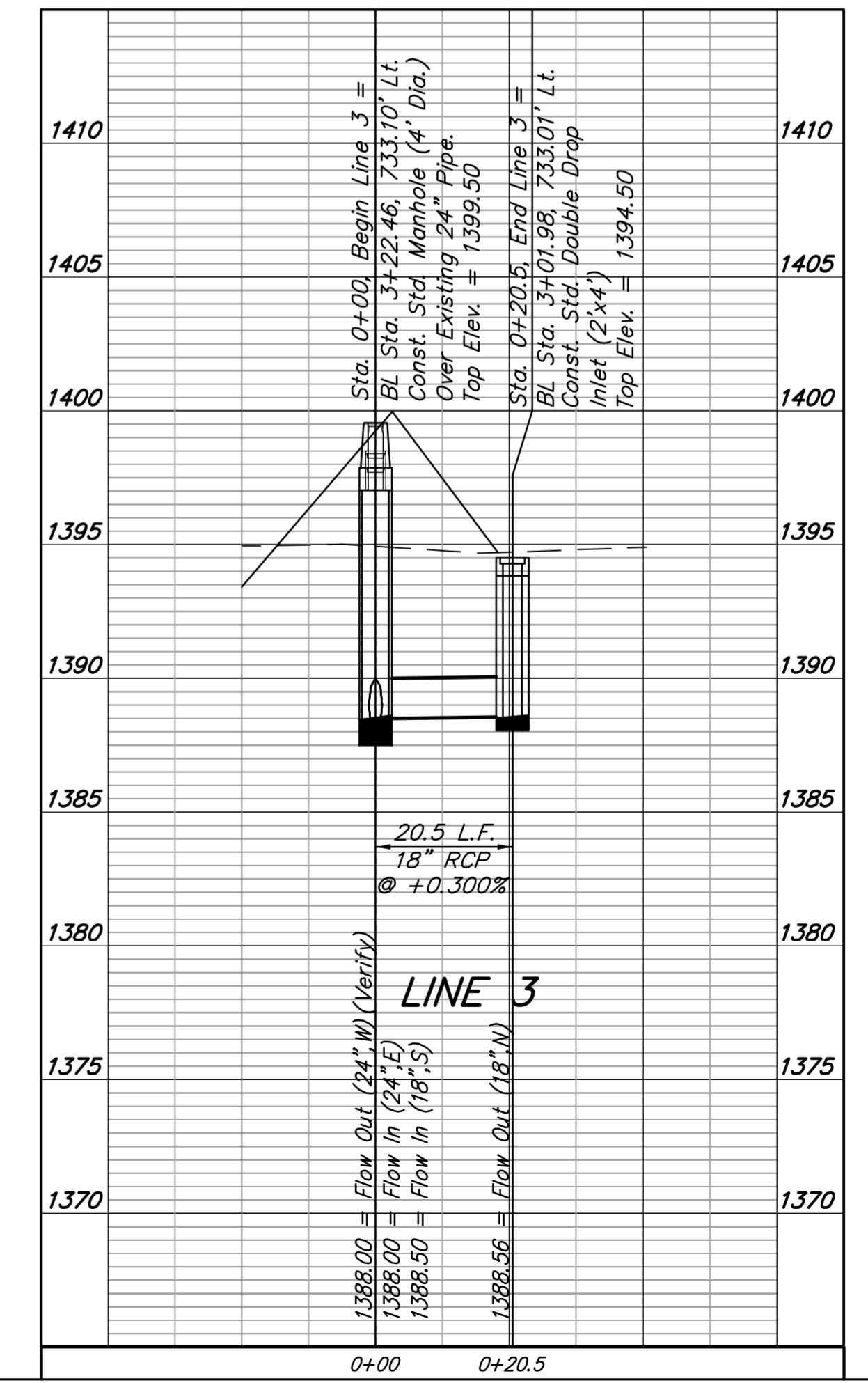
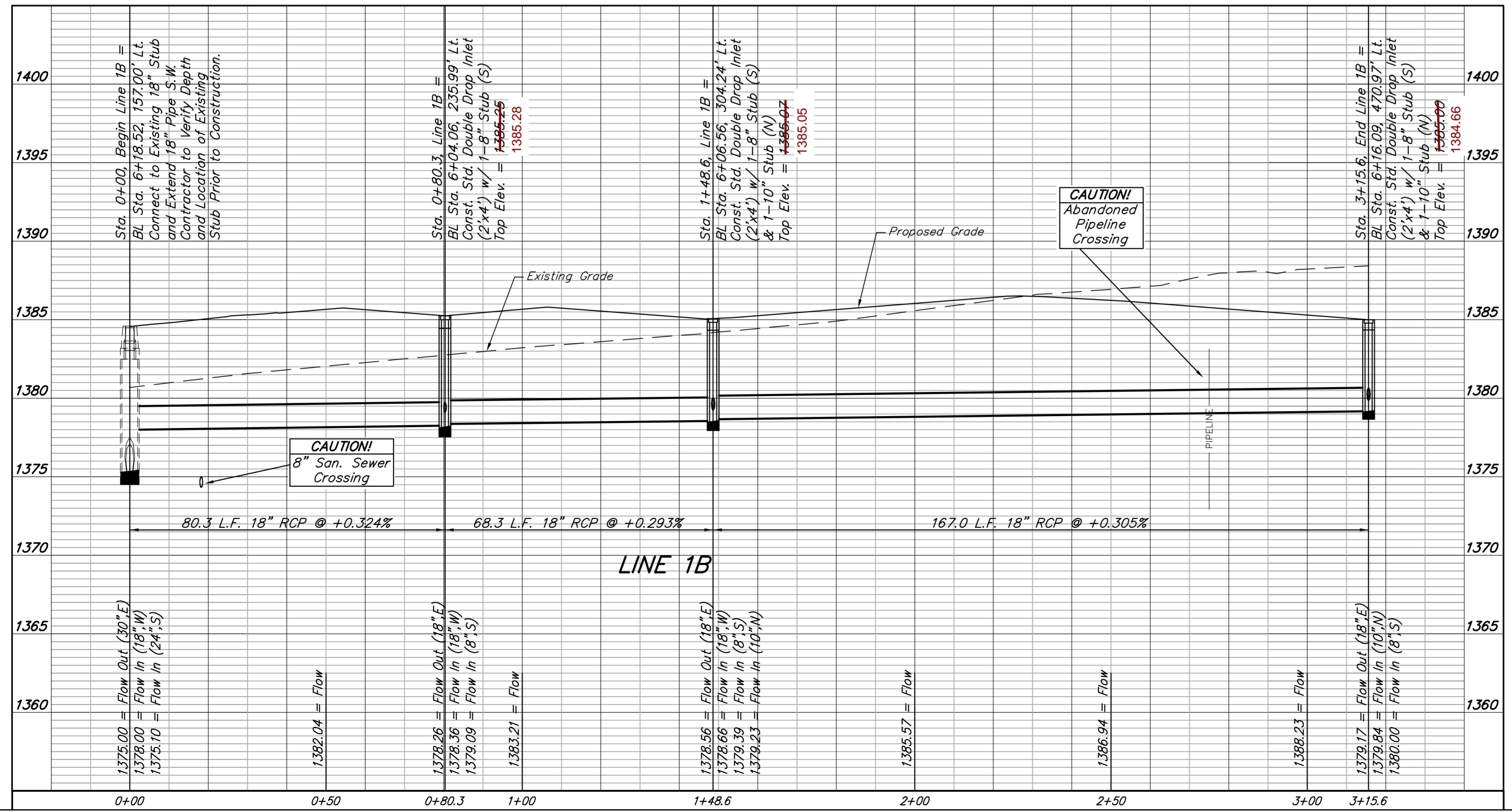
Benchmark #1 - "□" cut in west edge of catch basin.
Elevation = 1381.56 (NAVD 88)

Benchmark #2 - "V" notch in west edge of sidewalk.
Elevation = 1375.60 (NAVD 88)

