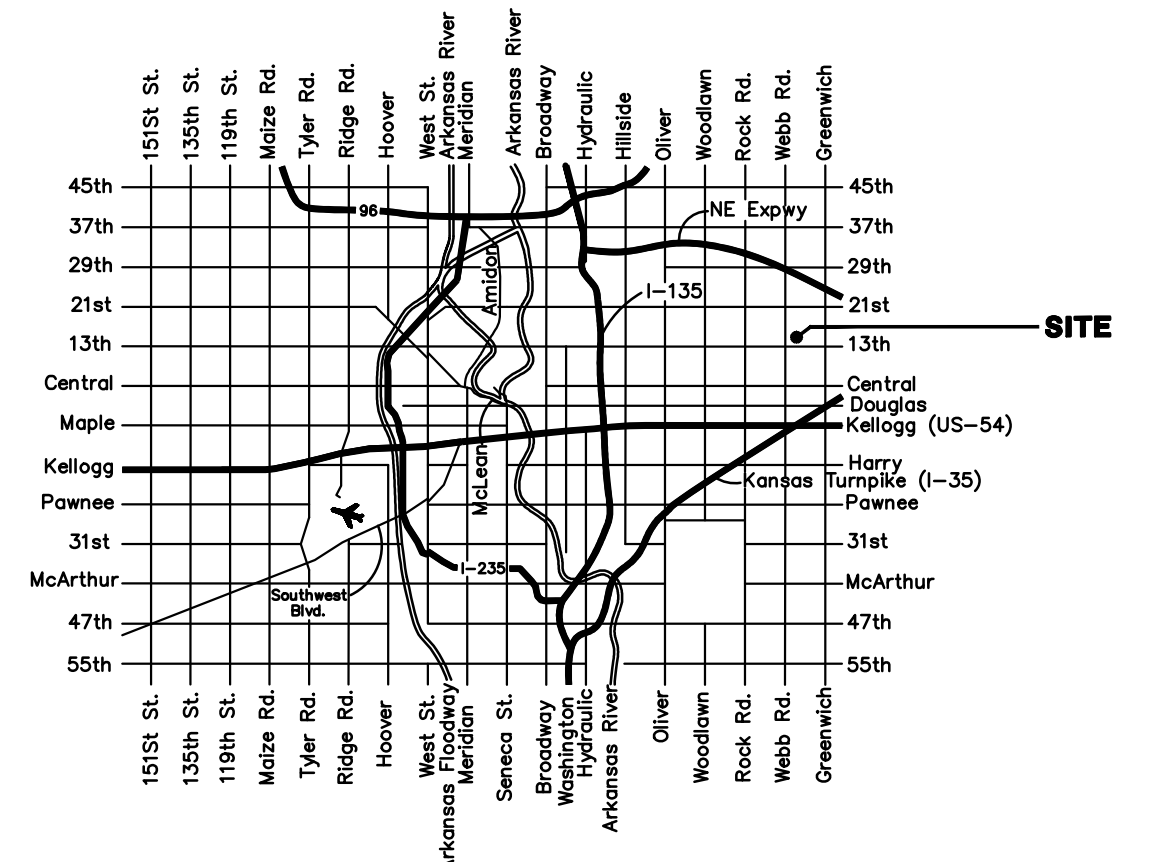


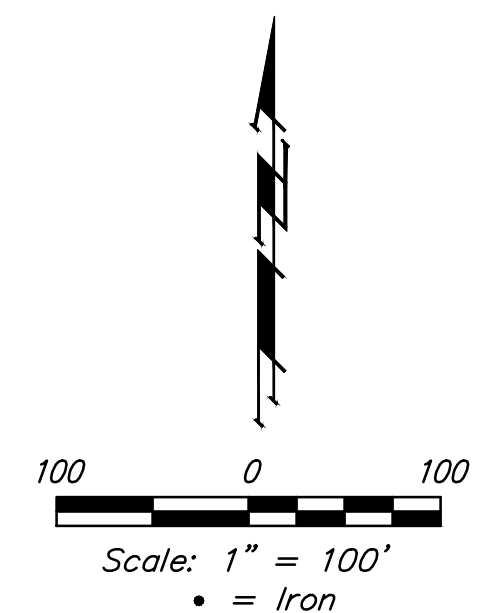
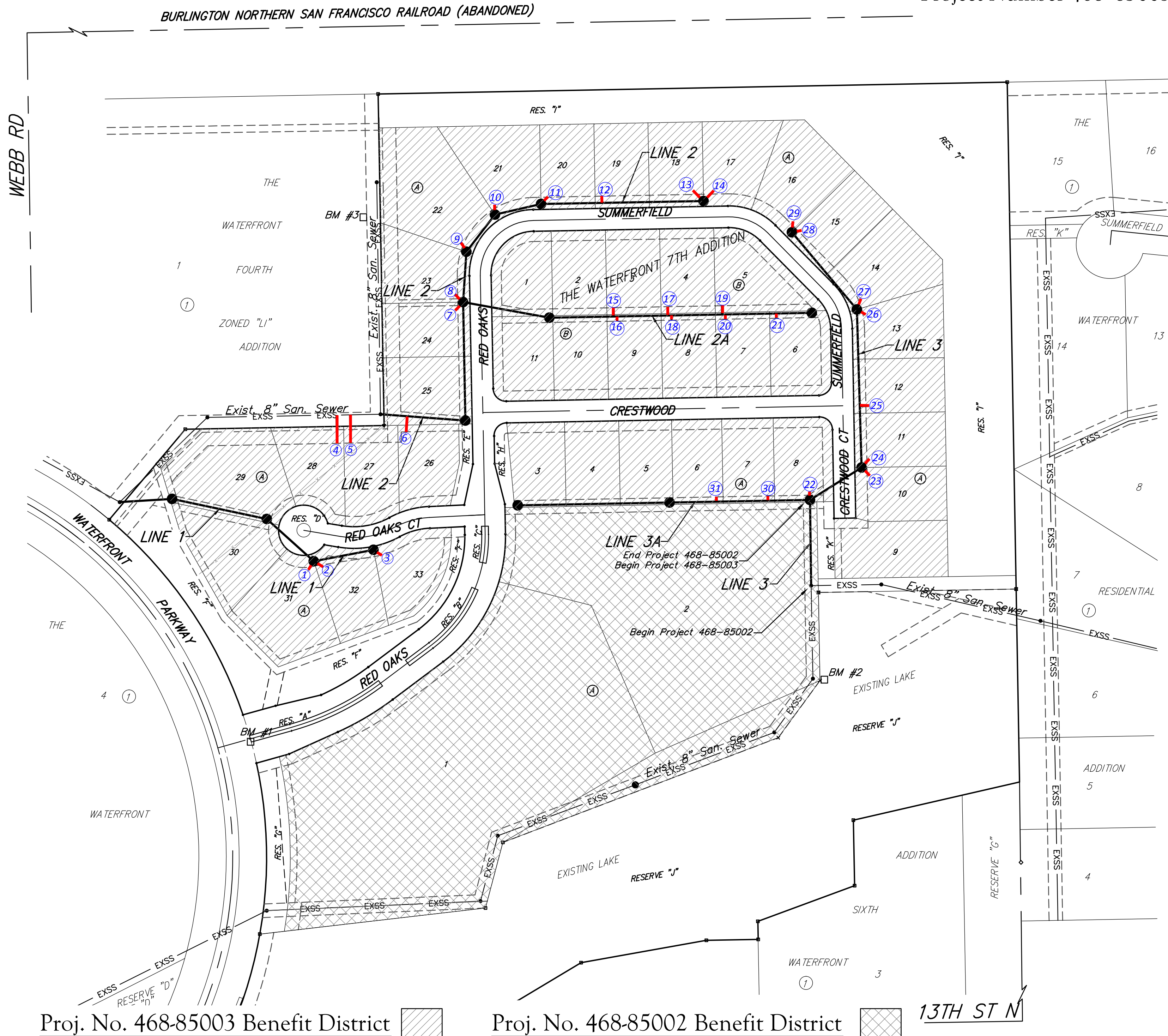
Mies Construction - Contractor
 J. Wagner - City of Wichita, Field Project Engineer
 T. Dvorak - City of Wichita, Inspector
 As-built
 Stubs & Risers
 Release Date: 5/14/2015
 pdf: APRosas 9/25/2015

Lateral 62, Main 24, War Industries Sewer and Lateral 63, Main 24, War Industries Sewer SANITARY SEWER IMPROVEMENTS to serve **THE WATERFRONT 7TH ADDITION** CITY OF WICHITA, KANSAS

Gary Janzen, P.E. City Engineer
 Project Number 468-85002 O.C.A. Number 744380 and
 Project Number 468-85003 O.C.A. Number 744381



VICINITY MAP



BENCHMARKS

BM #1:
 "□" Chiseled on Top of Curb.
 West End of South Median Curb
 within Castlewood
 Elevation = 1380.50 (NAVD 88)

BM #2
 "X" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)

"BM #3
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)

SHEET INDEX

Title Sheet	1
Line 1	2
Line 2	3
Line 2A	4
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Line 3A	6
Erosion Control Plan	7
Coordinate Sheet	8
Erosion Control BMP Details	9-12
Standard Manhole Detail	13
Ring & Cover Detail	14
Vertical Riser Detail	15
Copy of Plat	16

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
Aquila Energy	1-800-303-0357
AT&T	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
Conoco Phillips Pipeline Co.	1-877-267-2290
Southern Star Pipeline Co.	529-6600
Kinder-Morgan Pipeline Co.	1-888-844-5658
- Utility service lines, poles, valve boxes, meters, and etcetera 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.
- 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.
- 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.
- The Contractor shall give all property owners and/or tenants of developed property abutting the construction of this project a minimum of ten (10) days notice prior to start of construction.
- 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.
- All existing and proposed erosion control measures including silt fencing, erosion control mat, straw bales, inlet barriers, and const. entrance shall be maintained throughout construction by the contractor and until project is accepted by the City of Wichita. The on-site engineer shall complete weekly reports on the status of erosion control measures. The contractor shall be required to comply with maintenance and/or replacement of erosion control measures as determined by the on-site engineer until project is accepted by City of Wichita. Maintenance and/or replacement of erosion control measures to be paid by L.S. bid item "Maintain Existing BMP's."
- All excess excavation shall remain on-site and shall be stockpiled or spread at a location determined by the engineer.
- The Contractor shall be responsible for maintaining continuous flow of sewage through construction. Contractor's proposed method for maintaining sewage flow shall be approved by the Engineer. Cost of maintaining flow of sewage through construction will not be paid for directly and this cost shall be considered as subsidiary to the other pay items of work.
- The Contractor shall be responsible for maintaining continuous flow of sewage through construction. Contractor's proposed method for maintaining sewage flow shall be approved by the Engineer. Cost of maintaining flow of sewage through construction will not be paid for directly and this cost shall be considered as subsidiary to the other pay items of work.
- All areas disturbed during construction shall be All areas disturbed during construction shall be seeded as follows (Temporary Seeding):

Seed: Ryegrass: 5 lbs./1000 sq. ft.

