

J:\PROJECTS\2022\2201010526\_1\_TIER1\_ESTANCIA\_COMMERCIAL\_SECOND\09\_220526\_CAD\SH1\25262-05-2000\_P10.DWG  
 PLOTTED: Thursday, September 21, 2023 @ 11:06AM

## 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 (GAS) 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  
 COX COMMUNICATIONS 1-888-249-3530  
 KANSAS GAS SERVICE 1-888-492-4950  
 EVERGY 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 FIELD GRADES BY THE CONTRACTOR.
- IF TRAFFIC WILL BE IMPACTED BY CONSTRUCTION, A TRAFFIC CONTROL PLAN MUST BE SUBMITTED AND APPROVED BY THE CITY TRAFFIC ENGINEER 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.
- ALL AREAS DISTURBED DURING CONSTRUCTION THAT WILL NOT BE UNDER PROPOSED PAVEMENT SHALL BE SEEDED AND MULCHED. COST SHALL BE CONSIDERED SUBSIDIARY TO PROJECT SEEDING.
- CONTRACTOR SHALL LIMIT THE EXTENT OF TRENCH OPEN OVERNIGHT AND WEEKENDS TO LESS THAN 50 FEET.
- EXISTING UTILITIES AND THEIR LOCATION, AS SHOWN ON THE PLANS REPRESENT THE BEST INFORMATION OBTAINABLE FOR DESIGN. LOCATION INFORMATION HAS BEEN OBTAINED FROM THE VARIOUS COMPANIES AND IS EITHER FROM COMPANY UTILITY DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.
- 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 OF THE MANHOLE.
- CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM ALL MANHOLE COVERS.
- ALL STUBS AND PLUGGED PIPES SHALL BE LOCATED WITH GREEN PLASTIC TAPE IN THE SAME MANNER AS RISERS.
- CONNECTING TO EXISTING MANHOLES:  
 PRIOR TO LAYING SEWER LINES USING EXISTING STUBS IN EXISTING MANHOLES, THE CONTRACTOR SHALL EXPOSE AND VERIFY THE ELEVATION, GRADE AND ALIGNMENT OF EXISTING STUBS AND NOTIFY THE ENGINEER OF ANY DEVIATION FROM THE PLANS. WHERE CONNECTION TO AN EXISTING MANHOLE THAT DOES NOT HAVE AN EXISTING STUB OR THE STUB IS UNUSABLE DUE TO ELEVATION GRADE OR ALIGNMENT, THE CONTRACTOR SHALL BORE CUT INTO EXISTING MANHOLE WALL TO MAKE CONNECTION USING APPROVED WATER STOP GASKET, AND RESHAPE THE EXISTING MANHOLE INVERT TO PROVIDE SMOOTH FLOW. THE COST TO CONNECTING TO EXISTING MANHOLES IS INCIDENTAL TO THE PROJECT.
- THE CONTRACTOR SHALL PREVENT ANY CONSTRUCTION DEBRIS FROM ENTERING THE EXISTING SANITARY SEWER DURING CONSTRUCTION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING CONTINUOUS FLOW OF SEWAGE THROUGH CONSTRUCTION. CONTRACTOR'S PROPOSED METHOD FOR MAINTAINING SEWAGE FLOW SHALL BE SUBMITTED AND APPROVED BY THE SEWER MAINTENANCE DIVISION (316-268-4073) PRIOR TO STARTING AND BY-PASSING OF SEWAGE FLOWS.
- ALL TRAFFIC CONTROL DEVICES IN THE WORK ZONE (INCLUDING MARKINGS AND SIGNS) AND THEIR INSTALLATION AND MAINTENANCE SHALL COMPLY WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). ALL TRAFFIC CONTROL DEVICES IN THE TRAVELED WAY OR CLEAR ZONE SHALL BE CRASHWORTHY (NCHRP REPORT 350 OR MASH COMPLIANT).  
[http://safety.fhwa.dot.gov/roadwaydept/policy/guide/road\\_hardware/wzd](http://safety.fhwa.dot.gov/roadwaydept/policy/guide/road_hardware/wzd)
- ALL CONSTRUCTION EQUIPMENT, INCLUDING VEHICLES, MATERIALS, AND DEBRIS, SHALL BE STORED OUTSIDE OF THE CLEAR ZONE. WHERE THIS CANNOT BE ACHIEVED THE CONTRACTOR SHALL PLACE APPROPRIATE SIGNS, SUBJECT IDENTIFIERS, AND/OR BARRICADES IN COMPLIANCE WITH MUTCD.
- EXCEPT WHEN REQUIRED FOR SAFETY, TRAFFIC CONTROL SHALL NOT BLOCK ANY LANES OR SIDEWALKS WHEN WORK IS NOT BEING PERFORMED.
- FOLLOW THE LINK BELOW FOR DETAILS ON SPECIFIC CITY OF WICHITA STANDARD DETAILS:  
<http://www.wichita.gov/PWU/Pages/Regulations.aspx>
- ALL EXCESS EXCAVATED MATERIAL SHALL REMAIN ON-SITE IN AN OWNER APPROVED LOCATION.
- DEVELOPER FOR THIS PROJECT IS:  
 SCHELLENBERG PROPERTIES, LLC  
 7928 WEST 21st STREET  
 WICHITA, KANSAS 67205  
 MARVIN L. SCHELLENBERG, MEMBER  
 316-721-2153