Scale: 1" = 20' Horizontal
1" = 5' Vertical
• = Iron



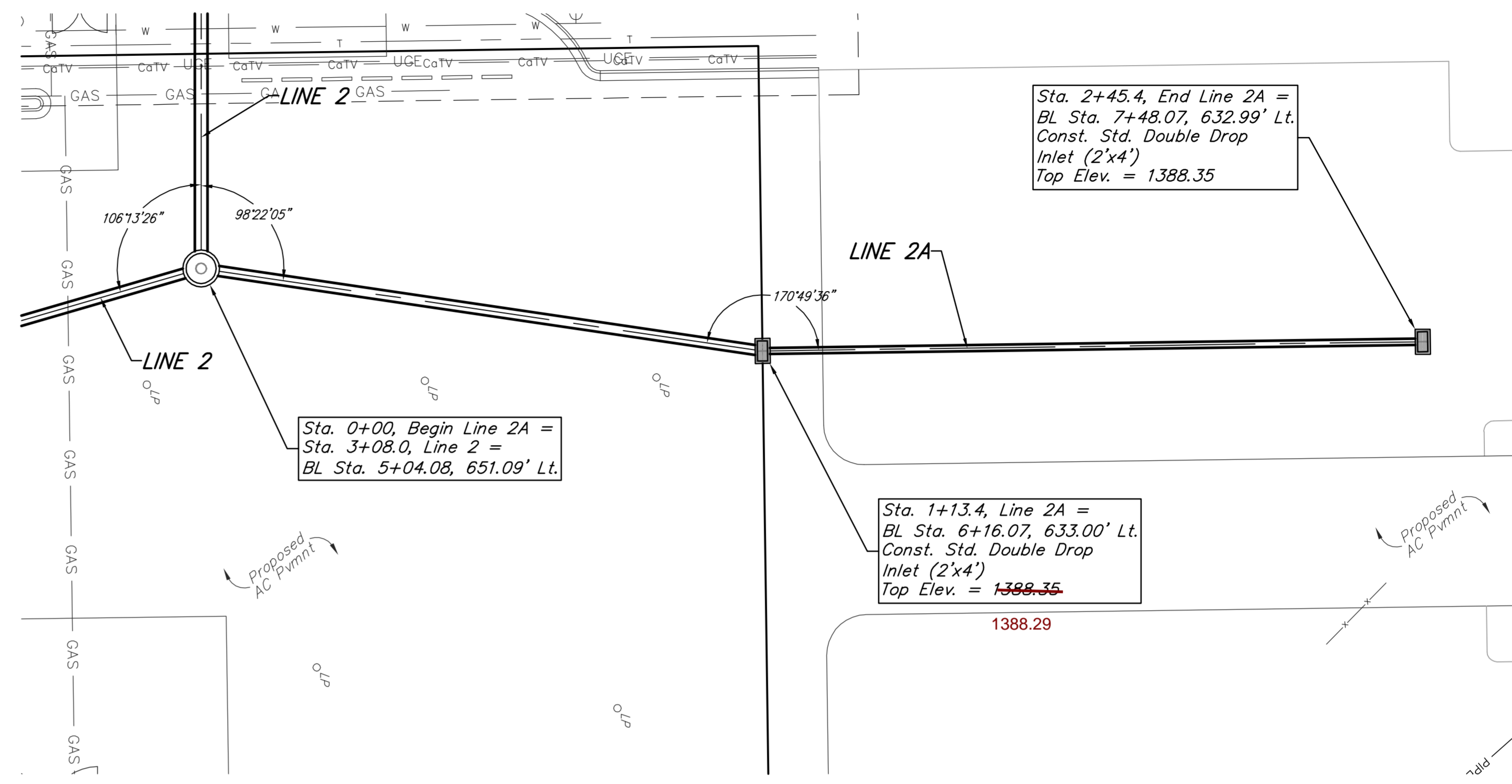
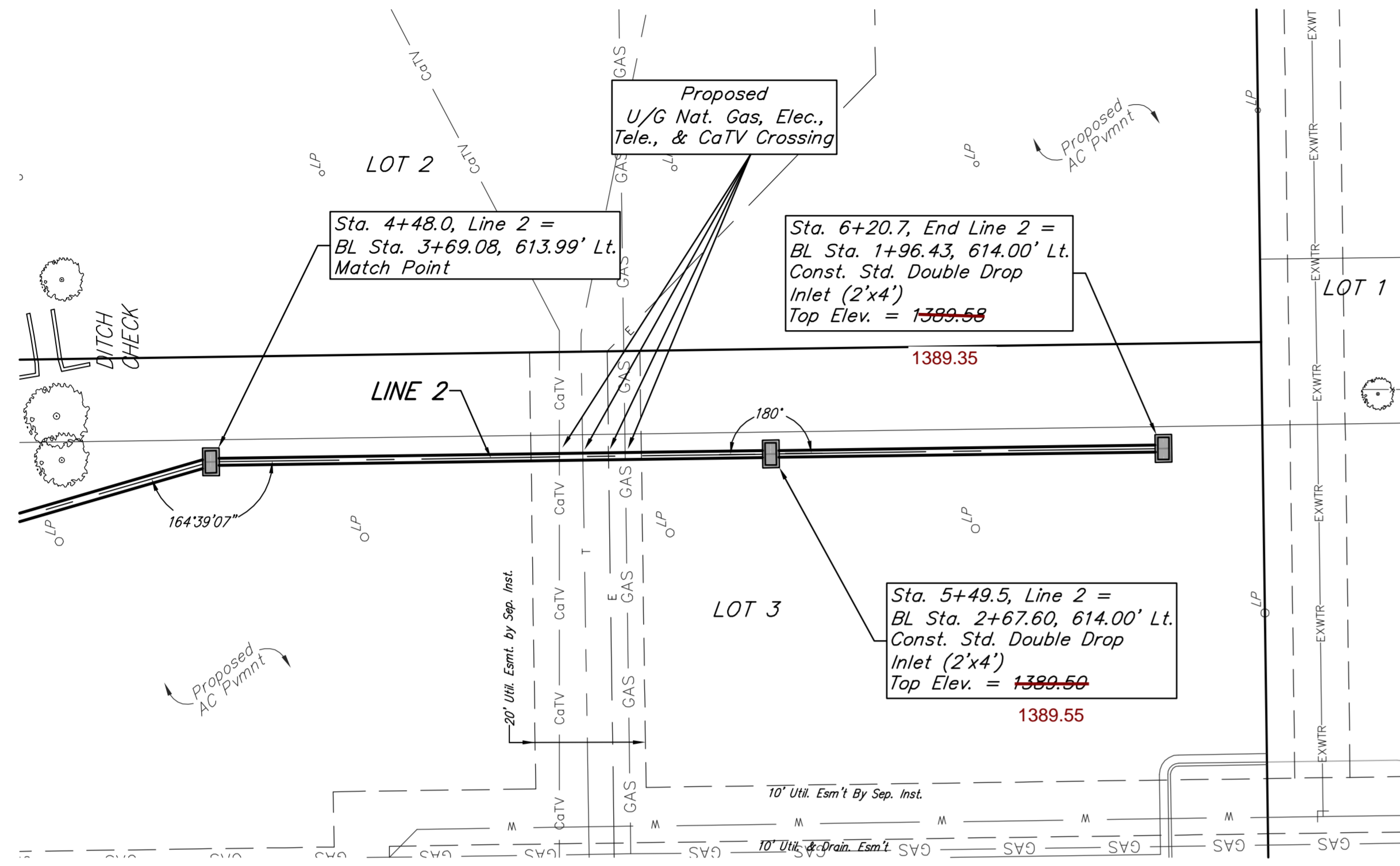
Baseline = West R/W Line of Greenwich Rd



Benchmark #1 - "□" cut in west edge of catch basin.
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Benchmark #2 - "V" notch in west edge of sidewalk.
Elevation = 1375.60 (NAVD 88)

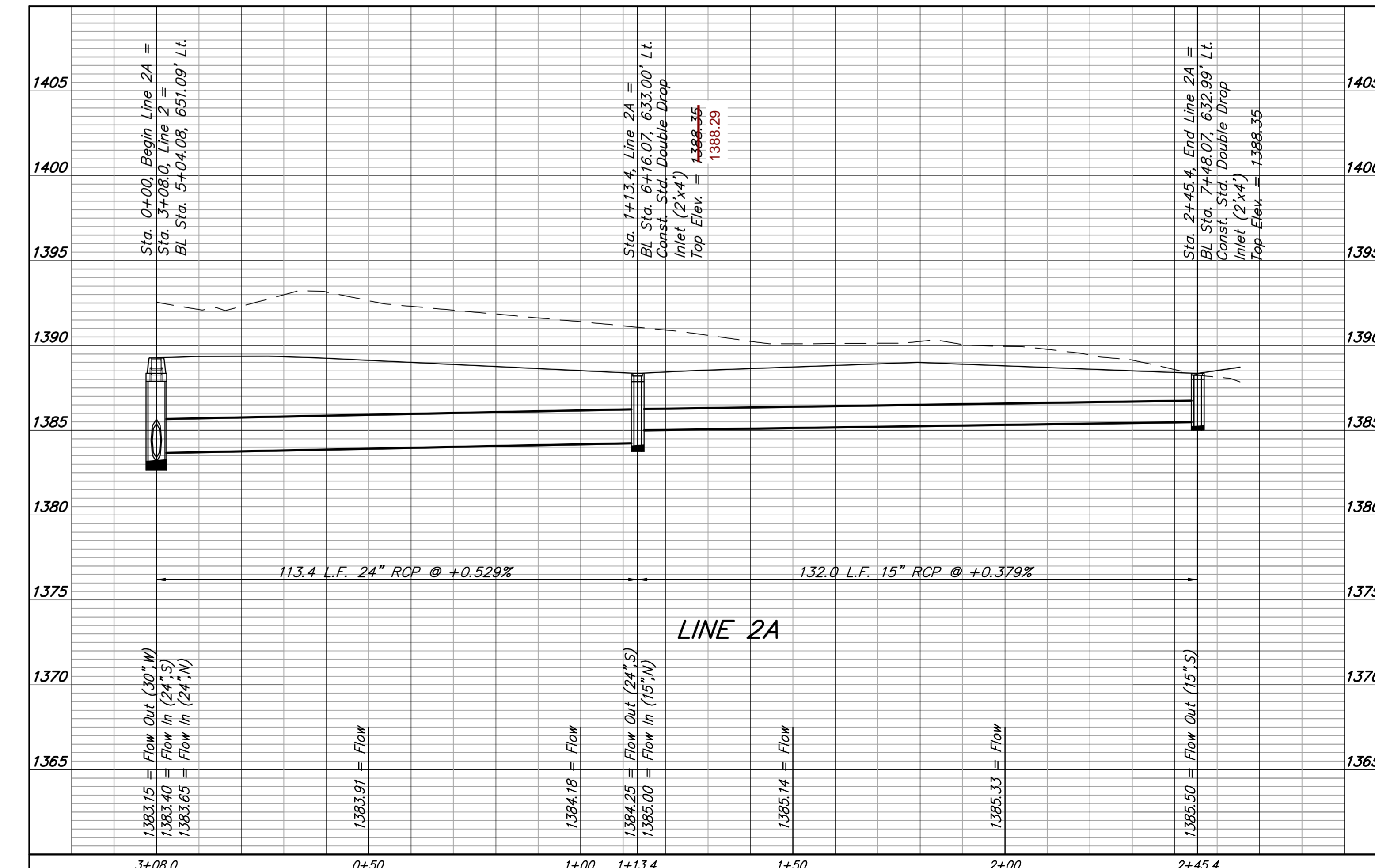
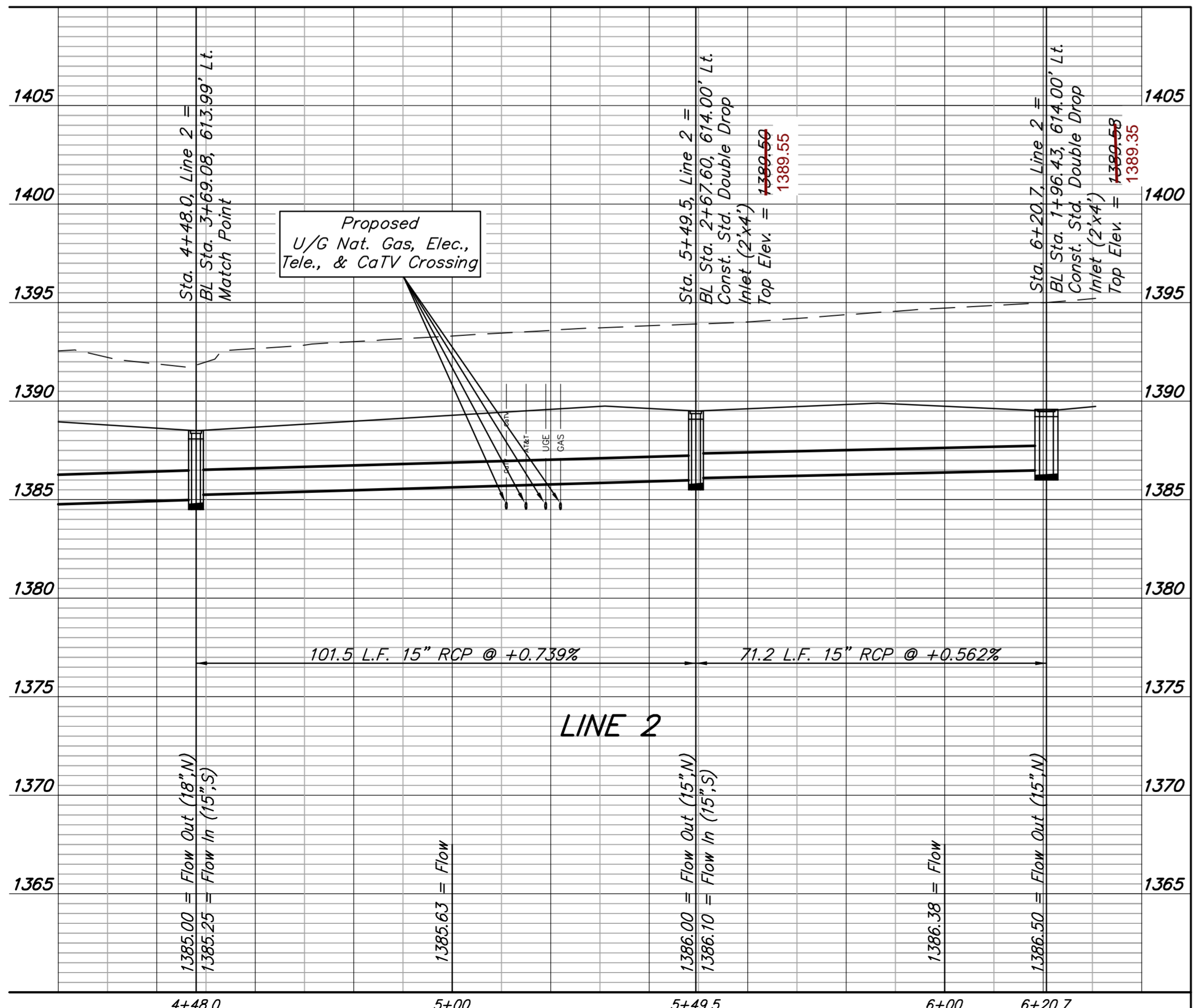
Scale: 1" = 20' Horizontal
1" = 5' Vertical
• = Iron



