

## GENERAL NOTES:

- The Contractor shall comply with all applicable safety regulations. All construction shall be completed following current City Standard Specifications and Special Provisions.
- Contractor will be required to provide notice to utility companies a minimum of seventy-two (72) hours prior to any excavation, as follows:  
Kansas One-Call 687-2470

The Contractor must notify the following in case of an emergency:

AT&T	1-800-246-8464
Black Hills Energy	1-800-694-8989
City of Wichita Water & Sewer	1-316-219-8921
City of Wichita Stormwater	1-316-268-4090
City of Wichita Traffic	1-316-268-4034
City Communications	1-888-249-3530
Kansas Gas Service	1-888-482-4950
Westar Energy	1-800-544-4857

- Utility service lines, poles, etc. 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 will 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 will 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 City 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.
- The Engineering Division shall field locate water valves one time during construction when requested by the Contractor. It shall be the Contractor's responsibility to preserve such field locations during the construction process. Water valves, valve boxes or fire hydrants damaged during construction shall be repaired by Contractor at his own expense. Valve boxes and water meters within the project limits shall be adjusted to match final grades by the contractor.
- The Contractor shall notify the consultant engineer and Tom Mason at 316-268-4574 with the City of Wichita with the anticipated construction start date and notify them of project completion. Staking and inspection for this project will be the responsibility of the Contractor.
- If traffic will be impacted by construction, a traffic control plan must be submitted and approved by the City Traffic Engineer, Brian Coon at [traffic@wichita.gov](mailto:traffic@wichita.gov) before construction can begin. The Contractor shall be responsible for all traffic control measures to facilitate construction. All construction zone markings and signage shall conform to the latest version of the Manual on Uniform Traffic Control Devices (MUTCD) as published by the US Dept. of Transportation, Federal Highway Administration. All costs associated with construction markings and signage shall be the Contractor's responsibility.

11. All elevations shown are NAVD 88.

12. All areas disturbed during construction that will not be under proposed pavement shall be restored to match existing conditions.

- Any sidewalk, drive approach, or street pavement removed to construct project must have a pavement cut permit and be replaced by the City contractor. Permits can be obtained by calling 316-268-4501 or 316-268-4480.
- City maintenance of storm sewer ends at the last structure in the easement or right-of-way.
- A portion of excess excavated material shall be mounded around manholes which extend more than one (1) foot above the existing ground. Such mound shall be constructed with new development a six (6) foot diameter flat top with 4 to 1 side slopes down to the original ground. The elevation of the flat top of the mound shall be 0.4 foot below the top to the manhole.
- Geotechnical report available upon request.
- Contractor shall limit the extent of trench openings overnight and weekends to less than 50 feet.
- The inspecting firm shall submit to the City Stormwater Maintenance Division a digital copy of the CCTV inspection of the conduits and structures following construction. The digital file formation shall be compatible with the City input template. A copy of the template is available upon request at 316-268-4090.
- The Contractor shall protect from damage and support existing utilities through construction as approved by the utility owner and the Engineer at the contractor's expense.

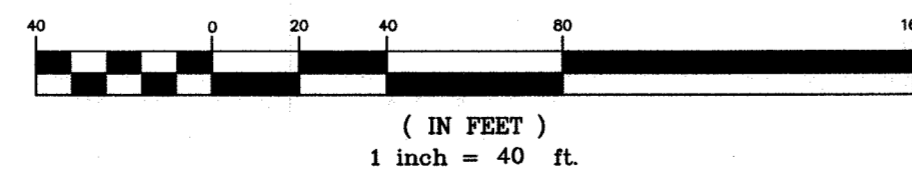
## Benchmark

BM#1  
Square cut in top of curb  
Elev. = 1311.72 NAVD88

BM#2  
North Rim of the Sanitary Sewer  
Manhole 26' N and 16' W of  
Northeast Property Corner.  
Elev. = 1311.58 NAVD88



DATE: 5.11.2015  
THIS SHEET HAS BEEN  
SIGNED, SEALED AND  
DATED ELECTRONICALLY



## STORM SEWER IMPROVEMENTS

to serve

# Etezazi Industries

Lot 1, Conway Addition

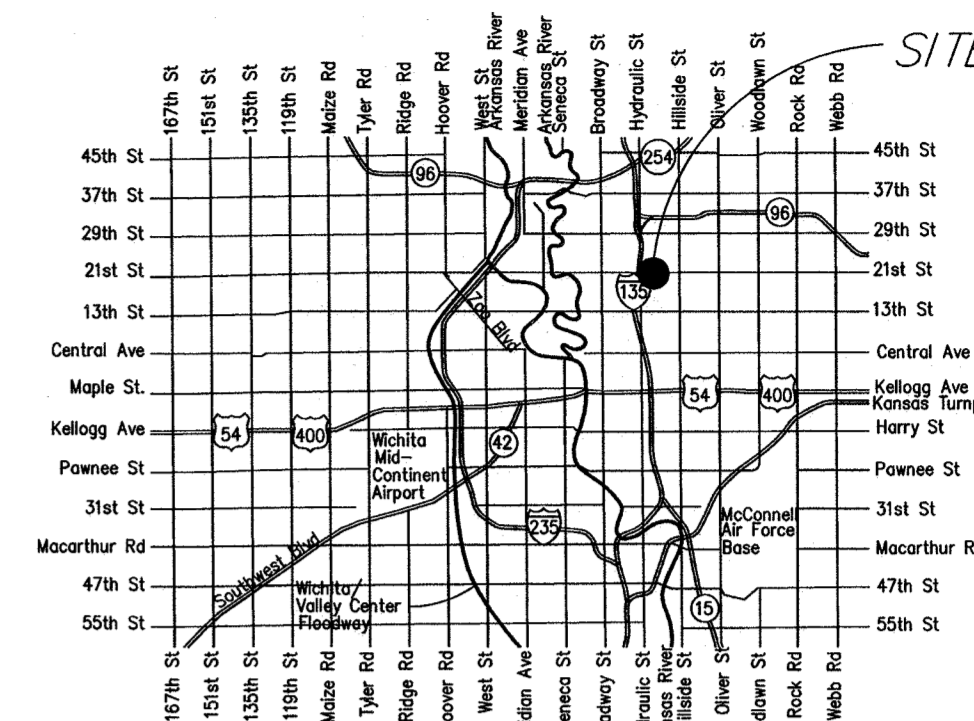
2101 E. 21st Street N.

## CITY OF WICHITA, KANSAS

Gary Janzen, P.E. City Engineer

Project Number

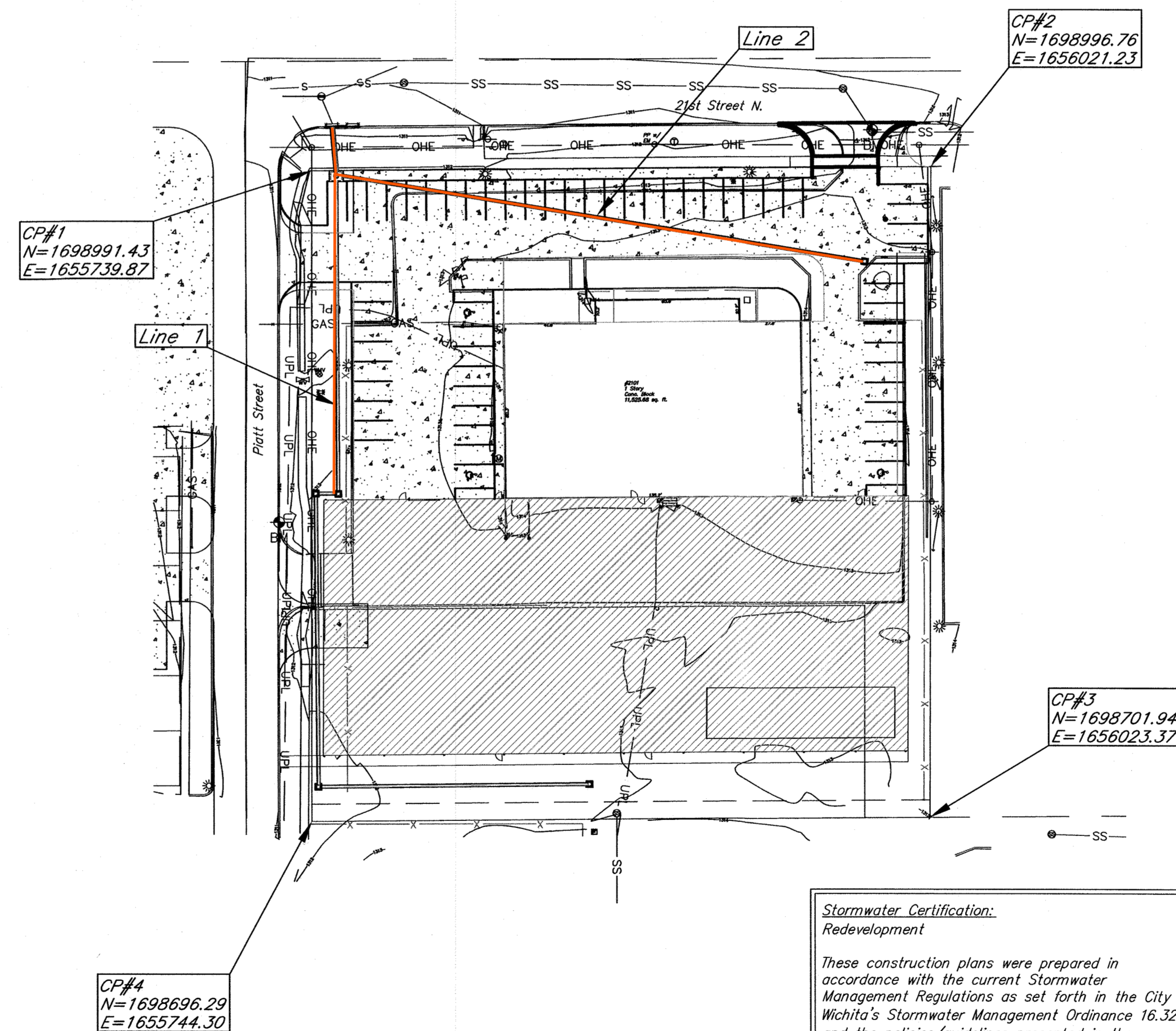
0458 PPD (133119)



Vicinity Map

## Sheet Index

- Title Sheet
- Grading Plan
- ERU Plan
- Plan & Profile Line 1
- Plan & Profile Line 1
- Plan & Profile Line 2
- Drop Inlet Detail
- Curb Inlet Detail
- Erosion Control Plan
- 7.1 - 7.5 Details/Specific/Erosion Control (attached or available on the City's website)
- Copy of Plat/Lot Split



### Stormwater Certification: Redevelopment

These construction plans were prepared in accordance with the current Stormwater Management Regulations as set forth in the City of Wichita's Stormwater Management Ordinance 16.32 and the policies/guidelines presented in the Wichita/Sedgwick County Stormwater Manual.

Disturbed Area = 63,363 SF  
Water Quality Treatment: Off site BMP program  
Downstream Channel Protection: n/a  
Detention: n/a  
The BMP used for this development is silt fence for inlet protection.

APPROVED AS NOTED  
BY WICHITA PUBLIC WORKS ENGINEERING  
AND STORMWATER DIVISION  
Engineering *Rebecca Liff* 6/12/2017  
Stormwater *Joe Hebble* PE 6/12/17

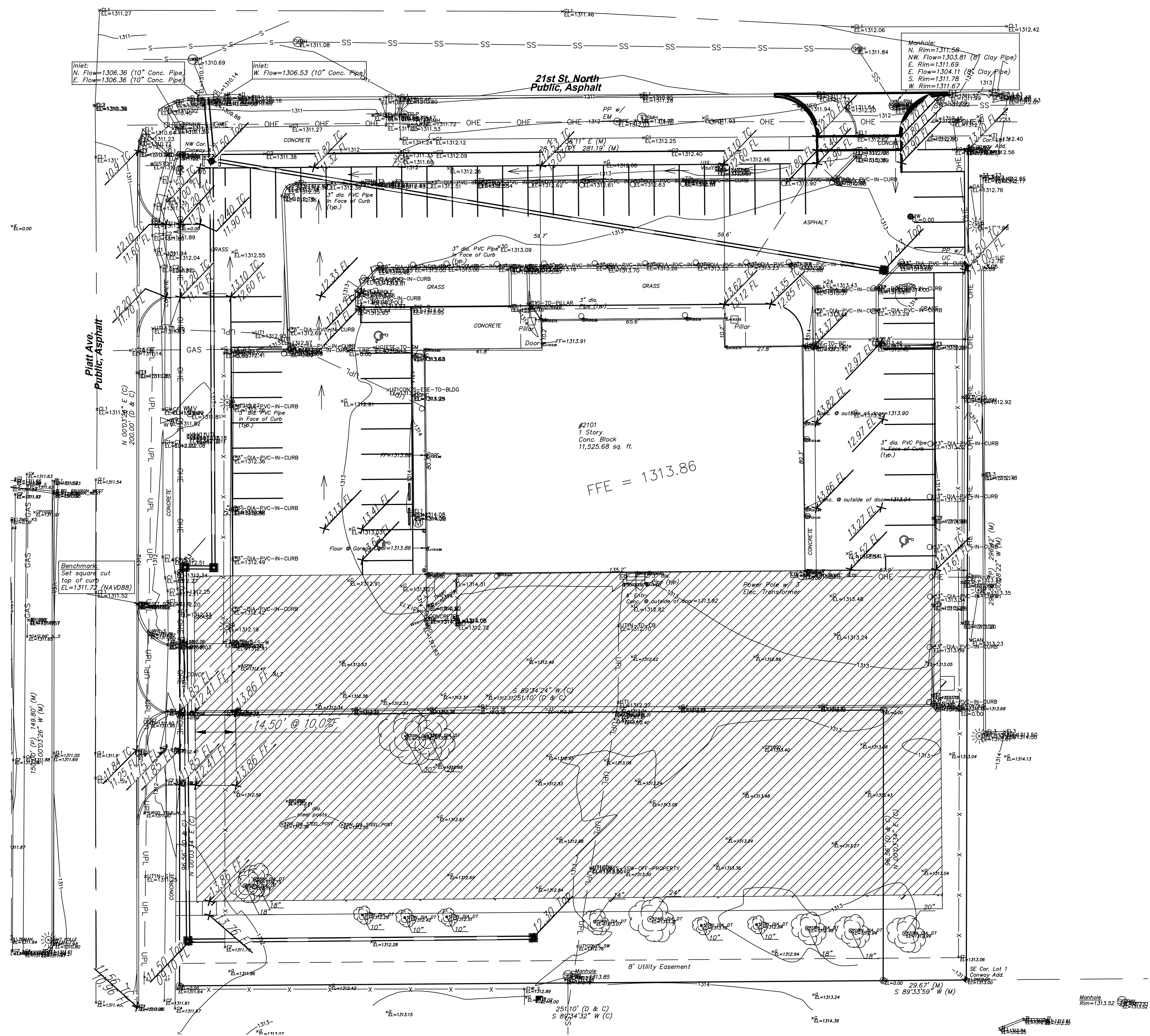
NOTE TO CONTRACTORS

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 in the state of Kansas. No work shall be performed the Contractor without such inspection nor shall any work be commenced without written authorization by City Engineering. All Construction and Materials shall comply with the current City of Wichita Specifications and Standards and Special Provisions. (on file and available at Wichita.gov).