All costs associated with seeding shall be included in bid item "Seeding". All seeding operations shall conform to City of Wichita Standard Specifications.
- The Developer for this project is Charlie Stevens and may be reached at (316) 636-2100.



Proj. No. 468-85003 Benefit District Proj. No. 468-85002 Benefit District 13TH ST N

Baughman Company, P.A. 315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0145
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

BENCHMARKS

BM #1:
 "□" Chiseled on Top of Curb.
 West End of South Median Curb
 within Castlewood
 Elevation = 1380.50 (NAVD 88)

BM #2
 "X" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)

BM #3
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)

- EB □ = Electric Box
- AT&T Ped □ = AT&T Pedestal
- CP ○ = Cable TV Pedestal
- Underground Electric UGE
- AT&T AT&T
- Cable TV CaTV

Sta. 0+00, Begin Line 1
 Const. Core Existing Manhole and
 Extend 8" Pipe East
 Contractor to Verify Depth
 and Location of Existing
 Manhole Prior to Construction.
 Top Elev. = 1385.10

CAUTION!
 Existing Underground Elec., CaTV,
 and Telephone Lines Nearby.

THE WATERFRONT
 4TH ADDITION

Sta. 0+77.5, Line 1
 Const. Standard Manhole
 Top Elev. = 1384.90

Remove, Do Not Replace, Existing Fence
 Only as Necessary for Construction. Cost
 to be included in Bid Item "Site Clearing"

Sta. 2+20.5, Line 1
 Const. Standard Manhole
 Top Elev. = 1386.10

THE WATERFRONT 7TH ADDITION

Riser #2
 Dist. from Main to Riser: 6.5' Lt.
 Dist. from USMH: MH

Riser #1
 Dist. from Main to Riser: 10.5' Rt.
 Dist. from USMH: MH

Riser #3
 Dist. from Main to Riser: 6.5' Rt.
 Dist. from USMH: MH

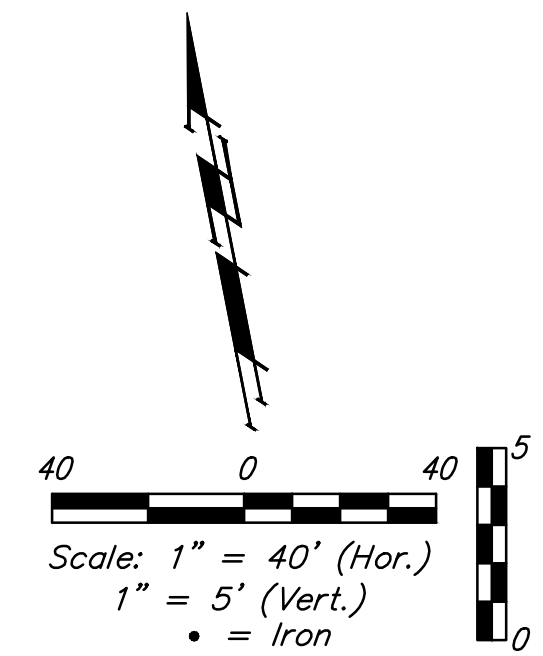
Proposed
 8" Wtr Line
 Crossing

Sta. 2+35.0 to Sta. 3+08.0
 Install 73.0 L.F. Flowable Fill
 Per City Specifications.
 Fill to Elev. 1381.00

Sta. 3+13.7, Line 1
 Const. Standard Manhole
 2-4" Stubs w/ Risers
 (SE&SW)
 Top Elev. = 1385.50

Sta. 4+03.3, End Line 1
 Const. Standard Manhole
 1-4" Stub w/Riser (SE)
 Top Elev. = 1384.40

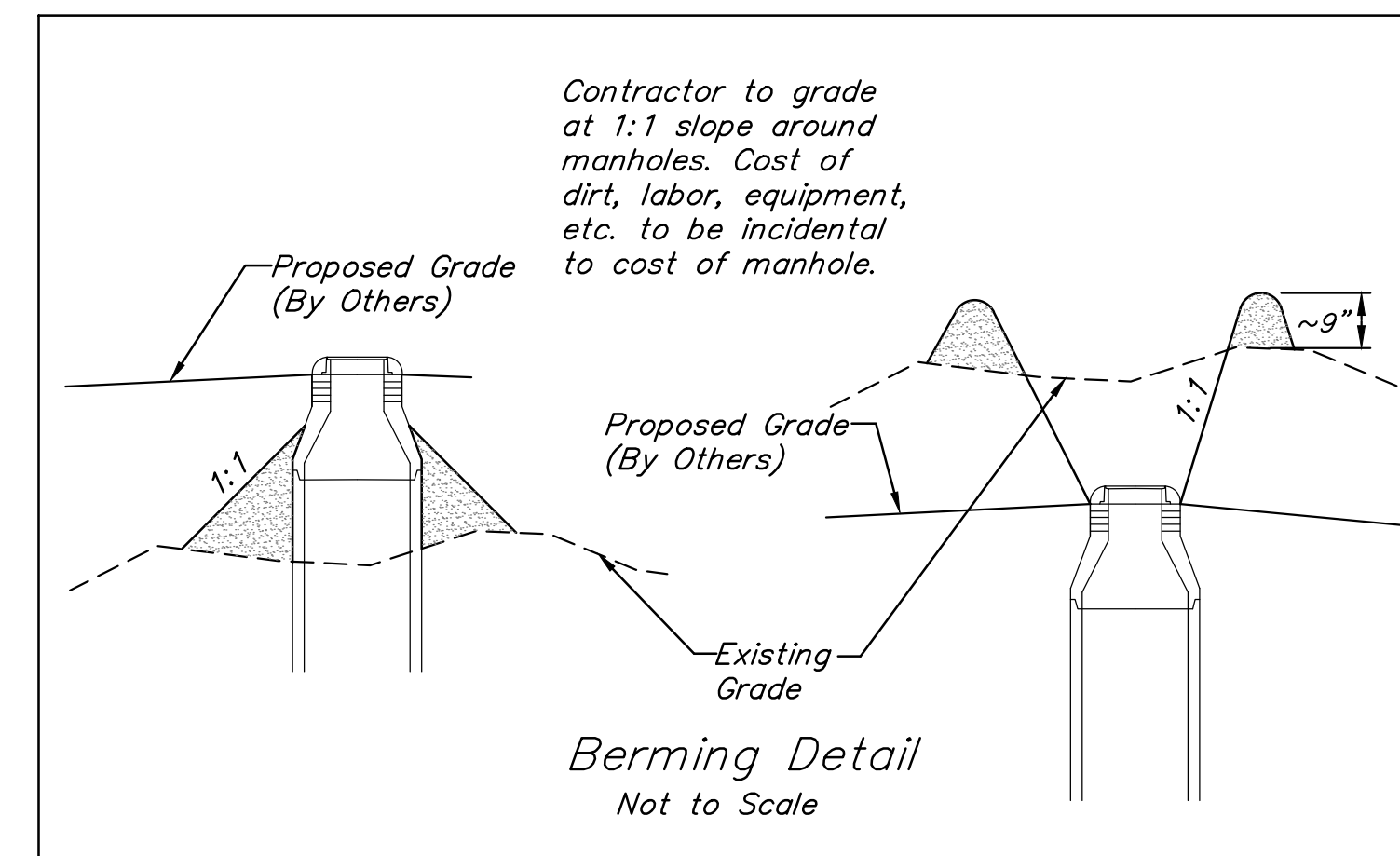
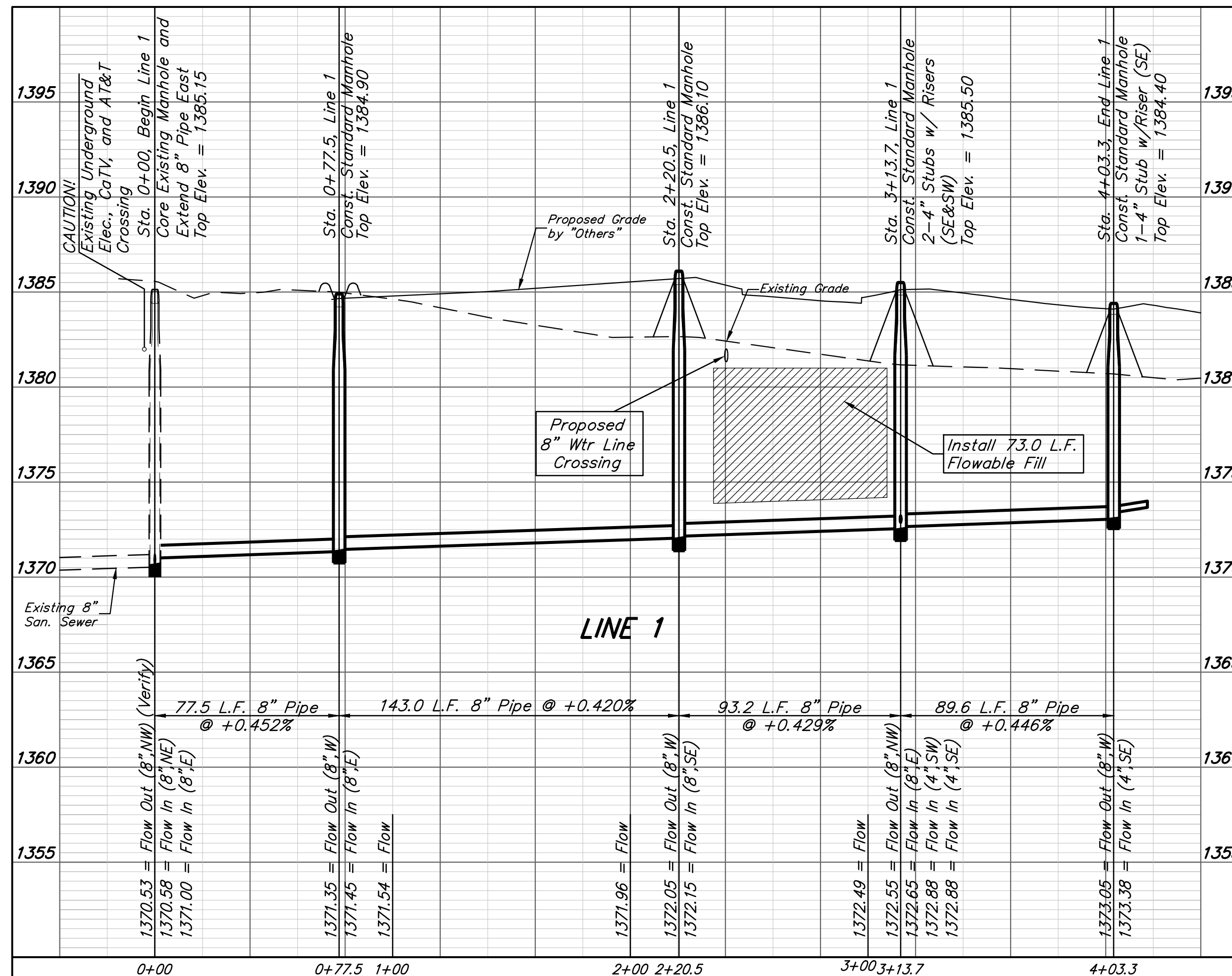
The Contractor shall be required to
 backfill trench with sand from Sta.
 3+13.7 to Sta. 4+03.3, Line 1
 To be bid as "L.F. Sand Backfill Jetted
 and Vibrated"



SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION				FOR INFORMATION ONLY	
		LOT NO.	BLOCK NO.	LINE NO.	STATION/ DIRECTION	APPROXIMATE LENGTH 4" PIPE	
1	4" Stub w/Riser	31	A	1	3+13.7/Rt.	8'	10.5'
2	4" Stub w/Riser	32	A	1	3+13.7/Rt.	8'	6.5'
2	4" Stub w/Riser	33	A	1	4+03.3/Rt.	6.5'	14'

NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



Baughman

The Waterfront 7th Addition
LINE 1
 Sanitary Sewer Improvements

Baughman Company, P.A. 315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-263-0149
 ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

PROJECT NUMBER REVISIONS:	DESIGN AEG DRAWN JAK APPROVED DATE 1/07/15 SCALE Noted SHEET
----------------------------------	--

2 OF 16

BENCHMARKS

BM #1:
"□" Chiseled on Top of Curb.
West End of South Median Curb
within Castlewood
Elevation = 1380.50 (NAVD 88)

BM #2
"X" Chiseled on Back of Walk.
Near the Southeast corner of
Lot 2, Block A, The Waterfront
7th Addition
Elevation = 1381.88 (NAVD 88)

BM #3
"□" Chiseled on Back of Walk.
Northeast corner of parking lot
within Lot 1, Block 1, The
Waterfront 4th Addition
Elevation = 1389.50 (NAVD 88)

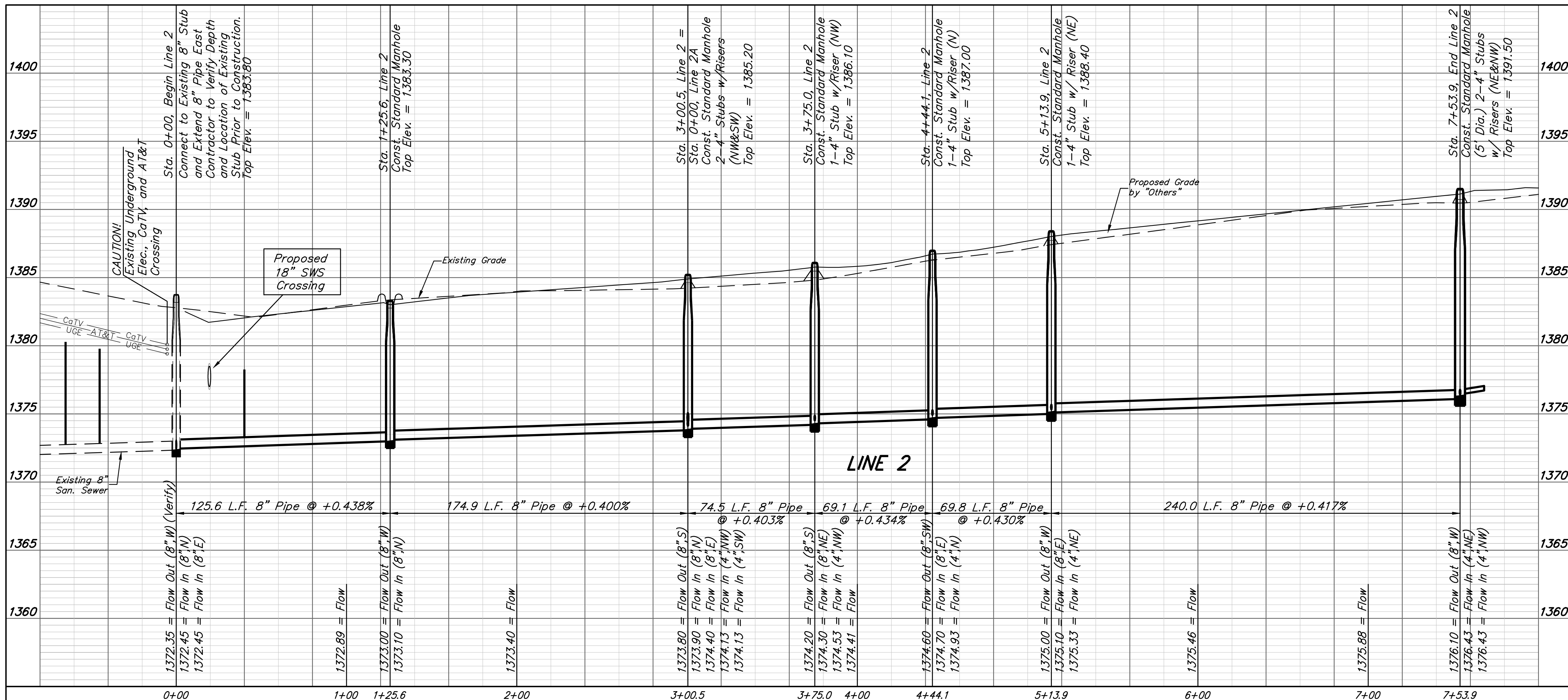
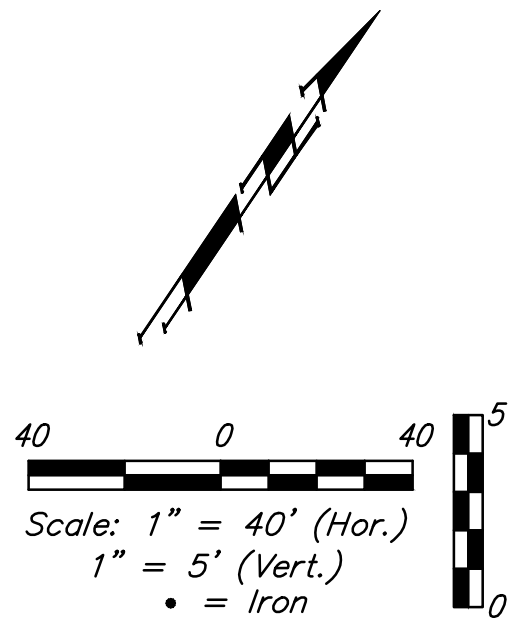
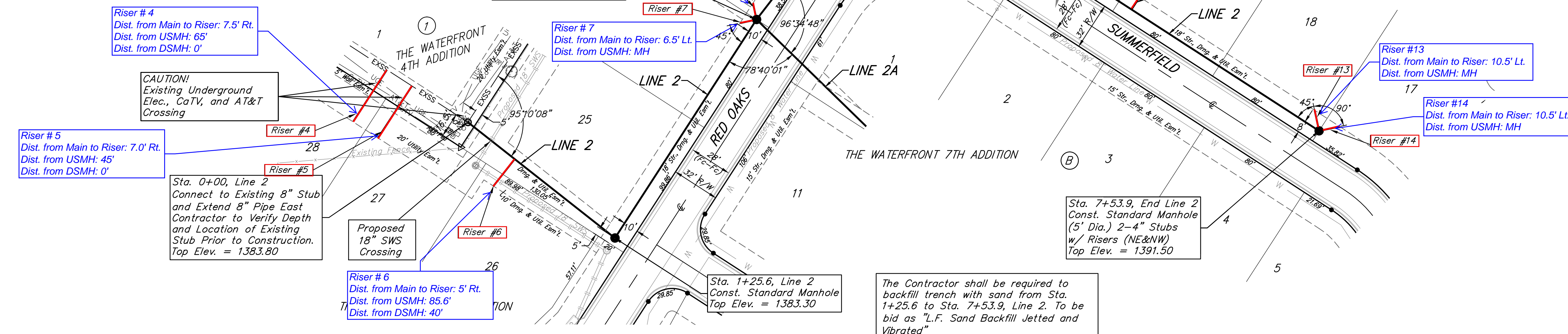
EB □ = Electric Box
AT&T Ped □ = AT&T Pedestal
CP ○ = Cable TV Pedestal

Underground Electric UGE
AT&T AT&T
Cable TV CgTV

SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY	
		LOT NO.	BLOCK NO.	LINE NO.	STATION/ DIRECTION	APPROXIMATE LENGTH 4" PIPE VERTICAL HORIZONTAL
4	8" X 4" Tee	28	A	2	0-65.0/Rt.	7.5' 41.5'
5	8" X 4" Tee	27	A	2	0-45.0/Rt.	7' 41.5'
6	8" X 4" Tee	26	A	2	0+40.0/Rt.	5' 23'
7	4" Stub w/Riser	24	A	2	3+00.5/Lt.	6.5' 11'
8	4" Stub w/Riser	23	A	2	3+00.5/Lt.	6.5' 11'
9	4" Stub w/Riser	22	A	2	3+75.0/Lt.	6.5' 10.5'
10	4" Stub w/Riser	21	A	2	4+44.1/Lt.	7' 9.5'
11	4" Stub w/Riser	20	A	2	5+13.9/Lt.	8.5' 14'
12	8" X 4" Tee	19	A	2	6+04.0/Lt.	8' 10'
13	4" Stub w/Riser	18	A	2	7+53.9/Lt.	10.5' 14'
14	4" Stub w/Riser	17	A	2	7+53.9/Lt.	10.5' 14'

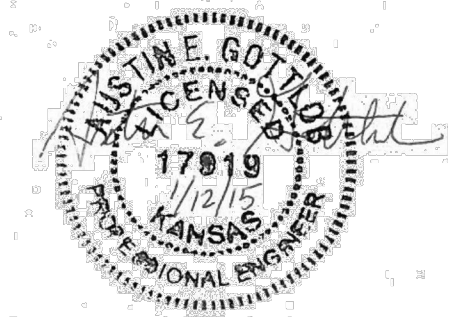
NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