## SANITARY SEWER SYSTEM IMPROVEMENTS PHASE 1

TO SERVE

# ESTANCIA COMMERCIAL 2ND ADD.

PROJECT NO. 468-2023-012985

ORG CODE 47268723

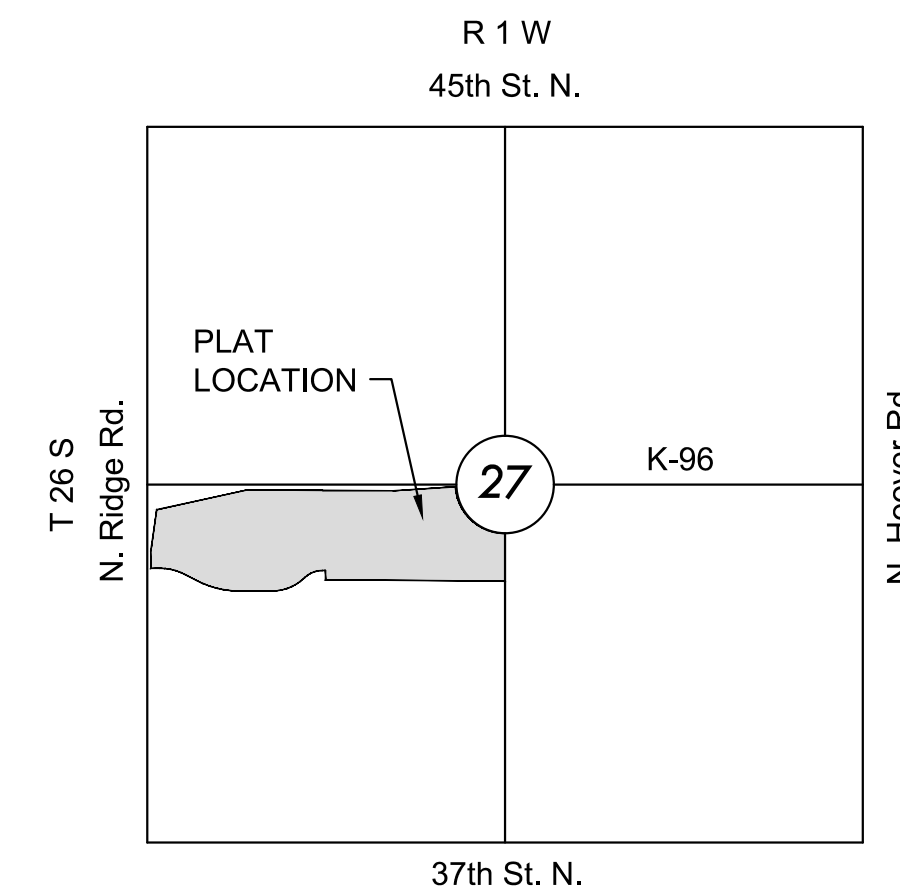
MUNIS NO. E3088

THE CITY OF WICHITA, KANSAS  
 PAUL GUNZELMAN, P.E. - INTERIM CITY ENGINEER

Nowak Construction - Contractor  
 S. Lowe - City of Wichita, field Project Engineer  
 R. Carrillo - Inspector  
 As-built  
 Stub & risers  
 Release Date: 4/19/2024  
 Completion Date:  
 : arosas 5/21/2024



**SS SHEETS 1 & 7  
 REVISED AFTER  
 BIDDING**



### VICINITY MAP

No Scale

### INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
01	TITLE SHEET
02-04	SANITARY DETAILS
05	LINE 1
06	LINE 2
07	LINE 3
08	BUBBLE MAP
09-13	BMP SHEETS
14	PLAT