Kemiller
engineering
518 S. Main
Wichita, KS 67202
(316)244-4242

AS BUILTS

PATRICK SHAWN BAUGHMAN
LICENSED PROFESSIONAL ENGINEER
18978
4/19/13
KANSAS



Baughman Company, P.A.
315 E. 15th St., Wichita, KS 67202
P: 316-262-2271 F: 316-262-0149
www.baughman.com

Baughman

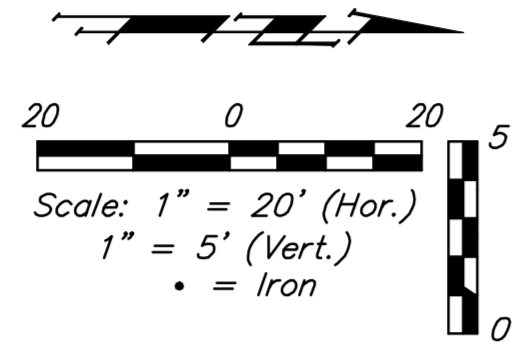
Berkeley Square First Addition
LINE 2 & 2A
Storm Water Drain Improvements

5
12

Benchmarks

Benchmark #1 - "□" cut in west edge of catch basin.
Elevation = 1381.56 (NAVD 88)

Benchmark #2 - "V" notch in west edge of sidewalk.
Elevation = 1375.60 (NAVD 88)



Sta 4+35.0, Bioswale (Match) = BL Sta 4+67.48, 59.97' Lt.
Construct 2- 15" ADS Drain Basins w/Domed Grate or Approved Equal 1.00' L & 1.00' R of Bioswale ϕ .
w/ 1 - 12" RCP Bell (S) per Drain Basin
Rim Elev. = 1382.00
12" Flow In (S) = 1375.10
15" Flow Out (N) = 1375.00

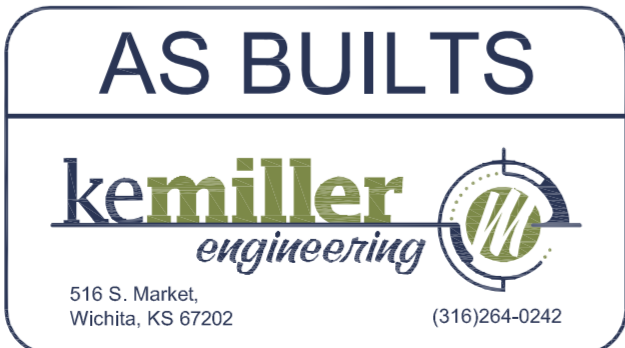
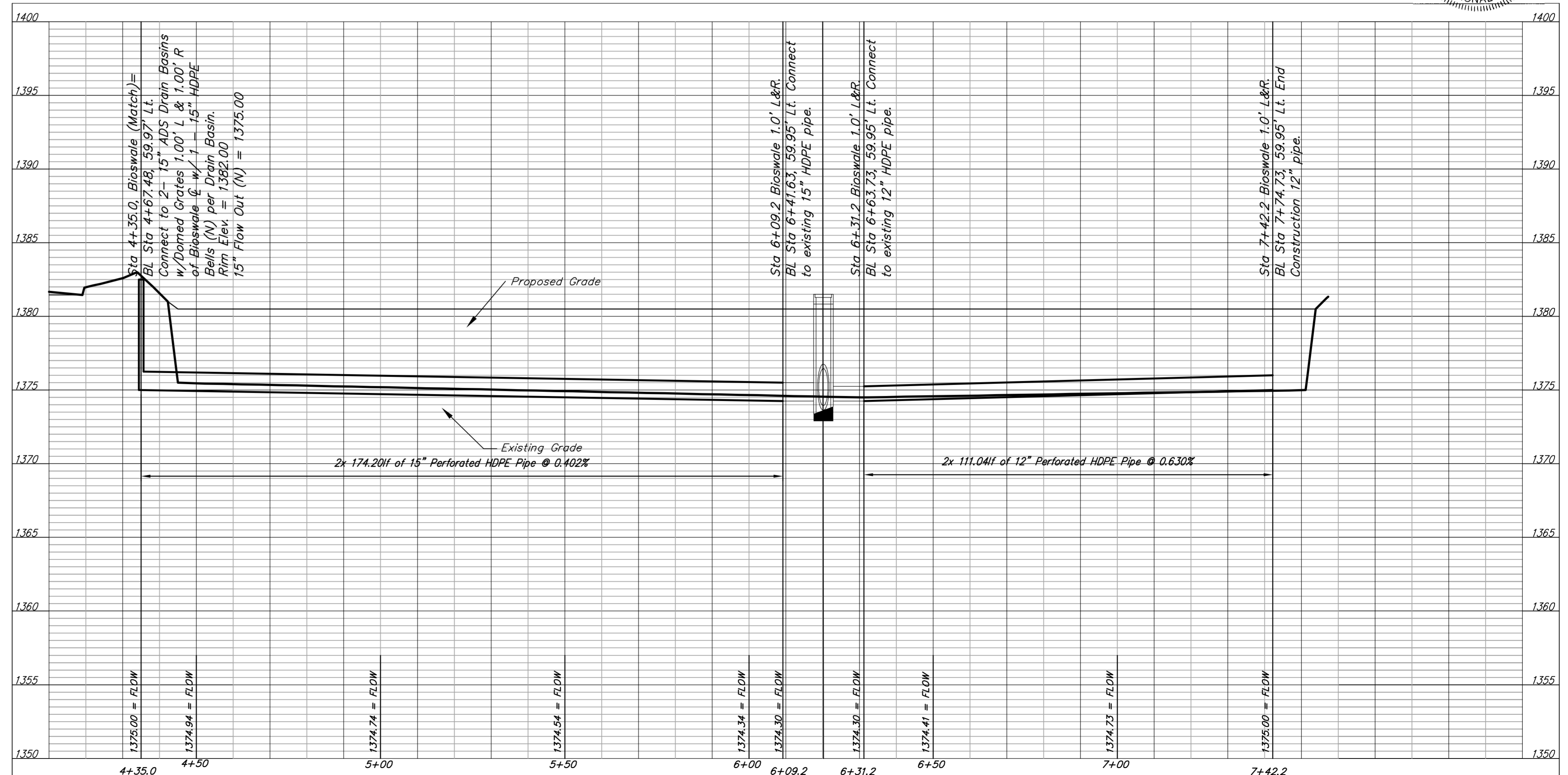
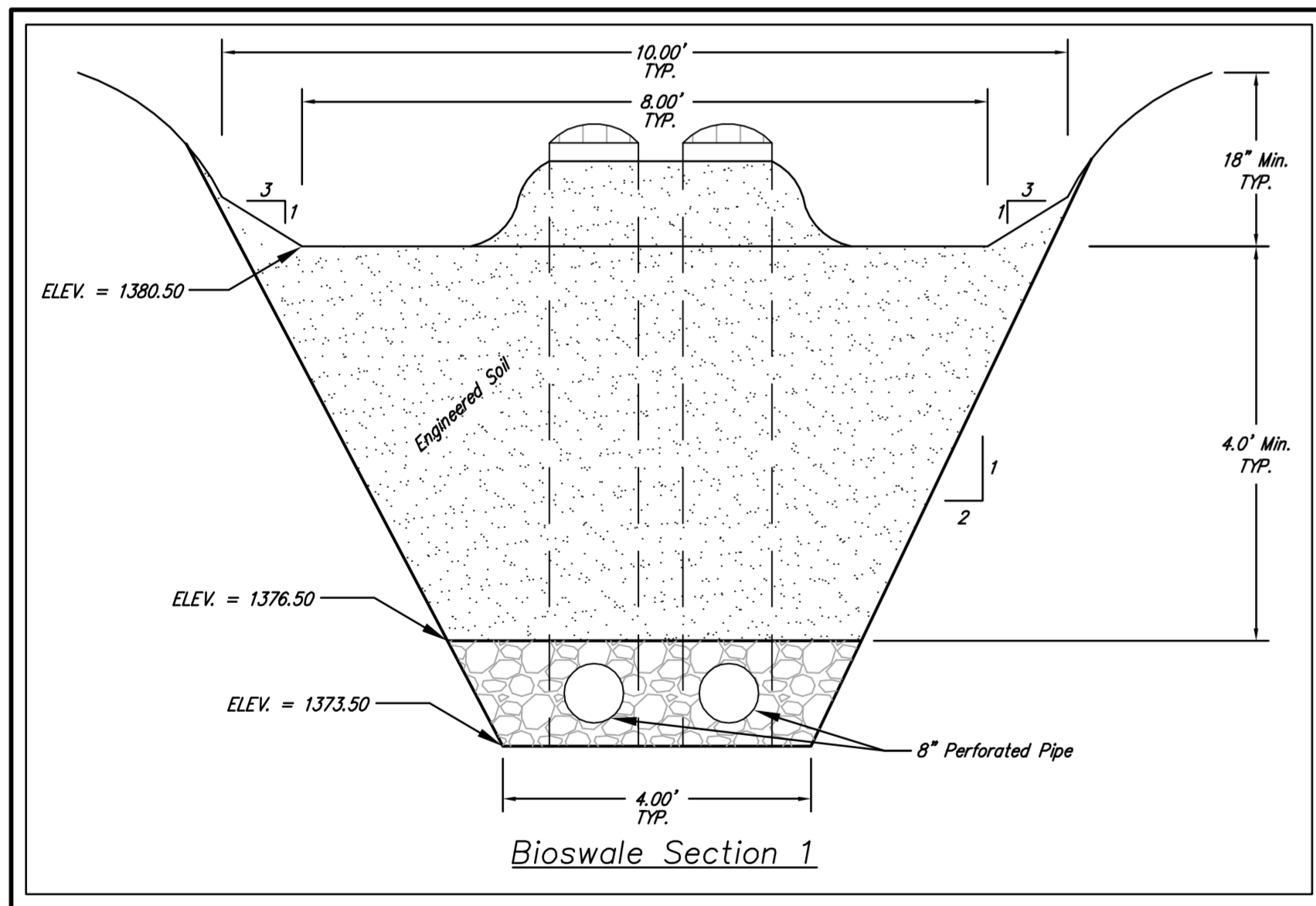
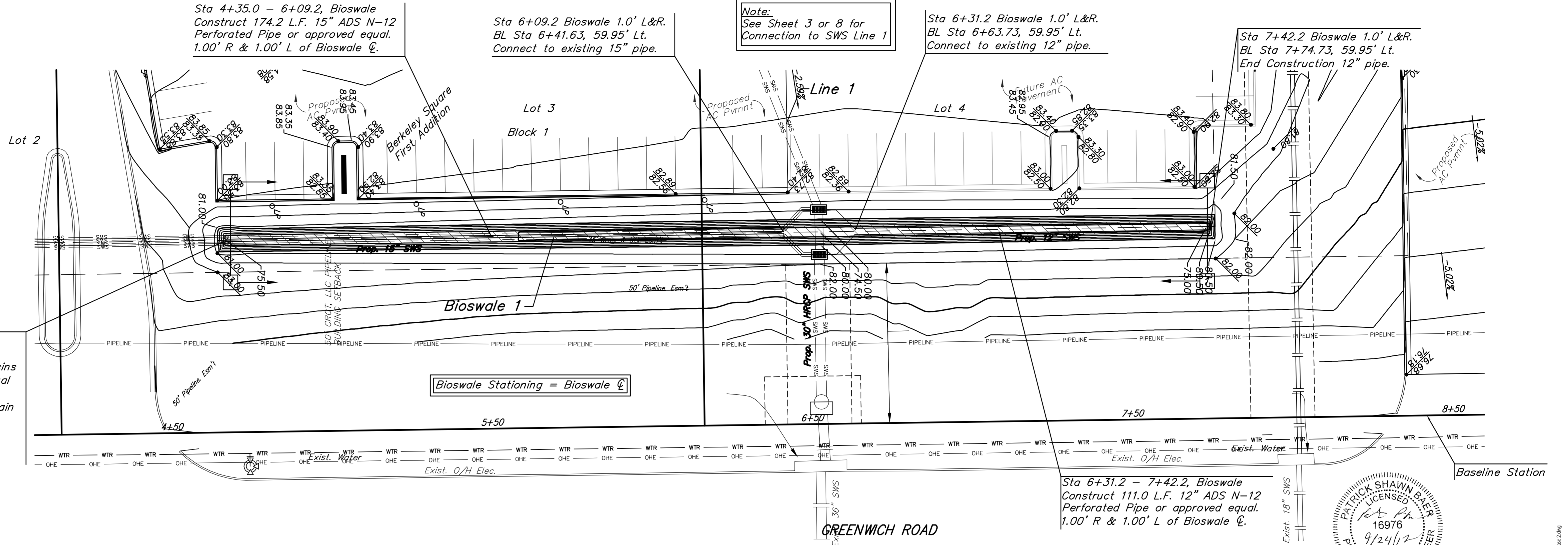
Sta 4+35.0 - 6+09.2, Bioswale Construct 174.2 L.F. 15" ADS N-12 Perforated Pipe or approved equal. 1.00' R & 1.00' L of Bioswale ϕ .