An approved copy of these plans signed by City staff are required on-site.

May 2017  
Developer: Etezazi Industries, Inc.

**KEMILLER**  
ENGINEERING PA  
117 E. Lewis, Wichita, KS 67202 (316)264-0242

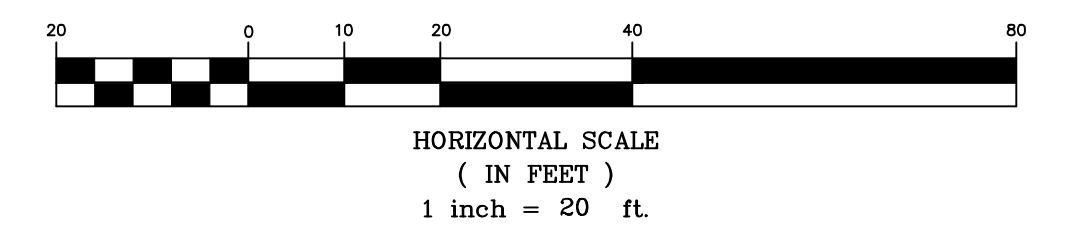


Grading Legend:

- EP = Edge of Pavement
- EL = Elevation
- FL = Flow Line
- TC = Top of Curb
- SW = Top of Sidewalk
- TP = Top of Pavement
- TW = Top of Wall
- FFE = Finish Floor Elevation
- Flow Arrows



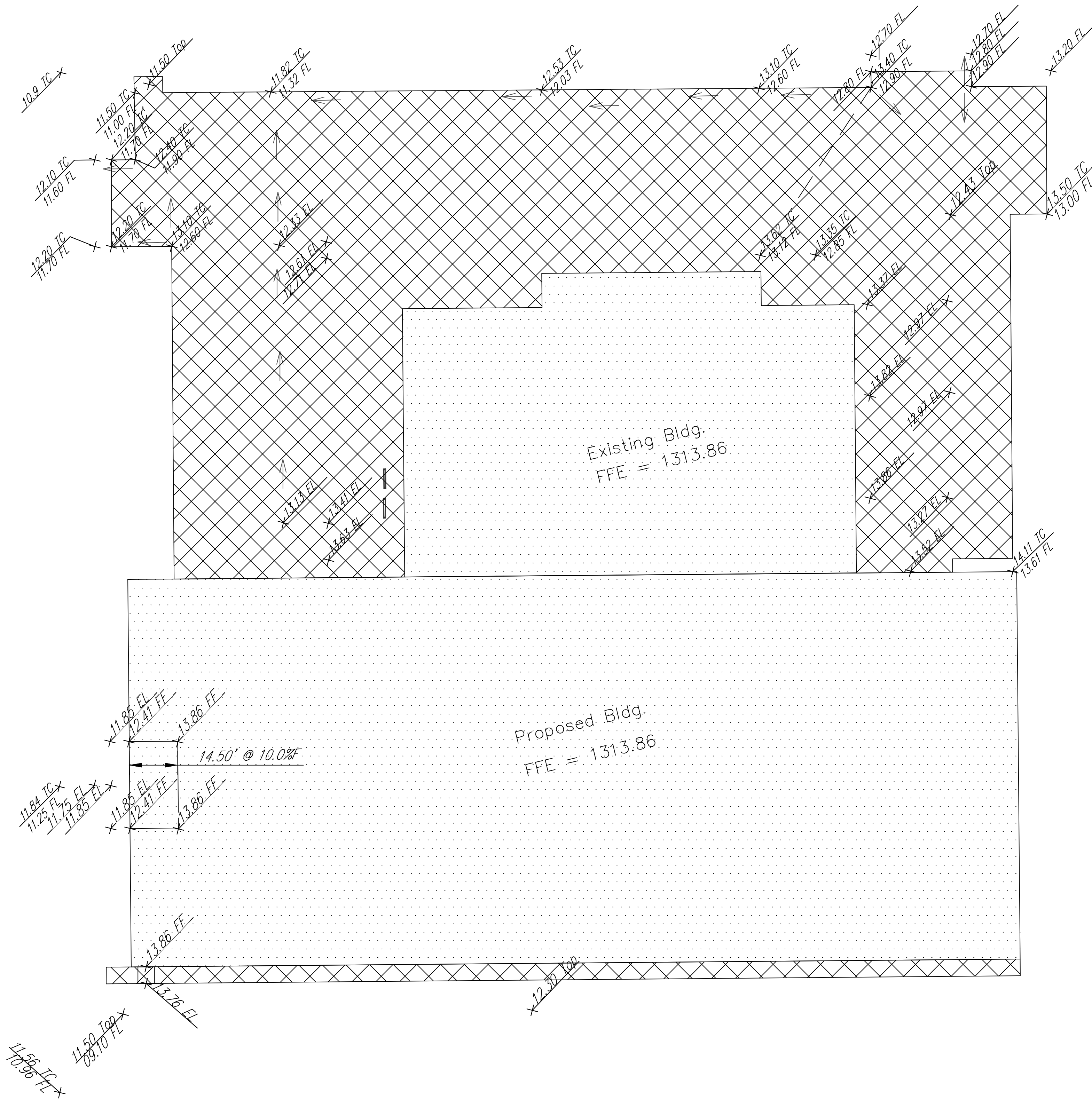
DATE: 5.12.2015  
 THIS SHEET HAS BEEN  
 SIGNED, SEALED AND  
 DATED ELECTRONICALLY



Etezazi Industries, Inc.  
**Grading Plan**  
 Wichita, Kansas

	PROJECT NUMBER			SHEET <b>2.0</b>
	KEM NO. 17015	FILE	DATE 5/2017	
DESIGN KM	DRAWN DM	REVISED		

May 12, 2017



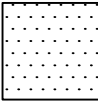
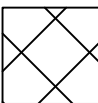
ERU Calculations:

Ex. Impervious Area = 42,208.12 sq. ft.  
 Total Lot Area = 83,303.98 sq. ft.  
 Proposed Building Area = 42,381.00 sq. ft.  
 Proposed Parking, Sidewalks,  
 and Other Impervious Areas = 27,617.93 sq. ft.  
 Total Impervious Area = 69,935.93 sq. ft.  
 (Post Construction)  
 Net Increase in Impervious Area = 27,727.81 sq. ft.

Storm water calculations:

$0.30 \times 42,208.12 + 1.00 \times 41,095.86 = 1.23$  Acres  
 @ \$19 per Ac per year

Hatching Legend:

-  Building Area
-  Parking, Sidewalks, and Other Impervious Area




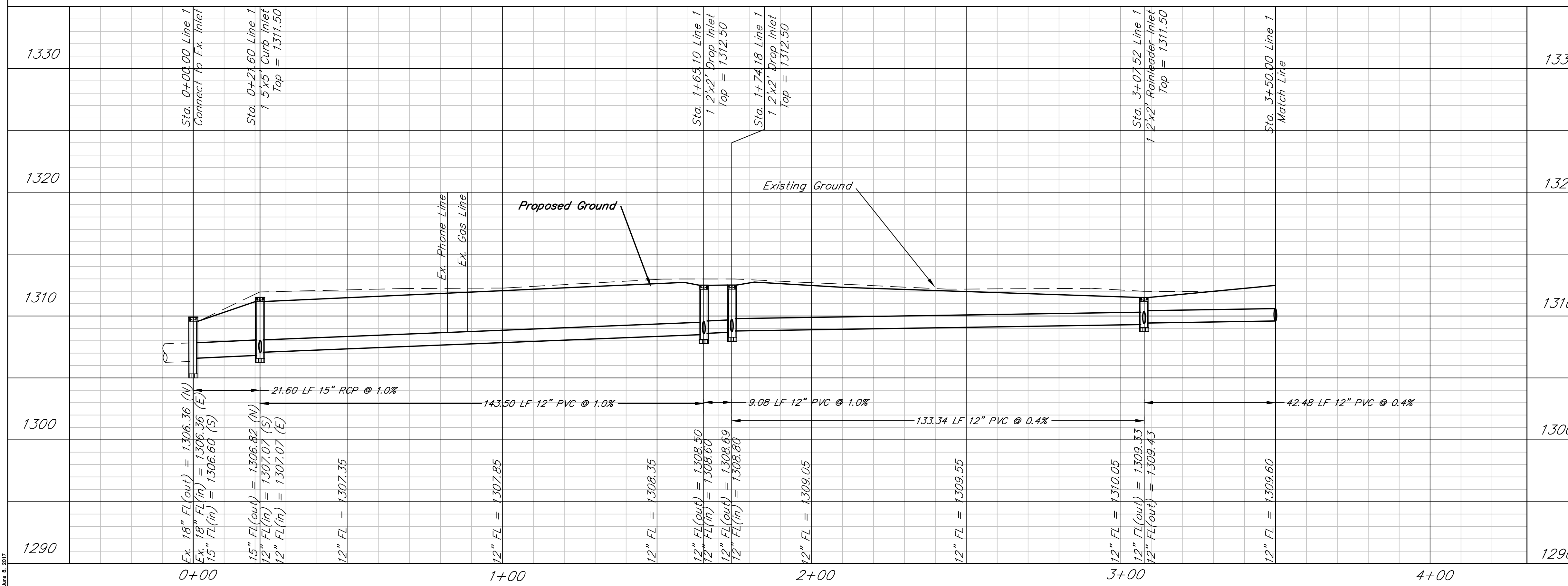
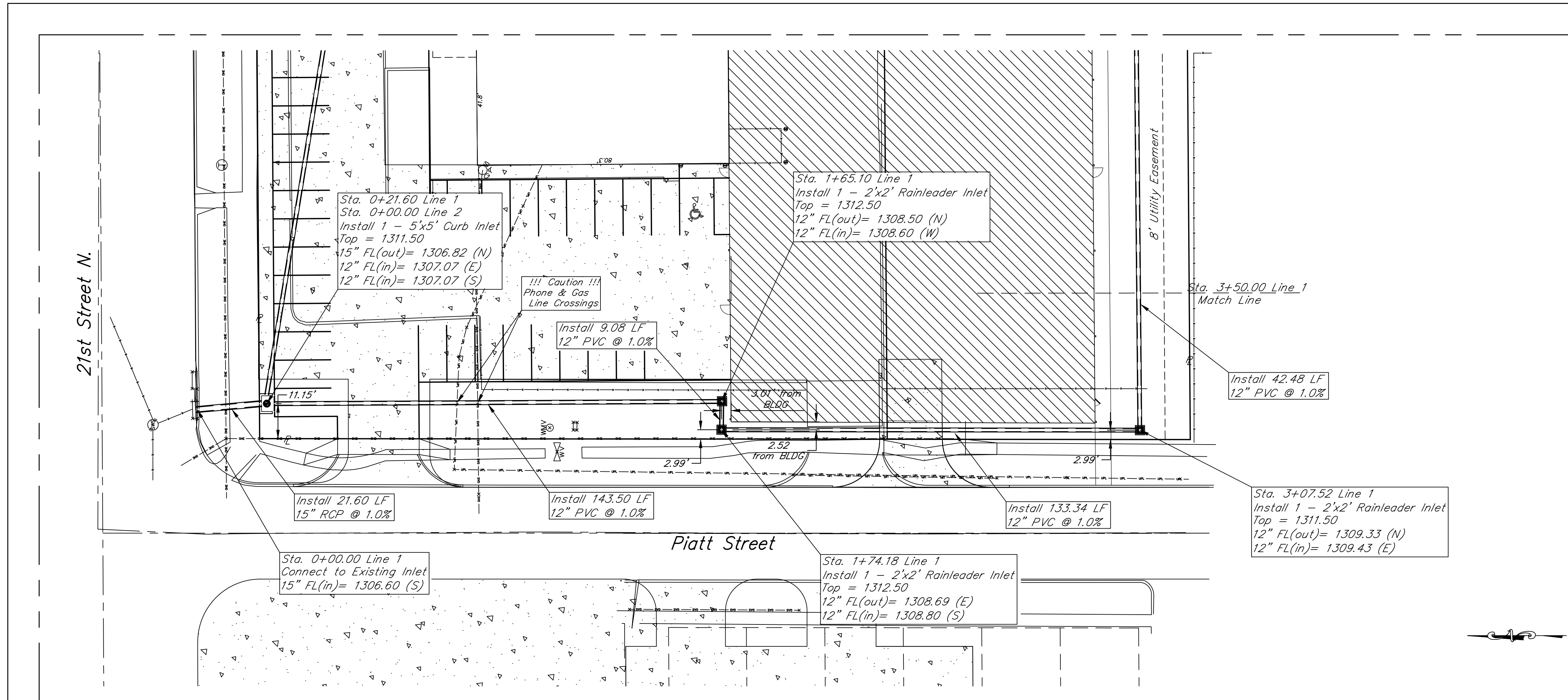
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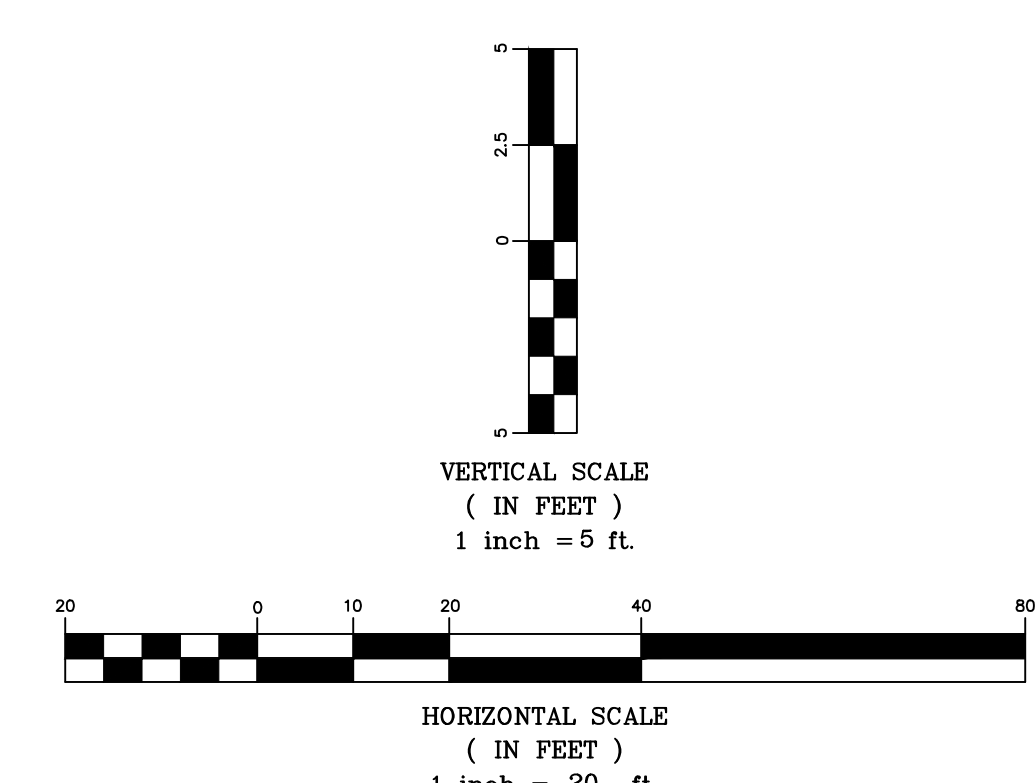
HORIZONTAL SCALE  
 ( IN FEET )  
 1 inch = 20 ft.