### CONTROL POINTS

Control Points:  
 CP 50  
 N: 1711490.123 E: 1624127.680 EL: 1335.950  
 Description of control point: Aluminum Control Cap on 24" 5/8" Rebar

CP 59  
 N: 1711545.855 E: 1622839.203 EL: 1335.71  
 Description of control: X cut Top of Curb

CP 60  
 N: 1711544.080 E: 1623148.911 EL: 1339.38  
 Description of control point: X cut Top of Curb

CP 61  
 N: 1711517.255 E: 1624109.772 EL: 1334.22  
 Description of control point: X cut Top of Curb

CP 62  
 N: 1711633.785 E: 1625508.886 EL: 1337.01  
 Description of control point: Aluminum Control Cap on 24" by 5/8" Rebar

CP 63  
 N: 1712224.800 E: 1625339.381 EL: 1335.52  
 Description of control point: Red Control Cap on 24" by 5/8" Rebar

CP 64  
 N: 1712198.457 E: 1624202.448 EL: 1339.92  
 Description of control point: Red Control Cap on 24" by 5/8" Rebar

CP 65  
 N: 1711986.686 E: 1623019.316 EL: 1336.365  
 Description of control point: Red Control Cap on 24" by 5/8" Rebar

Benchmarks:  
 BM 1/60  
 N: 1711544.080 E: 1623148.911 EL: 1339.38  
 Description of control point: X cut Top of Curb

BM 2/61  
 N: 1711517.255 E: 1624109.772 EL: 1334.22  
 Description of control point: X cut Top of Curb

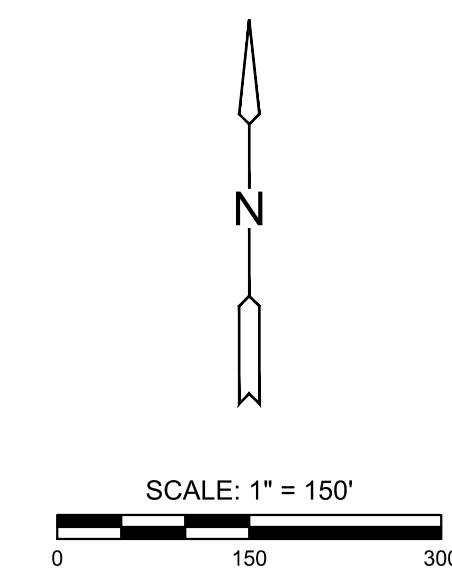
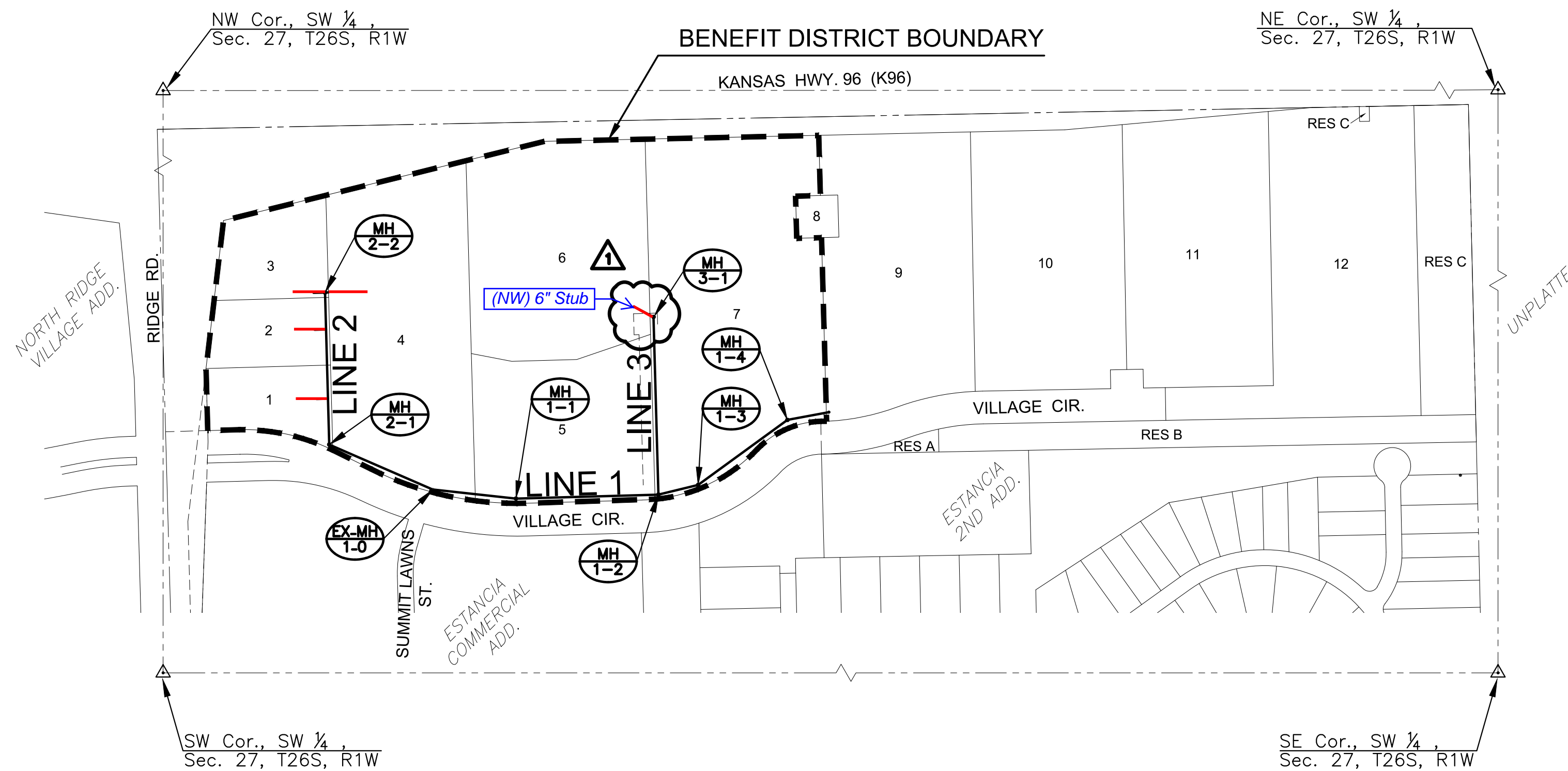
### DATUM