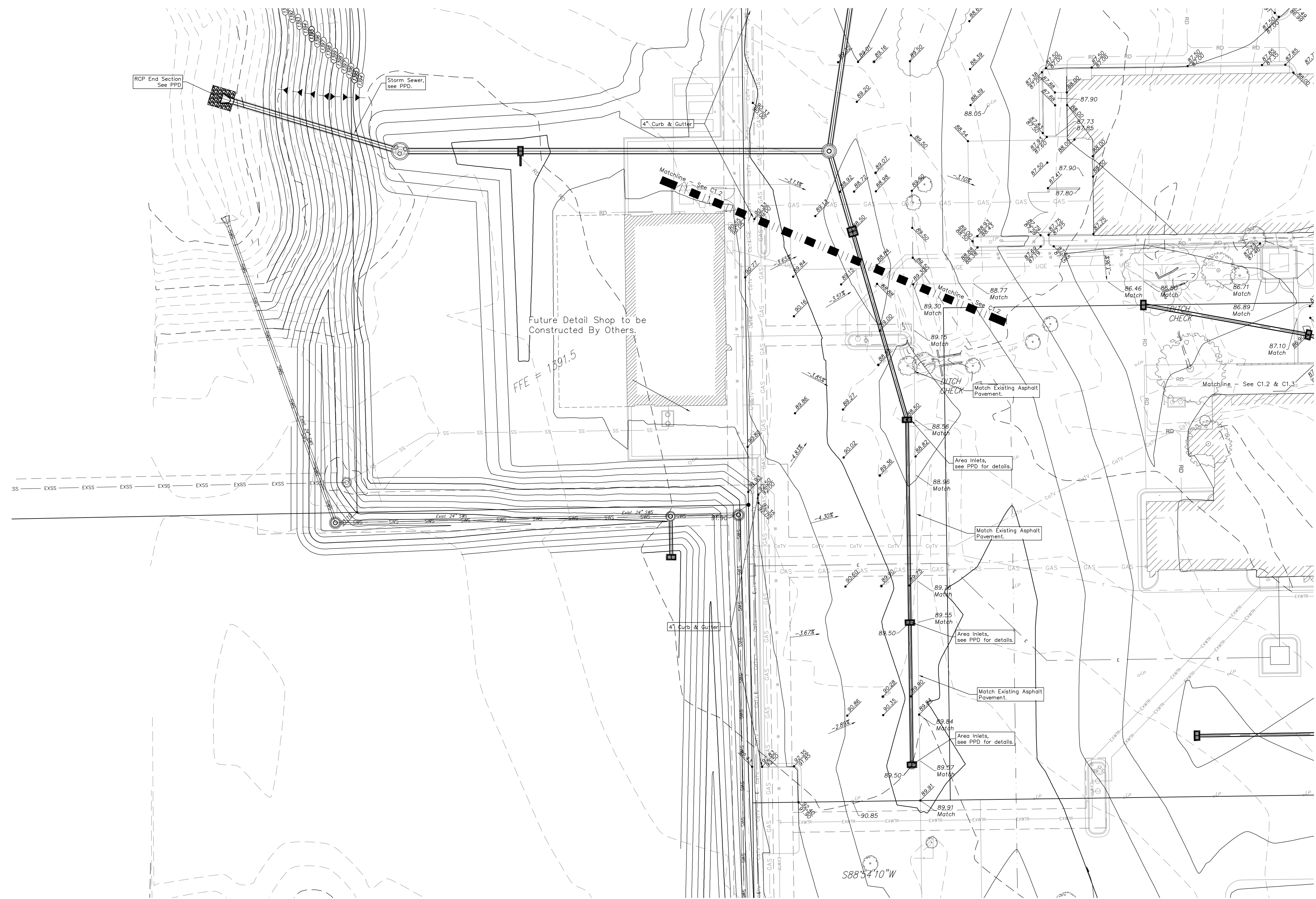
Sta 6+09.2 Bioswale 1.0' L&R. BL Sta 6+41.63, 59.95' Lt. Connect to existing 15" pipe.

Note: See Sheet 3 or 8 for Connection to SWS Line 1

Sta 6+31.2 Bioswale 1.0' L&R. BL Sta 6+63.73, 59.95' Lt. Connect to existing 12" pipe.

Sta 7+42.2 Bioswale 1.0' L&R. BL Sta 7+74.73, 59.95' Lt. End Construction 12" pipe.





GRADING PLAN 2 of 2
 Scale 1" = 20'-0"

LEGEND

	Electric Service
	Water Line
	Gas Line
	Storm Water Sewer Pipe
	Sanitary Sewer Line
	Southwestern Bell
	Grading Plan Matchline
	8" Asphalt Pavement / treated subgrade
	5" Asphalt Pavement / treated subgrade
	6" & 8" Rein. Concrete Pavement / treated subgrade

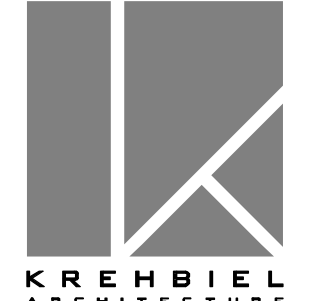
BENCHMARK
 SITE BENCHMARK-1
 * cut in west edge of catch basin
 Elevation=1381.56 (NAVD 88)
 SITE BENCHMARK-2
 * cut in west edge of sidewalk
 Elevation=1375.60 (NAVD 88)