Etezazi Industries, Inc.  
**ERU Plan**  
 Wichita, Kansas

 117 E. Lewis, Wichita, KS 67202 (316)264-0242	PROJECT NUMBER			SHEET <b>3</b>
	KEM NO. 17015	FILE	DATE 5/2017	
DESIGN KM	DRAWN DM	REVISED		



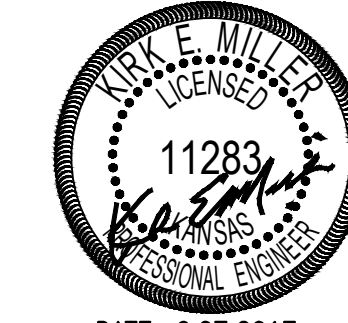
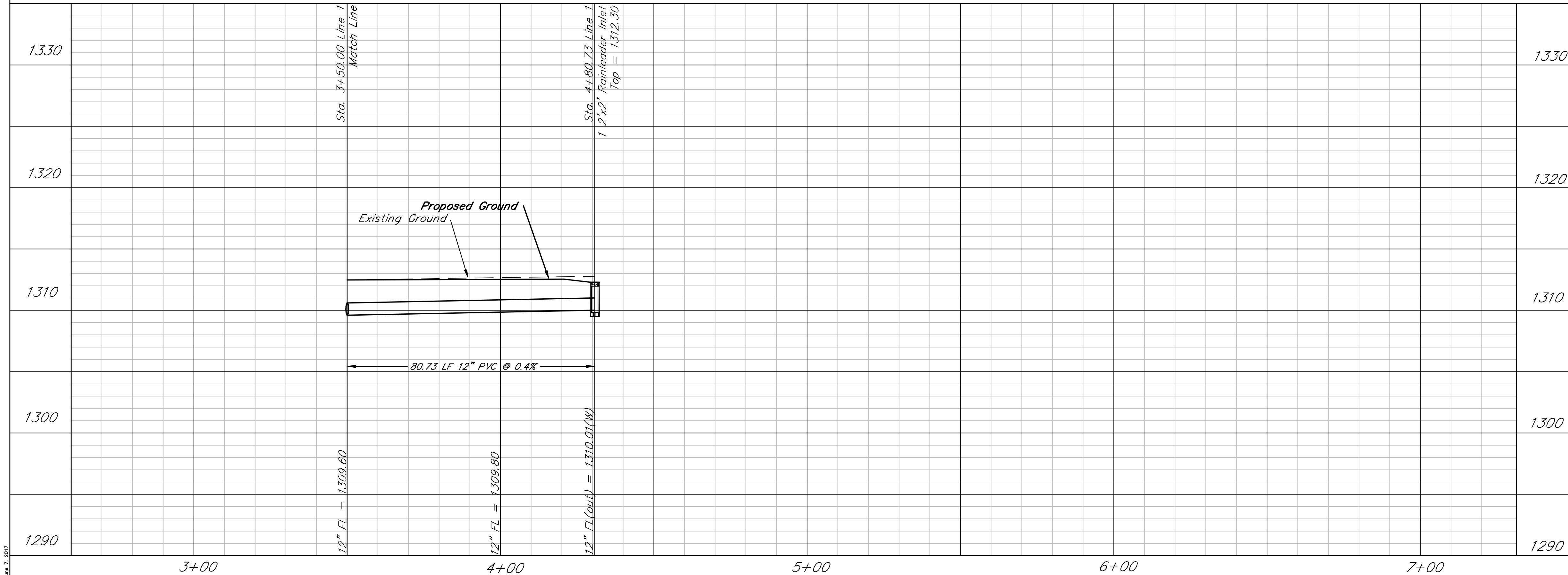
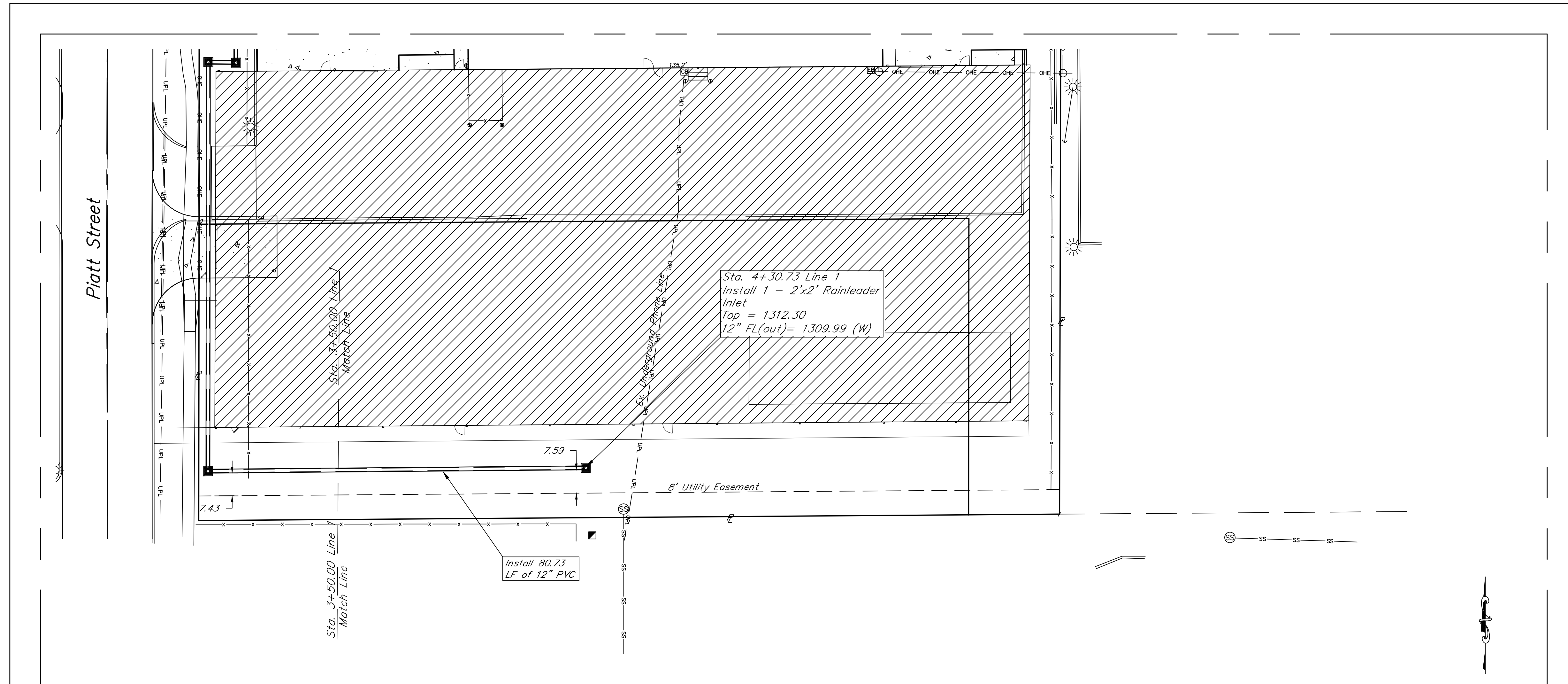
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THIS SHEET HAS BEEN SIGNED, SEALED AND DATED ELECTRONICALLY



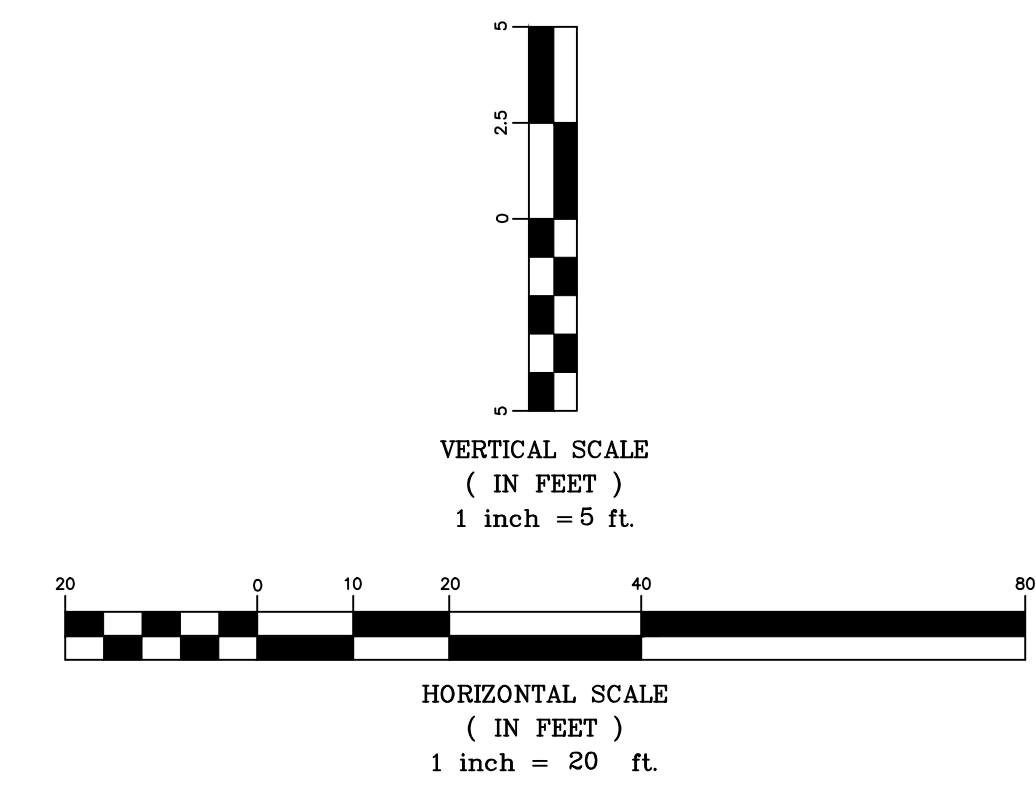
Etezazi Industries, Inc.  
**SWS - Plan and Profile - Line 1**  
Wichita, Kansas

 117 E. Lewis, Wichita, KS 67202 (316)264-0242	PROJECT NUMBER <b>0458 PPD 133119</b>			SHEET <b>4.0</b>
	KEM NO. 17015	FILE	DATE 6/2017	
DESIGN KM	DRAWN DM	REVISED		