The Horizontal Datum is based on the Kansas Coordinate System of 1983, NAD83(2011), EPOCH:2010.0000, South Zone. Coordinates shown have been modified to the ground using a combined adjustment factor of 1.0001200144. State Plane coordinates can be calculated by multiplying the shown values by 0.99988.

All elevations shown are based on the NAVD 88 vertical datum, Geoid12b.

### NOTE

All Control Points shown have elevations established using standard surveying procedures and can be used as temporary benchmarks. When using a Control point as a temporary benchmark, it is recommended that cross-checks be made to other control points or benchmarks to confirm elevations prior to use.



SANITARY SEWER PLANS FOR  
**ESTANCIA COMMERCIAL 2ND ADD.**  
 PHASE 1

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### TITLE SHEET

PROJECT NO.	468-2023-012985	
DATE	JULY 2023	
SCALE	1" = 150'	
DESIGNED	DRAWN	CHECKED
DFL	LAL	SPE

NO.	REVISION	DATE
1	EXTENDED & ROTATED STUB	09/21/23

SHEET NO.  
 01 OF 14



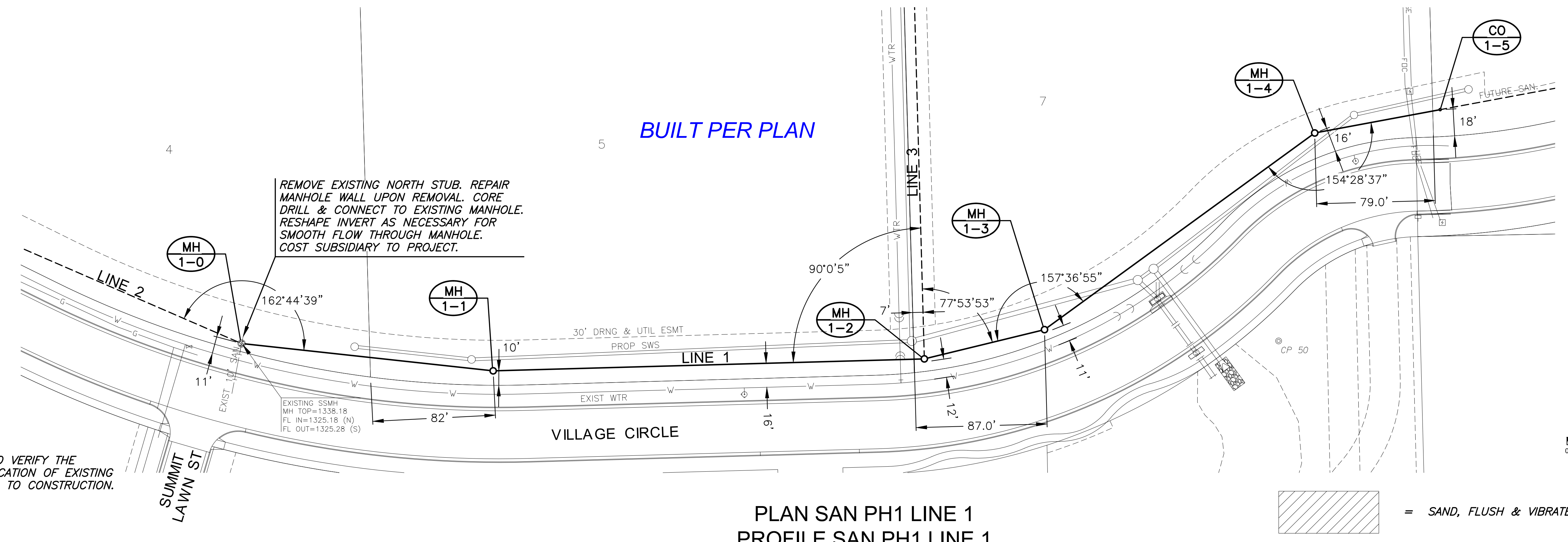
Construction Engineering Division  
 1801 S. McLean Blvd., Suite B  
 Wichita KS, 67213  
 (316) 268-4027