Baughman The Waterfront 7th Addition
LINE 2
Sanitary Sewer Improvements

PROJECT NUMBER: _____ DESIGN: AEG DRAWN: JAK
REVISIONS: _____ APPROVED: _____ DATE: 1/07/15
SCALE: Noted
SHEET: _____

3 OF 16

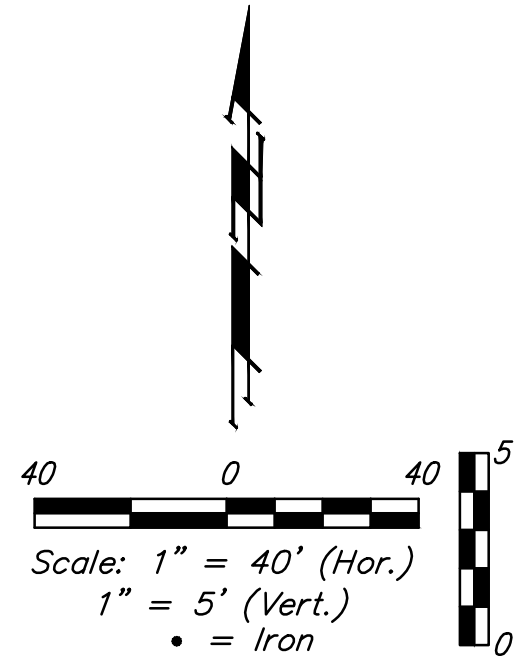
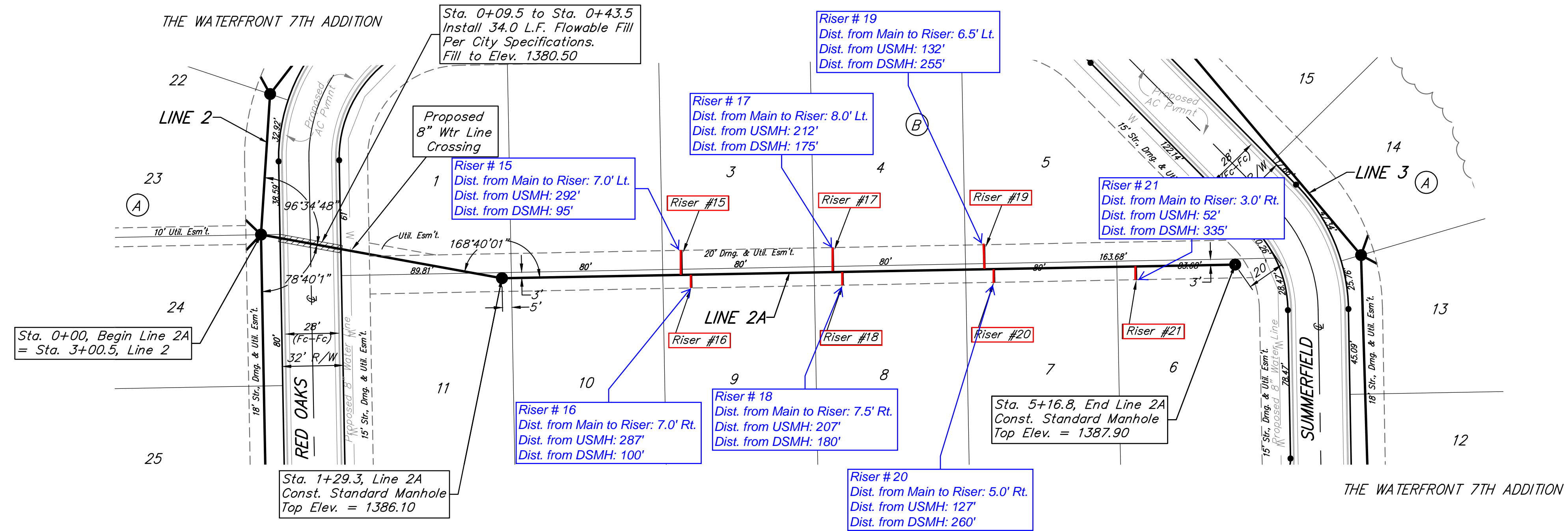


BENCHMARKS

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 West End of South Median Curb
 within Castlewood
 Elevation = 1380.50 (NAVD 88)

BM #2
 "X" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)

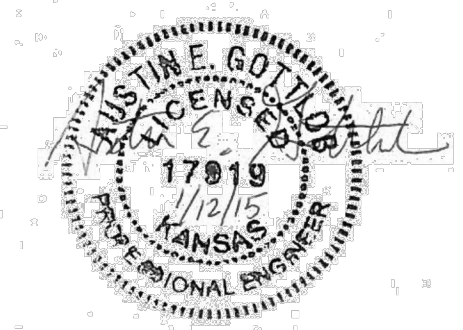
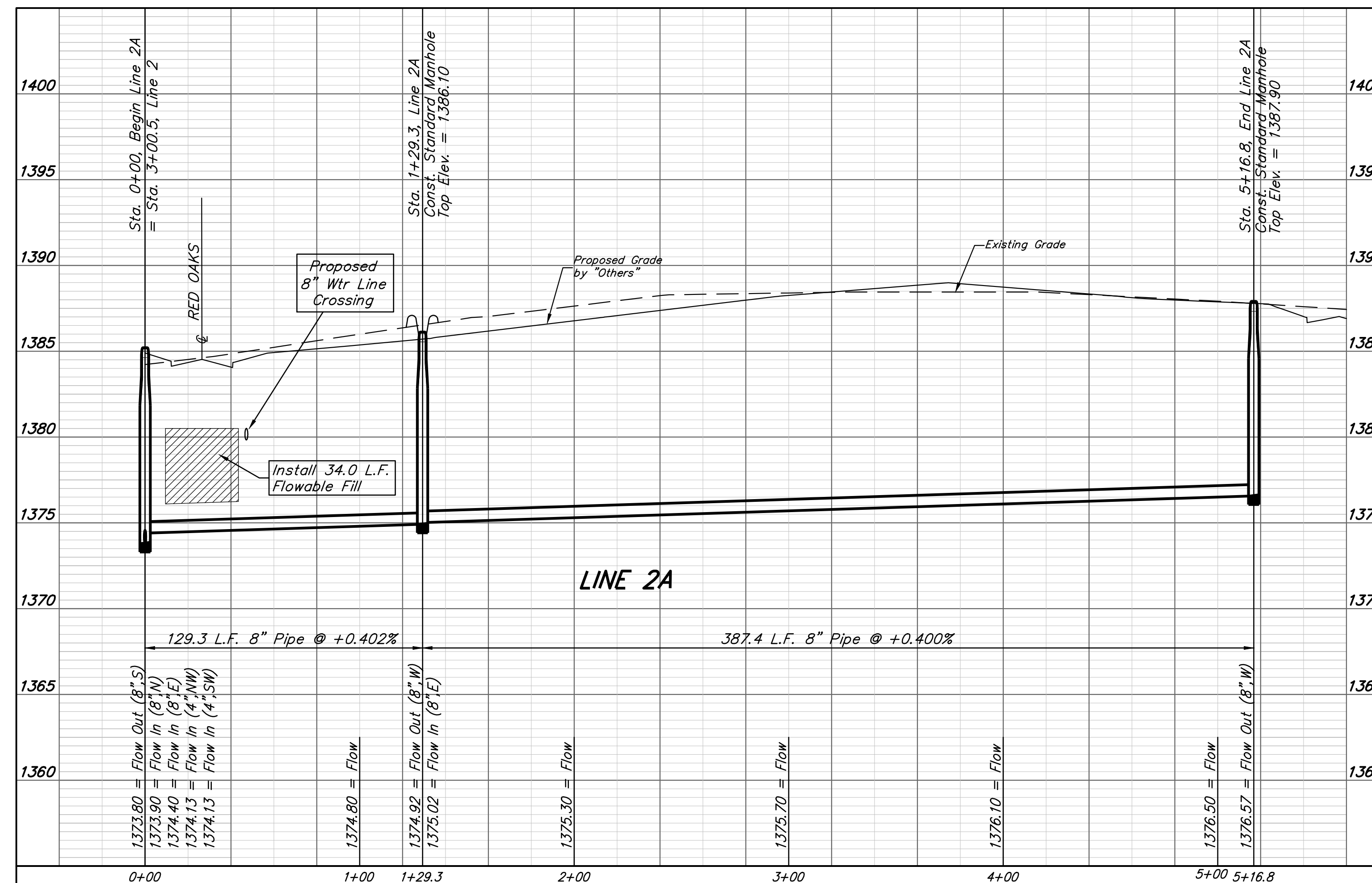
BM #3
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)



SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION				FOR INFORMATION ONLY	
		LOT NO.	BLOCK NO.	LINE NO.	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE	
						VERTICAL	HORIZONTAL
15	8" X 4" Tee	3	B	2A	2+24.0/Lt.	7'	13'
16	8" X 4" Tee	9	B	2A	2+29.0/Rt.	7'	7'
17	8" X 4" Tee	4	B	2A	3+04.0/Lt.	8'	13'
18	8" X 4" Tee	8	B	2A	3+09.0/Rt.	7.5'	7'
19	8" X 4" Tee	5	B	2A	3+84.0/Lt.	6.5'	13'
20	8" X 4" Tee	7	B	2A	3+89.0/Rt.	5'	7'
21	8" X 4" Tee	6	B	2A	4+64.0/Rt.	3'	7'

NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



Baughman The Waterfront 7th Addition
LINE 2A
 Sanitary Sewer Improvements

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

PROJECT NUMBER: _____ DESIGN: AEG DRAWN: JAK
 APPROVED: _____ DATE: 1/07/15
 REVISIONS: _____ SCALE: Noted
 SHEET: _____

4 OF 16

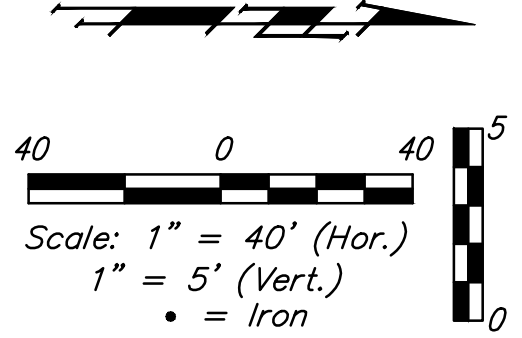
BENCHMARKS

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 West End of South Median Curb
 within Castlewood
 Elevation = 1380.50 (NAVD 88)

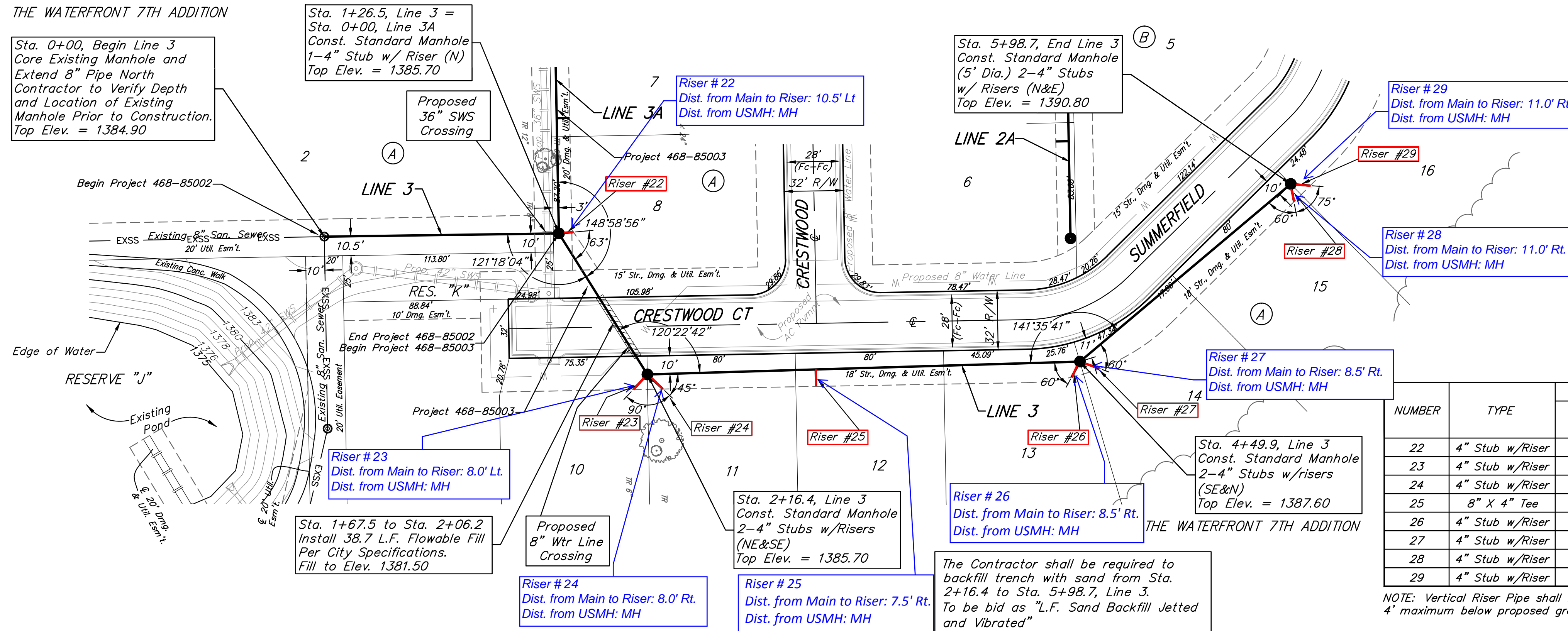
BM #2
 "X" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)