DATE DRAWN
 4.07.2011
 REVISIONS



Baughman Company, P.A.
 215 Ellis Wichita, KS 67211
 P316-262-7271 F316-262-0119

PRINTS ISSUED
 FOR PERMIT 4-211



1300 E. Lewis
 Wichita, KS 67211
 316-267-8233
 316-267-8566 fax
 krehbielarchitecture.com

DATE

LEXUS OF WICHITA
 15XX N. Greenwich Rd.
 WICHITA, KANSAS

GRADING NOTES

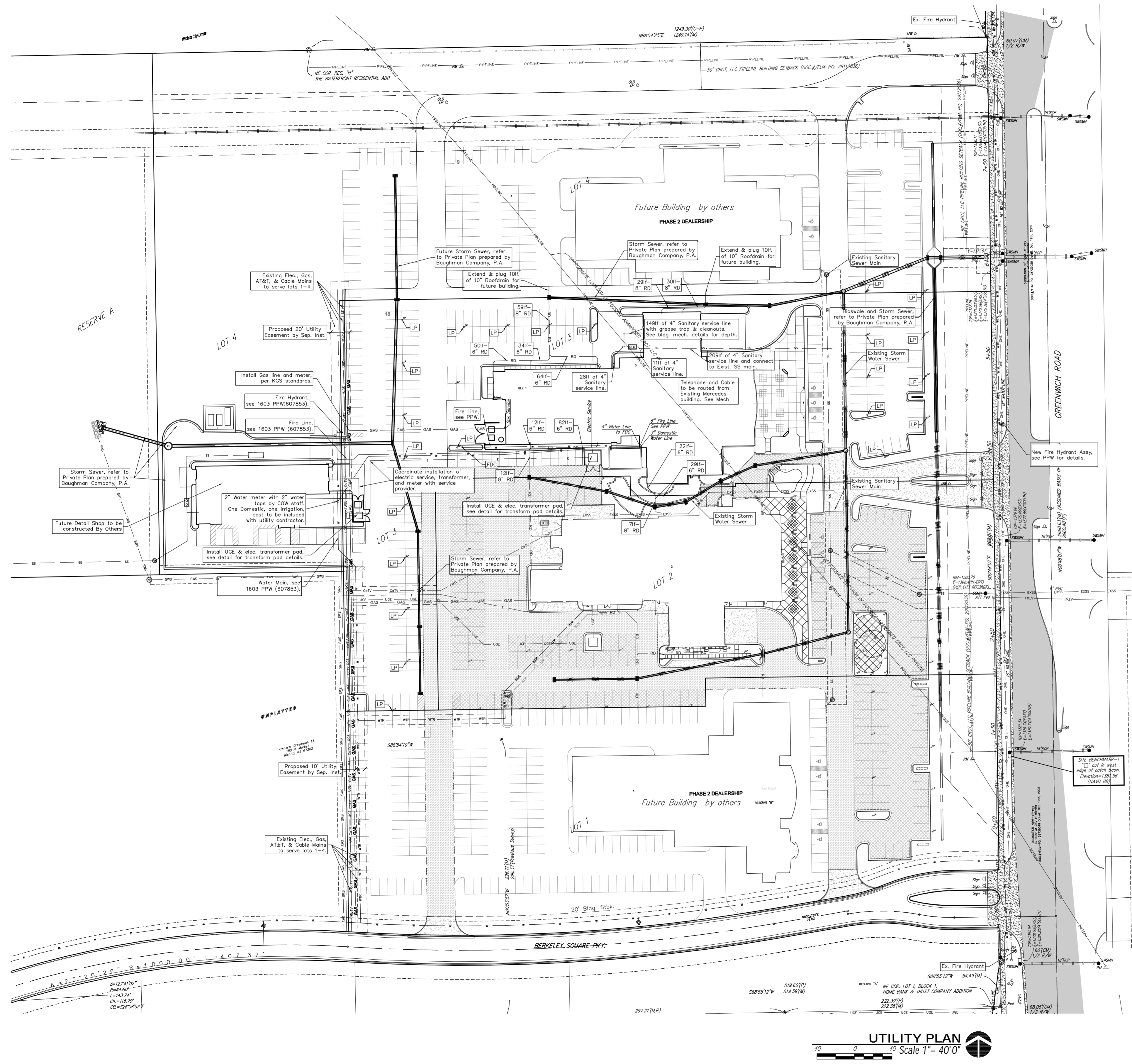
- Contractor shall be required to provide notice to Kansas One Call at 687-2470 a minimum of two (2) working days prior to any excavation or work adjacent to utilities.
- The Contractor must notify the following in case of an emergency:
 Kansas Gas Service (Gas).....1-888-482-4950
 Black Hills Energy (Gas).....1-800-303-0357
 Westar Energy (Electric).....363-8650
 Cox Communications (Telecommunication).....262-4270
 AT&T (Telecommunication).....268-2759
 City of Wichita Water Dept. (Water).....268-4363 or 268-6008
 City of Wichita Sewer Maint. (San. Sewer).....268-4024 or 262-6000
 City of Wichita Storm Sewer Maint. (Storm Sewer).....268-4090
 City of Wichita Traffic Maint. (Traffic Control).....268-6034 or 268-4203
 Conoco Pipeline Co. (Petroleum).....1-800-231-2551
 Williams Pipeline Co. (Petroleum).....529-6600 or 1-800-324-9696
 Phillips Pipeline Co. (Petroleum).....1-800-766-8230
- Existing utilities and their locations, as shown on the plans, represent the best information available 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 Contractor will be required to work around existing utilities which do not conflict with proposed construction.
- Traffic affected by the construction on this project shall be handled in accordance with the latest edition of the Local Manual on Uniform Traffic Control Devices.
- The Contractor shall verify all utility locations prior to construction of this project.
- Refer to Landscape Plan for Treatment of All Disturbed Areas.
- Signage and striping shall be installed in accordance with Local City Specifications and Codes. Striping shall be painted markings in conformance with the latest edition of the Standard Specifications for State Road and Bridge Construction by the Kansas Department of Transportation.
- Paved Lot to be constructed with Paving as shown. Subgrade to be compacted to 98% Standard Proctor Density and treated with 4 to 6 percent lime or 14 to 16 percent class "C" fly ash. Refer to pavement details to verify depths and Paving type.
- Proposed storm water sewer shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project". The storm sewer system shall be designed separately, and undergo Local City review and approval. The installation of the storm sewer is required to be done by a bonded contractor, inspected and certified. Refer to Separate Sewer and Storm Water Sewer Plan Set. The Contractor shall construct the sewer only from Local City approved plans which will be provided to the General Contractor or can be provided by Baughman Company, P.A.
- The Contractor shall notify adjacent landowners prior to proceeding with any construction work on landowner's property.
- Cross-Slopes on sidewalks around building shall not exceed 1/4" per foot (or 2%) Notify Landscape Architect of any discrepancies prior to forming of walks.

Grading Plan
 For Reference Only
 Not to Scale.

Baughman Company, P.A.
 15XX N. Greenwich Rd.
 WICHITA, KANSAS

Berkeley Square First Addition
Reference Sheet
 Storm Water Drain Improvements

PROJECT NO.
 10049
 SHEET TITLE
GRADING PLAN 2 OF 2
 SHEET NO.
C1.3



BENCHMARK

SITE BENCHMARK-1
 "C" cut in west edge of catch basin.
 Elevation=1381.56 (NAVD 88)

SITE BENCHMARK-2
 "C" cut in west edge of sidewalk.
 Elevation=1378.60 (NAVD 88)

LEGAL DESCRIPTION

Lot 3 & 4, Block 1, Berkeley Square First Addition, Wichita, Kansas

UTILITY NOTES

- Contractor shall be required to provide notice to Kansas One Call at 687-2470 a minimum of two (2) working days prior to any excavation or work adjacent to utilities.
- The Contractor must notify the following in case of an emergency:
 Kansas Gas Service (Gas).....1-888-482-4950
 Aqua Energy (Gas).....1-800-303-0357
 Western Energy (Electric).....383-8650
 Cox Communications (Cablevision).....282-4270
 AT&T (Phone).....288-4563
 City of Wichita Water Dept. (Water).....288-4908
 City of Wichita Sewer Maint.(San. Sewer).....268-4024
 or 282-6000
 City of Wichita Storm Sewer Maint. (Storm Sewer).....288-4090
 City of Wich Traffic Maint.(Trat. Contro).....288-4034
 Conoco Pipeline Co. (Petroleum).....1-800-231-2551
 Williams Pipeline Co. (Petroleum).....321-6600
 Phillips Pipeline Co. (Petroleum).....1-800-324-8696
 or 1-800-766-8250
- 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 Contractor will be required to work around existing utilities which do not conflict with proposed construction.
- Traffic affected by the construction on this project shall be handled in accordance with the latest edition of the Local Manual on Uniform Traffic Control Devices.
- The Contractor shall verify all utility locations prior to construction of this project.
- Refer to Landscape Plan for treatment of disturbed areas.
- Proposed Water Main and Fire Hydrants shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project." The Water Main and Fire Hydrants shall be designed separately, and undergo Local City review and approval. The installation of the Water Main and Fire Hydrants are required to be done by a bonded contractor, inspected and verified. Refer to Separate Water Main and Fire Hydrants Plan Set. The Contractor shall construct the Water Main and Fire Hydrants only from Local City approved plans which will be provided to the General Contractor or can be provided by Baughman Company, P.A.
- Proposed storm water sewer shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project." The storm sewer system shall be designed separately, and undergo Local City review and approval. The installation of the storm sewer is required to be done by a bonded contractor, inspected and certified. Refer to Separate Storm Sewer and Storm Water Sewer Plan Set. The Contractor shall construct the sewer only from Local City approved plans which will be provided to the General Contractor or can be provided by Baughman Company, P.A.
- Proposed Sanitary Sewer shall be the contractor's responsibility. This portion of the project shall be constructed under "Private Project." The sanitary sewer system shall be designed separately, and undergo Local City review and approval. The installation of the sanitary sewer is required to be done by a bonded contractor, inspected and verified. Refer to Separate Sanitary Sewer Plan Set. The Contractor shall construct the sanitary sewer only from Local City approved plans which will be provided to the General Contractor or can be provided by Baughman Company, P.A.
- The Contractor shall receive written approval from adjacent landowners prior to proceeding with any construction work on landowner's property.
- Gas service tie-ins to new meters shall be per Local City codes. Tie-ins are to be above ground at the meter.
- Utility service connections are to be installed per applicable Local City Codes.
- Contractor shall be responsible for coordination of all utility service connections and all permits.
- Water taps to be made by Local City Water Department. Contractor to reimburse City for tapping costs.

DATE DRAWN
 4-07-2011
 REVISIONS



Baughman Company, P.A.
 315 E. 11th St. | WICHITA, KS 67211
 316.267.2711 | 316.267.9148

PRINTS ISSUED
 FOR PERMIT 4211

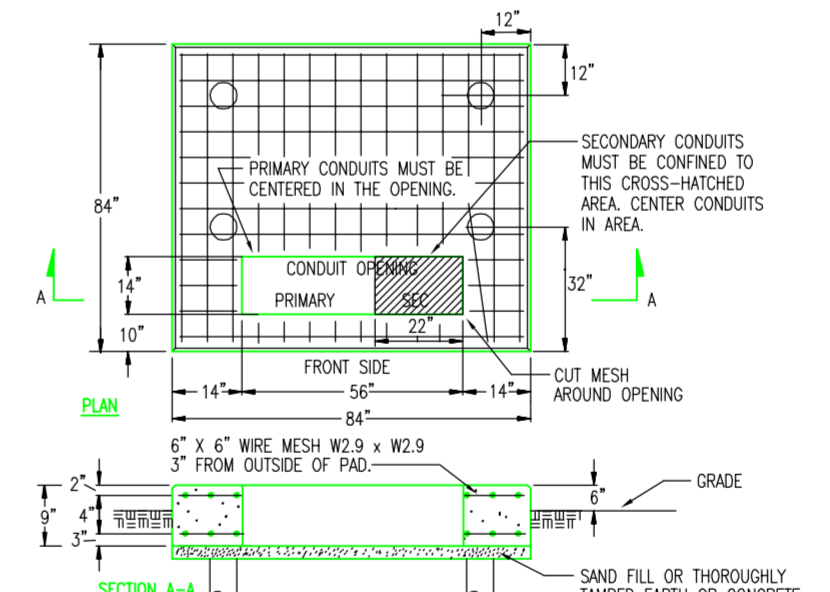


1300 E. Lewis
 Wichita, KS 67211
 316.267.8233
 316.267.8566 fax
 krehbielarchitecture.com

Utility Plan
 For Reference Only
 Not to Scale.

DATE

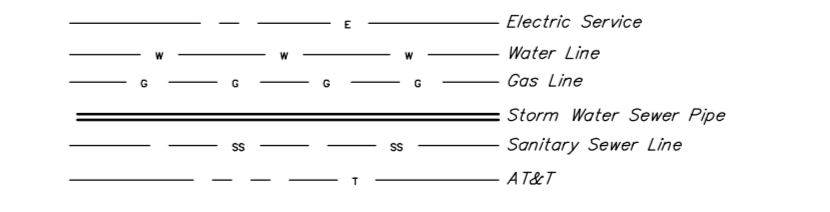
LEXUS OF WICHITA
 153X N. Greenwich Rd.
 WICHITA, KANSAS



- NOTES:**
- VERIFY PAD LOCATION, DIMENSIONS & ALL REQUIREMENTS WITH LOCAL UTILITY CO.
 - THE TOP OF THE TRANSFORMER PAD SHALL RECEIVE A SMOOTH TROWEL FINISH. THE CORNERS AND EDGES SHALL BE ROUNDED OR BEVELLED.
 - THE CONCRETE SHALL BE A MINIMUM OF 3,000 LB. MAX. UNDISTURBED EARTH, A SEPARATOR, SUCH AS TAR PAPER, SHOULD BE PLACED BETWEEN THE PILLAR AND THE PAD SO THE PAD CAN BE LEVELLED AT A LATER TIME IF NECESSARY.
 - CONTRACTOR SHALL EXTEND FORMS DOWN TO AT LEAST 3" BELOW AVERAGE GROUND LINE.
 - TOP OF CONDUITS SHALL BE FLUSH WITH TOP OF PAD.
 - THE CONDUIT OPENING SHALL BE FREE AND CLEAR OF CONCRETE.
 - PILLARS ARE FORMED BY AUGERING AN 8" DIAMETER HOLE TO A DEPTH OF UNDISTURBED EARTH. A SEPARATOR, SUCH AS TAR PAPER, SHOULD BE PLACED BETWEEN THE PILLAR AND THE PAD SO THE PAD CAN BE LEVELLED AT A LATER TIME IF NECESSARY.