JUN 8, 2017



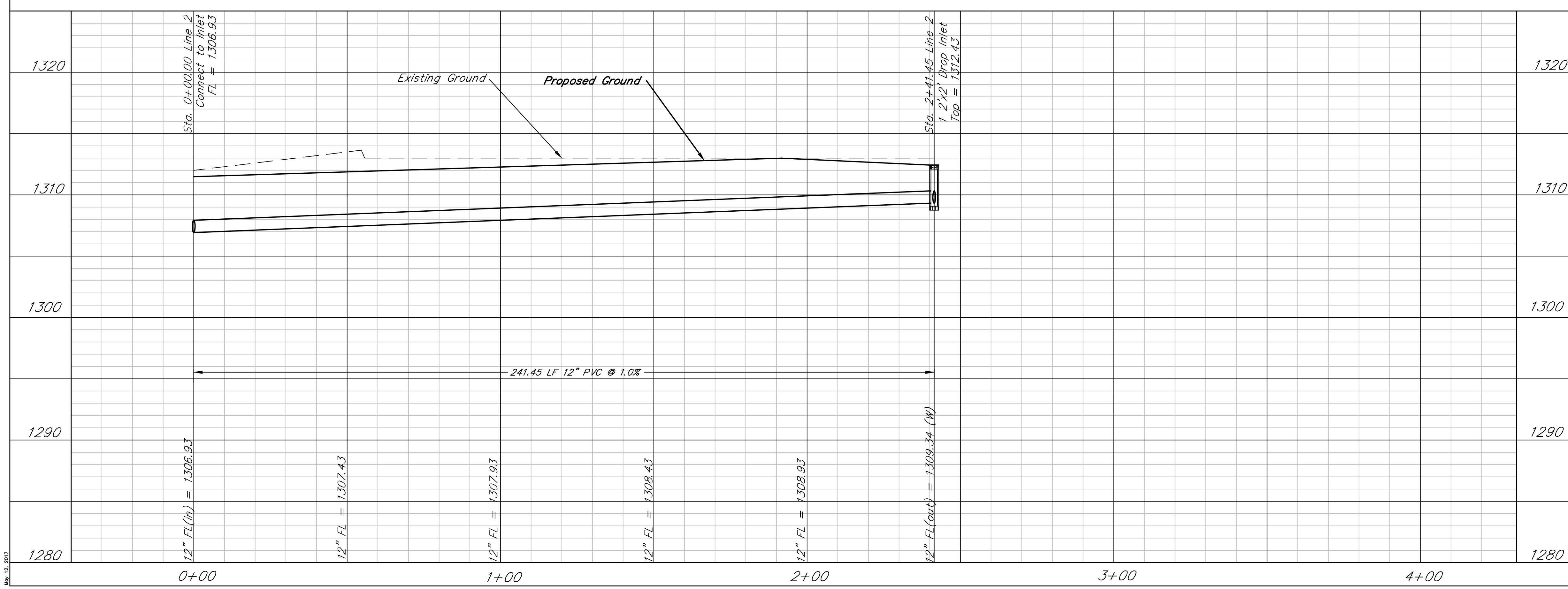
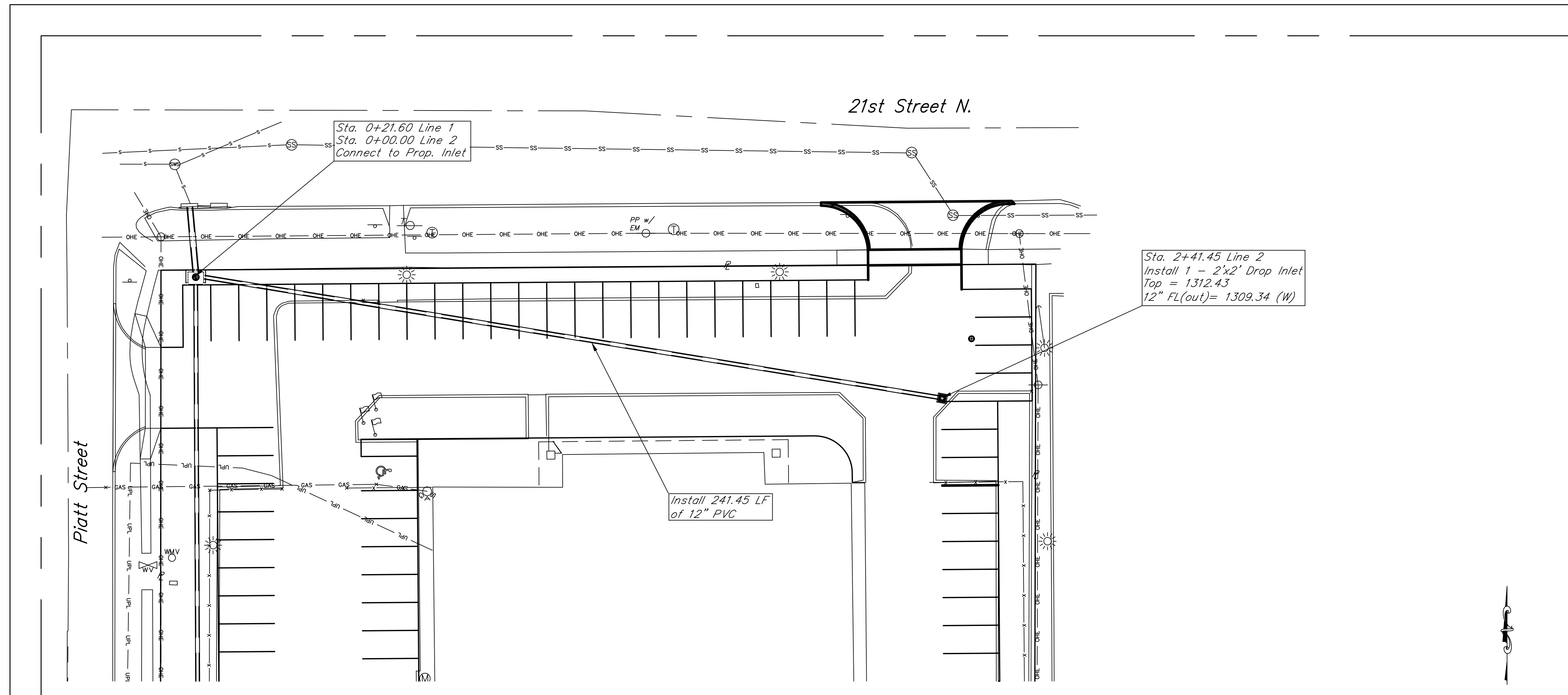
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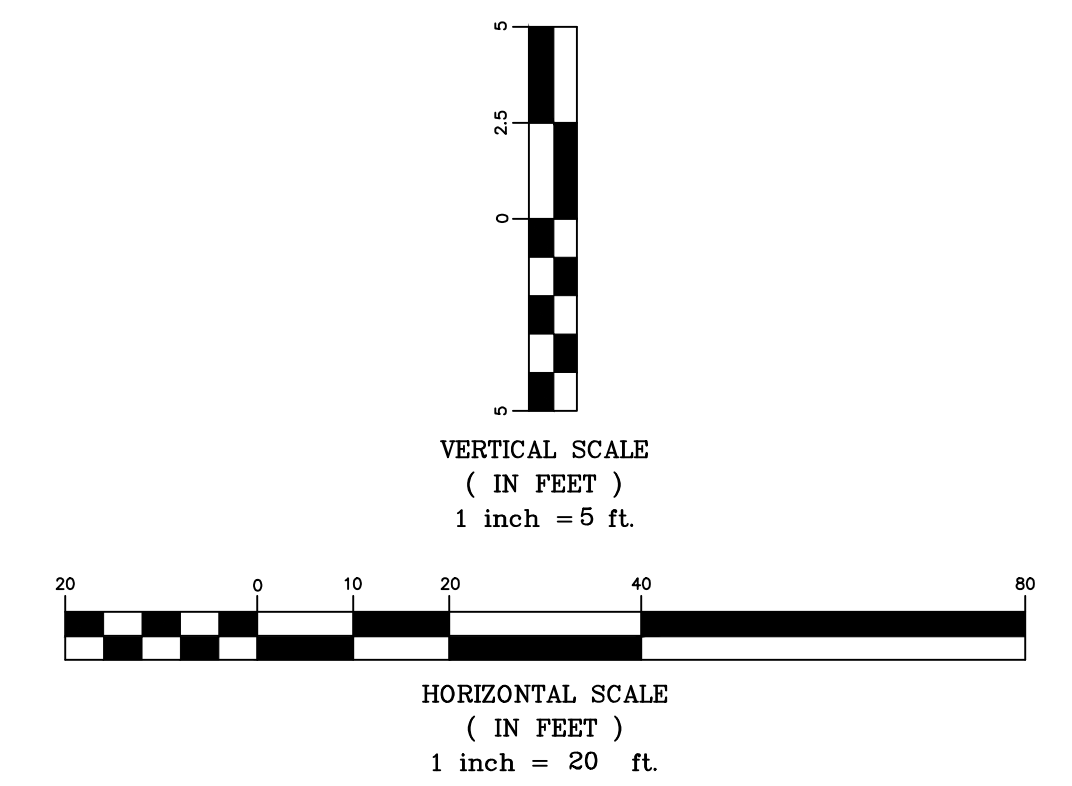
Etezazi Industries, Inc.  
**SWS - Plan and Profile - Line 1**  
 Wichita, Kansas

 117 E. Lewis, Wichita, KS 67202 (316)264-0242	PROJECT NUMBER 0458 PPD 133119			SHEET <b>4.1</b>
	KEM NO. 17015	FILE	DATE 6/2017	
DESIGN KM	DRAWN DM	REVISED		

June 7, 2017



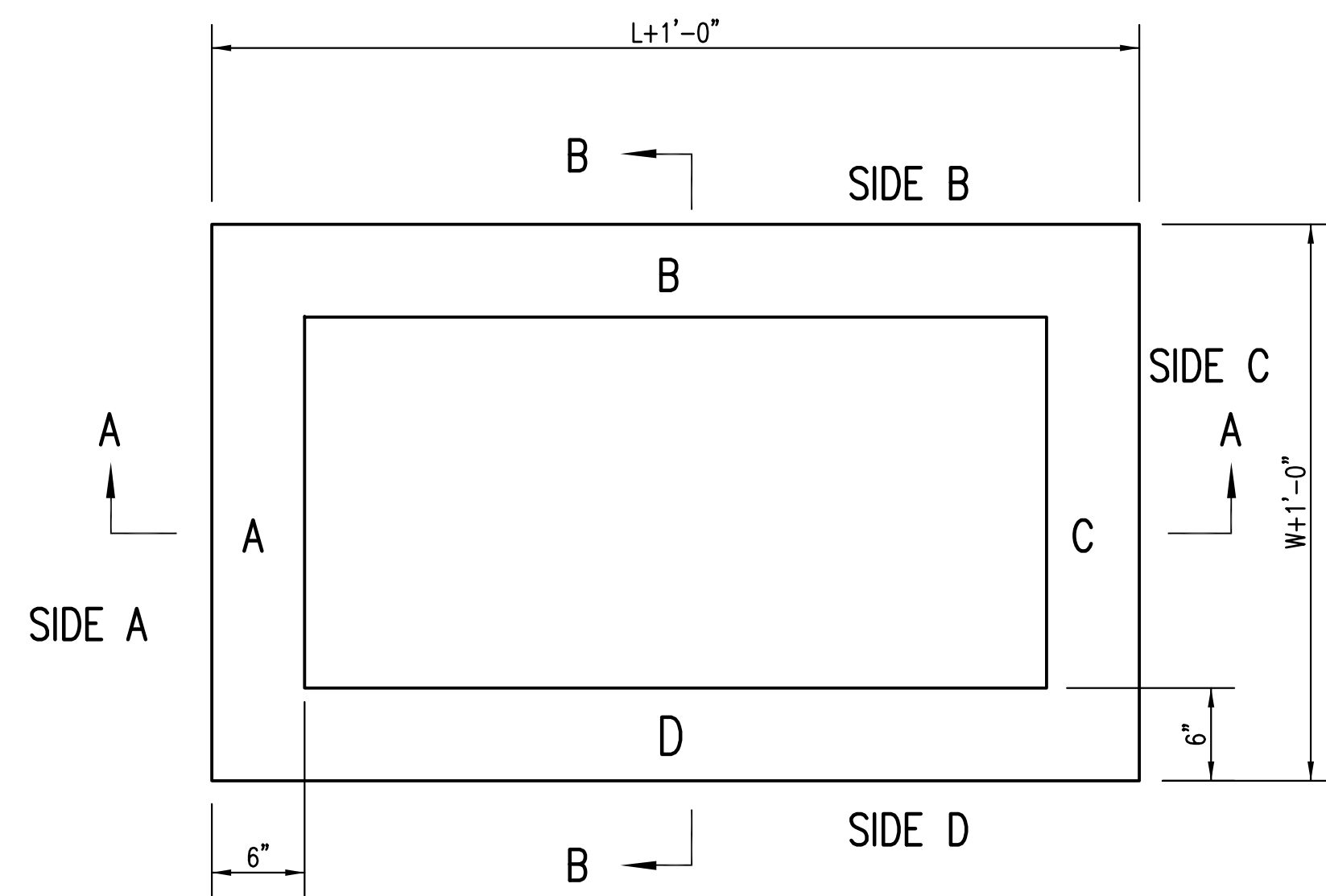
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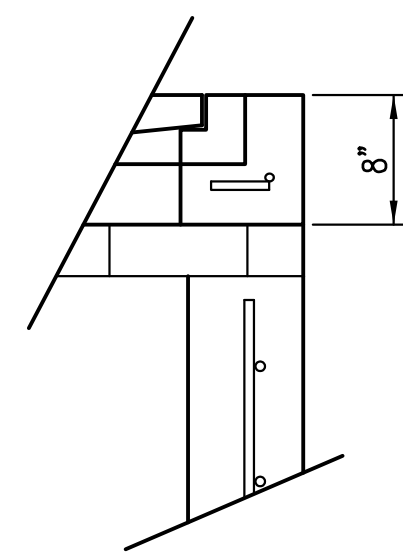
Etezazi Industries, Inc.  
**SWS - Plan and Profile - Line 2**  
Wichita, Kansas

 117 E. Lewis, Wichita, KS 67202 (316)264-0242	PROJECT NUMBER 0458 PPD 133119			SHEET <b>4.2</b>
	KEM NO. 17015	FILE	DATE 5/2017	
DESIGN KM	DRAWN DM	REVISED		