BM #3
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)

Manhole at Sta 1+26.5, Line 3 to be
 included with Proj. 468-85002
 Stub & Riser to be included with
 Proj. 468-85003



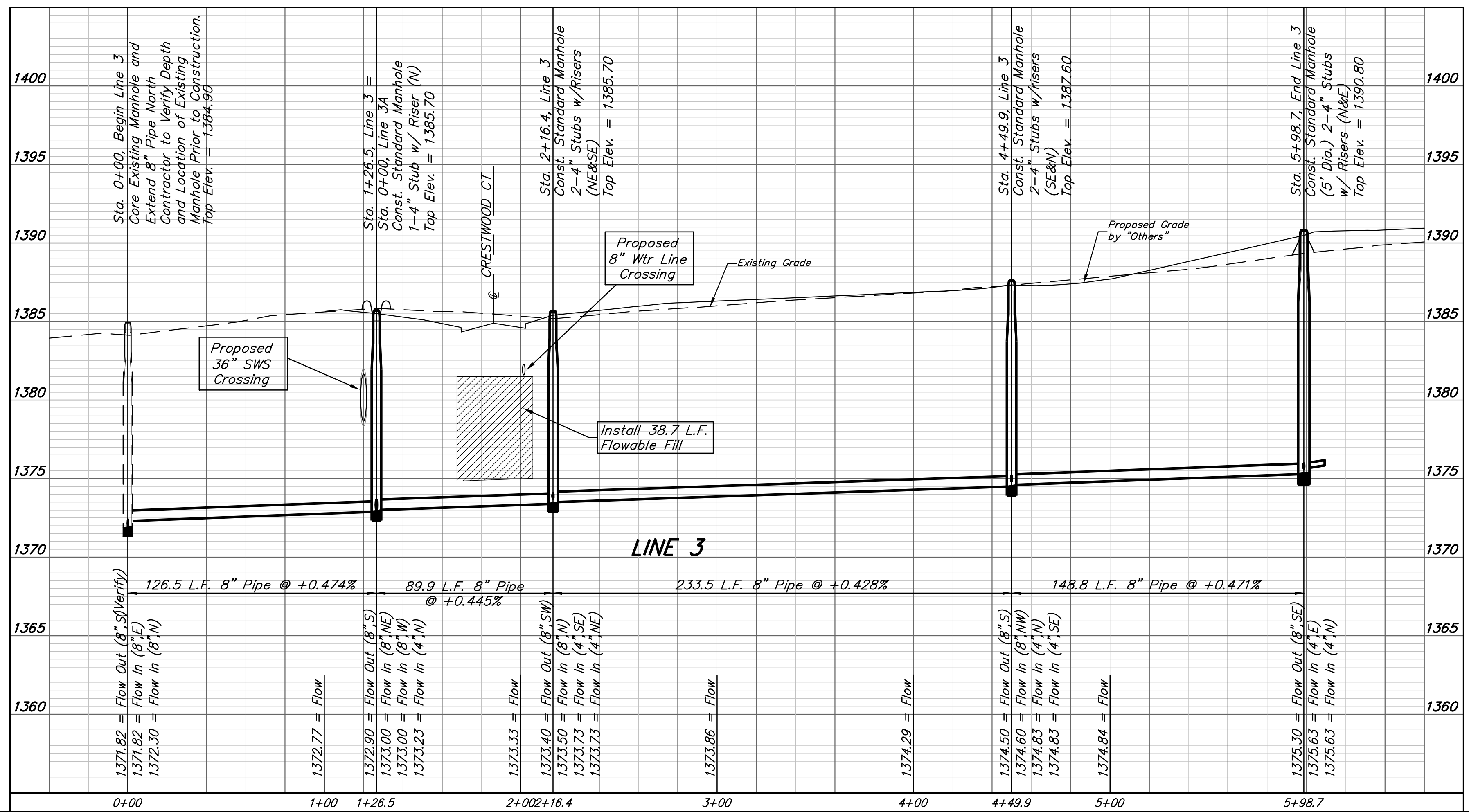
THE WATERFRONT 7TH ADDITION



SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY	
		LOT NO.	BLOCK NO.	LINE NO.	STATION/ DIRECTION	APPROXIMATE LENGTH 4" PIPE
22	4" Stub w/Riser	8	A	3	1+26.5/Lt.	10.5' 7'
23	4" Stub w/Riser	10	B	3	2+16.4/Rt.	8' 11.5'
24	4" Stub w/Riser	11	B	3	2+16.4/Rt.	8' 11.5'
25	8" X 4" Tee	12	A	3	3+07.3/Rt.	7.5' 9'
26	4" Stub w/Riser	13	B	3	4+49.9/Rt.	8.5' 10'
27	4" Stub w/Riser	14	B	3	4+49.9/Rt.	8.5' 10'
28	4" Stub w/Riser	15	A	3	5+98.7/Rt.	11' 10'
29	4" Stub w/Riser	16	A	3	5+98.7/Rt.	11' 10'

NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



Baughman

The Waterfront 7th Addition
LINE 3
 Sanitary Sewer Improvements

PROJECT NUMBER: _____

REVISIONS: _____

DESIGN: AEG
 DRAWN: JAK
 APPROVED: _____
 DATE: 1/07/15

SCALE: Noted
 SHEET: **5 OF 16**

E:\Projects\Waterfront Seventh Addition_1307-P967\Engineering\Phase 1\SS_1409E117\SS PLANS.dwg

BENCHMARKS

BM #1:
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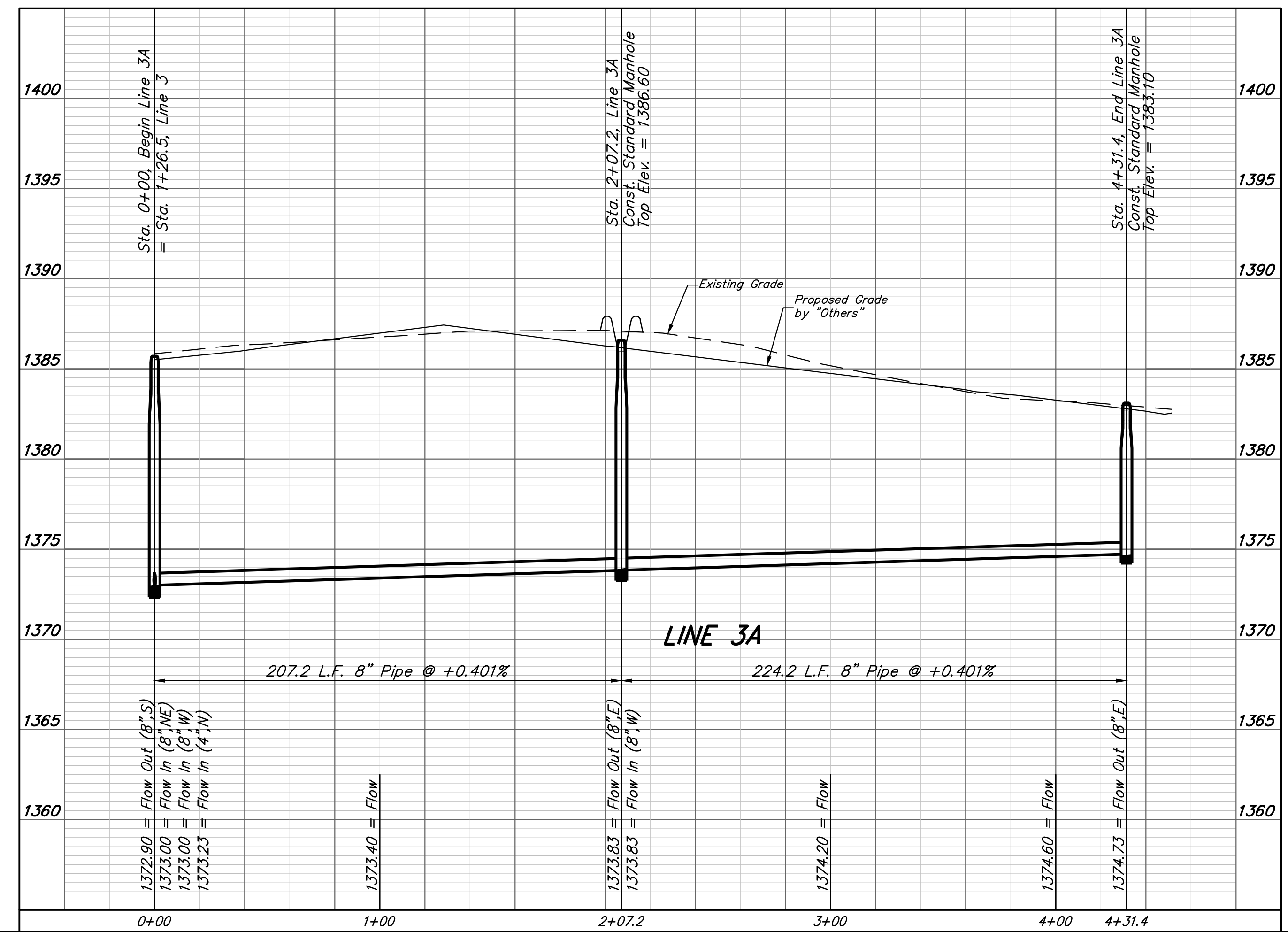
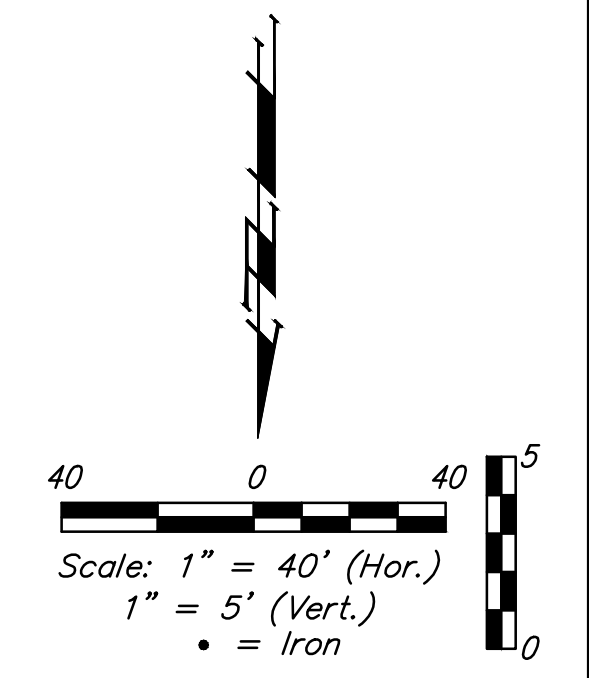
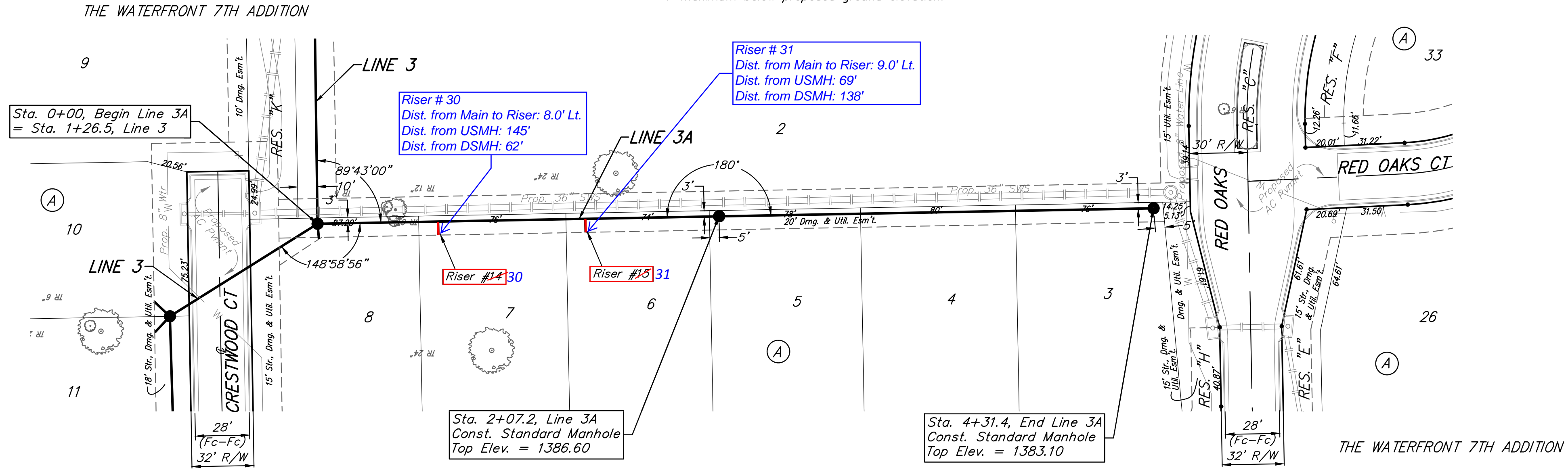
BM #2
 "X" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)