1 TRANSFORMER PAD DETAIL
 NOT TO SCALE 75-500KVA

UTILITY LEGEND



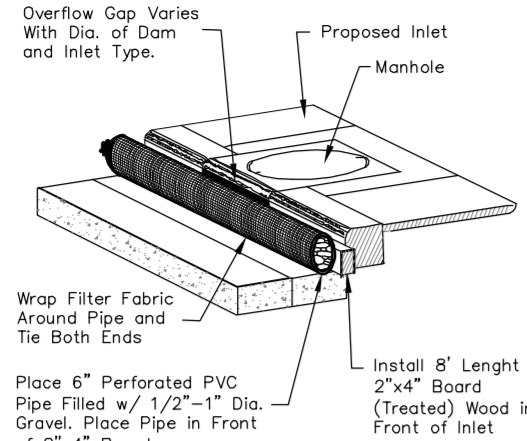
UTILITY PLAN
 Scale 1" = 40.0'

Baughman Company, P.A.
 315 E. 11th St. | WICHITA, KS 67211 | 316.267.2711 | 316.267.9148
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE
 Baughman

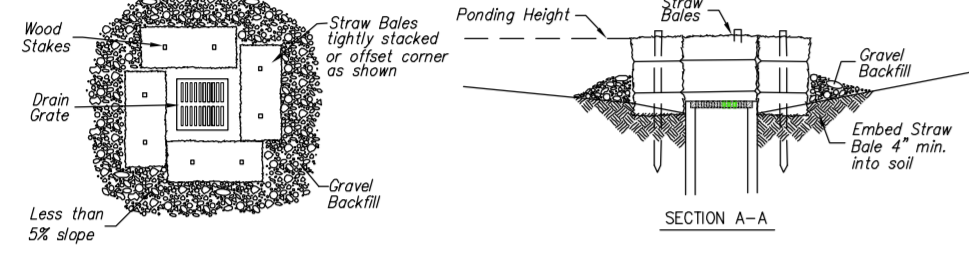
Lot 2&4, Blk1, Berkeley Sq. First Add.
Reference Sheet
 Storm Water Drain Improvements

PROJECT NO. 10049
 SHEET TITLE
UTILITY PLAN
 SHEET NO.
C2.1

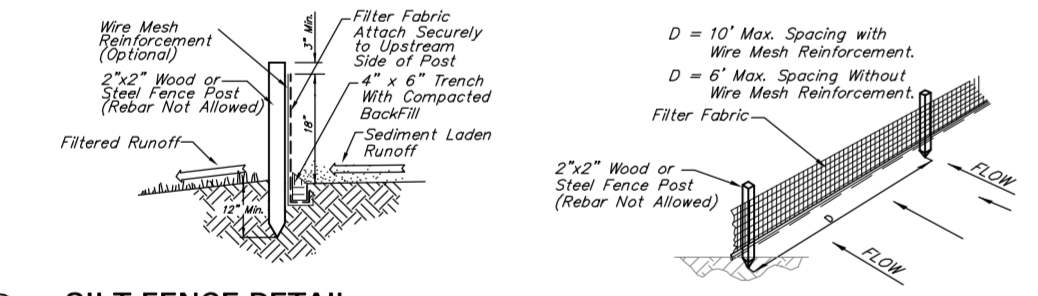
E:\Projects\Schofield Auto Plaza-13th & Greenwich (10-12-ES73)\Engineering\Lexus Site\SC Site Plan_Lexus.dwg © Copyright 2011 Krehbiel Architecture



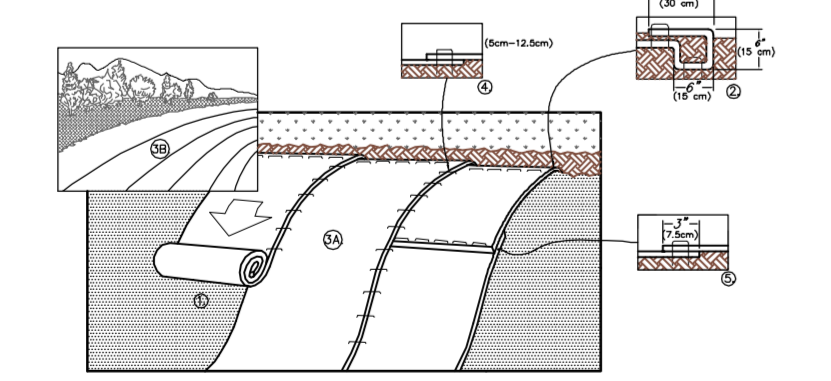
1 TYPE 1 INLET PROTECTION
NOT TO SCALE



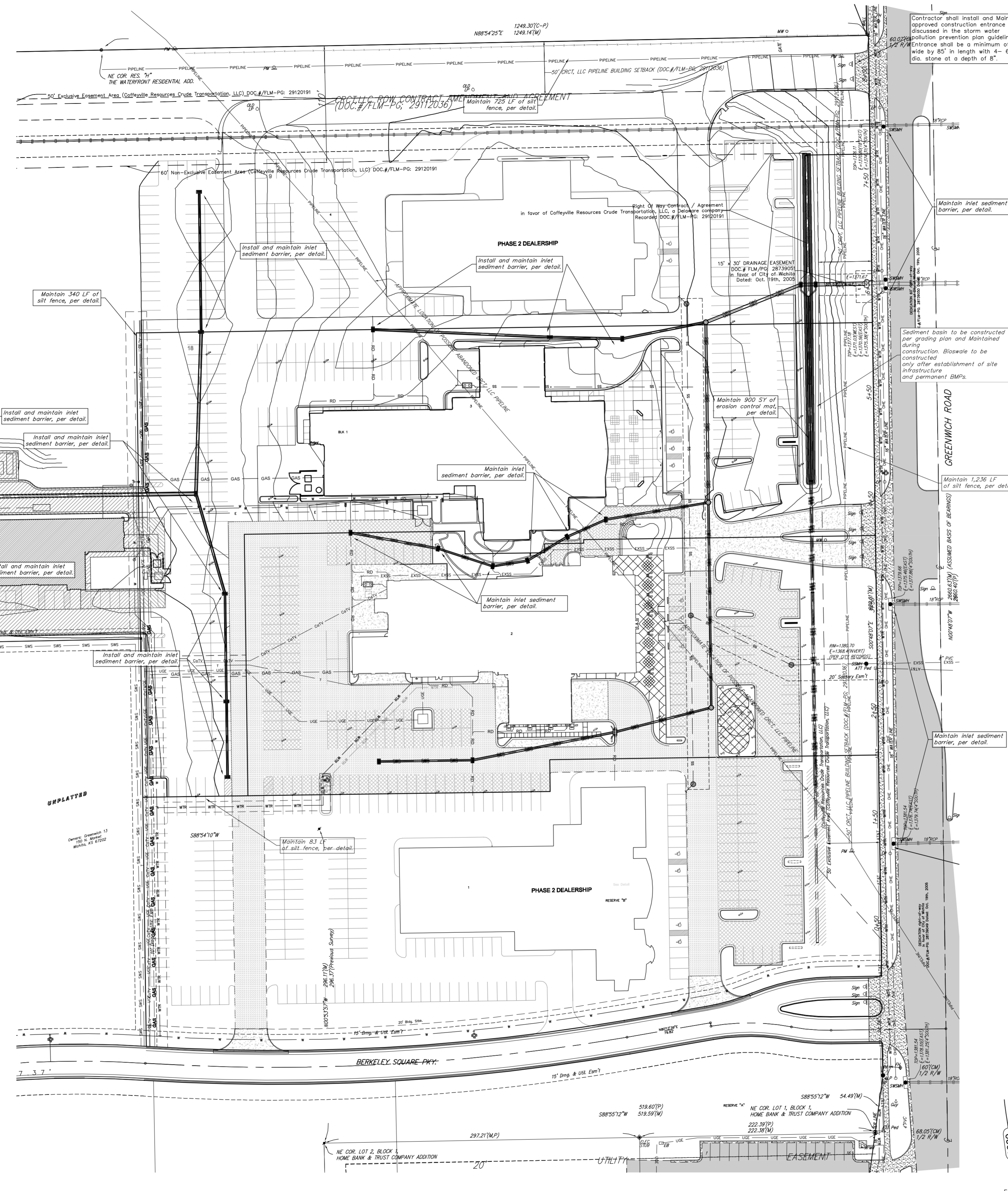
2 STRAW BALE BARRIERS FOR AREA INLETS
NOT TO SCALE



3 SILT FENCE DETAIL
NOT TO SCALE



4 EROSION CONTROL MAT - SLOPE INSTALLATION
NOT TO SCALE



BENCHMARK

SITE BENCHMARK-1
1" cut in west edge of catch basin.
Elevation=126.56 (NAVD 88)

SITE BENCHMARK-2
1" notch in west edge of sidewalk.
Elevation=1375.60 (NAVD 88)

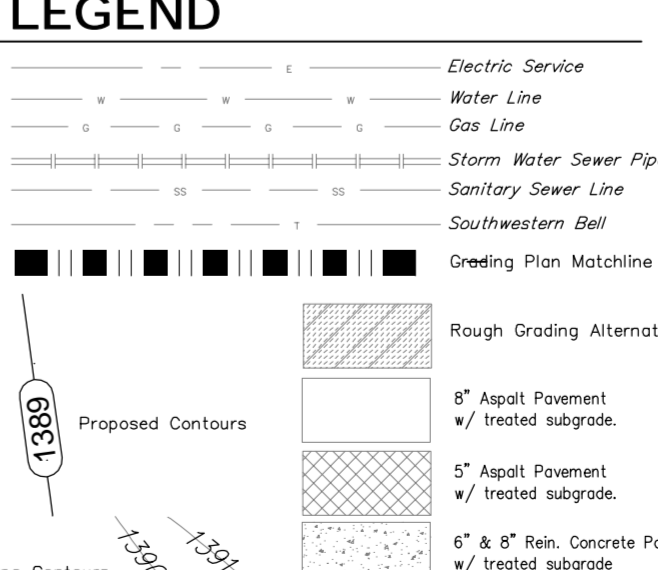
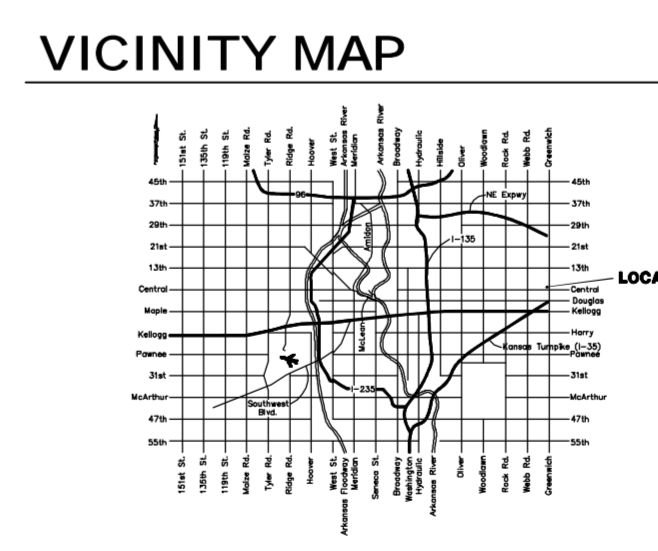
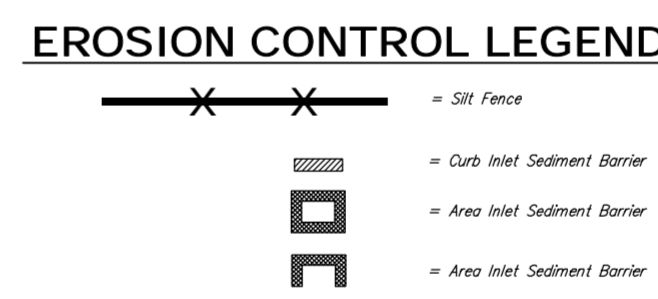
LEGAL DESCRIPTION

