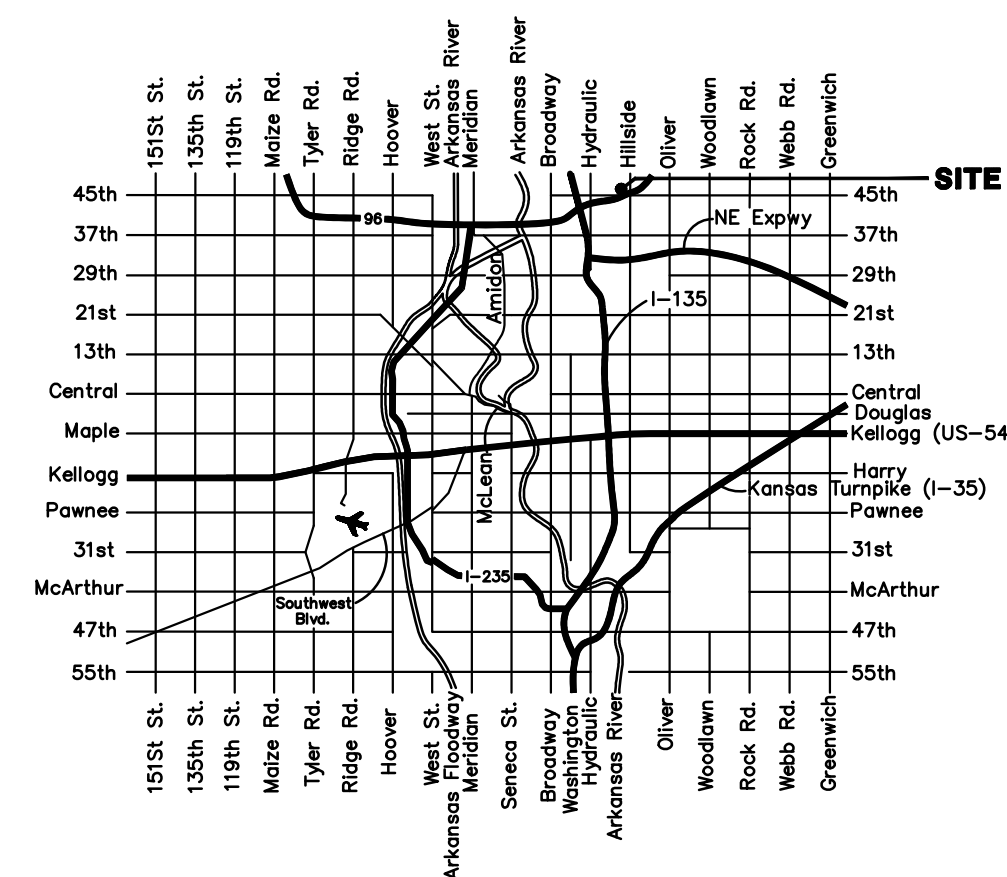


Lateral 15, Main 13, Sanitary Sewer #23
SANITARY SEWER IMPROVEMENTS
to serve

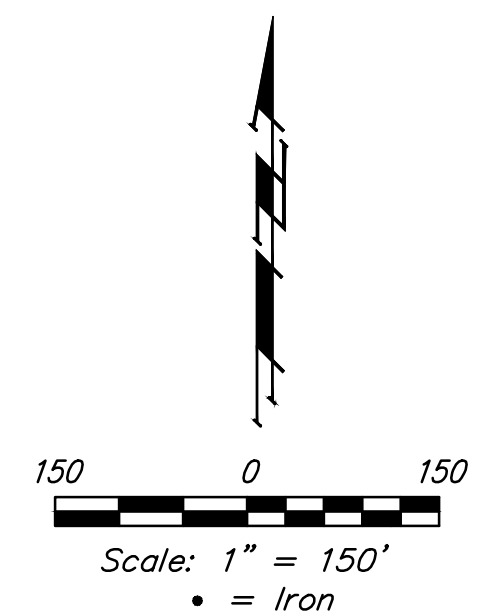
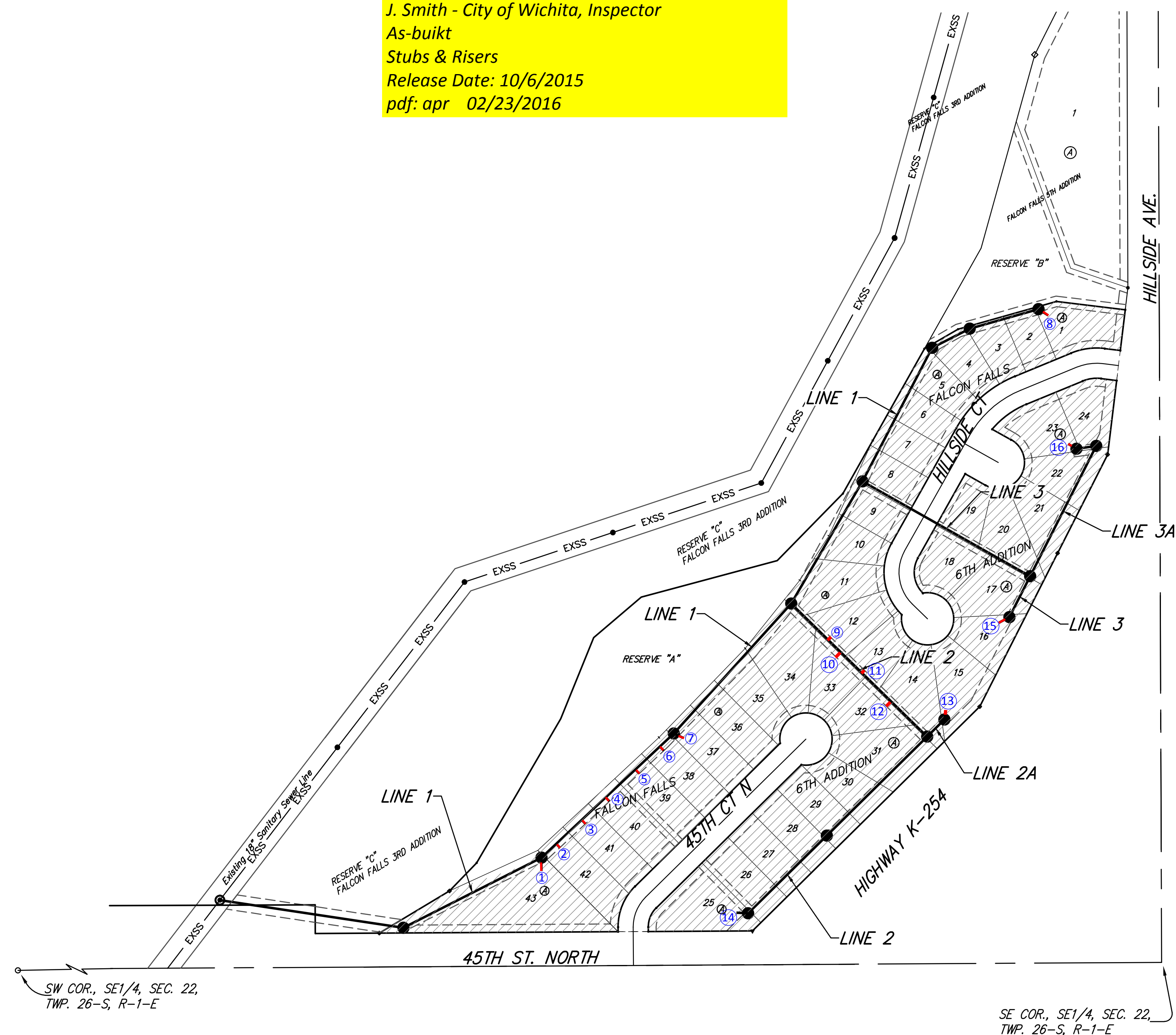
**FALCON FALLS 6TH ADDITION
PHASE I & PHASE II
CITY OF WICHITA, KANSAS**

Gary Janzen, P.E. City Engineer
Project Number
468-84999
OCA Number
744382



VICINITY MAP

McCullough Excavation - Contractor
J. Wagner - City of Wichita, Field Project Engineer
J. Smith - City of Wichita, Inspector
As-built
Stubs & Risers
Release Date: 10/6/2015
pdf: apr 02/23/2016



BENCHMARKS

Chiseled square cut on top of headwall of R.C.B.C., 31.1' southeast of the most southerly corner of Lot 1, Block A & 36.6' northeast of the northeast corner of Reserve "C".
Elev. = 1349.83 NAVD88

Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
Elev. = 1348.62 NAVD88

SHEET INDEX

Title Sheet	1
Line 1	2-4
Line 2	5
Line 3 & Line 3A	6
Erosion Control Plan	7
Erosion Control BMP Details	8-12
Standard Manhole Detail	13
Ring & Cover Detail	14
Vertical Riser Detail	15
Coordinate Sheet	16
Copy of Plat	17

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. 529-6000
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.
- All areas disturbed during construction shall be areas disturbed during construction shall be seeded as follows:

All areas of the pond bank within within Reserve "B", Falcon Falls 5th Addition; Reserve "B", Falcon Falls 3rd Addition; and Reserve "A", Falcon Falls 6th Addition disturbed during construction shall be seeded, mulched, and fertilized as follows
(Permanent Seeding):
Seed: Kansas Premium Fescue Blend: 8 lbs./1000 sq. ft.
Mulch: Prairie Hay: 2 tons/acre
Fertilizer: 12-24-12: 850 lbs./acre

Sta. 0+00 to Sta. 3+55.9 and adjacent disturbed areas to be seeded, fertilized, and mulched per native seed mix, see sheet 7.

All other disturbed areas shall be temporary seeded as follows: 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.
- All trees that have been knocked down, pushed over, and/or removed within the Falcon Falls 6th plat and adjacent to Line 1 in Res. "C", Falcon Falls 3rd shall be burned or hauled off. Costs to be incidental to "Site Clearing."
- The Developer for this project is Jay Russell and may be reached at (316) 722-2417.
- The sanitary sewer creek crossing is through a jurisdictional water of the United States and is authorized by the nationwide permit 12. Please see the special provisions for a copy of the permit.