BM #3
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)

SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY		
		LOT NO.	BLOCK NO.	LINE NO.	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE	VERTICAL
30	8" X 4" Tee	7	A	3A	0+62.2/Lt.	8'	7'
31	8" X 4" Tee	6	A	3A	1+38.2/Lt.	9'	7'

NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



Baughman

The Waterfront 7th Addition
LINE 3A
 Sanitary Sewer Improvements

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

PROJECT NUMBER	DESIGN AEG	DRAWN JAK
REVISIONS:	APPROVED	DATE 1/07/15
	SCALE Noted	
	SHEET	

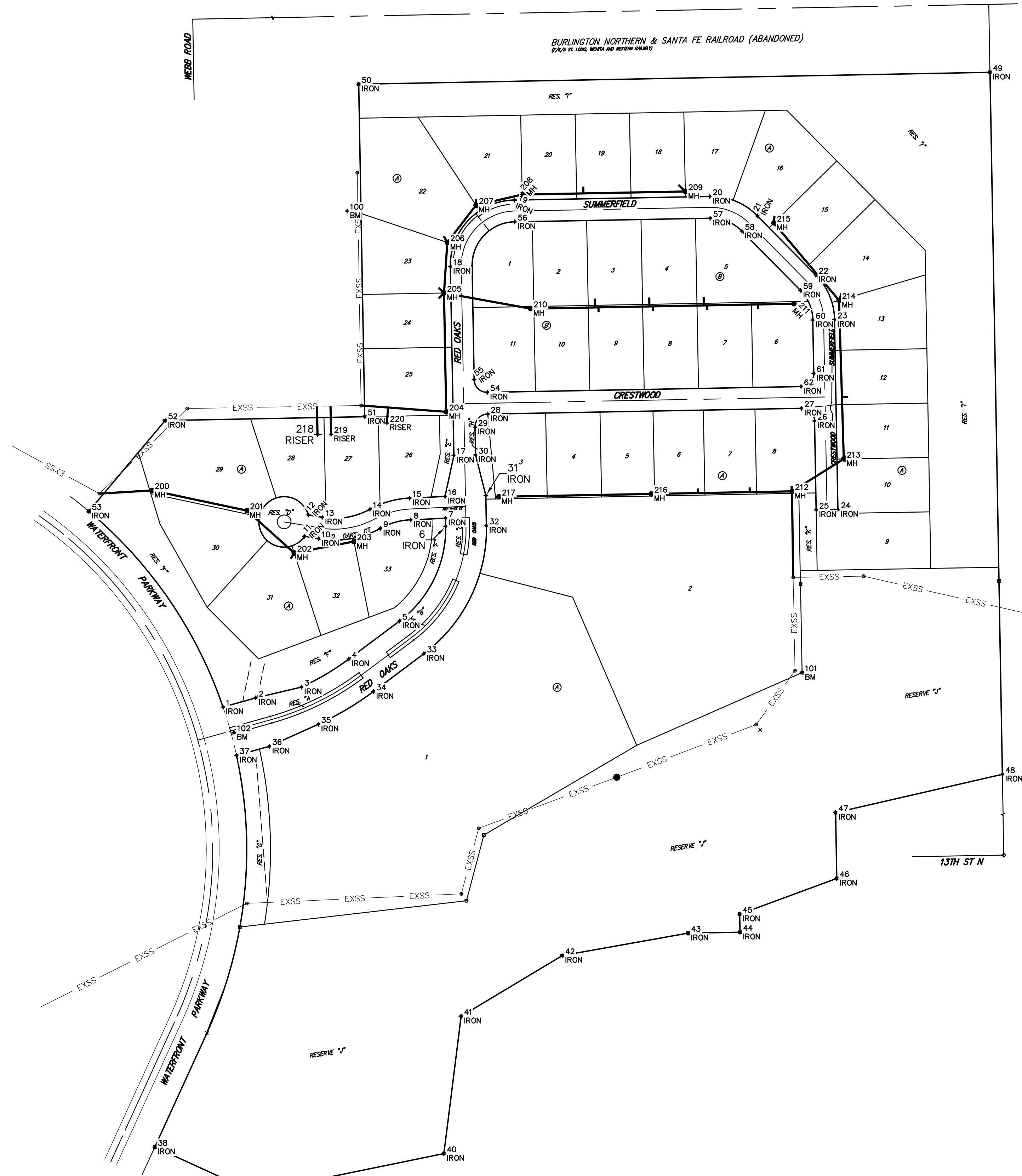
6 OF 16

BENCHMARKS

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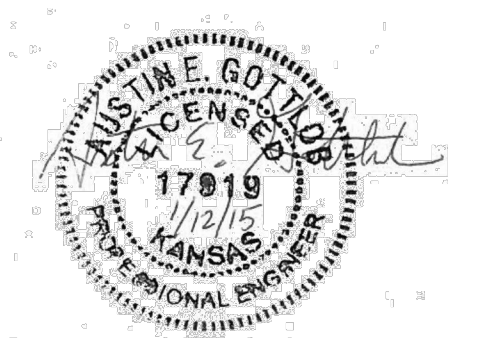
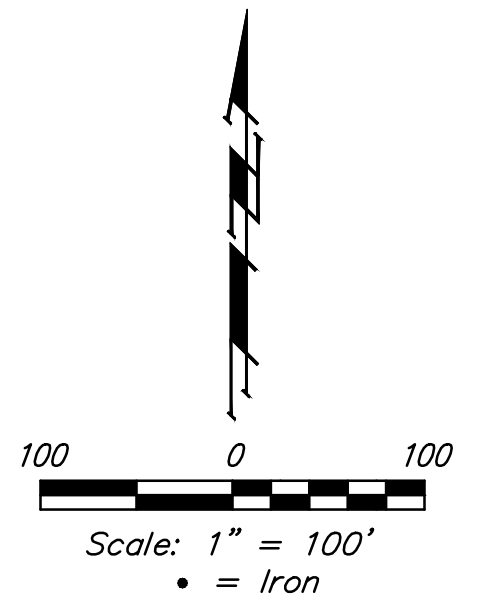
BM #2:
 "□" Chiseled on Back of Walk.
 Northeast corner of parking lot
 within Lot 1, Block 1, The
 Waterfront 4th Addition
 Elevation = 1389.50 (NAVD 88)

BM #3:
 "x" Chiseled on Back of Walk.
 Near the Southeast corner of
 Lot 2, Block A, The Waterfront
 7th Addition
 Elevation = 1381.88 (NAVD 88)



Point #	Northing	Easting	Description
1	5037.61	9983.90	IRON
2	5051.04	10032.06	IRON
3	5066.95	10099.22	IRON
4	5108.18	10168.94	IRON
5	5164.05	10243.40	IRON
6	5303.19	10311.35	IRON
7	5315.45	10311.12	IRON
8	5312.96	10259.96	IRON
9	5300.42	10215.28	IRON
10	5285.19	10124.60	IRON
11	5288.65	10103.90	IRON
12	5320.21	10109.18	IRON
13	5316.75	10129.88	IRON
14	5328.52	10199.98	IRON
15	5344.92	10258.40	IRON
16	5347.46	10310.53	IRON
17	5407.71	10323.41	IRON
18	5685.53	10318.24	IRON
19	5783.30	10412.44	IRON
20	5788.64	10699.89	IRON
21	5760.11	10769.98	IRON
22	5673.21	10855.80	IRON
23	5607.45	10883.48	IRON
24	5328.05	10888.41	IRON
25	5327.49	10856.42	IRON
26	5458.44	10854.11	IRON
27	5477.10	10834.75	IRON
28	5468.51	10373.28	IRON
29	5449.16	10354.64	IRON
30	5408.30	10355.40	IRON
31	5348.57	10370.51	IRON
32	5304.31	10371.34	IRON
33	5116.06	10279.41	IRON
34	5060.19	10204.95	IRON
35	5012.28	10123.92	IRON
36	4979.78	10052.00	IRON
37	4966.36	10003.84	IRON
38	4390.13	9883.50	IRON
39	4323.30	10029.54	IRON
40	4380.50	10308.68	IRON
41	4582.61	10333.92	IRON
42	4671.89	10482.84	IRON
43	4704.81	10667.93	IRON
44	4706.16	10744.37	IRON
45	4732.82	10743.90	IRON
46	4785.47	10886.66	IRON
47	4882.24	10884.98	IRON
48	4938.52	11130.34	IRON
49	5971.34	11112.10	IRON
50	5953.82	10183.44	IRON
51	5464.65	10192.28	IRON
52	5459.08	9898.69	IRON
53	5325.61	9786.51	IRON
54	5500.51	10372.69	IRON
55	5519.15	10353.34	IRON
56	5751.30	10413.03	IRON
57	5756.65	10700.49	IRON
58	5737.63	10747.22	IRON
59	5650.72	10833.03	IRON
60	5606.88	10851.49	IRON