**Sanitary Sewer Riser Table**

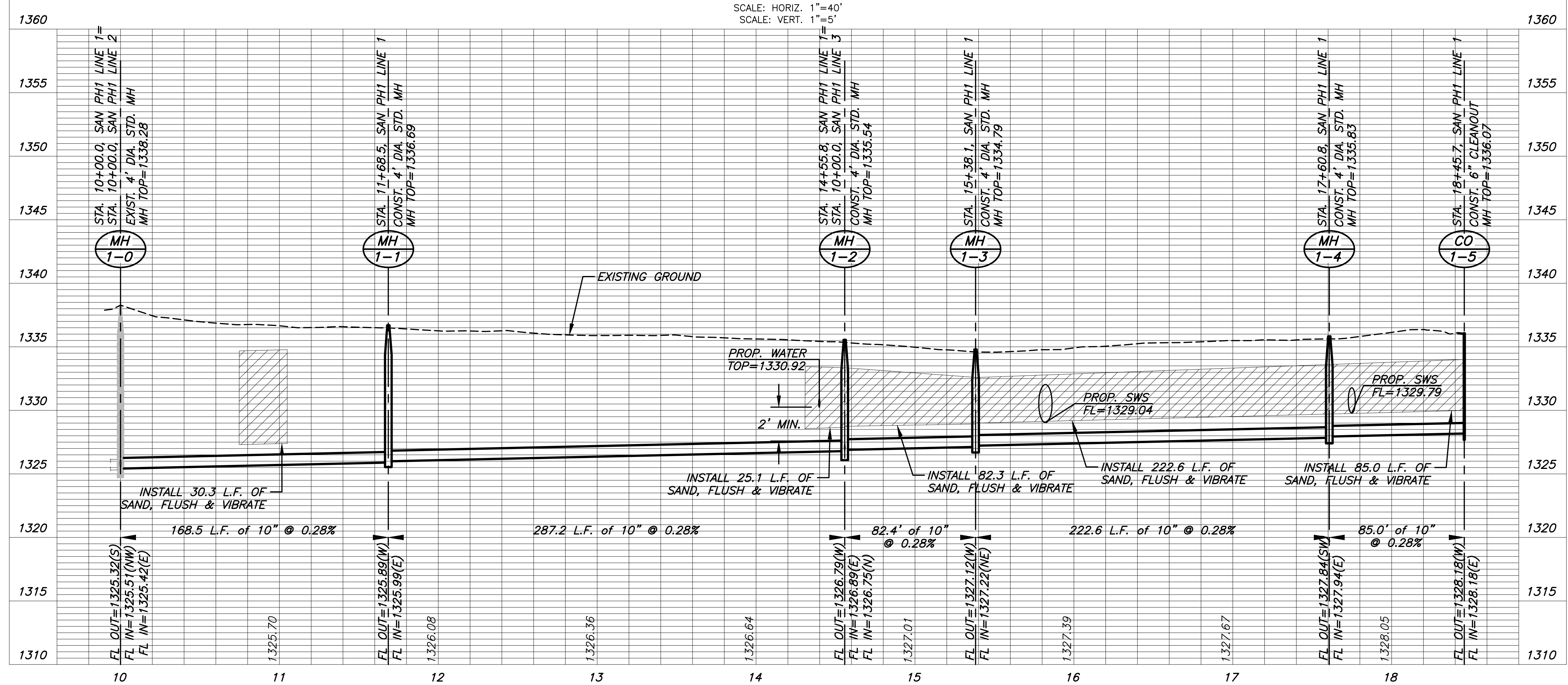
**Project Name:** WDS\_SWS #783\_SS to serve Estancia Commercial 2nd Addition  
**Project Location:** north of 37th Street North, east of Ridge Road  
**Project No:** 468-2023-012985  
**MUNIS No:** E3088/47268723  
**Contractor:** Nowak Construction Co., Inc.  
**Inspector:** Roberto Carrillo