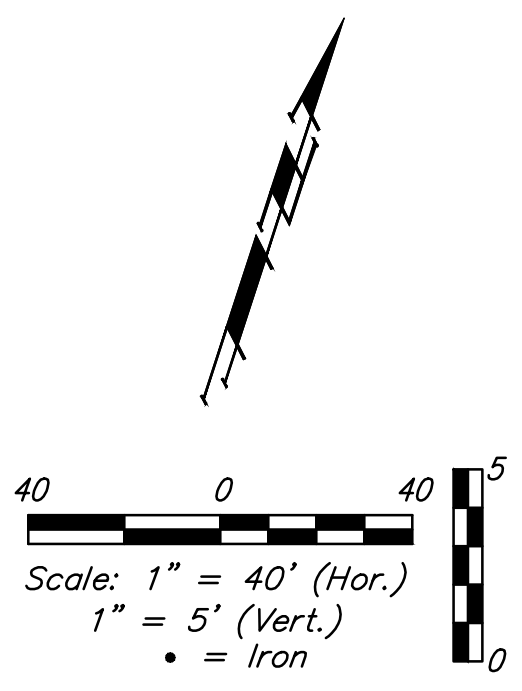
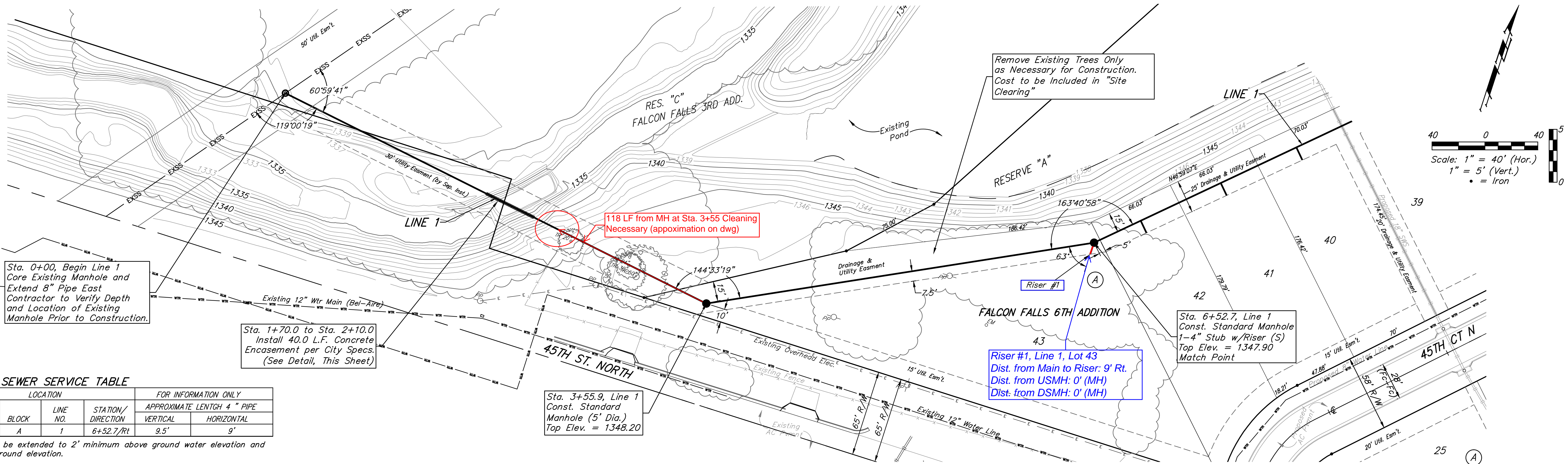
BENEFIT DISTRICT



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

BENCHMARKS:
 Chiseled square cut on top of headwall of R.C.B.C., 31.1' southeast of the most southerly corner of Lot 1, Block A & 36.6' northeast of the northeast corner of Reserve "C".
 Elev. = 1349.83 NAVD88

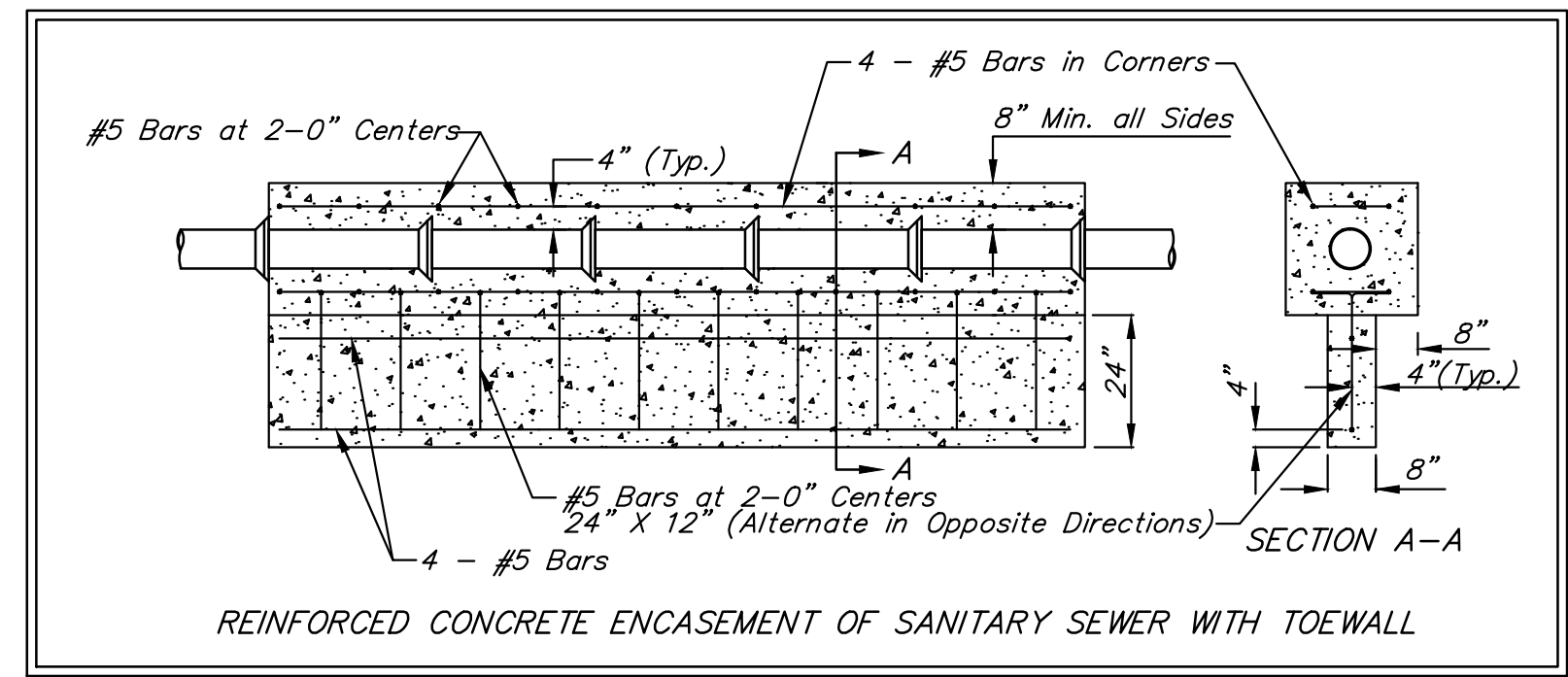
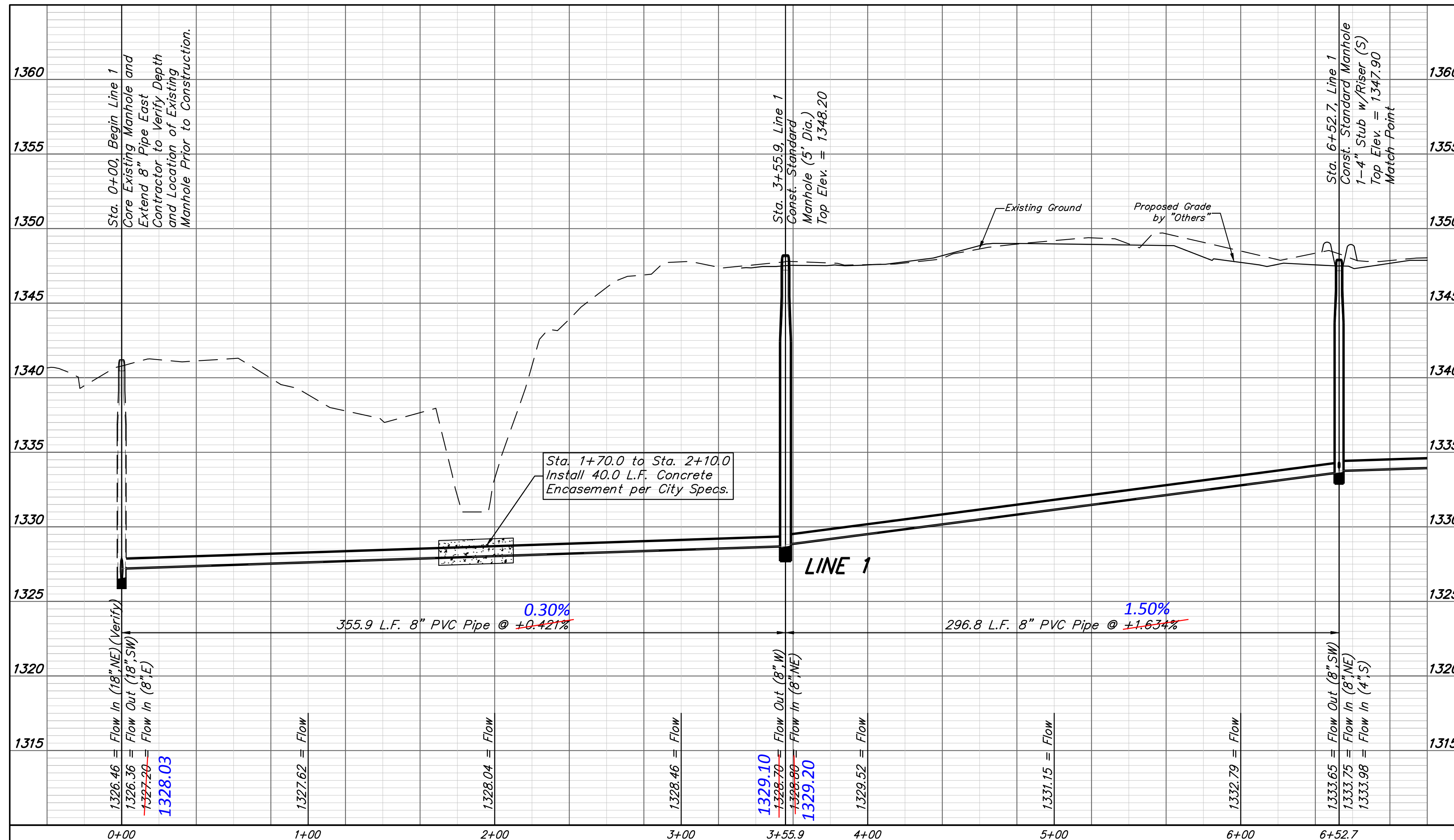
Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
 Elev. = 1348.62 NAVD88



SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY	
		LOT	BLOCK	LINE NO.	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE
1	4" Stub w/Riser	43	A	1	6+52.7/Rt	9.5'

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



Baughman Falcon Fall 6th Addition - Phase I & II
LINE 1
 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: 468-84999 DESIGN: AEG DRAWN: JAK
 APPROVED: DATE: 6/02/15

REVISIONS:

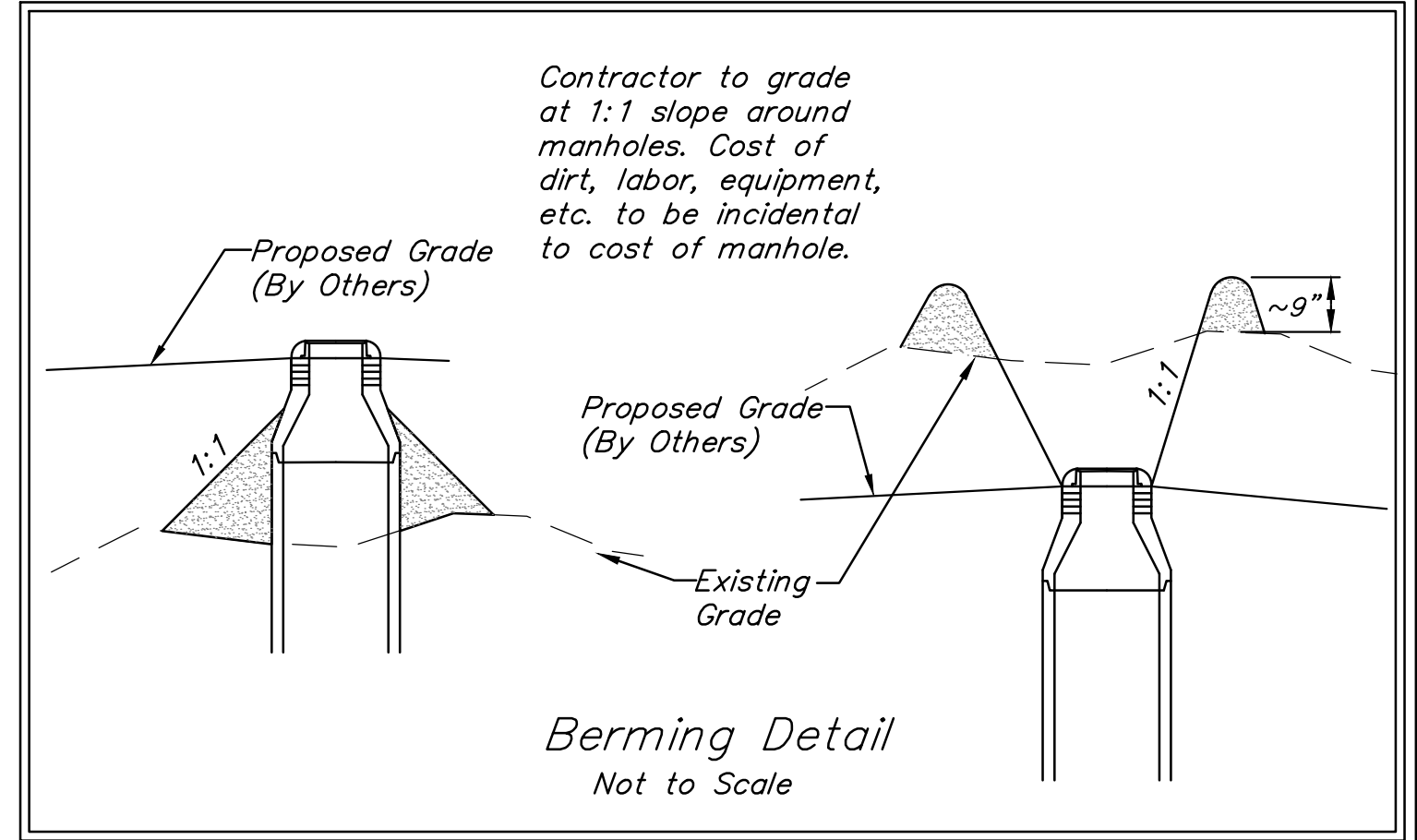
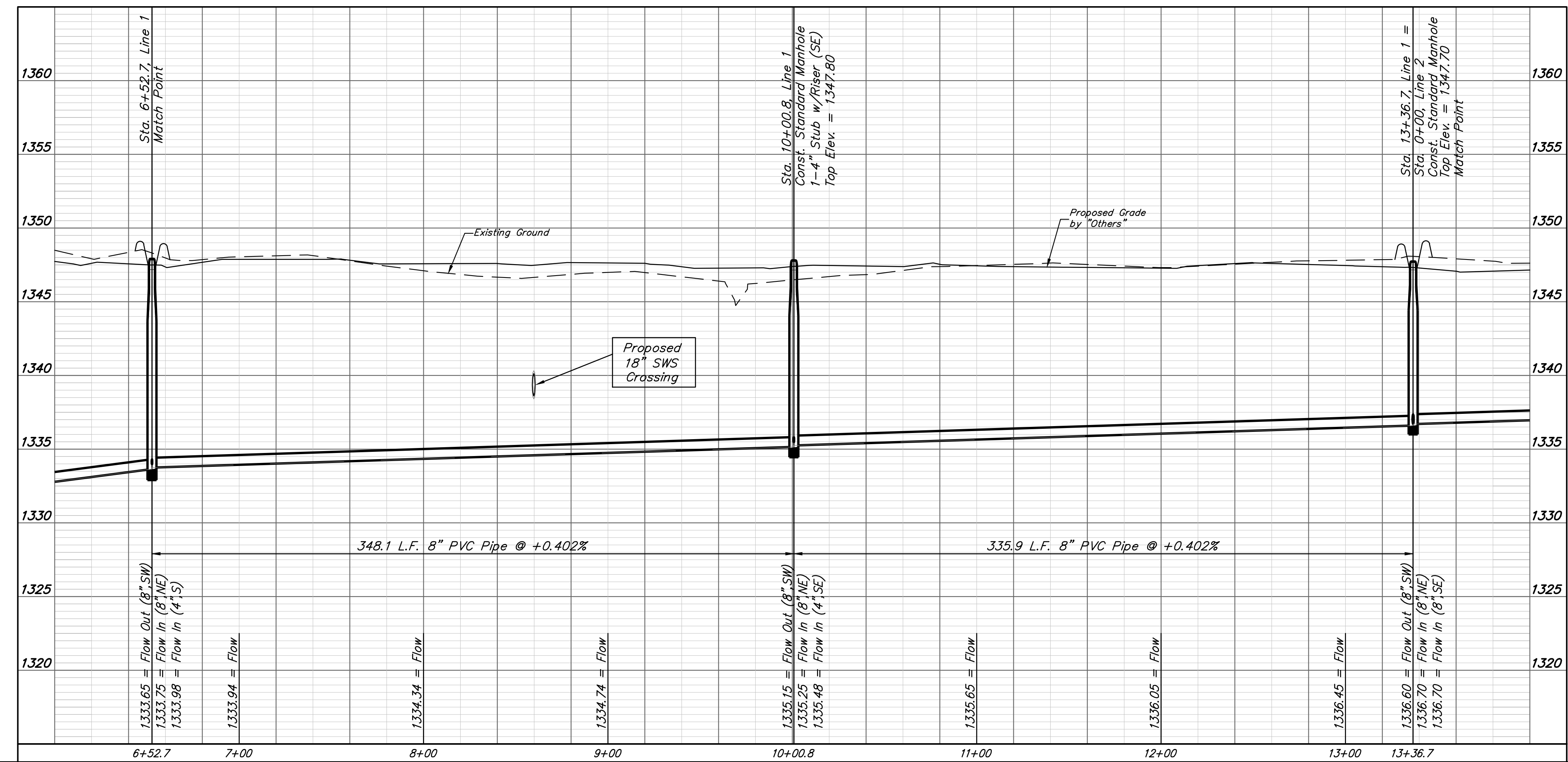
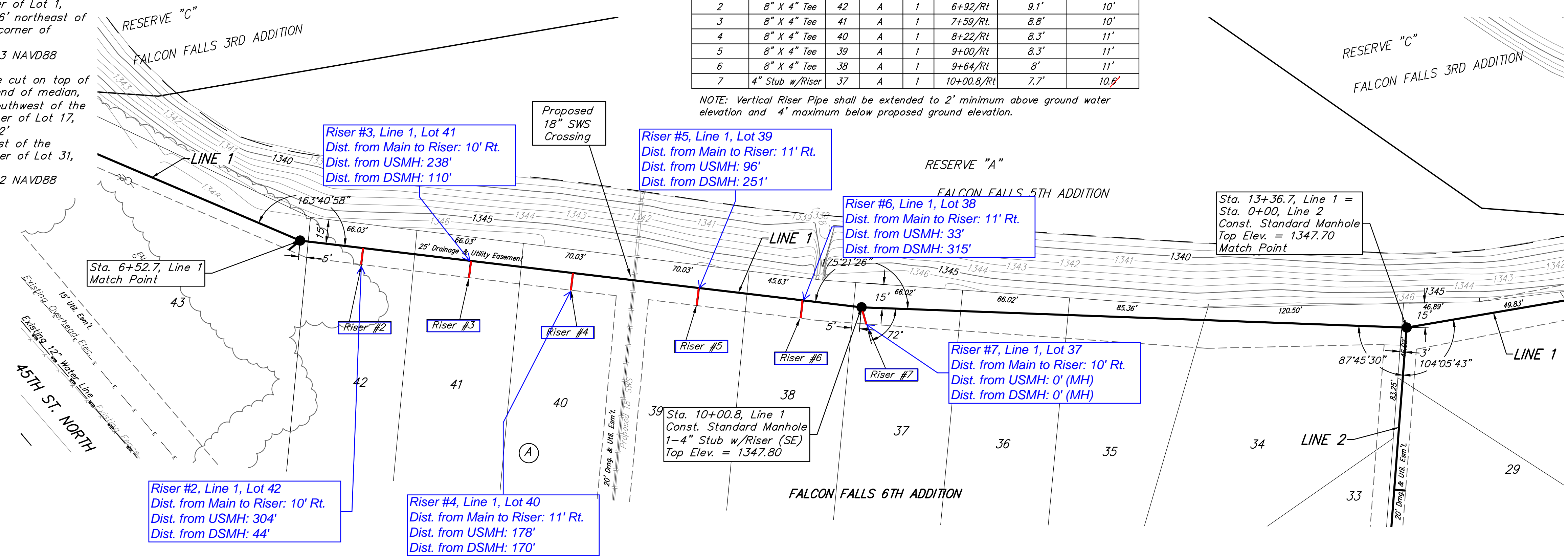
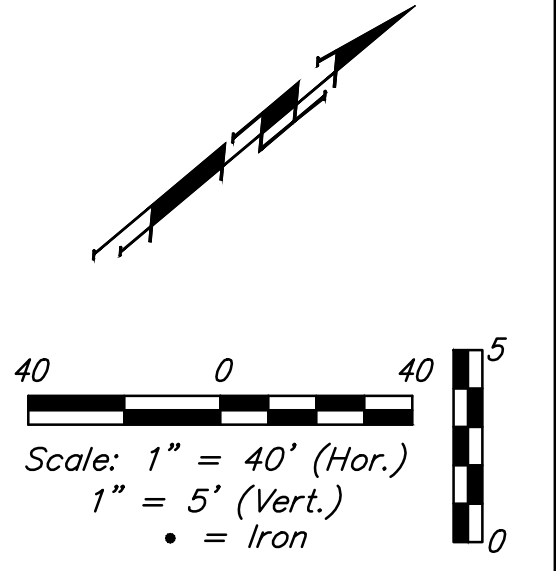
SCALE: Noted
 SHEET: 2 OF 17