Point #	Northing	Easting	Description
61	5528.42	10852.87	IRON
62	5509.09	10834.23	IRON
100	5767.31	10166.23	BM
101	5088.20	10835.67	BM
102	5000.00	10000.00	BM
200	5356.37	9878.88	MH
200	5356.37	9878.88	MH
201	5326.61	10019.13	MH
201	5326.61	10019.13	MH
202	5264.28	10088.48	MH
202	5264.28	10088.48	MH
203	5281.10	10176.53	MH
203	5281.10	10176.53	MH
204	5472.03	10312.21	MH
204	5472.03	10312.21	MH
205	5646.76	10308.96	MH
205	5646.76	10308.96	MH
206	5721.09	10313.75	MH
206	5721.09	10313.75	MH
207	5775.84	10355.92	MH
207	5775.84	10355.92	MH
208	5791.51	10423.97	MH
208	5791.51	10423.97	MH
209	5795.98	10663.93	MH
209	5795.98	10663.93	MH
210	5623.71	10436.22	MH
210	5623.71	10436.22	MH
211	5630.93	10824.48	MH
211	5630.93	10824.48	MH
212	5354.82	10820.93	MH
212	5354.82	10820.93	MH
213	5402.57	10897.10	MH
213	5402.57	10897.10	MH
214	5635.94	10890.15	MH
214	5635.94	10890.15	MH
215	5749.72	10794.30	MH
215	5749.72	10794.30	MH
216	5350.97	10613.76	MH
216	5350.97	10613.76	MH
217	5346.80	10389.58	MH
217	5346.80	10389.58	MH
218	5438.50	10122.80	RISER
218	5438.50	10122.80	RISER
219	5438.87	10142.80	RISER
219	5438.87	10142.80	RISER
220	5455.40	10225.04	RISER
220	5455.40	10225.04	RISER



Baughman

The Waterfront 7th Addition
COORDINATES
 Sanitary Sewer Improvements

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

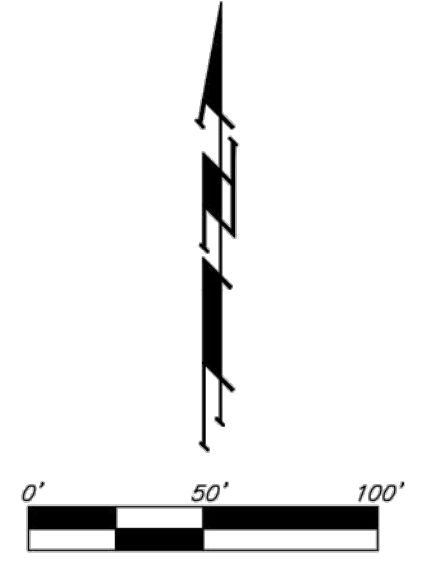
DESIGN: AEG
 DRAWN: JAK
 APPROVED: [Signature]
 DATE: 1/08/15

PROJECT NUMBER: _____
 REVISIONS: _____

SCALE: Noted
 SHEET: **8 OF 16**

THE WATERFRONT SEVENTH ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



- = #4 REBAR W/ "DAUGHMAN" CAP (SET)
 - = #5 REBAR W/ "MCC" CAP (FOUND)
 - = 5/4" IRON IN TRIMBLE (FOUND)
 - = 1/2" IRON (FOUND)(ORIGIN UNKNOWN)
 - △ = #5 REBAR (FOUND)(ORIGIN UNKNOWN)
 - ◇ = #4 REBAR W/ "KING L5908" CAP (FOUND)
 - × = CHISELED CROSS (FOUND)(ORIGIN UNKNOWN)
 - ▽ = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
 - ⊠ = #5 REBAR W/ "R&B" CAP (FOUND)
- (M) = MEASURED
 (D) = DESCRIBED
 (P) = PLATTED
 (CP) = CALCULATED PER PLATTED INFO.
 (CM) = CALCULATED PER MEASURE

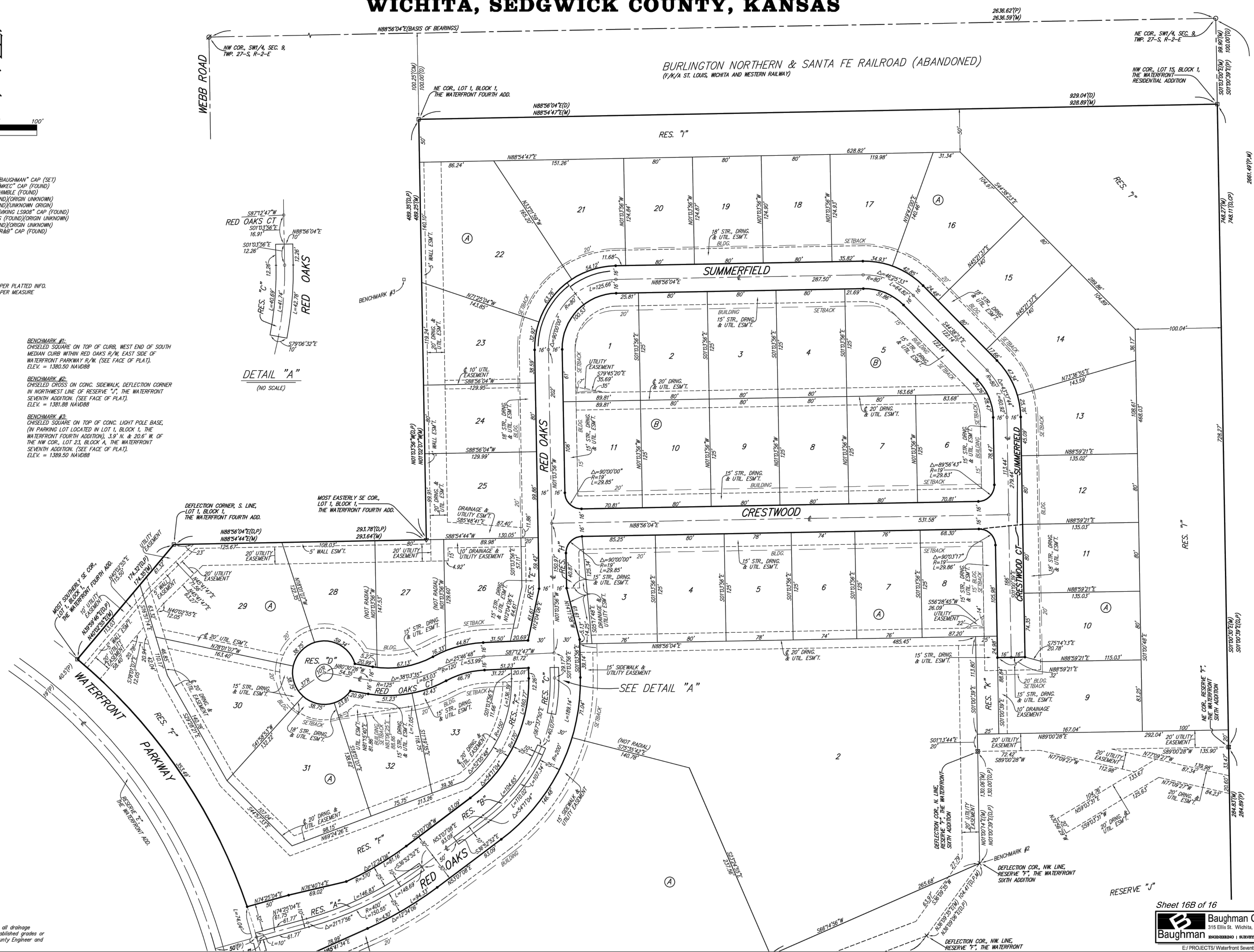
BENCHMARK #1:
 CHISELED SQUARE ON TOP OF CURB, WEST END OF SOUTH MEDIAN CURB WITHIN RED OAKS R/W, EAST SIDE OF WATERFRONT PARKWAY R/W. (SEE FACE OF PLAT).
 ELEV. = 1380.50 NAVD88

BENCHMARK #2:
 CHISELED CROSS ON CONC. SIDEWALK, DEFLECTION CORNER IN NORTHWEST LINE OF RESERVE "J", THE WATERFRONT SEVENTH ADDITION. (SEE FACE OF PLAT).
 ELEV. = 1381.89 NAVD88

BENCHMARK #3:
 CHISELED SQUARE ON TOP OF CONC. LIGHT POLE BASE, (IN PARKING LOT LOCATED IN LOT 1, BLOCK 1, THE WATERFRONT FOURTH ADDITION), 3.9' N. & 20.6' W. OF THE NW COR., LOT 23, BLOCK A, THE WATERFRONT SEVENTH ADDITION. (SEE FACE OF PLAT).
 ELEV. = 1389.50 NAVD88

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES			
LOT	BLOCK	ELEVATION NAVD88	
1, 2, 9	A	1381.0	

DETAIL "A"
 (NO SCALE)



NOTE:
 A drainage plan has been developed for the plot and that all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer and unobstructed to allow for the conveyance of stormwater.

THE WATERFRONT SEVENTH ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

This plat of "THE WATERFRONT SEVENTH ADDITION," Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this _____ day of _____, 2014.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, Chair

_____, Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2014.

_____, Mayor

_____, City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2014.

_____,
Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this _____ day of _____, 2014.

_____, County Clerk

State of Kansas) SS This is to certify that this plat has been
Sedgwick County) filed for record in the office of the Register of Deeds, this _____ day
of _____, 2014 at _____ o'clock _____ M., and is duly recorded.

_____, Register of Deeds

_____, Deputy

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "THE WATERFRONT SEVENTH ADDITION," Wichita, Sedgwick County, Kansas.
Commerce Bank

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this _____ day of _____, 2014, by _____,
(Title) _____ of Commerce Bank, on behalf of the bank.

_____, Notary Public

My App't. Exp. _____

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this _____ day of _____, 2014, by Johnny Stevens, Manager
of The Waterfront Holding Co., LLC, a Kansas limited liability company, on behalf of the limited liability company.

_____, Notary Public

My App't. Exp. _____

State of Kansas) SS The foregoing instrument acknowledged before
Sedgwick County) me, this _____ day of _____, 2014, by Stephen L. Clark, Manager
of The Waterfront Holding Co., LLC, a Kansas limited liability company, on behalf of the limited liability company.