Proposed Plot not recorded at this time:
Lots 3 & 4, Block 1, Berkeley Square First Addition, Wichita, Kansas

SITE INFORMATION

Total Area: ±752,025sq. ft. (17.26 acres)
Impervious Area: ±133,909 sq. ft. (3.08 acres)
Building Area: 26,475 sq. ft.
Parking Required: 1 per 250 sq. ft. = 200 spaces
3 Accessible Spaces Required Including 2 Van Accessible
Parking Provided: 222 Spaces, plus 4 Accessible Stalls
(Including 4 Van Accessible)

- EROSION CONTROL NOTES:**
- No land clearing or grading shall begin until all applicable erosion control measures have been installed. This project is subject to this SWMP Plan. The Contractor shall comply with any unusual requirements as necessary for the site to be in compliance during construction, per this plan and City specs (See #11).
 - All exposed areas shall be seeded as specified within 30 days of final GRADING.
 - Should construction stop for longer than 15 days, the site shall be seeded as specified.
 - Maintain erosion control measures after each rain and at least once a week.
 - This plan shall not be considered all inclusive as the contractor shall take all necessary precautions to prevent soil sediment from leaving the site.
 - Contractor shall comply with all state and local ordinances that apply.
 - Additional erosion and sediment control measures will be installed if deemed necessary by an site inspection.
 - Land disturbing activities shall not commence until approval to do so has been received by governing authorities.
 - If installation of storm drainage system should be interrupted by weather or nightfall, the pipe ends shall be covered with filter fabric.
 - See Landscape Plan for ground treatments in all disturbed areas beyond impervious surfaces.
 - This SWMP Plan should be in job trailer and/or on site at all times. The Contractor is responsible for any needed changes, updates or maintenance to BMP's on site. This plan may change and updates need to be recorded and documented on the plan. This plan is a flexible plan, due to changing site conditions and weather. Please inform Landscape Architect and/or Engineer of changes to plan.
 - ANY substitutions for the sediment control devices shown, must be approved by the Landscape Architect and/or Engineer prior to any uses on site.
 - AN NPDES Permit Application has been submitted for this property. A copy of this application must be kept at the job site for the duration of the construction process.



EROSION CONTROL PLAN
Scale 1" = 40'-0"

DATE DRAWN
4-07-2011
REVISIONS



Baughman Company, P.A.
315 E. Hill St., Wichita, KS 67211
316.267.8233
316.267.8566 fax
baughmanarchitecture.com

PRINTS ISSUED
FOR PERM 4-2111



1300 E. Linn St.
Wichita, KS 67211
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krehbielarchitecture.com

Erosion Control Plan
For Reference Only
Not to Scale.

DATE

LEXUS OF WICHITA
1534 N. Greenwich Rd.
WICHITA, KANSAS

PROJECT NO.
10049
SHEET TITLE
EROSION CONTROL PLAN
SHEET NO.

C3.1

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Lot 2&4, Blk1, Berkeley Sq. First Add.
Reference Sheet
Storm Water Drain Improvements

SHEET
OF
11
12

DATE DRAWN:
09-30-10
REVISIONS:
09-30-10
09-05-10
GENERAL REVISIONS
06-15-12

PRINTS ISSUED
LEXUS PRELIMINARY REVIEW
12/15/10
FOR PRECING 06/20/11
FOR PERMIT 06/19/12

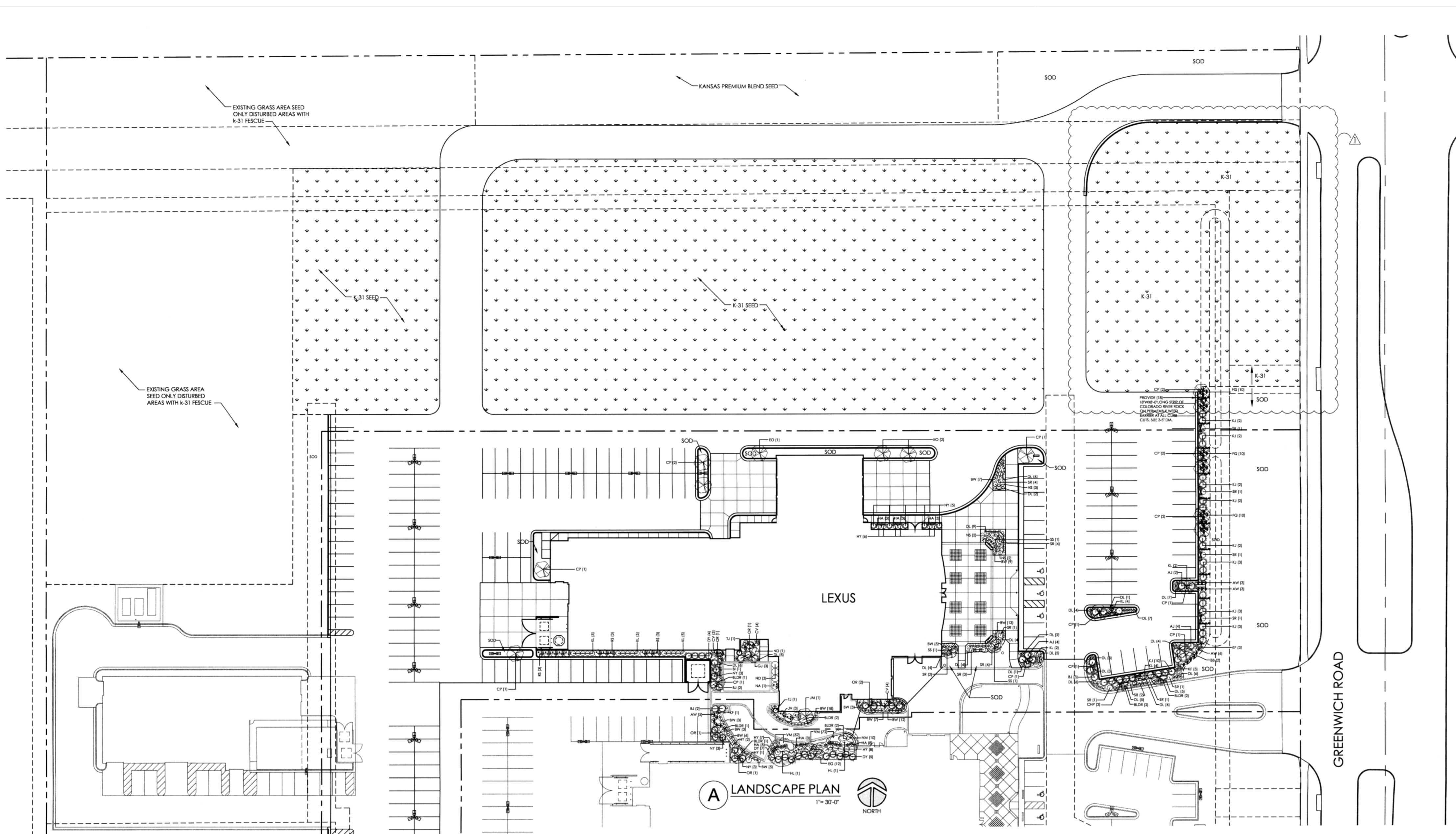


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DATE

Landscape Plan
For Reference Only
Not to Scale.



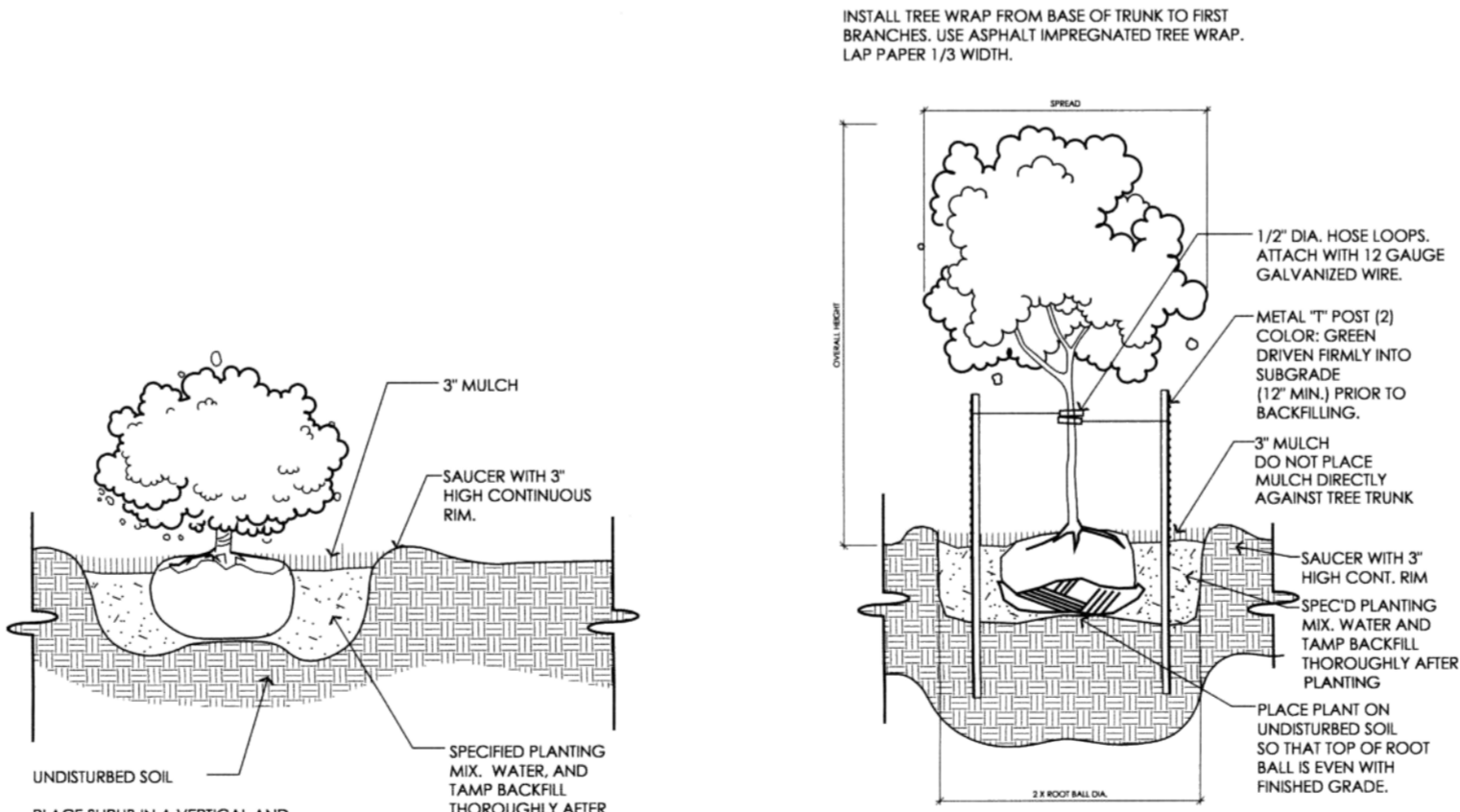
A LANDSCAPE PLAN
1" = 30'-0"
NORTH

LANDSCAPE CODE INFO.