BENCHMARKS:
Chiseled square cut on top of headwall of R.C.B.C., 31.1' southeast of the most southerly corner of Lot 1, Block A & 36.6' northeast of the northeast corner of Reserve "C".
Elev. = 1349.83 NAVD88

Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
Elev. = 1348.62 NAVD88

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY	
		LOT	BLOCK	LINE	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE
2	8" X 4" Tee	42	A	1	6+92/Rt	9.1'
3	8" X 4" Tee	41	A	1	7+59/Rt.	8.8'
4	8" X 4" Tee	40	A	1	8+22/Rt	8.3'
5	8" X 4" Tee	39	A	1	9+00/Rt	8.3'
6	8" X 4" Tee	38	A	1	9+64/Rt	8'
7	4" Stub w/Riser	37	A	1	10+00.8/Rt	7.7'

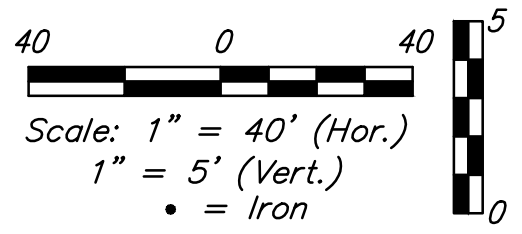
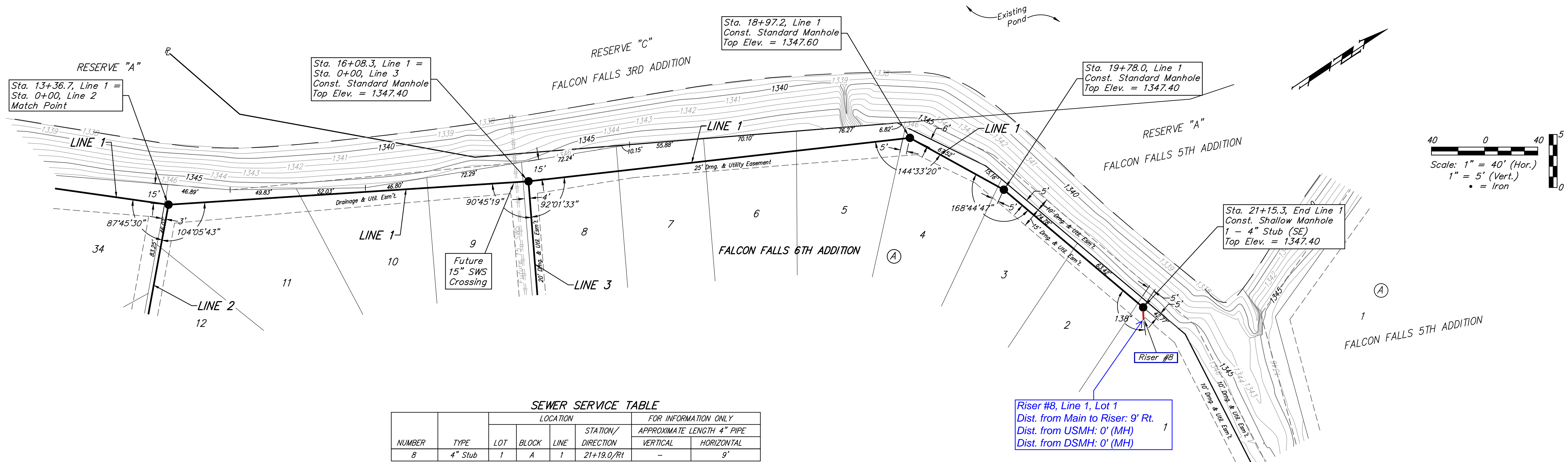
NOTE: Vertical Riser Pipe shall be extended to 2' minimum above ground water elevation and 4' maximum below proposed ground elevation.



		Falcon Fall 6th Addition - Phase I & II		
		LINE 1 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 468-84999	DESIGN AEG	DRAWN JAK
REVISIONS:		APPROVED	DATE 6/02/15	SCALE Noted
				SHEET 3 OF 17

BENCHMARKS:
 Chiseled square cut on top of headwall of R.C.B.C., 31.1' southeast of the most southerly corner of Lot 1, Block A & 36.6' northeast of the northeast corner of Reserve "C".
 Elev. = 1349.83 NAVD88

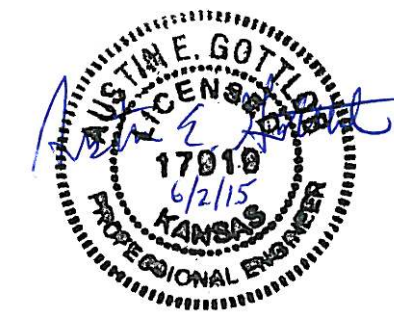
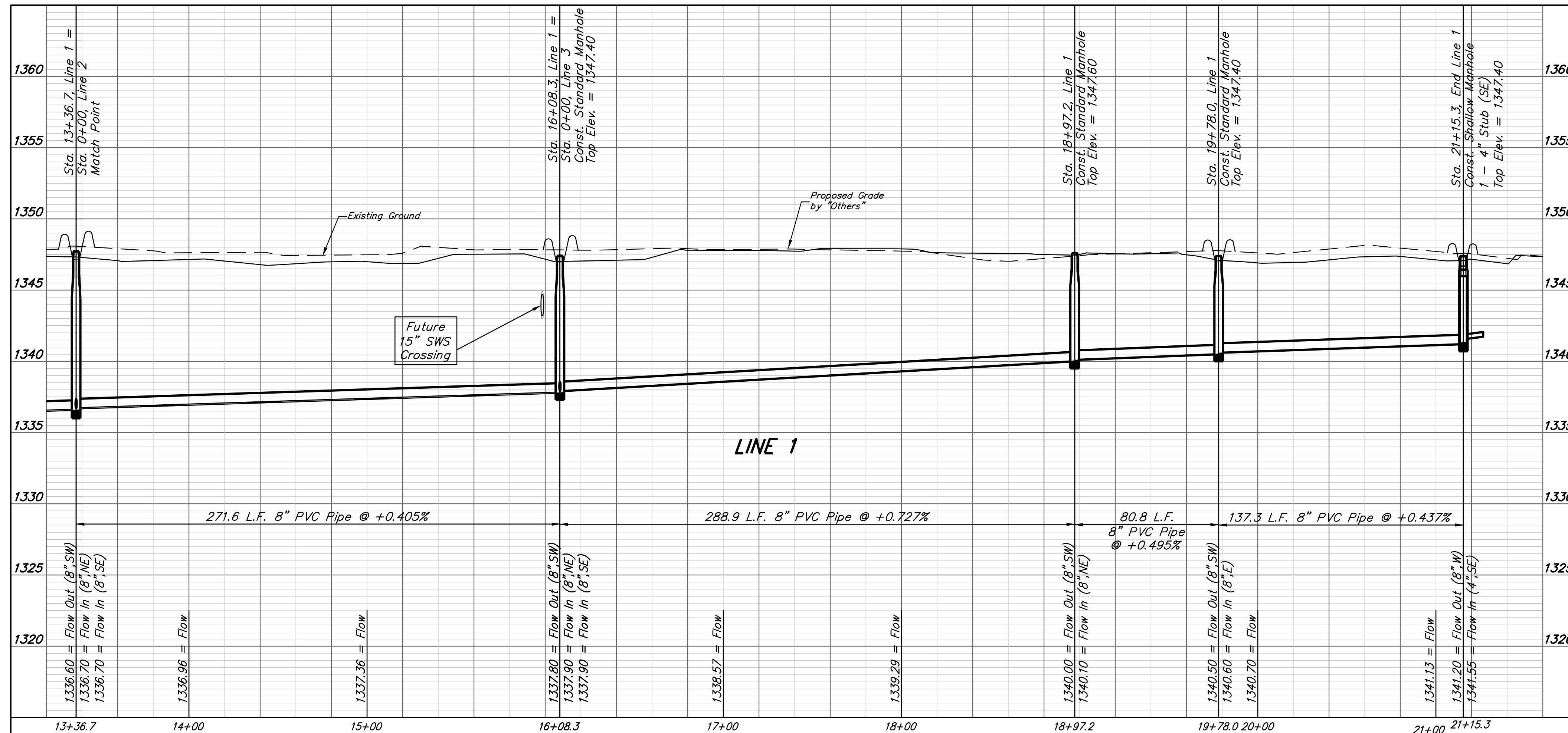
Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
 Elev. = 1348.62 NAVD88



SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			STATION/DIRECTION	FOR INFORMATION ONLY	
		LOT	BLOCK	LINE		APPROXIMATE LENGTH 4" PIPE	VERTICAL
8	4" Stub	1	A	1	21+19.0/Rt	-	9'

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



Baughman Falcon Fall 6th Addition - Phase I & II
LINE 1
 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: 468-84999 DESIGN: AEG DRAWN: JAK
 APPROVED: DATE: 6/02/15
 REVISIONS: SCALE: Noted SHEET: 4 OF 17

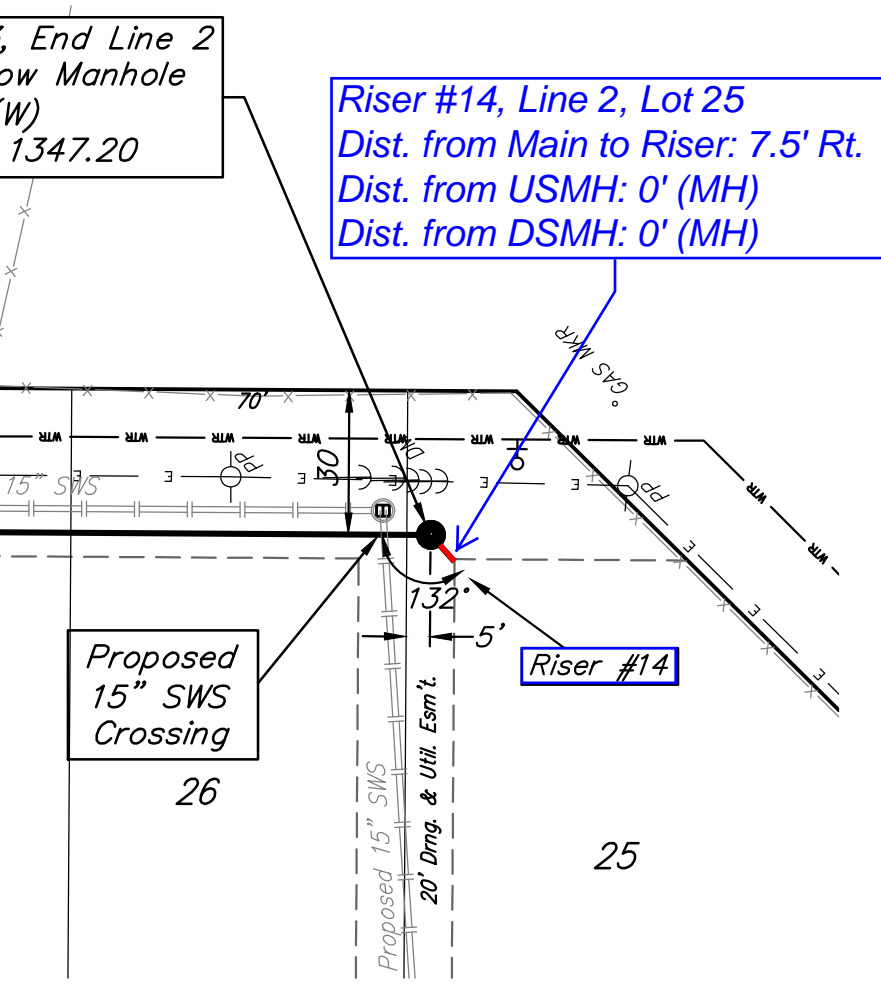
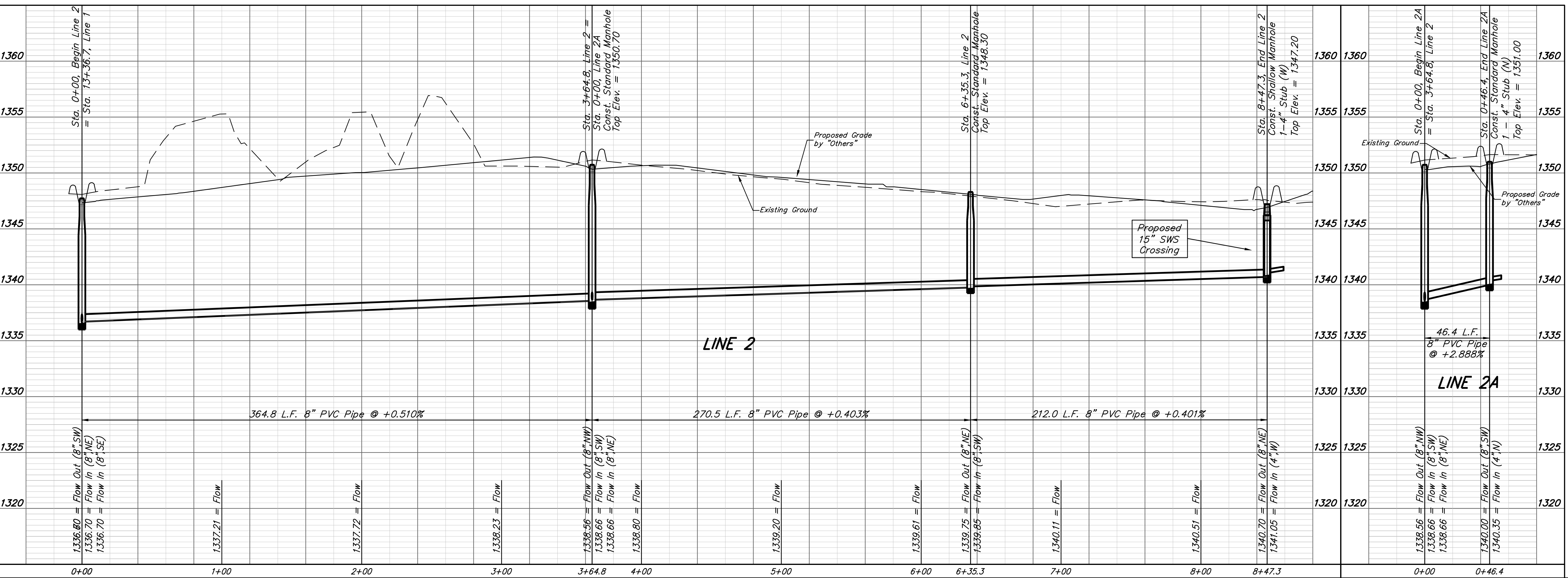
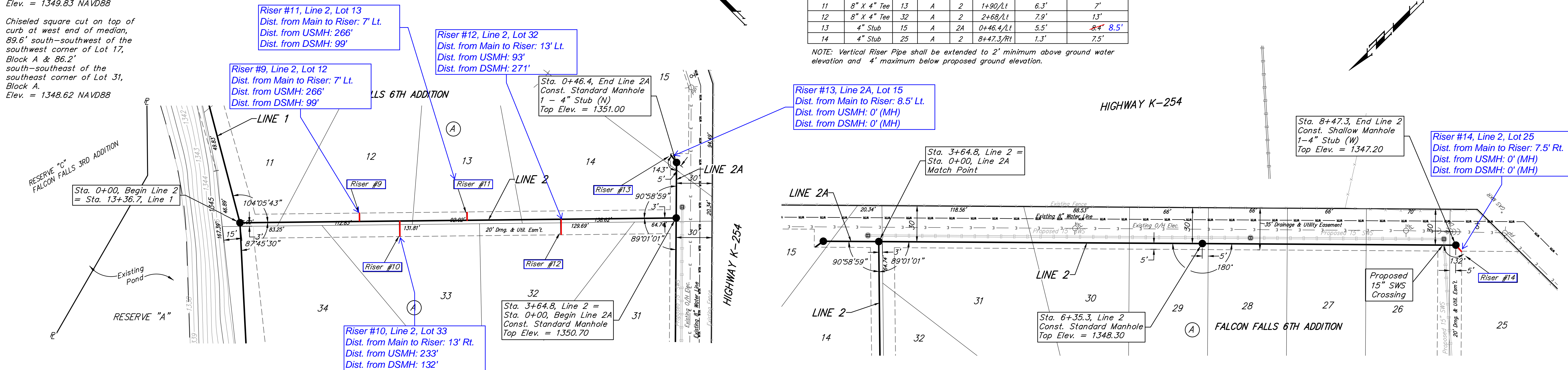
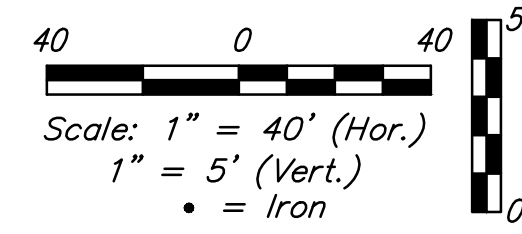
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 Elev. = 1349.83 NAVD88

Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
 Elev. = 1348.62 NAVD88

SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY		
		LOT	BLOCK	LINE	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE	
					VERTICAL	HORIZONTAL	
9	8" X 4" Tee	12	A	2	1+00/Lt	6.8'	7'
10	8" X 4" Tee	33	A	2	1+34/Rt	7.8'	13'
11	8" X 4" Tee	13	A	2	1+90/Lt	6.3'	7'
12	8" X 4" Tee	32	A	2	2+68/Lt	7.9'	13'
13	4" Stub	15	A	2A	0+46.4/Lt	5.5'	8.4' 8.5'
14	4" Stub	25	A	2	8+47.3/Rt	1.3'	7.5'

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



Baughman Falcon Fall 6th Addition - Phase I & II
LINE 2 & 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: 468-84999 DESIGN: AEG DRAWN: JAK
 APPROVED: DATE: 6/02/15
 SCALE: Noted SHEET: 5 OF 17

REVISIONS:

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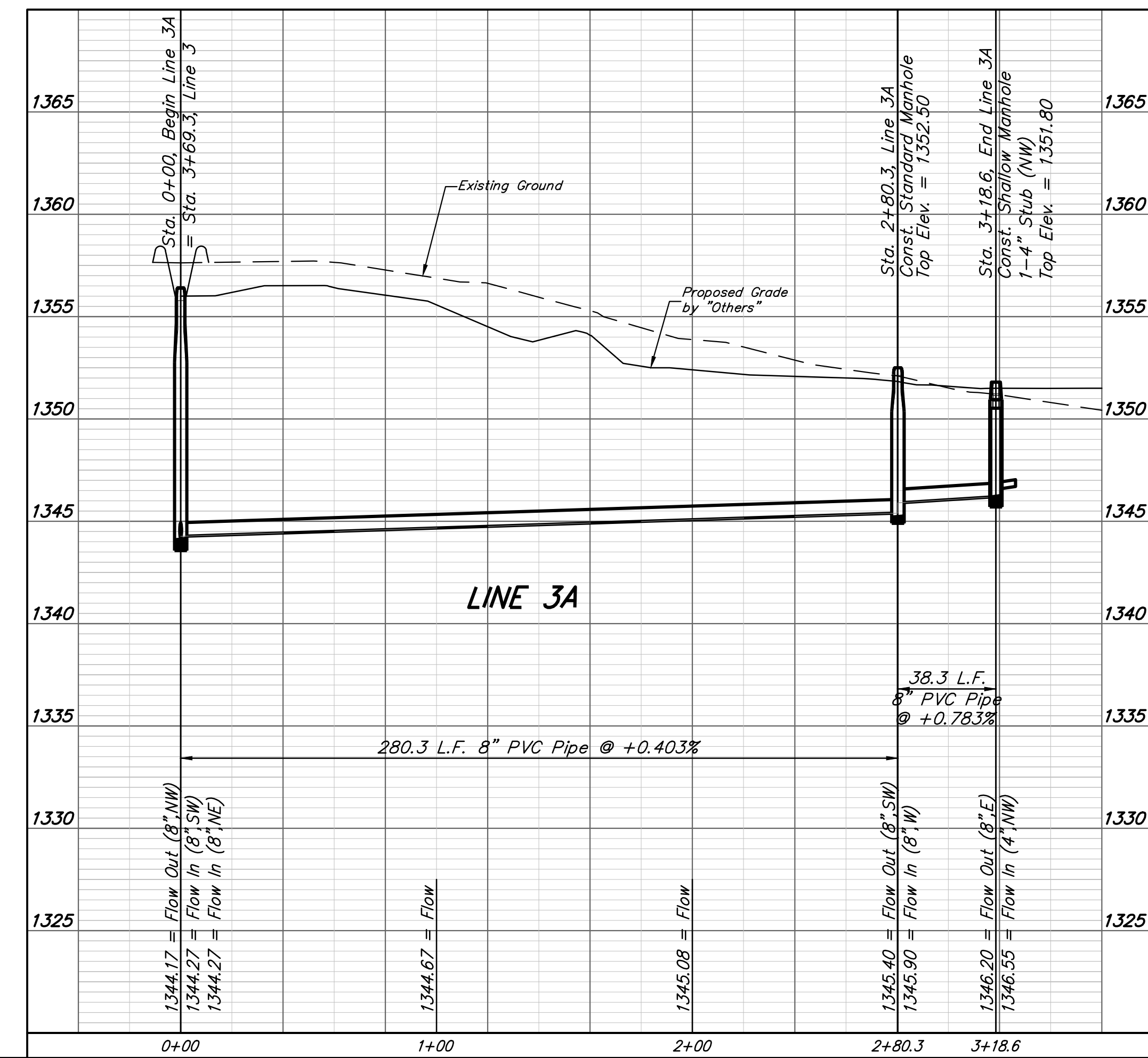
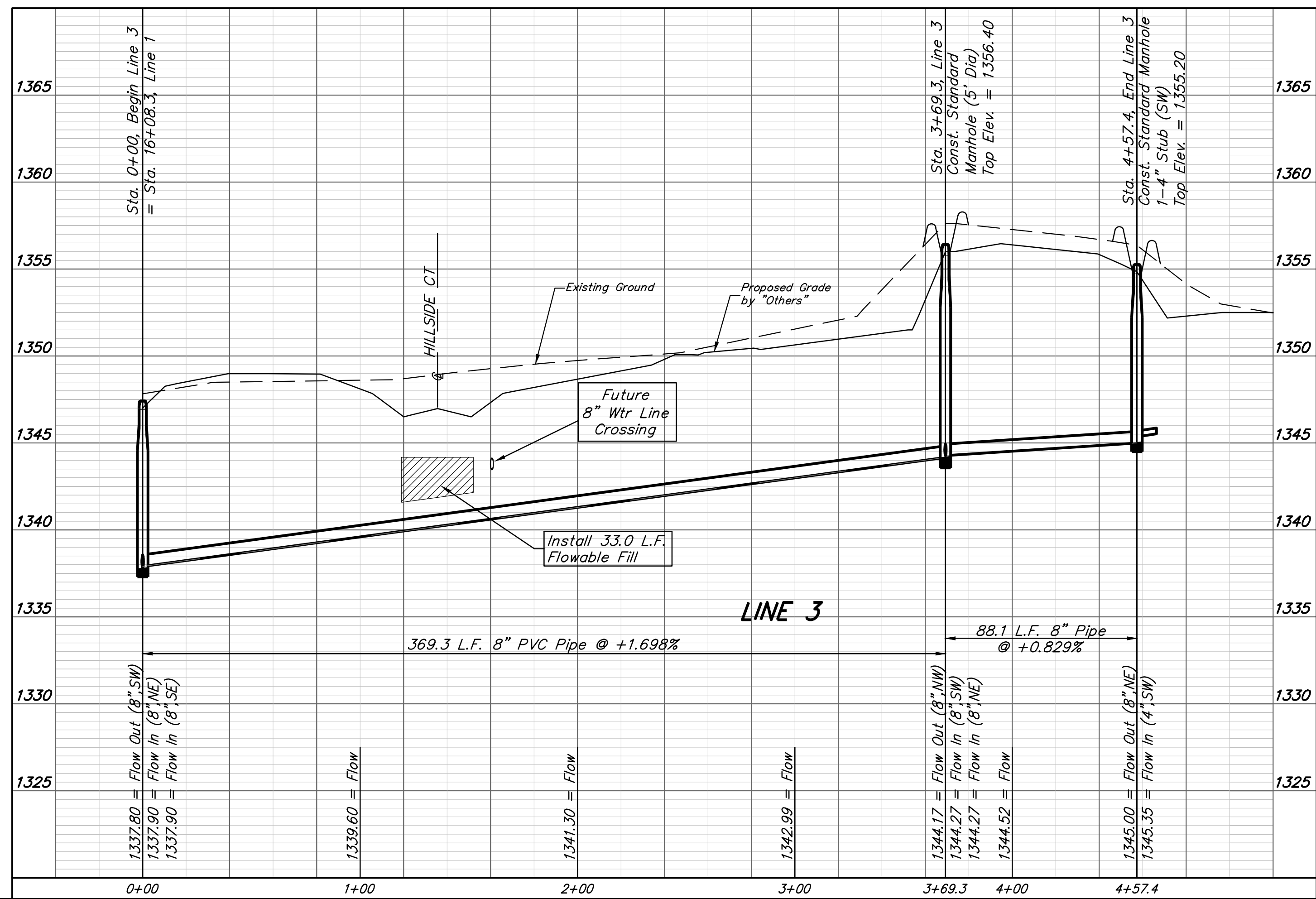
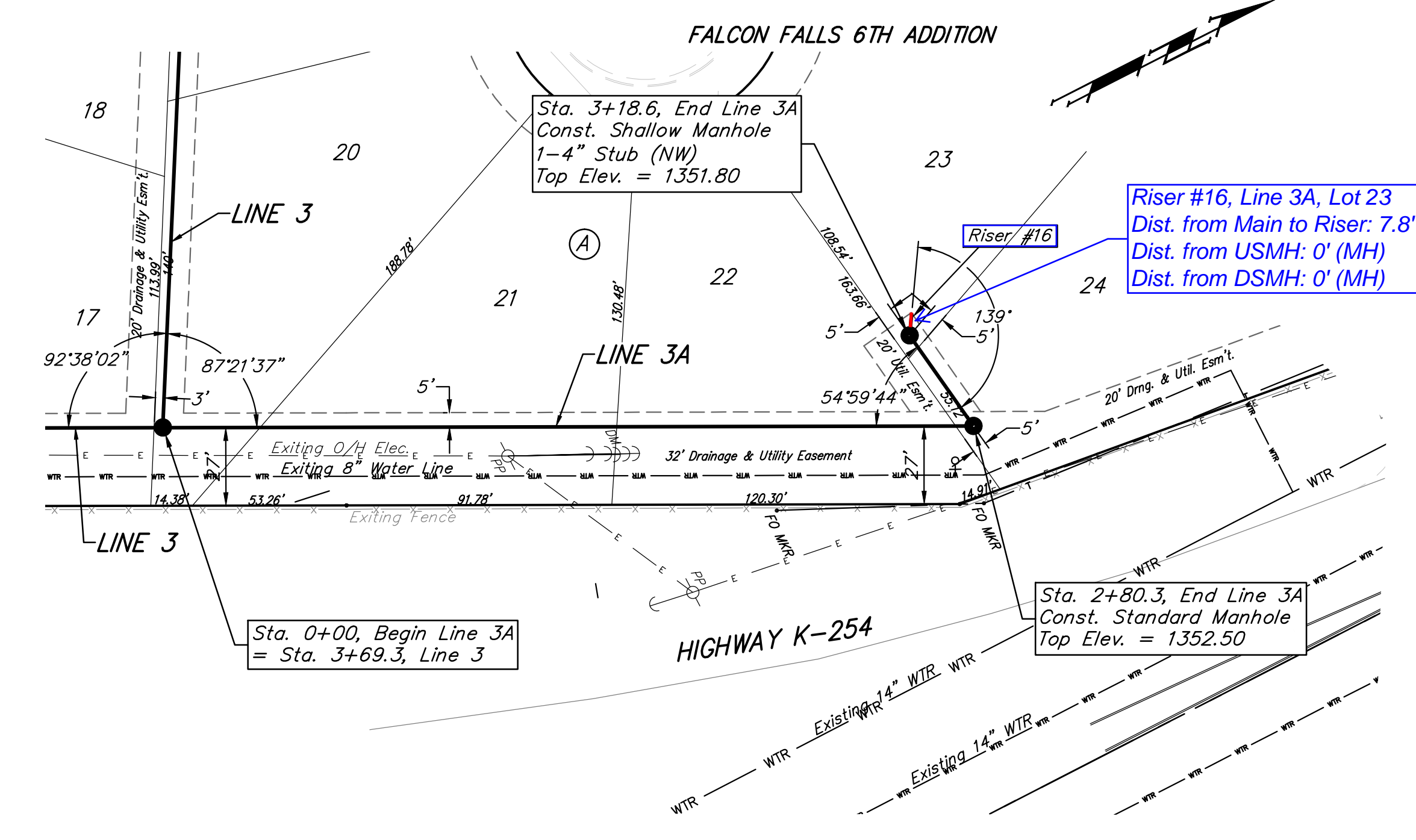
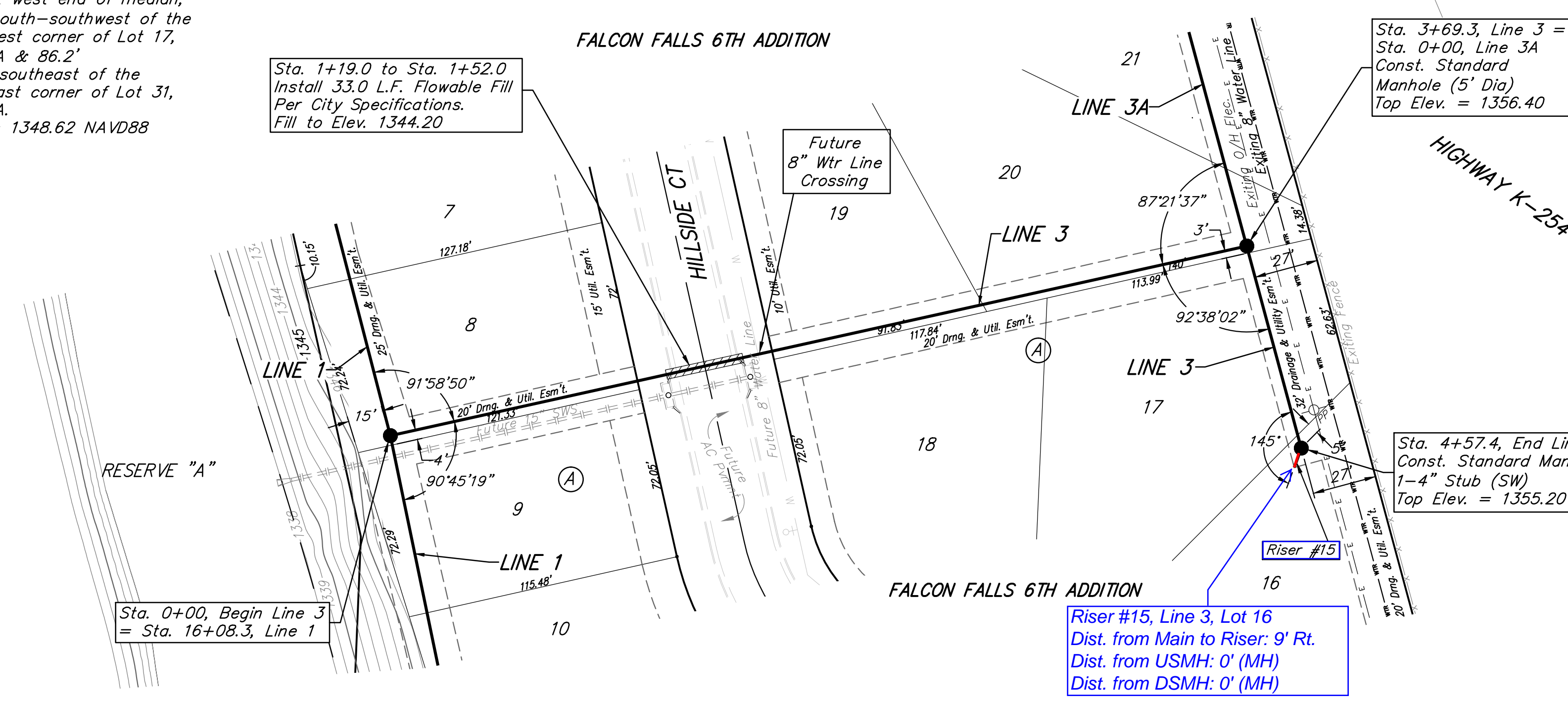
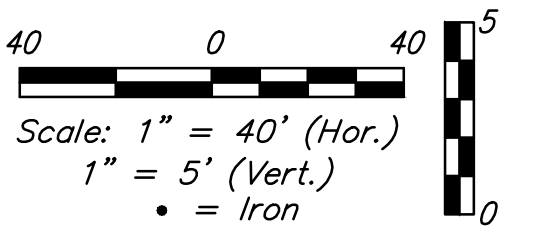
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Elev. = 1349.83 NAVD88

Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
Elev. = 1348.62 NAVD88

SEWER SERVICE TABLE

NUMBER	TYPE	LOCATION			FOR INFORMATION ONLY	
		LOT	BLOCK	LINE	STATION/DIRECTION	APPROXIMATE LENGTH 4" PIPE
15	4" Stub	16	A	3	4+57.4/Rt	4.8' 9'
16	4" Stub	23	A	3A	3+18.6/Rt	- 7.7' 7.8'

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



Baughman Falcon Fall 6th Addition - Phase I & II
LINE 3 & 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: 468-84999
DESIGN: AEG
DRAWN: JAK
APPROVED: [Signature]
DATE: 6/02/15

REVISIONS:

SCALE: Noted
SHEET: 6 OF 17

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BENCHMARKS:
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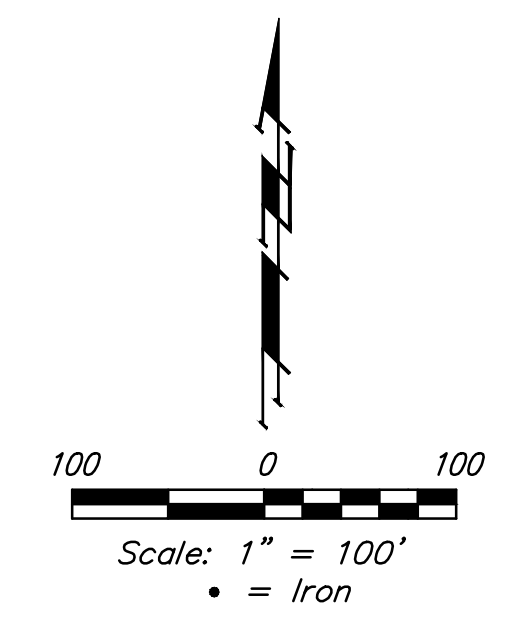
Chiseled square cut on top of curb at west end of median, 89.6' south-southwest of the southwest corner of Lot 17, Block A & 86.2' south-southeast of the southeast corner of Lot 31, Block A.
 Elev. = 1348.62 NAVD88