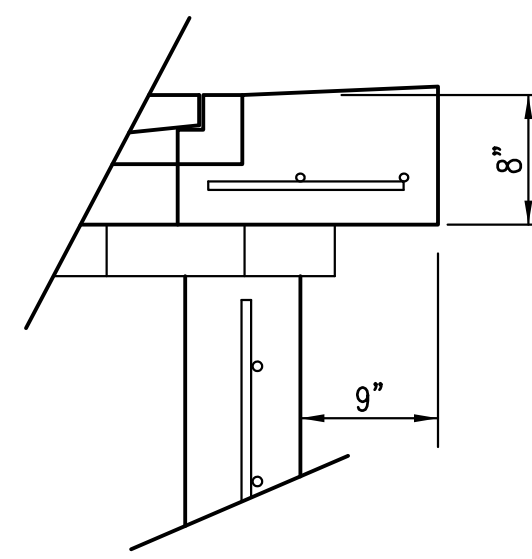
May 12, 2017



TOP VIEW

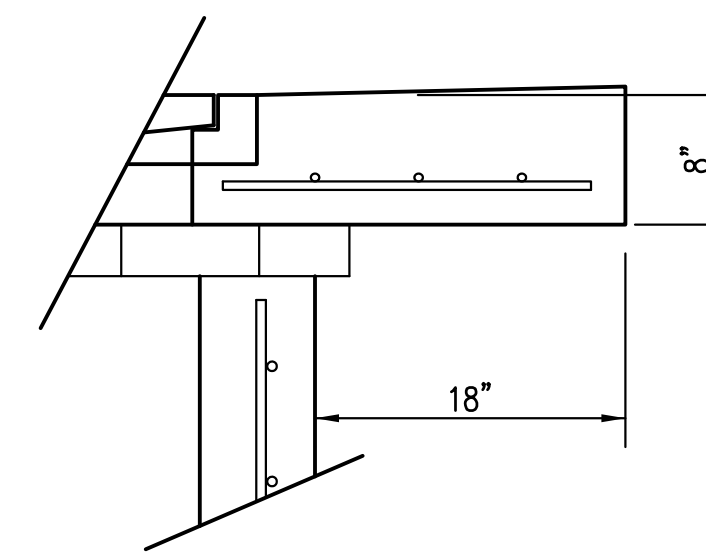


FLUSH STYLE TOP  
NO APRON



9" APRON

\* APRON TO EXTEND ON ALL 4 SIDES OF INLET.  
DESIGNER TO DESIGNATE APRON SIZE.



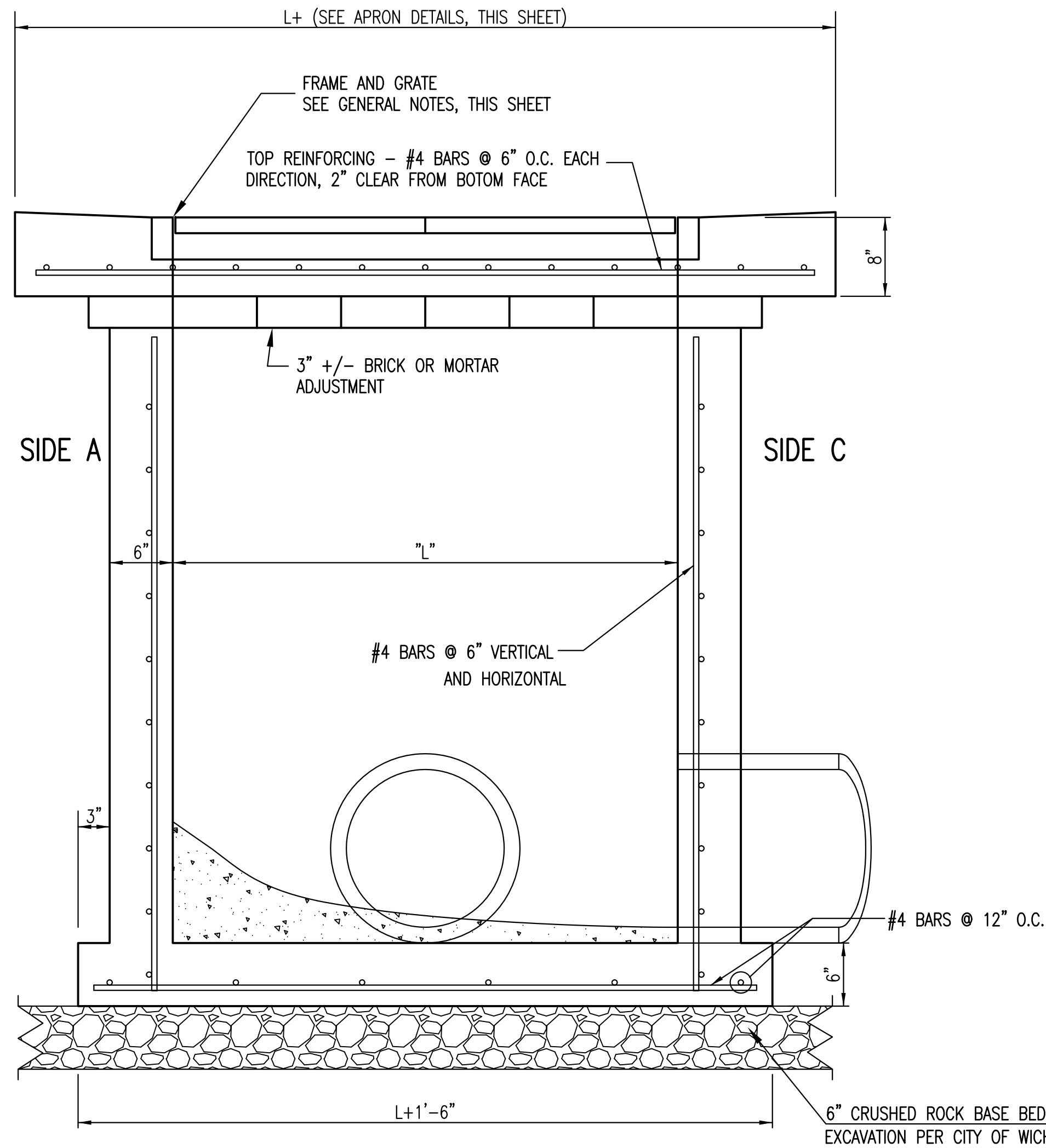
18" APRON

W=2' and L=2' for SINGLE DROP INLET  
W=2' and L=4' for DOUBLE DROP INLET

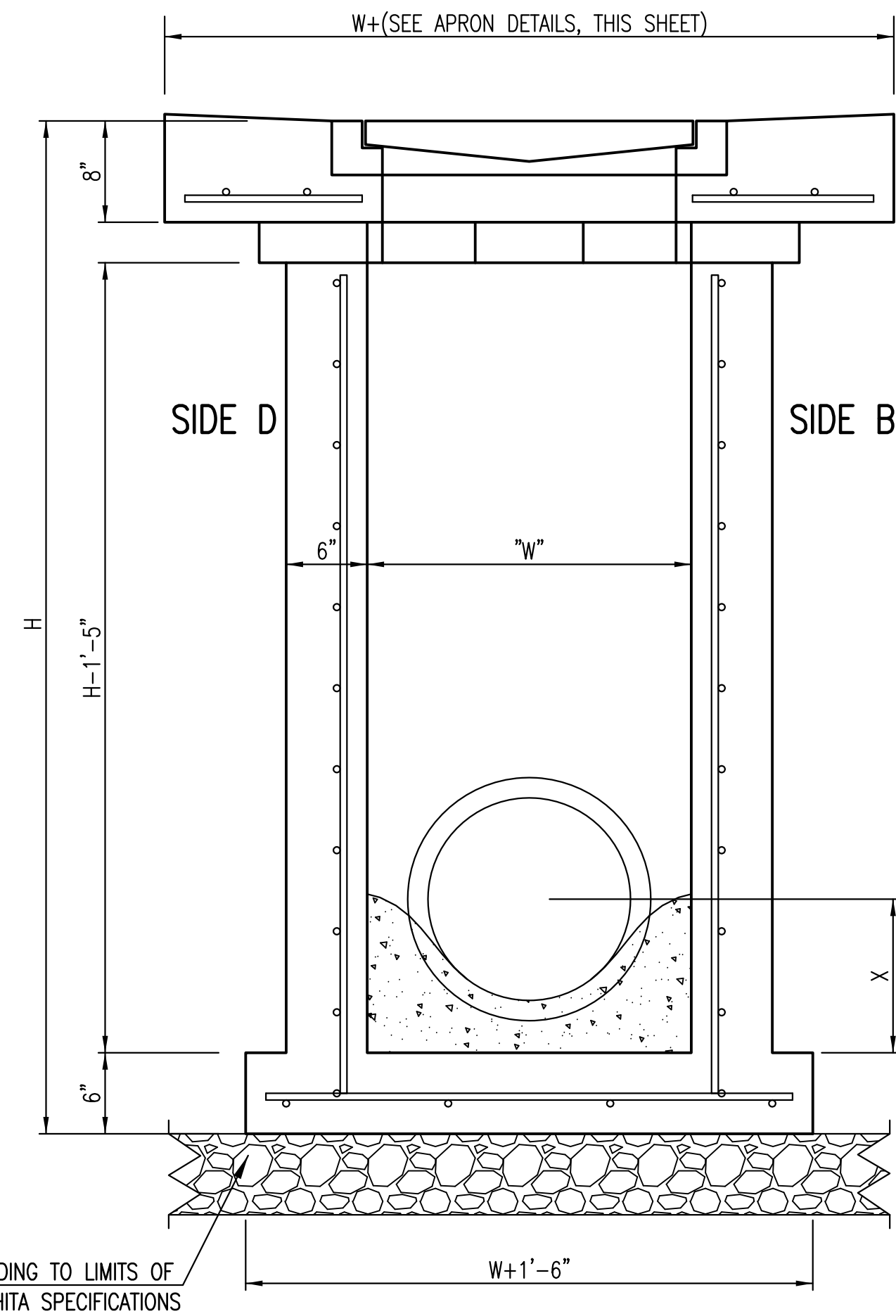
The structure(s) on this detail sheet are designed for HS-20 loading at these specific dimensions only. If larger dimensions are required, the ENGINEER shall provide a project specific structure design for approval by the City Engineer's office.

GENERAL NOTES

1. GRATE FRAME TO BE INSTALLED ON THIN MORTAR CUSHION TO INSURE FULL SUPPORT ALONG BRICK. CONCRETE USED FOR INLET CONSTRUCTION SHALL CONFORM TO CITY OF WICHITA SPECIFICATIONS FOR CONCRETE PAVEMENT MIX.
2. INLET INVERT SHALL BE SHAPED WITH 8 SACK SAND MIX CONCRETE TO CREATE FLOW CHANNELS AND TO INCREASE HYDRAULIC EFFICIENCY SUCH THAT THE INLET WILL BE SELF CLEANING BETWEEN ALL INLET AND/OR OUTLET PIPES.
3. THE ENDS OF ALL PIPES INSTALLED IN INLETS SHALL BE CUT OFF FLUSH WITH THE INSIDE FACE OF THE INLET WALL.
4. INLET FRAME AND GRATE TO BE DEETER #2433, EJIW #5391-Z1 OR APPROVED EQUAL FOR 2'x2' SINGLE DROP INLET AND DEETER #2434, EJIW #5391 Z3 OR APPROVED EQUAL FOR 2'x4' DOUBLE DROP INLET.
5. CONTRACTOR SHALL REMOVE LIFTING HOOKS AFTER INSTALLATION. RECESSES IN INLET WALL SHALL BE GROUTED FLUSH TO THE INLET WALL WITH HYDRAULIC CEMENT AFTER THE INLET IS IN PLACE. LIFTING HOLES THRU THE INLET WALL WILL NOT BE ACCEPTED.