REQUIRED LANDSCAPE STREET YARD:
AVG. LOT DEPTH = 69'
SQ. FOOT FACTOR = 20
LINEAR FOOT STREET FRONTAGE = 200'
20000 + 400 SF OF LANDSCAPE STREET YARD REQUIRED
15,631 SF LANDSCAPE STREET YARD PROVIDED
SHADE TREES REQUIRED = 4000/500 = 8 REQUIRED
21 ORNAMENTAL TREES PROVIDED = 10.3 SHADE TREES
PARKING LOT SCREENING REQUIRED AND SHOWN.
PARKING LOT TREES:
3 SHADE TREES REQUIRED PER 20 SPACES.
42 SPACE LOT = 3 SHADE TREES REQUIRED.
USING UP TO HALF OF REQUIRED STREET YARD TREES TO MEET THIS.
BUFFERS:
NO BUFFERS REQUIRED
LEGAL DESCRIPTION:
LOT 3 BLOCK 1 BERKELEY SQUARE FIRST ADDITION
ADDRESS: 1555 N. GREENWICH ROAD
WATER:
WATER WILL BE PROVIDED BY IRRIGATION SYSTEM
INSTALLED BY OWNER.

LANDSCAPE NOTES

- NO SUBSTITUTIONS ARE ALLOWED WITHOUT APPROVAL. ALL PLANT SIZES ARE TO MEET STANDARDS OF THE AMERICAN STANDARDS FOR NURSERY STOCK.
- PLANT QUANTITIES IN THE PLANT LIST ARE FOR INFORMATION ONLY. CONTRACTOR SHALL VERIFY.
- ALL PLANT LOCATIONS ARE APPROXIMATE. ADJUST AS NECESSARY TO AVOID CONFLICTS.
- ALL PLANTING BEDS SHALL BE COVERED WITH 1" DEPTH OF COTTON BALL COMPOST AND THEN TILLED TO A DEPTH OF 6" PRIOR TO PLANTING.
- ALL PLANTING BEDS ARE TO RECEIVE 3" OF DARK HARDWOOD MULCH AND TREATED WITH GRANULAR PREEMERGENT AS PER MANUFACTURERS INSTRUCTIONS.
- PLANT BACKFILL MIX SHALL BE 5/8" COTTON BALL COMPOST AND 5/8" EXISTING SOIL. ADD ROOT STARTER FERTILIZER AS PER MFRS RECOMMENDATIONS.
- ALL SOD AREAS ARE TO BE TILLED TO A DEPTH OF 6" AND ALL DEBRIS REMOVED PRIOR TO PLANTING. TURF SEED SHALL BE DRILLED OR VERTICUT INTO SOIL. MULCH SEEDING AREA WITH CLEAN SHREDDED STRAW MULCH AT A DEPTH OF 1-1/2". CRIMP STRAW INTO SOIL.
- SOD SHALL BE KANSAS PREMIUM BLEND FESCUE SEED AT A RATE OF 8LBS PER 1,000 S.F. SPREAD NEW LAWN STARTER FERTILIZER AS PER MFRS RECOMMENDATIONS.
- AREAS INDICATED AS K-31 SEED SHALL BE SEED AT A RATE OF 8LBS PER 1,000 S.F.
- ALL PLANTING BEDS ARE TO BE EDGED WITH LOCALLY AVAILABLE STEEL EDGING INSTALLED WITH MFR SUPPLIED STAKES. COLOR: BLACK.
- UPON COMPLETION LANDSCAPE CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT FOR REVIEW. ALL PLANTS SHALL BE HEALTHY AND IN GOOD CONDITION AT WALK THROUGH. ANY DEFICIENCIES SHALL BE CORRECTED BEFORE FINAL APPROVAL. RETAINAGE WILL BE HELD FOR PLANT MATERIAL THAT IS DEAD NOT INSTALLED OR NOT PROPERLY INSTALLED. RETAINAGE SHALL INCLUDE MATERIAL, COST AND LABOR.
- LANDSCAPE CONTRACTOR SHALL WARRANT ALL PLANT MATERIAL FOR 1 YEAR FOLLOWING SUBSTANTIAL COMPLETION EXCLUDING NEGLIGENCE FROM OWNER OR ACTS OF NATURE AND THE CONTROL OF THE LANDSCAPE CONTRACTOR. LIMIT ONE REPLACEMENT PER PLANT.
- LANDSCAPE CONTRACTOR SHALL INCLUDE A \$2400 ALLOWANCE FOR LOW VOLTAGE LANDSCAPE LIGHTING IN THEIR BID.



1 SHRUB PLANTING
SCALE: 3/4" = 1'-0"

2 TREE PLANTING
SCALE: 3/8" = 1'-0"

PLANT LIST

KEY	QTY.	COMMON NAME	BOTANICAL NAME	SIZE	COND.
TREES					
CHP	2	CHINESE PISTACHE	PISTACIA CHINENSIS	2-1/2" CAL.	B & B
CP	17	CHANTICLEER PEAR	PIRUS CALLERYANA 'CHANTICLEER'	2-1/2" CAL.	B & B
EO	3	CRIMSON SPIRE OAK	QUERCUS ALBA X Q. ROBUR 'CRIMSCHMIDT'	2-1/2" CAL.	B & B
HL	2	IMPERIAL HONEY LOCUST	GLIEDISIA TRACANTHOS 'IMPCOLE'	2-1/2" CAL.	B & B
JM	1	JAPANESE MAPLE BLOODGOOD	ACER JAPONICA 'BLOODGOOD'	2-1/2" CAL.	B & B
OR	6	OKLAHOMA RED BUD	CERCIS RENIFORMIS	2-1/2" CAL.	B & B
SS	3	SPRING SNOW CRABAPPLE	MALUS 'SPRING SNOW'	2-1/2" CAL.	B & B
SHRUBS					
AJ	2	ARMSTRONG JUNIPER	JUNIPERUS CHINENSIS 'ARMSTRONG'	5 GAL.	CONT.
AW	17	ANTHONY WATERER SPIREA	SPIRAEA X BUMALDA 'ANTHONY WATERER'	5 GAL.	CONT.
BB	2	BURNING BUSH	EUCHYNIA ALATA 'COMPACTA'	5 GAL.	CONT.
BI	1	BOSTON IVY	PARthenocissus TRICOLORATA	5 GAL.	CONT.
BJ	1	BROADMOOR JUNIPER	JUNIPERUS SABINA 'BROADMOOR'	5 GAL.	CONT.
BW	91	WINTER GEM BOXWOOD	BUXUS MICROPHYLLA 'WINTER GEM'	3 GAL.	CONT.
CV	11	CRANBERRY BUSH YBURNIUM	YBURNIUM TRELORGAN 'ALFREDO'	5 GAL.	CONT.
DY	16	DENSIFORMIS YEW	TAXUS X MEDIA 'DENSIFORMIS'	5 GAL.	CONT.
EG	1	EMERALD GAUZY ELYONIMUS	EUCHYNIA FORTUNEI 'EMERALD GAUZY'	5 GAL.	CONT.
FG	30	FLOWERING QUINCE	CHAENOMELES SPECIOSA 'TEXAS SCARLET'	5 GAL.	CONT.
GJ	3	GOLD COAST JUNIPER	JUNIPERUS CHINENSIS 'GOLD COAST'	5 GAL.	CONT.
HY	24	HDRANGEA PINK ELF	HYDRANGEA MACROPHYLLA 'PKY'	5 GAL.	CONT.
HY	5	DWARF JAPGARDEN JUNIPER	JUNIPERUS PROCUMBENS 'NANA'	5 GAL.	CONT.
KF	7	FEATHER REED GRASS	CALAMAGROSTIS 'KARL FORKSTER'	5 GAL.	CONT.
KJ	29	KALATS COMPACT JUNIPER	JUNIPERUS CHINENSIS 'KALATS COMPACT'	5 GAL.	CONT.
JV	3	JUDD YBURNIUM	YBURNIUM X JUDDI	5 GAL.	CONT.
KL	23	DWF. KOREAN LILAC	SYRINGA MEYER 'PALBIR'	5 GAL.	CONT.
NA	1	NANDINA	NANDINA DOMESTICA	5 GAL.	CONT.
ND	4	NIKKO DEUTZIA	DEUTZIA GRACILIS	3 GAL.	CONT.
NS	7	NORMAN SPIREA	SPIRAEA JAPONICA X BUMALDA 'NORMAN'	5 GAL.	CONT.
NY	14	NISSIA YEW	TAXUS X MEDIA 'NISSIA'	5 GAL.	CONT.
RS	11	ROSE OF SHARON	ALTHEA (PINK COLOR)	5 GAL.	CONT.
SR	26	PINK KNOCK OUT SHRUB ROSE	ROSA SF	3 GAL.	B&B
TJ	2	TAYLOR JUNIPER	JUNIPERUS VIRGINIANA 'TAYLOR'	6" HT.	B&B
GROUNDCOVERS/PERENNIALS/ROCK					
BLDR	11	SANDSTONE BOULDER	2" HT X 3' LG X 2' WIDE (EXPOSED SIZE)	1 GAL.	CONT.
DL	95	STELLA DE ORO DAVILY	HEMEROCALLIS 'STELLA DE ORO'	1 GAL.	CONT.
HA	25	ALBO MARGARITA HOSTA	HOSTA UNDULATA 'ALBO MARGARITA'	1 GAL.	CONT.
VM	134	PERIWINKLE	VINCA MINOR	4" POT	CONT.

LEXUS OF WICHITA
1555 N. GREENWICH ROAD
WICHITA, KANSAS

PROJECT NO.
10048

SHEET TITLE
LANDSCAPE PLAN

SHEET NO.
SL1.2

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KANSAS LANDSCAPE ARCHITECTURE
KANSAS LANDSCAPE ARCHITECTURE
Baughman
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Lot 2&4, Blk1, Berkeley Sq. First Add.
Reference Sheet
Storm Water Drain Improvements

SHEET
OF
12
12