Riser No.	Line No.	Station	Distance from Main to Riser (Lt./Rt.)	Distance from		Comment
				Upstream MH	Downstream MH	
1	2	13+20.3	23' LT	213.9	92.7	
2	2	14+59.74	23' LT	74.46	232.14	
3	2	15+34.2	23' LT	AT MH	306	
4	2	15+34.2	7' <del>LT</del> RT.	AT MH	306	

J:\PROJECTS\2022\2201010526\_1\_TIER1\_ESTANCIA COMMERCIAL SECOND\00 220526 CAD\SH1\505 CIVIL\SANPH1\220526-05-2200 PH1.DWG  
 PLOTTED: Friday, July 07, 2023 @ 01:21PM



**PLAN SAN PH1 LINE 1**  
**PROFILE SAN PH1 LINE 1**

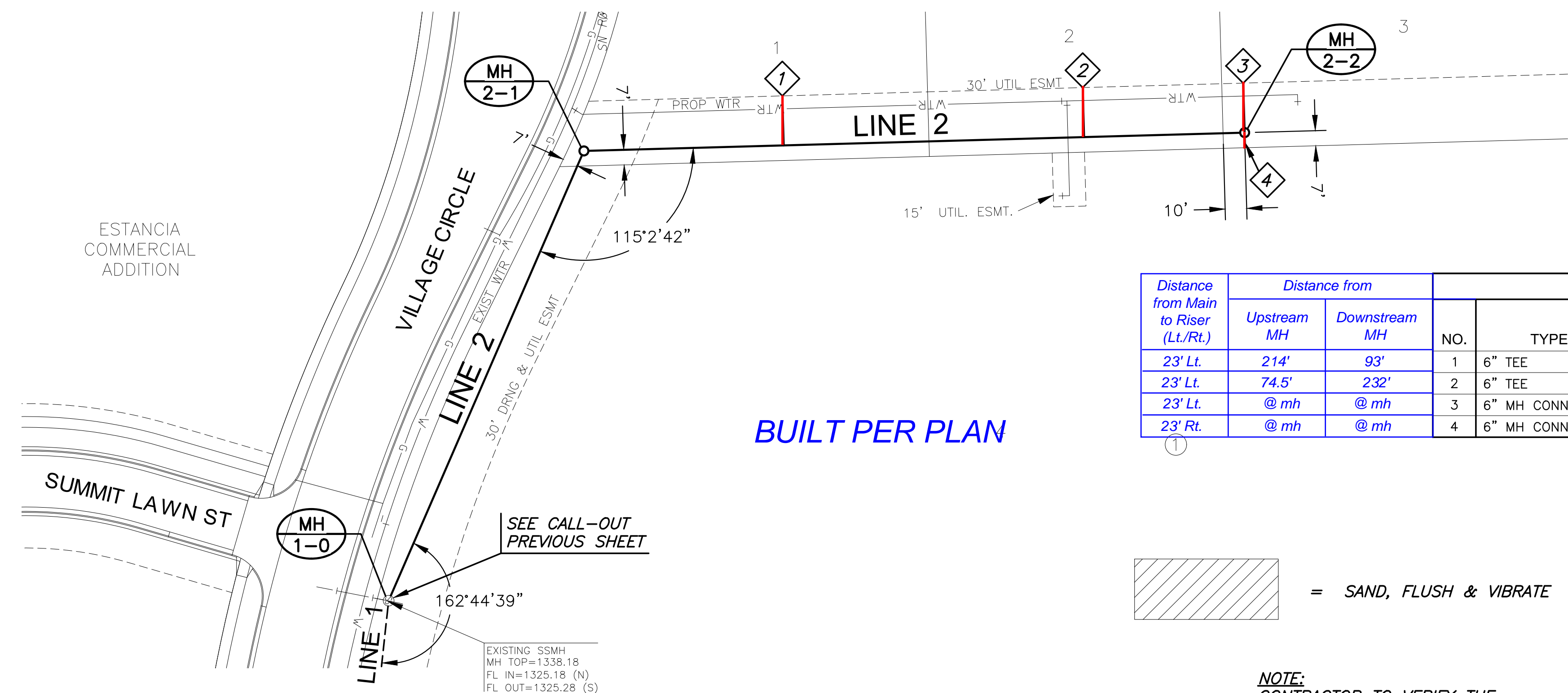


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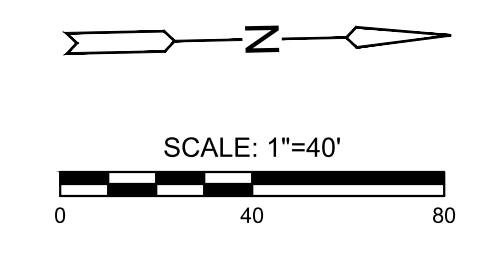
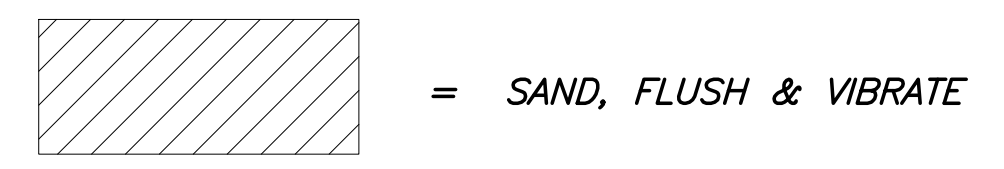
LINE 1		
PROJECT NO.	468-2023-012985	
DATE	JULY 2023	
SCALE	1" = 40'	
DESIGNED	DRAWN	CHECKED
DFL	LAL	SPE
NO.	REVISION	DATE
SHEET NO.		
05 OF 14		