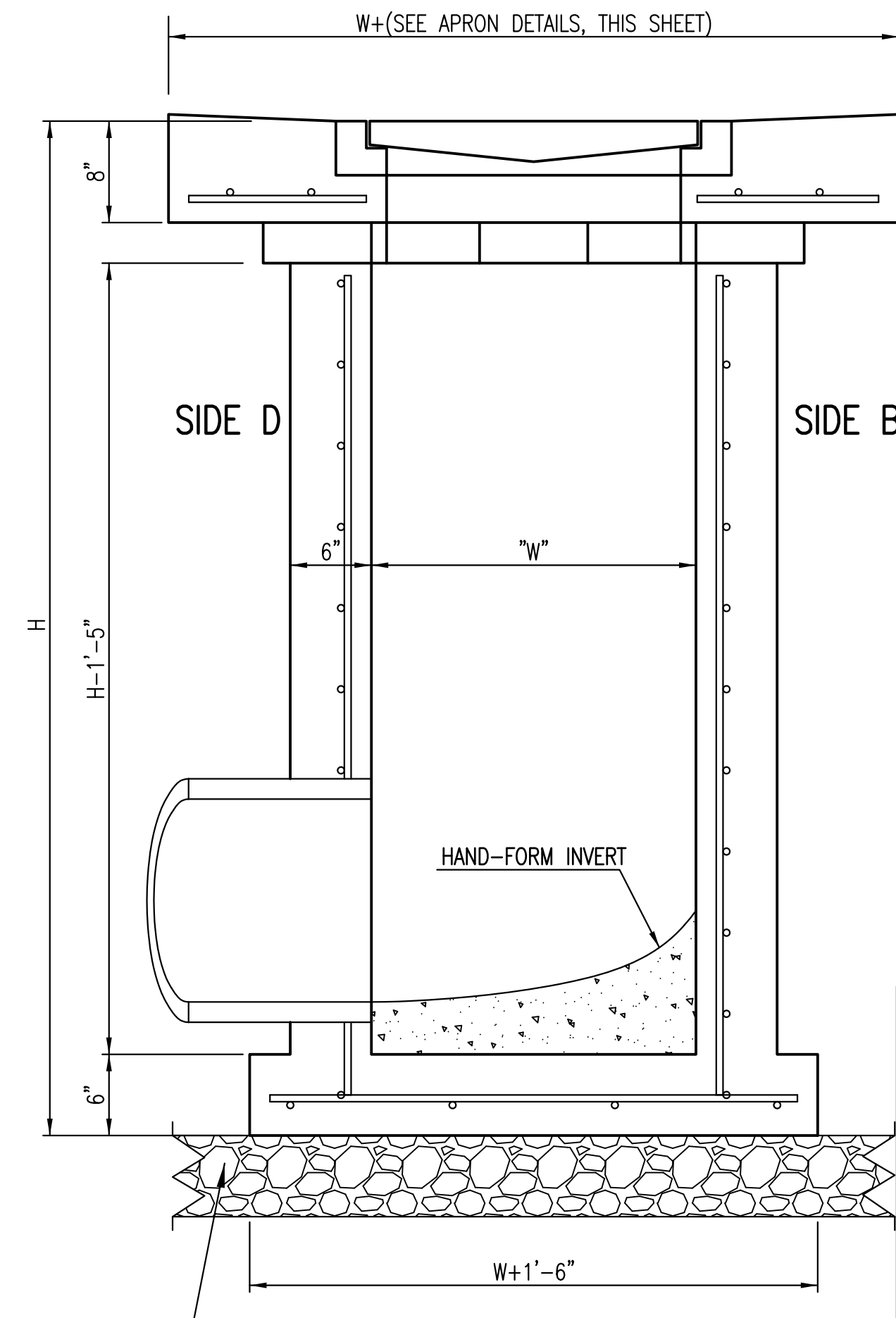


SECTION "A-A"



SECTION "B-B"  
END OUTLET

6" CRUSHED ROCK BASE BEDDING TO LIMITS OF EXCAVATION PER CITY OF WICHITA SPECIFICATIONS

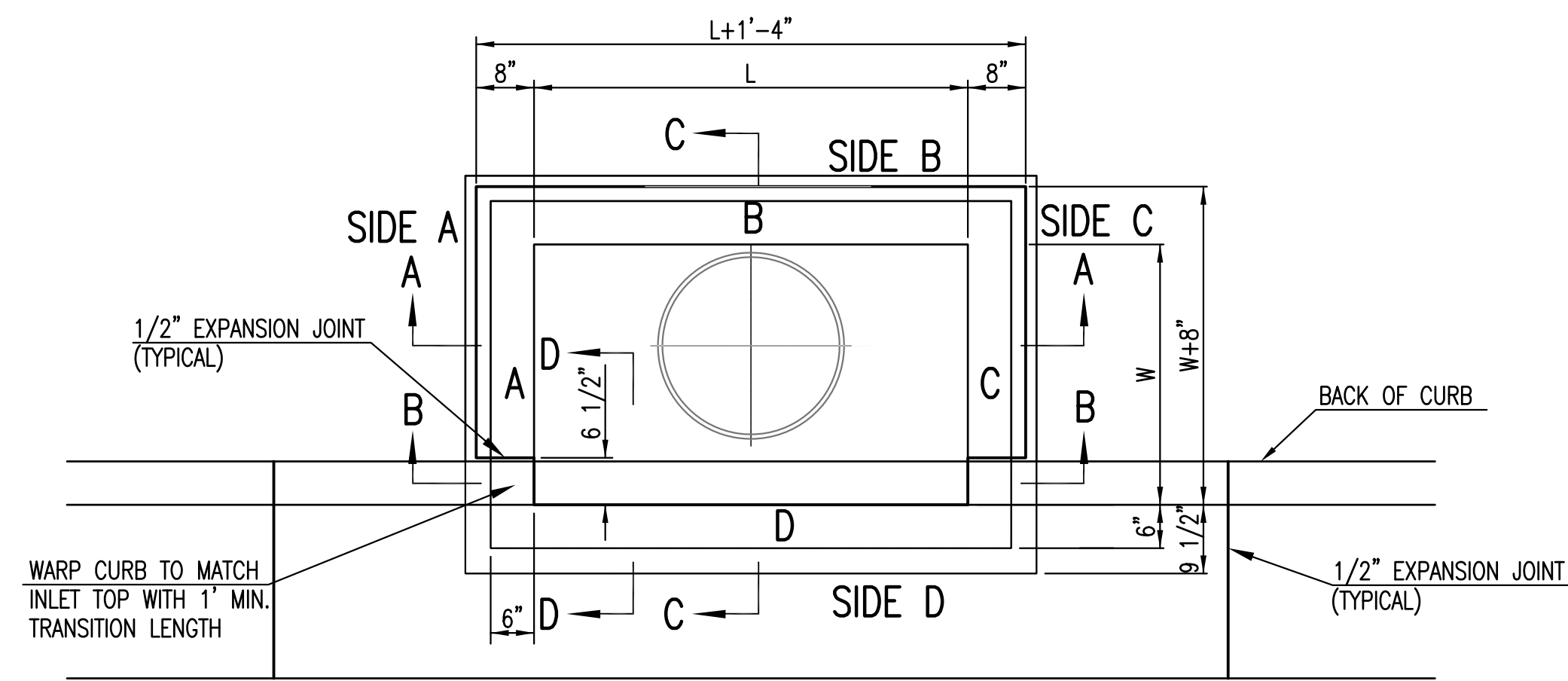


SECTION "B-B"  
SIDE OUTLET

REVISED: MARCH 2015

CITY OF WICHITA  
PUBLIC WORKS & UTILITIES  
ENGINEERING DIVISION

<b>SINGLE/DOUBLE DROP INLET</b>		
CITY ENGINEER <b>GARY JANZEN, P.E.</b>		
PROJECT NUMBER	OCA NUMBER	DATE
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		SHEET <b>4.1</b>



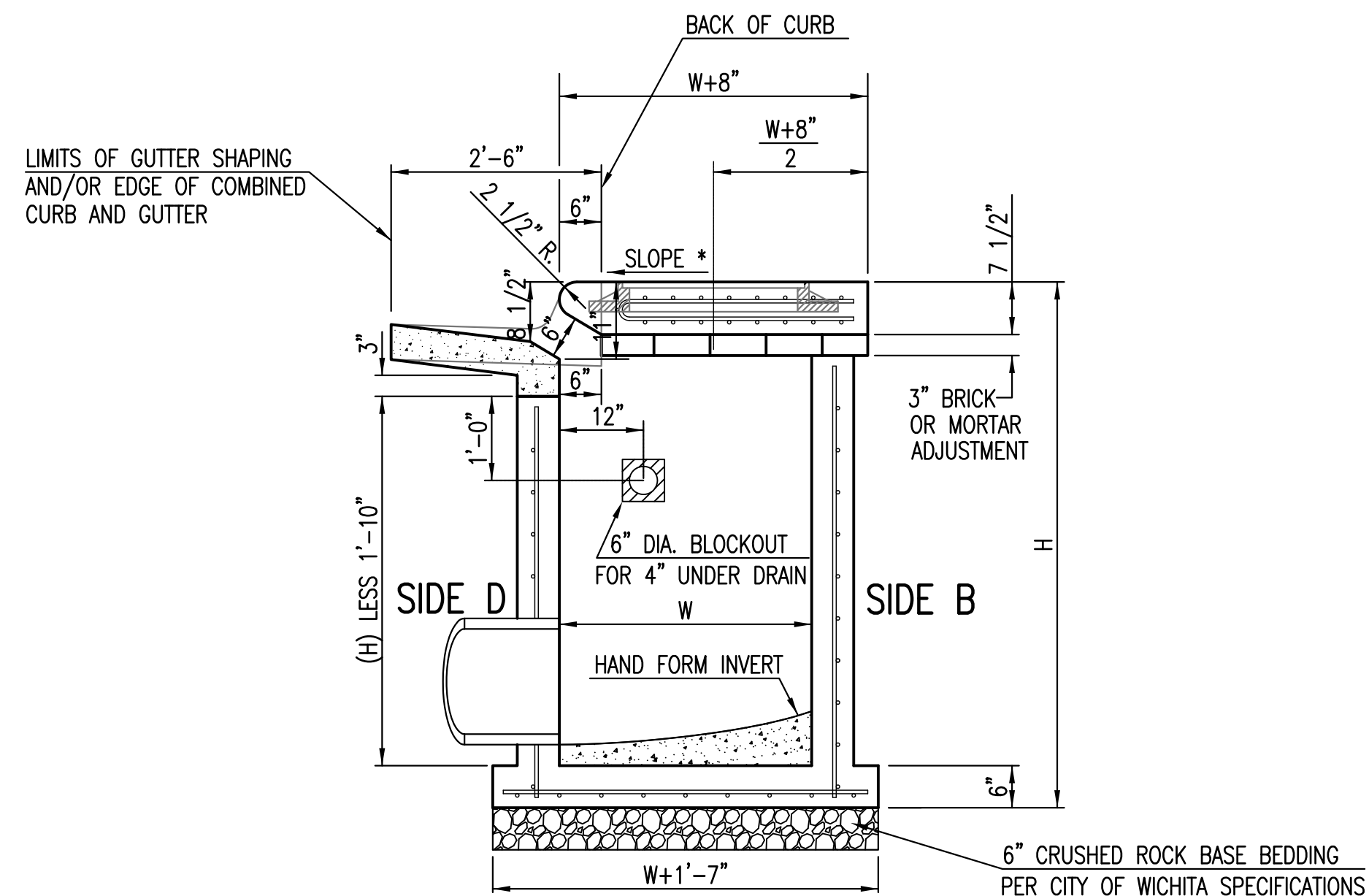
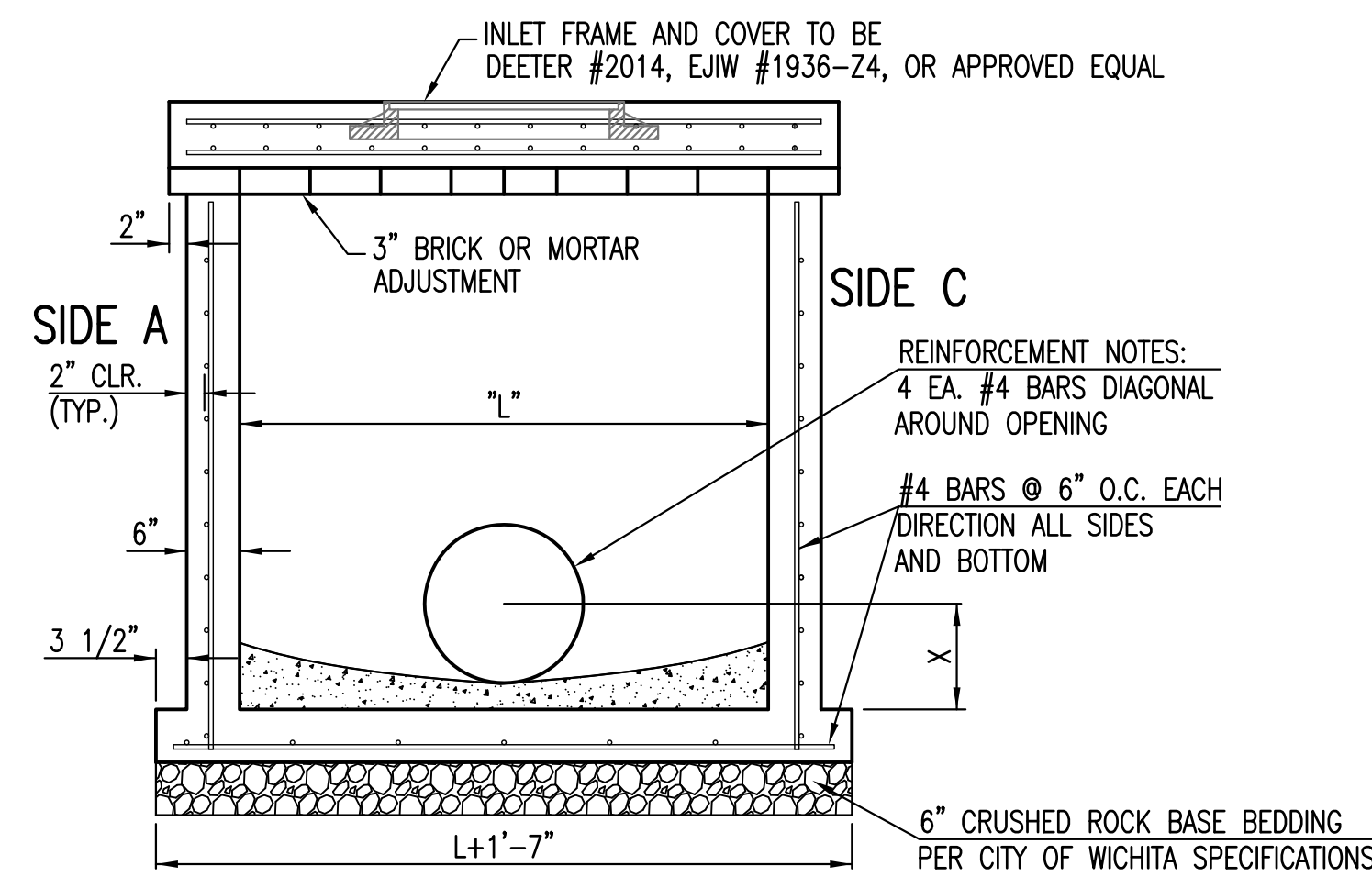
BAR SCHEDULE		
INLET OPENING	B1 BARS	SPACING
5'-0"	#4	4"
10'-0"	#6	3.5"