_____, Notary Public

My App't. Exp. _____

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, Blocks, Streets, and Reserves, to be known as "THE WATERFRONT SEVENTH 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 drainage and sidewalk easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of a sidewalk. The utility and sidewalk easement is hereby granted as indicated for the construction and maintenance of all public utilities and for the construction and maintenance of a sidewalk. The drainage easements are hereby granted as indicated for drainage purposes. The wall easements are hereby granted as indicated for the construction and maintenance of private screening walls and utility main lines and service lines shall be allowed to cross these easements. The street, drainage, and utility easements are hereby granted as indicated for street purposes, including sidewalks, for drainage purposes, and for the construction and maintenance of all public utilities. The streets are hereby dedicated to and for the use of the public. Reserves "A", "B", and "C" are hereby reserved for open space, landscaping, streets, utilities, drainage purposes, and entry monuments. Reserve "D" is hereby reserved for open space, landscaping, streets, utilities, and drainage purposes. Reserves "E" and "H" are hereby reserved for open space, landscaping, utilities as confined to easements, drainage purposes, streets as confined to easement, including sidewalks, and entry monuments. Reserve "F" is hereby reserved for open space, landscaping, berms, entry monuments, drainage purposes, streets as confined to easement, including sidewalks, utilities as confined to easements, and walls as confined to easements. Reserve "G" is hereby reserved for open space, landscaping, entry monuments, sidewalks, berms, drainage purposes, and utilities as confined to easements. Reserve "I" is hereby reserved for open space, landscaping, berms, sidewalks, hike and bike trails, drainage purposes, and utilities as confined to easements. Reserve "J" is hereby reserved for open space, landscaping, berms, sidewalks, hike and bike trails, drainage purposes, lakes, and utilities as confined to easements. Reserve "K" is hereby reserved for open space, landscaping, berms, sidewalks, streets as confined to easements, drainage purposes, and utilities as confined to easements. Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J" and "K" shall be owned and maintained by the current owner, and/or their successors, assigns, and/or a Lot Owner's Association. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

The Waterfront Holding Co., LLC,
a Kansas limited liability company

_____, Manager

_____, Manager

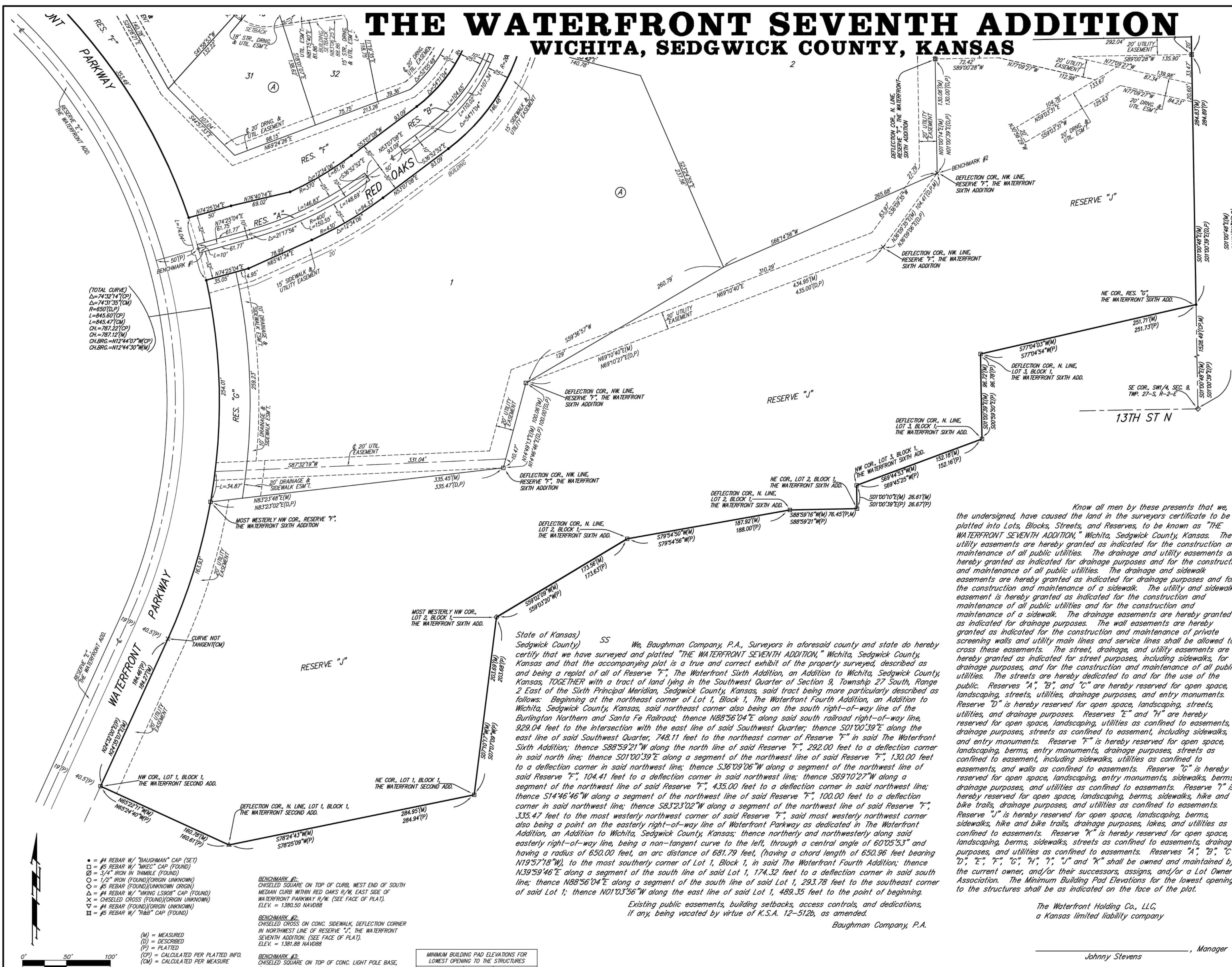
State of Kansas) SS We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "THE WATERFRONT SEVENTH ADDITION," Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all of Reserve "F", The Waterfront Sixth Addition, an Addition to Wichita, Sedgwick County, Kansas, TOGETHER with a tract of land lying in the Southwest Quarter of Section 9, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, said tract being more particularly described as follows: Beginning at the northeast corner of Lot 1, Block 1, The Waterfront Fourth Addition, an Addition to Wichita, Sedgwick County, Kansas, said northeast corner also being on the south right-of-way line of the Burlington Northern and Santa Fe Railroad; thence N88°56'04"E along said south railroad right-of-way line, 929.04 feet to the intersection with the east line of said Southwest Quarter; thence S01°00'39"E along the east line of said Southwest Quarter, 748.11 feet to the northeast corner of Reserve "F"; in said The Waterfront Sixth Addition; thence S88°59'21"W along the north line of said Reserve "F", 292.00 feet to a deflection corner in said north line; thence S01°00'39"E along a segment of the northwest line of said Reserve "F", 130.00 feet to a deflection corner in said northwest line; thence S36°09'06"W along a segment of the northwest line of said Reserve "F", 104.41 feet to a deflection corner in said northwest line; thence S69°10'27"W along a segment of the northwest line of said Reserve "F", 435.00 feet to a deflection corner in said northwest line; thence S14°46'46"W along a segment of the northwest line of said Reserve "F", 100.00 feet to a deflection corner in said northwest line; thence S83°23'02"W along a segment of the northwest line of said Reserve "F", 335.47 feet to the most westerly northwest corner of said Reserve "F"; said most westerly northwest corner also being a point on the easterly right-of-way line of Waterfront Parkway as dedicated in The Waterfront Addition, an Addition to Wichita, Sedgwick County, Kansas; thence northerly and northeasterly along said easterly right-of-way line, being a non-tangent curve to the left, through a central angle of 60°05'53" and having a radius of 650.00 feet, an arc distance of 681.79 feet, (having a chord length of 650.96 feet bearing N19°57'18"W), to the most southerly corner of Lot 1, Block 1, in said The Waterfront Fourth Addition; thence N39°59'46"E along a segment of the south line of said Lot 1, 174.32 feet to a deflection corner in said south line; thence N88°56'04"E along a segment of the south line of said Lot 1, 293.78 feet to the southeast corner of said Lot 1; thence N01°03'56"W along the east line of said Lot 1, 489.35 feet to the point of beginning.

Existing public easements, building setbacks, access controls, and dedications, if any, being vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.

_____, Surveyor

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION NAVD88
1, 2, 9	A	1381.0



(TOTAL CURVE)
Δ=74°32'14"(CP)
Δ=74°31'35"(CM)
R=650'(OP)
L=845.60'(CP)
L=845.47'(CM)
CH=787.22'(CP)
CH=787.12'(CM)
CH.BRG=N124°44'07"(CP)
CH.BRG=N124°44'30"(CM)

BENCHMARK #1:
CHISELED CROSS ON TOP OF CURB, WEST END OF SOUTH MEDIAN CURB WITHIN RED OAKS R/W, EAST SIDE OF WATERFRONT PARKWAY P/W. (SEE FACE OF PLAT).
ELEV. = 1380.50 NAVD88

BENCHMARK #2:
CHISELED CROSS ON CONG. SIDEWALK, DEFLECTION CORNER IN NORTHWEST LINE OF RESERVE "J", THE WATERFRONT SEVENTH ADDITION. (SEE FACE OF PLAT).
ELEV. = 1381.88 NAVD88

BENCHMARK #3:
CHISELED SQUARE ON TOP OF CONG. LIGHT POLE BASE, (IN PARKING LOT LOCATED IN LOT 1, BLOCK 1, THE WATERFRONT FOURTH ADDITION), 3.9' N. & 20.6' W. OF THE NW COR. LOT 23, BLOCK A, THE WATERFRONT SEVENTH ADDITION. (SEE FACE OF PLAT).
ELEV. = 1389.50 NAVD88

- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
 - = #5 REBAR W/ "MREC" CAP (FOUND)
 - = 3/4" IRON W/ THIMBLE (FOUND)
 - = 1/2" IRON (FOUND)(ORIGIN UNKNOWN)
 - = #5 REBAR (FOUND)(ORIGIN UNKNOWN)
 - = #4 REBAR W/ "MONG L5008" CAP (FOUND)
 - = CHISELED CROSS (FOUND)(ORIGIN UNKNOWN)
 - = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
 - = #5 REBAR W/ "RAB" CAP (FOUND)
- (M) = MEASURED
(D) = DESCRIBED
(P) = PLATTED
(CP) = CALCULATED PER PLATTED INFO.
(CM) = CALCULATED PER MEASURE

NOTE:
A drainage plan has been developed for the plot and that all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer and unobstructed to allow for the conveyance of stormwater.

Sheet 16A of 16
Baughman Company, P.A.
315 Ellis St., Wichita, KS 67211 P 316-262-7271 F 316-262-0149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE
E:\PROJECTS\Waterfront Seventh Addition\Waterfront 7th.FI.DWG.RKR