PLOTTED: Friday, July 07, 2023 @ 01:22PM

J:\PROJECTS\2022\201010526\_1\_TIER1\_ESTANCIA COMMERCIAL SECOND\00 220526 CAD\SH1\05 CIVIL\SANPH1\220526-05-201 PH1.DWG

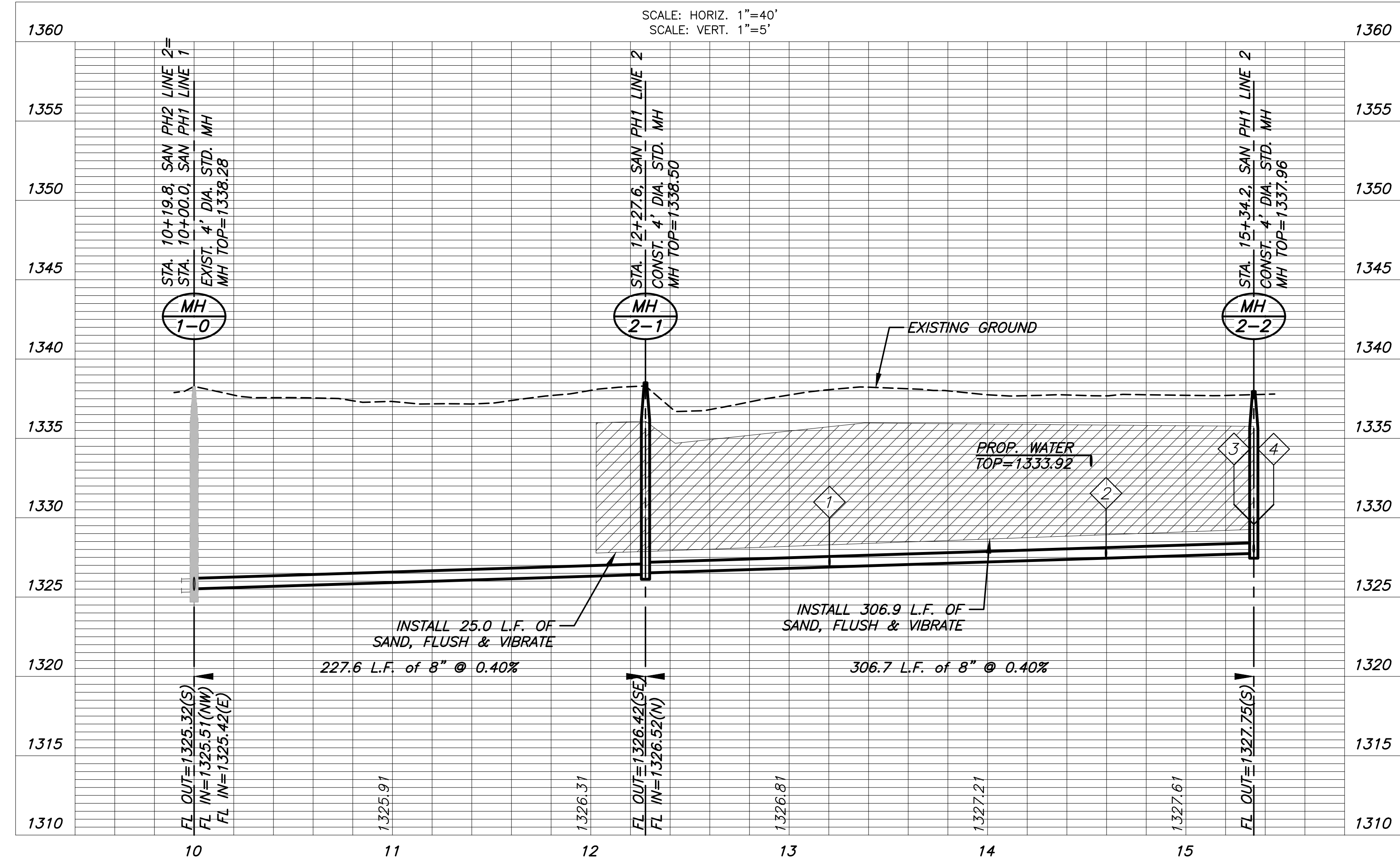


Distance from Main to Riser (Lt./Rt.)	Distance from		SEWER SERVICE RISER TABLE						FOR INFORMATION ONLY		
	Upstream MH	Downstream MH	NO.	TYPE	LOCATION			STATION	DIRECTION	APPROXIMATE LENGTH	
					LOT NO.	BLOCK NO.	LINE NO.			VERTICAL (FT)	HORIZONTAL (FT)
23' Lt.	214'	93'	1	6" TEE	1	1	2	13+20.30	LT	9.5'	23.0'
23' Lt.	74.5'	232'	2	6" TEE	2	1	2	14+59.74	LT	8.5'	23.0'
23' Lt.	@ mh	@ mh	3	6" MH CONNECTION	3	1	2	15+34.20	LT	8.5'	23.0'
23' Rt.	@ mh	@ mh	4	6" MH CONNECTION	4	1	2	15+34.20	RT	8.5'	7.0'



NOTE:  
CONTRACTOR TO VERIFY THE DEPTH AND LOCATION OF EXISTING UTILITIES PRIOR TO CONSTRUCTION.

PLAN SAN PH1 LINE 2  
PROFILE SAN PH1 LINE 2



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LINE 2		
PROJECT NO.	468-2023-012985	
DATE	JULY 2023	
SCALE	1" = 40'	