Point Table			
Point #	Northing	Easting	Description
1	5040.89	8533.81	IRON
2	5043.52	8991.86	IRON
3	5052.25	8991.81	IRON
4	5130.47	9024.24	IRON
5	5405.12	9302.55	IRON
6	5363.84	9343.29	IRON
7	5089.19	9064.99	IRON
8	5052.59	9049.81	IRON
9	5043.86	9049.86	IRON
10	5045.01	9249.56	IRON
11	5475.48	9685.40	IRON
12	5769.95	9834.72	IRON
13	5959.11	9930.60	IRON
14	6101.14	9947.88	IRON
15	6104.75	9918.11	IRON
16	6099.91	9882.52	IRON
17	6055.55	9774.85	IRON
18	6007.64	9709.24	IRON
19	5987.30	9745.40	IRON
20	5900.15	9696.37	IRON
21	5921.96	9657.59	IRON
23	5760.49	9566.75	IRON
24	5692.96	9576.37	IRON
25	5651.54	9535.77	IRON
26	5788.93	9516.20	IRON
27	6153.55	9860.45	IRON
28	6009.72	9640.41	IRON
29	6109.17	9752.75	IRON
30	6162.33	9925.09	IRON
31	6158.71	9954.88	IRON
32	6279.05	9969.52	IRON
33	6959.40	9967.08	IRON
34	6959.20	9908.05	IRON
35	6726.36	9790.93	IRON
36	5175.71	8720.54	IRON
37	5121.73	8668.46	IRON
38	4984.65	10034.16	SEC COR
39	7621.27	10024.71	SEC COR
40	4969.33	7411.52	SEC COR
41	5884.23	9422.95	IRON
42	6162.32	9579.39	IRON
43	6199.51	9643.76	IRON
44	6252.93	9832.48	IRON
45	6236.94	9964.40	IRON

Point Table			
Point #	Northing	Easting	Description
100	5103.98	8228.07	MH
102	5051.15	8580.05	MH
103	5185.49	8844.73	MH
104	5423.90	9098.38	MH
105	5672.96	9323.66	MH
106	5907.51	9460.59	MH
107	6163.83	9594.00	MH
108	6200.59	9665.96	MH
109	5417.88	9584.39	MH
110	5227.75	9391.89	MH
111	5078.77	9241.06	MH
112	5725.55	9781.93	MH
113	5646.98	9742.10	MH
114	5975.58	9908.68	MH
115	5970.16	9870.76	MH
116	5450.47	9617.40	MH
117	6237.99	9798.08	MH



NE COR. SE1/4, SEC. 22,
 TWP. 26-S, R-1-E



	Falcon Fall 6th Addition - Phase I & II COORDINATES Sanitary Sewer Improvements	
	<small>Baughman Company, P.A. 315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149 ENGINEERING SURVEYING PLANNING LANDSCAPE ARCHITECTURE</small>	
PROJECT NUMBER 468-84999	DESIGN AEG	DRAWN JAK
REVISIONS:	APPROVED DATE 6/02/15	SCALE Noted SHEET 16 OF 17

FINAL PLAT

FALCON FALLS 6TH ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS

This plat of "FALCON FALLS 6TH 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 _____, 2015.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, Chair
Matthew J. Goolsby

_____, Secretary
John L. Schlegel

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2015.

_____, Mayor
Carl Brewer

_____, City Clerk
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2015.

_____, Deputy County Surveyor
Tricia L. Robello, L.S. #1246
Sedgwick County, Kansas

Entered on transfer record this _____ day of _____, 2015.

_____, County Clerk
Kelly B. Arnold

State of Kansas) Sedgwick County) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of _____, 2015 at _____ o'clock _____ M; and is duly recorded.

_____, Register of Deeds
Bill Meek

_____, Deputy
Tonya Buckingham

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, a Block, Streets, and Reserves to be known as "FALCON FALLS 6TH 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 streets are hereby dedicated to and for the use of the public. Reserve "A" is hereby reserved for open space, lakes, landscaping, sidewalks, berms, floodway purposes, utilities as confined to easements and drainage purposes. No buildings shall be constructed or placed on or within said floodway, nor shall any fill, change of grade, creation of channel, or any other work be carried on without the permission of the Engineer for the appropriate governing body. FEMA floodplain and regulatory floodway boundaries are subject to periodic change, and such change may affect the intended land use within the subdivision. Reserve "A" shall be owned and maintained by the homeowners association for the addition. Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

Heights, LLC, a Kansas limited liability company

_____, Managing Member
Jay W. Russell

State of Kansas) Sedgwick County) SS The foregoing instrument acknowledged before me, this _____ day of _____, 2015, by Jay W. Russell, Managing Member of Heights, LLC, a Kansas limited liability company, on behalf of the limited liability company.

_____, Notary Public

My App't. Exp. _____

We the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "FALCON FALLS 6TH ADDITION", Wichita, Sedgwick County, Kansas.

Conway Bank, National Association

State of Kansas) Sedgwick County) SS The foregoing instrument acknowledged before me, this _____ day of _____, 2015, by _____ of Conway Bank, National Association, on behalf of the bank.

_____, Notary Public

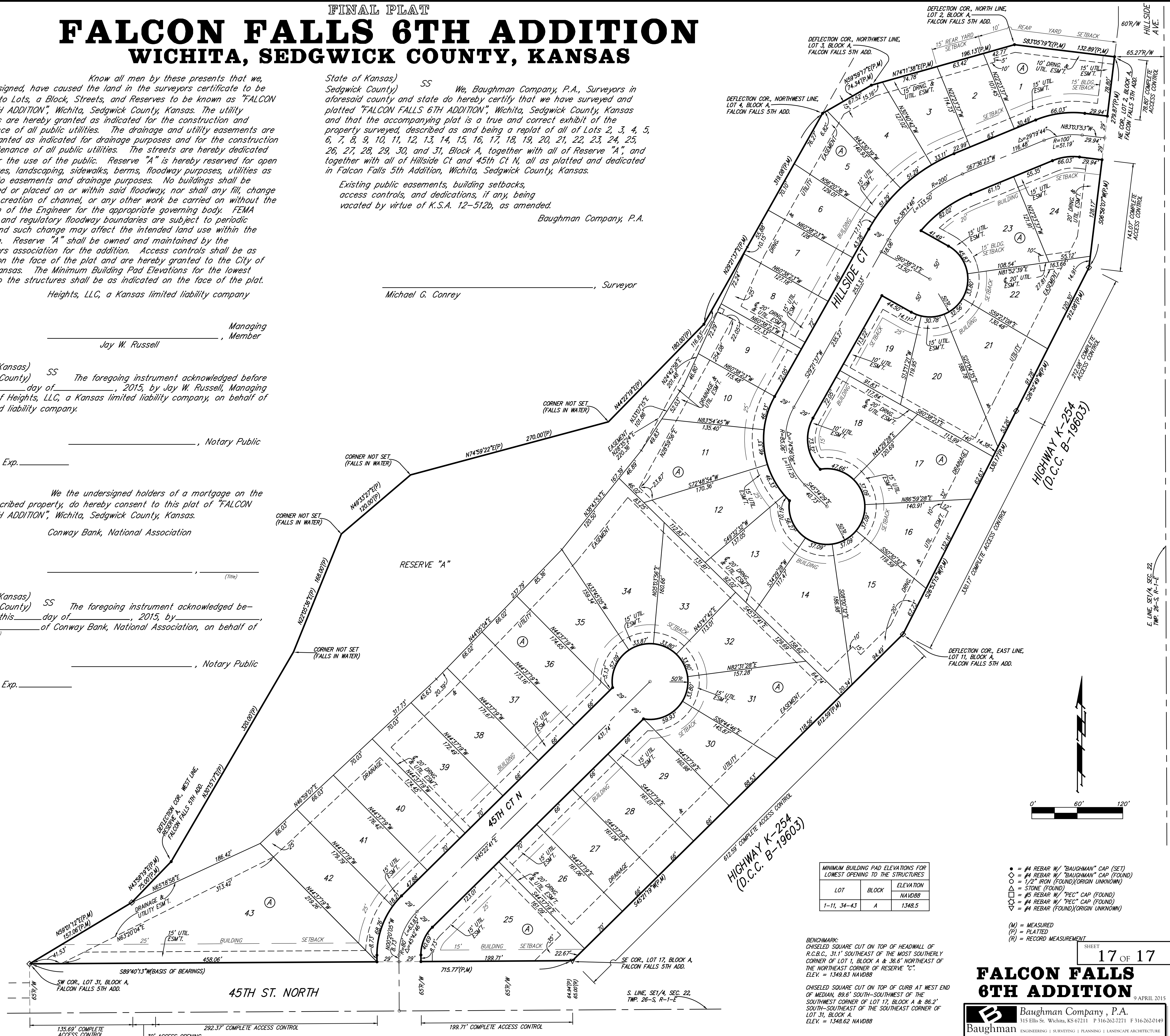
My App't. Exp. _____

State of Kansas) Sedgwick County) SS We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "FALCON FALLS 6TH 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 Lots 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, and 31, Block A, together with all of Reserve "A", and together with all of Hillside Ct and 45th Ct N, all as platted and dedicated in Falcon Falls 5th Addition, Wichita, Sedgwick County, Kansas.

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
Michael G. Conrey



LOT	BLOCK	ELEVATION NAVD88
1-11, 34-43	A	1348.5

BENCHMARK: CHISELED SQUARE CUT ON TOP OF HEADWALL OF R.C.C., 31.1' SOUTHWEST OF THE MOST SOUTHERLY CORNER OF LOT 1, BLOCK A & 36.6' NORTHEAST OF THE NORTHEAST CORNER OF RESERVE "C". ELEV. = 1349.83 NAVD88

CHISELED SQUARE CUT ON TOP OF CURB AT WEST END OF MEDIAN, 88.6' SOUTH-SOUTHWEST OF THE SOUTHWEST CORNER OF LOT 17, BLOCK A & 86.2' SOUTH-SOUTHWEST OF THE SOUTHWEST CORNER OF LOT 31, BLOCK A. ELEV. = 1348.62 NAVD88

- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
 - = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
 - △ = 1/2" IRON (FOUND)(ORIGIN UNKNOWN)
 - = STONE (FOUND)
 - ◇ = #5 REBAR W/ "PEC" CAP (FOUND)
 - = #4 REBAR W/ "PEC" CAP (FOUND)
 - ▽ = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
- (M) = MEASURED
(P) = PLATTED
(R) = RECORD MEASUREMENT

NOTE: A drainage plan has been developed for the plat and 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
17 OF 17

FALCON FALLS 6TH ADDITION

APRIL 2015

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