W	PRE-CAST TOP SIZE			PIPE DIA.**
	WIDTH	LENGTH	TOP	
3'-0"	W+8"	L+1'-4"	7 1/2"	21" & SMALLER
4'-0"	W+8"	L+1'-4"	7 1/2"	24" & 30"
5'-0"	W+8"	L+1'-4"	7 1/2"	36" & 42"
6'-0"	W+8"	L+1'-4"	7 1/2"	48" & 54"
7'-0"	W+8"	L+1'-4"	7 1/2"	60" & 66"

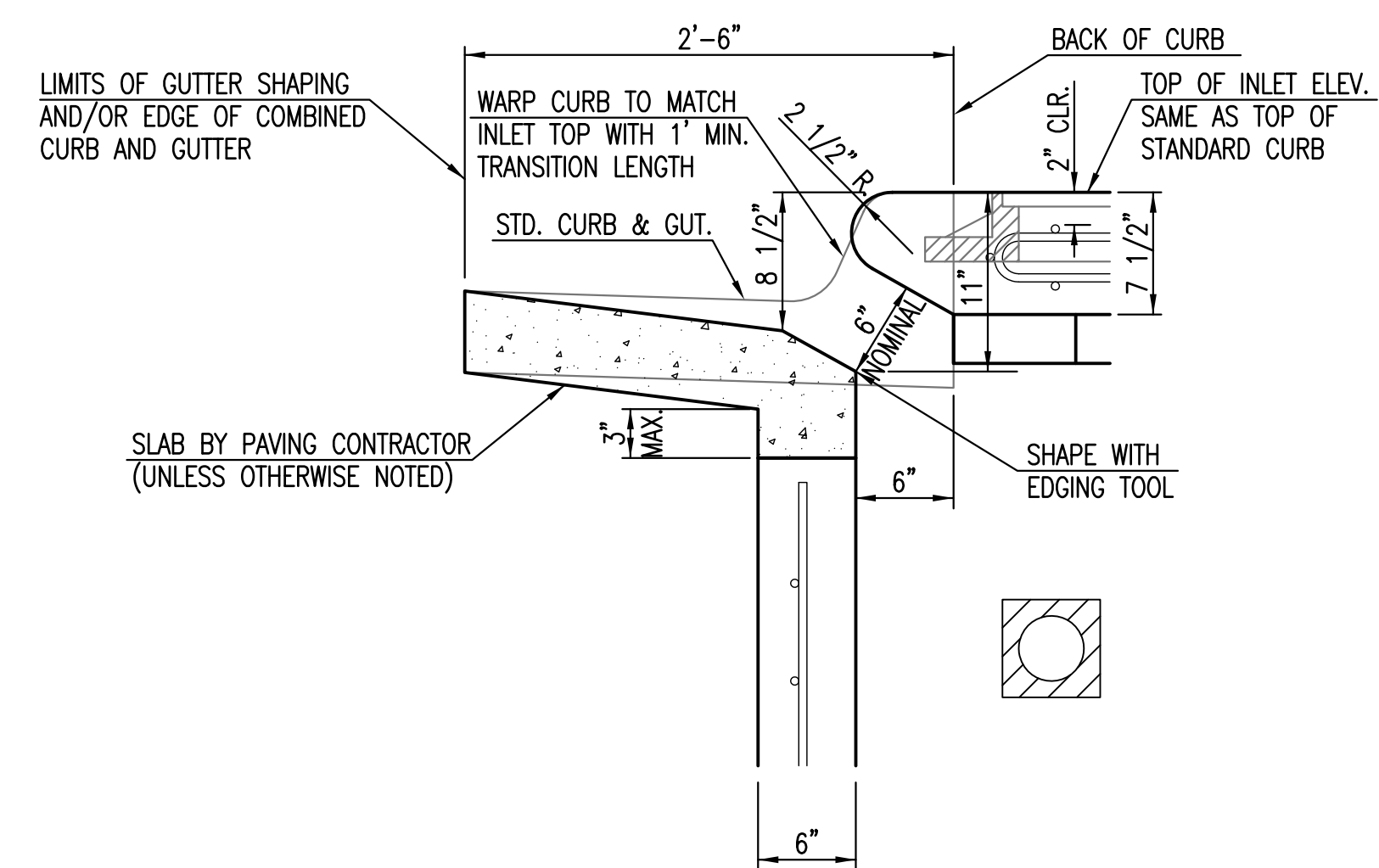
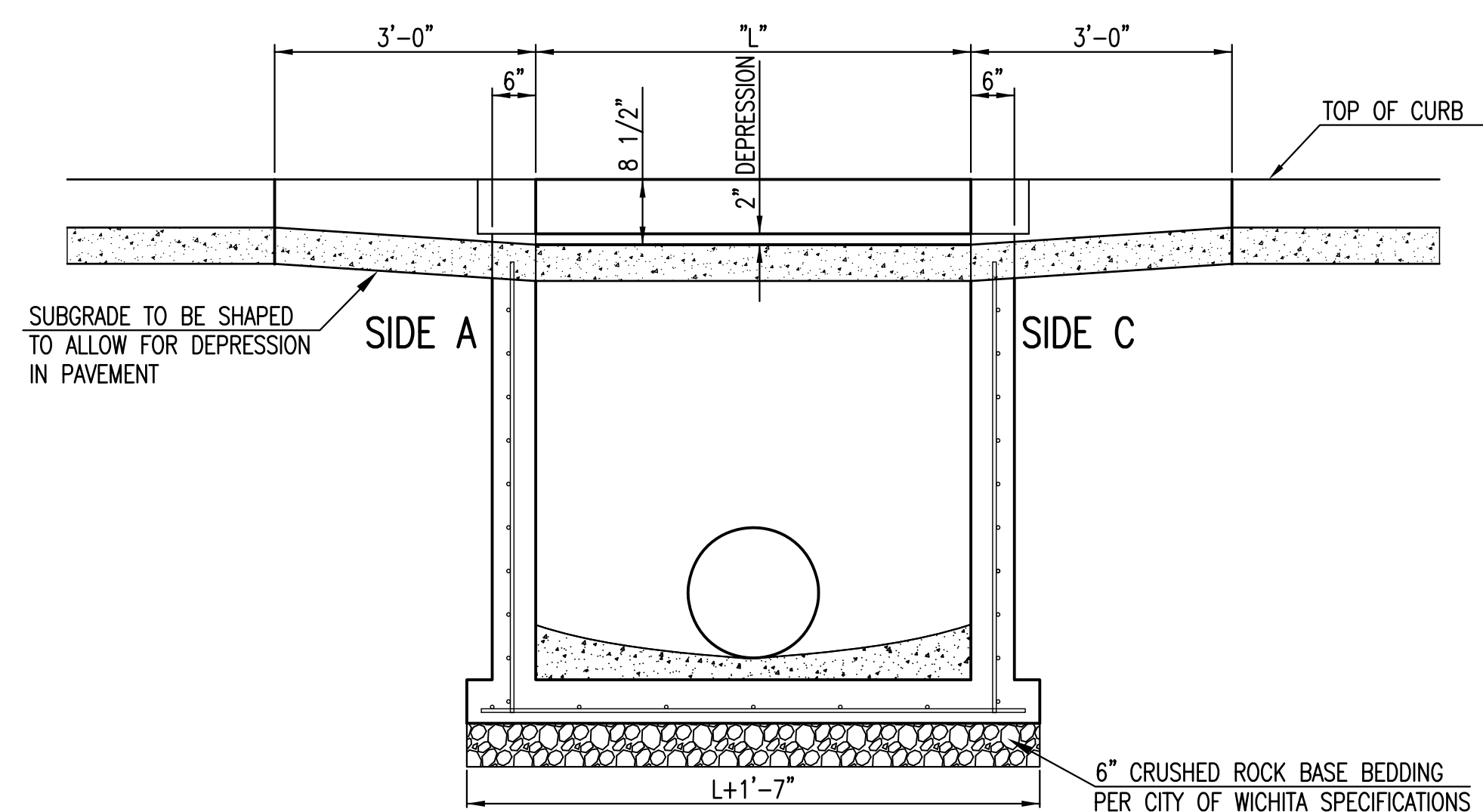
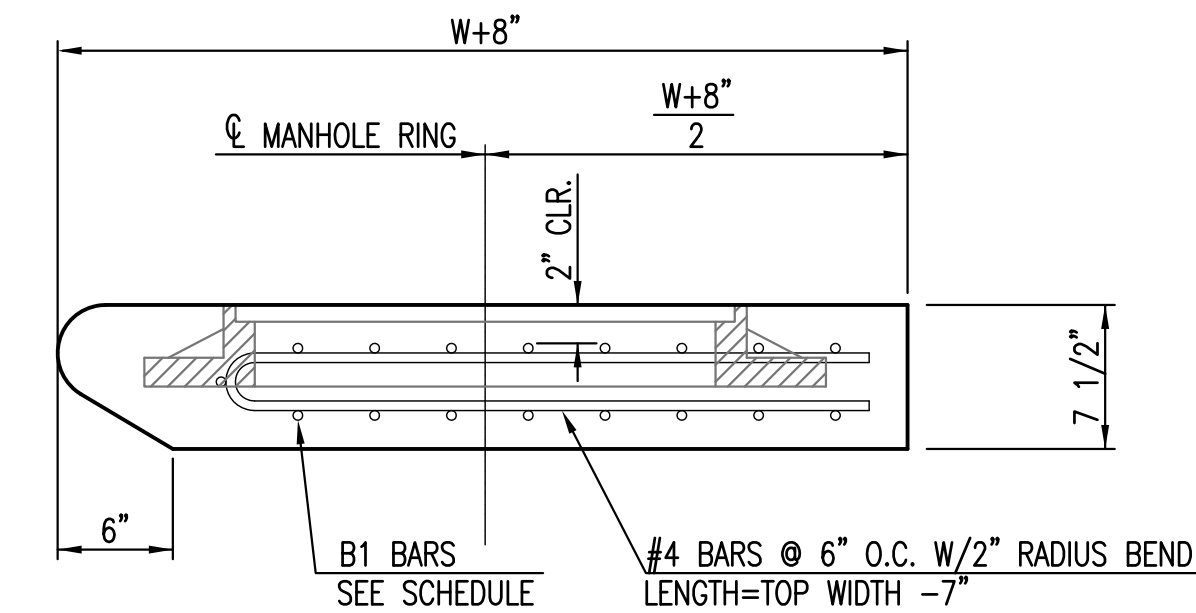
\*\* FOR PIPES PERPENDICULAR TO INLET WALL

GENERAL NOTES

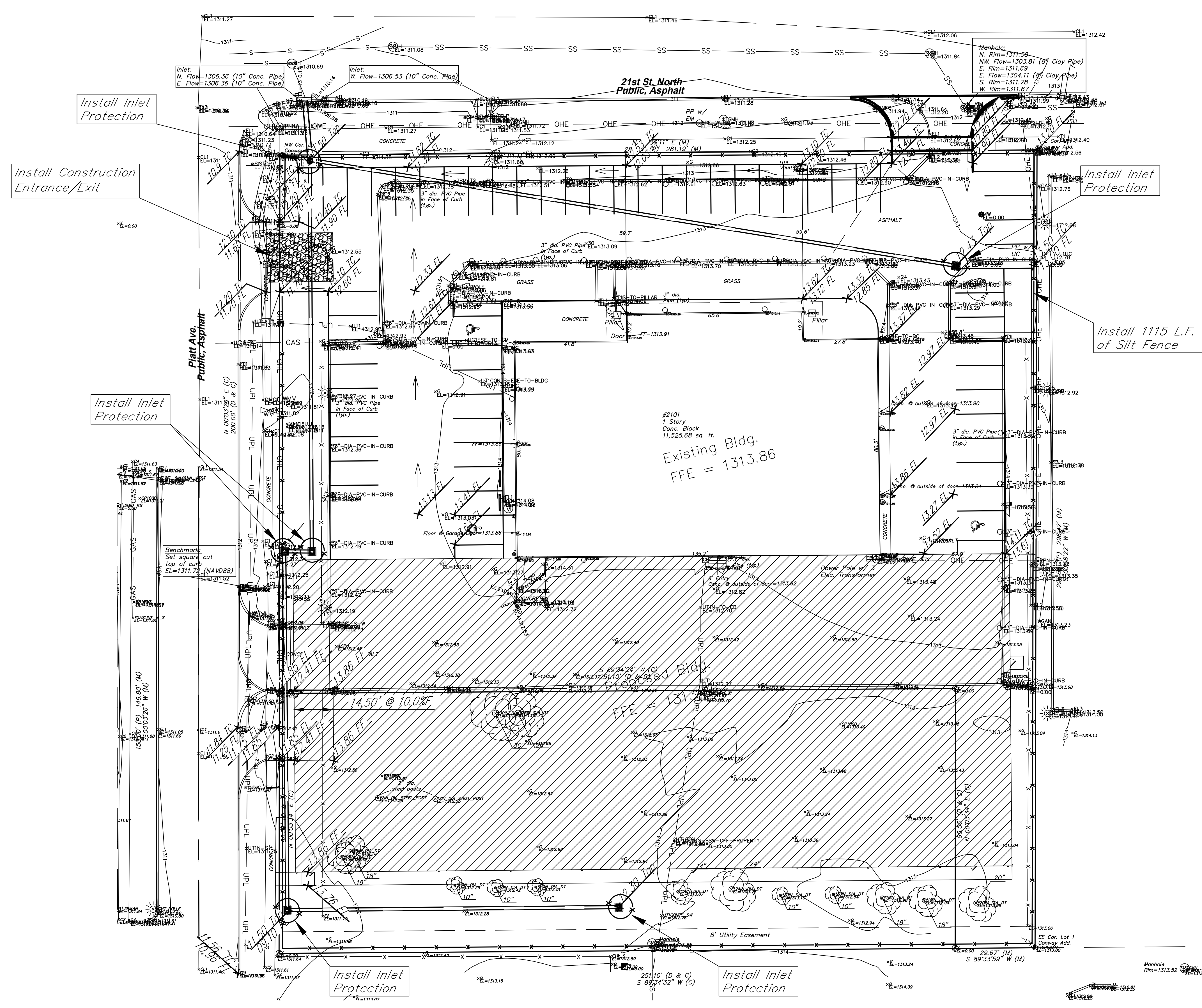
1. CONCRETE TOPS TO BE INSTALLED ON THIN MORTAR CUSHION TO INSURE FULL SUPPORT ALONG BRICK. CONCRETE TOPS MAY BE CAST IN PLACE OR PRECAST. CONCRETE USED FOR INLET CONSTRUCTION SHALL CONFORM TO CITY OF WICHITA SPECIFICATIONS FOR CONCRETE PAVEMENT MIX.
2. CONTRACTOR SHALL HAVE THE OPTION OF CONSTRUCTING 8" BRICK MASONRY WALLS BETWEEN THE CONCRETE INLET BASE AND TOP OF THIS INLET WHEN W=5'-0" AND H=7'-0" OR LESS.
3. INLET INVERT SHALL BE SHAPED WITH 8 SACK SAND MIX CONCRETE TO CREATE FLOW CHANNELS AND TO INCREASE HYDRAULIC EFFICIENCY SUCH THAT THE INLET WILL BE SELF CLEANING BETWEEN ALL INLET AND/OR OUTLET PIPES.
4. THE ENDS OF ALL PIPES INSTALLED IN INLETS SHALL BE CUT OFF FLUSH WITH THE INSIDE FACE OF THE INLET WALL.
5. INLET FRAME AND COVER TO BE DEETER #2014, EJIW #1936 Z4, OR APPROVED EQUAL, SEE SW-303.
6. CONTRACTOR SHALL REMOVE LIFTING HOOKS AFTER INSTALLATION. RECESSES IN INLET WALL SHALL BE GROUDED FLUSH TO THE INLET WALL WITH HYDRAULIC CEMENT AFTER THE INLET IS IN PLACE. LIFTING HOLES THRU THE INLET WALL WILL NOT BE ACCEPTED.



NOTES:  
\* SLOPE OF INLET TOP TO MATCH SIDEWALK OR PARKING SLOPES WITHIN LIMITS INDICATED.



STANDARD TYPE 1 CURB INLET 5'-0" OR 10'-0" OPENING		
CITY ENGINEER GARY JANZEN, P.E.		
PROJECT NUMBER	OCA NUMBER	DATE 11/2010
CITY ENGINEER'S OFFICE CITY HALL - SEVENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202-1620 (316) 268-4501		SHEET

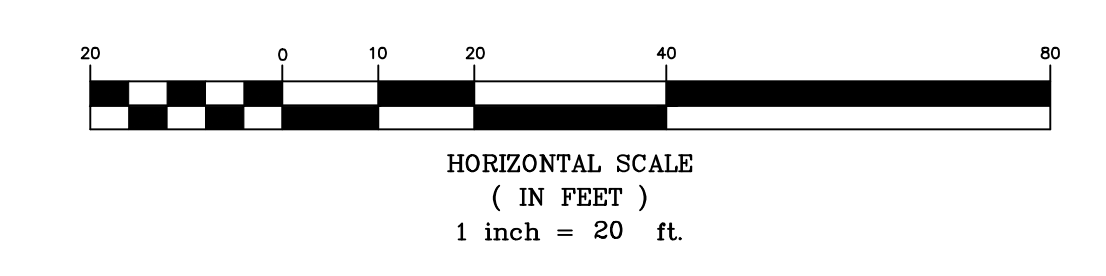


- General Notes:**
1. The BMP's shown on this sheet are considered minimum standards. Whenever sediment enters the streets, storm sewers, ditches, or ponds, contractor will install additional BMP's, as needed, to correct the problem.
  2. The soil erosion BMP's shown hereon must be in place at all times during construction until such time as the site is re-established with paving or grass.
  3. Back of curb protection can include hay bale, silt fence, Curlex barrier, or approved alternate as shown on BMP standard details. This BMP must remain in place until the area between the curb and right-of-way line has been permanently stabilized.
  4. The General Contractor is responsible for the installation and maintenance per the prevention maintenance plan.
  5. Concrete trucks will be permitted to wash out only at approved locations, then maintain and clean up as conditions require, by contractor. No hazardous materials are expected to be encountered. Any spills (diesel, fuel, oil, etc.) will be cleaned up and removed immediately. Portable toilets will be supplied and maintained at various sites along the project. Disposal of sewage will be handled by a contracting firm specializing in this activity.
  6. The above mentioned storm water prevention methods will be monitored daily and maintained as required. A weekly erosion control log will be posted in the job trailer onsite, and updated weekly. Site inspections are required within 24 hours after a precipitation event of 0.5" or greater.

- LEGEND:**
- Flow Direction
  - ⊗ Inlet Protection - to be provided at all inlets subject to silt laden runoff.
  - Ditch Check
  - Temporary Seeding and Mating.
  - Silt Fence or Hay Bale Barrier - to be installed along property lines where runoff from construction site can run onto other properties.
  - Stabilized Construction Entrance - to be used at all locations where vehicles or equipment enter or exit property.
  - Back of Curb Protection - to be installed whenever curb is backfilled to less than 3 inches from top and disturbed earth exists adjacent thereto. (See City Standard Details.)



DATE: 5.12.2015  
THIS SHEET HAS BEEN SIGNED, SEALED AND DATED ELECTRONICALLY

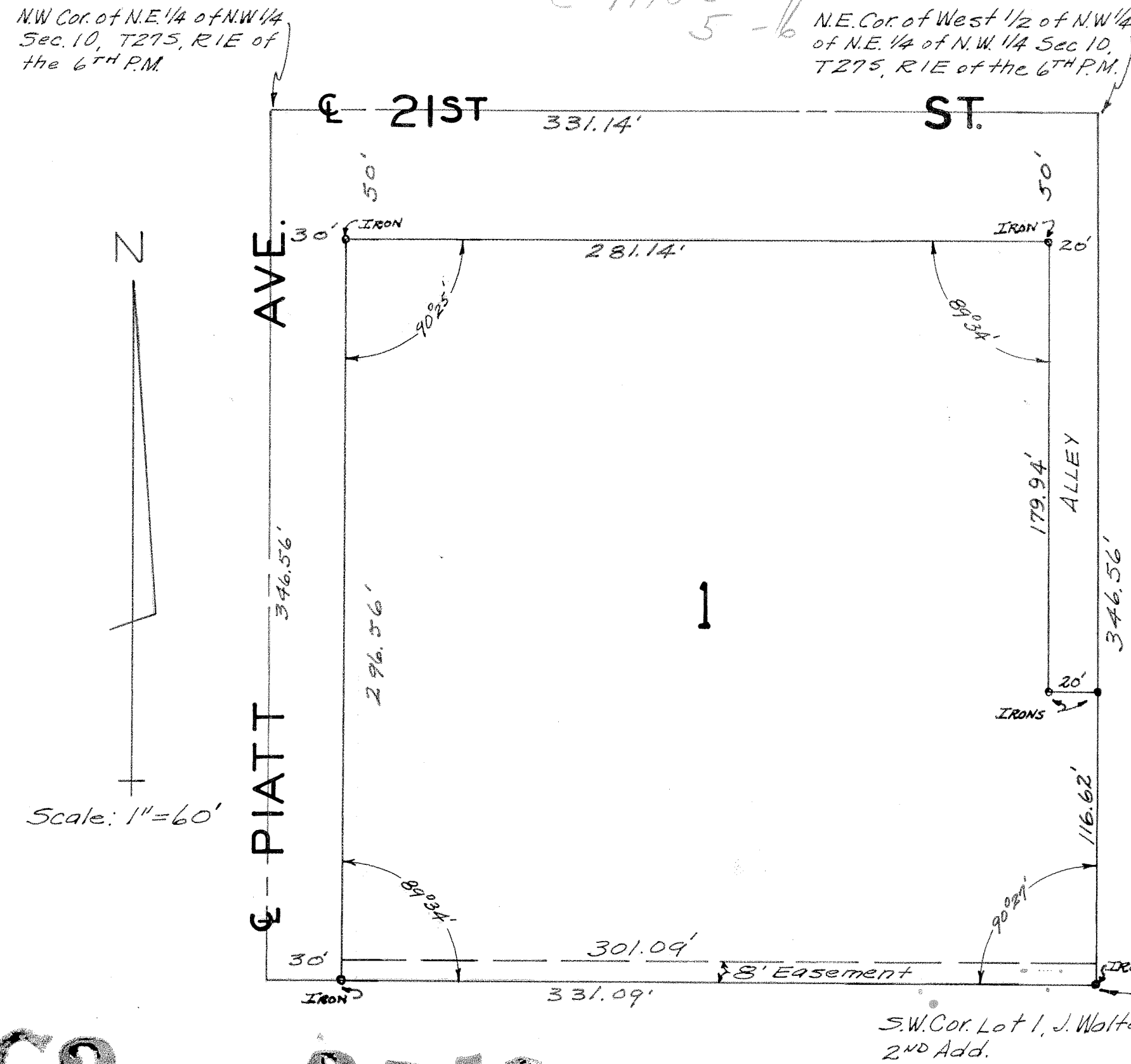


Etezazi Industries, Inc.  
**Erosion Control Plan**  
Wichita, Kansas

	PROJECT NUMBER			SHEET <b>6</b>
	KEM NO. 17015	FILE	DATE 5/2017	
DESIGN KM	DRAWN DM	REVISED		

May 12, 2017

# CONWAY ADDITION TO WICHITA, KANSAS



State of Kansas } ss.  
County of Sedgwick }

I, Don C. Moehring a Civil Engineer in and for said state and county, do hereby certify that I have surveyed and platted "CONWAY ADDITION" to Wichita, Kansas into a lot, an Avenue, a Street and an Alley. The same being described as: Beginning at the Northwest corner of the Northeast 1/4 of the Northwest 1/4 of Section 10, Township 27 South, Range 1 East of the 6<sup>th</sup> P.M.; thence East along the North line of said Section 10 a distance of 331.14 Feet; thence South 346.56 Feet to the Southwest corner of Lot 1, Block A in J. Walter Ross 2<sup>nd</sup> Addition to Wichita Sedgwick County, Kansas.; thence West 331.09 Feet to a point in the West line of the Northeast 1/4 of the Northwest 1/4 of said Section 10 and 346.56 Feet South of the North line of said Section 10; thence North 346.56 Feet to the point of beginning. The North 206.56 feet of the above described tract lying East of a line 239 feet East of and parallel with the West line of the N.E. 1/4 of the N.W. 1/4 of said Sec. 10 being owned by Mary M. Winzer, formerly Mary M. Dumas, and A.G. Winzer her husband, with M. Paul Elder and Hazel Elder as contract purchasers; and the balance of said tract being owned by Thomas G. Rogers and Iva A. Rogers his wife, and John R. Rogers, and Gladys I. Rogers his wife.

Don C. Moehring, C.E.  
DON C. MOEHRING C.E., CONSULTING CIVIL ENGINEER

Know all men by these presents, that we the undersigned property owners of the land above set forth in the Civil Engineers Certificate have caused the same to be surveyed and platted into a lot, a Street, an Avenue, and an Alley; the same being known as Conway Addition to Wichita, Sedgwick County, Kansas. The Streets and Alley are hereby dedicated to and for the use of the public and Easements, for the construction and maintenance of public utilities, as indicated on the accompanying plat thereof, are hereby granted.

A.G. Winzer, M. Paul Elder, Iva A. Rogers  
Mary M. Winzer, Hazel Elder, John R. Rogers  
Thomas G. Rogers, Gladys I. Rogers

State of Kansas } ss.  
County of Sedgwick }

Be it remembered that on this 25<sup>th</sup> day of April, 1957, before me, a Notary Public in and for said State and County, came Thomas G. Rogers and Iva A. Rogers, his wife, and John R. Rogers and Gladys I. Rogers, his wife, and Mary M. Winzer, formerly Mary M. Dumas, and A.G. Winzer her husband, M. Paul Elder and Hazel Elder, his wife, to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledge the same as their voluntary act and deed.

My commission expires: March 1, 1961

Judy Van Hoese  
Notary Public

We, The Farmers and Bankers Life Insurance Company, mortgagees on part of the above described property, do hereby consent to the plat of Conway Addition to Wichita, Sedgwick County, Kansas.

Frank B. Jacobshagen, Vice President  
C. A. Swallow, Ass't Secretary

This plat, of Conway Addition to Wichita, Sedgwick County, Kansas, has been submitted to and considered by the City Planning Commission of the City of Wichita, Kansas, and is hereby transmitted to the Board of Commissioners of the City of Wichita, Kansas, with the recommendation that such plat be approved as proposed. Dated this 1 day of May, 1957.

The City Planning Commission of the City of Wichita, Kansas.

Wesley Howers, Chairman  
Attest: Eugene N. Smith, Secretary

Approved by the Board of City Commissioners this 14 day of May, 1957.

E. E. Baird, Mayor  
Attest: [Signature], City Clerk

Approved by the Board of County Commissioners this 7<sup>th</sup> day of August, 1957.

Chris Schweiter, County Clerk

Entered on transfer record this 8<sup>th</sup> day of AUGUST, 1957.

Chris Schweiter, County Clerk

State of Kansas } ss.  
County of Sedgwick }

This is to certify that this instrument was filed for record in the Register of Deeds office on the 8<sup>th</sup> day of August, 1957 at 3:20 o'clock P.M. and is duly recorded.

# 21508 Rufus E. Deering, Register of Deeds

State of Kansas } ss.  
County of Sedgwick }

Be it remembered, that on this 21<sup>st</sup> day of May, 1957, before me, a Notary Public, in and for said State and County came The Farmers and Bankers Life Insurance Company by its Vice President Frank B. Jacobshagen and C.A. Swallow, Ass't Secretary, to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledge the same as their voluntary act and deed and the Voluntary act and deed of said Company.

My Commission expires: Jan 13, 1958

Anna B Roberts, Notary Public