DESIGNED	DRAWN	
DFL	LAL	
CHECKED	SPE	
NO.	REVISION	DATE
SHEET NO.		
06 OF 14		



J:\PROJECTS\2022\201010526\_1\TIER1\_ESTANCIA COMMERCIAL SECOND\00 220526 CAD\SH1505 CIVIL\SANPH112526-05-600 PH.LDWG  
 PLOTED: Friday, July 07, 2023 @ 01:32PM

PLAT POINTS			
Point #	Northing	Easting	Desc.
500	1711607.28	1622983.35	PI
501	1711732.38	1622979.88	PI
502	1712030.60	1623015.17	PI
503	1712190.24	1623661.75	PI
504	1712202.08	1624203.86	PI
505	1712213.50	1624710.67	PI
506	1712258.46	1625209.75	PI
507	1712264.39	1625524.30	PI
508	1711584.59	1625540.26	PI

PLAT POINTS			
Point #	Northing	Easting	Desc.
509	1711559.69	1624220.29	PI
510	1711592.29	1624394.04	PI
511	1711620.85	1624546.27	PI
512	1711627.80	1624914.53	PI
513	1711693.79	1624913.29	PI
514	1711692.96	1624869.30	PI
515	1711730.95	1624868.58	PI
516	1711729.71	1624802.59	PI
517	1711691.71	1624803.31	PI

PLAT POINTS			
Point #	Northing	Easting	Desc.
518	1711686.84	1624545.02	PI
519	1711654.24	1624371.28	PI
520	1711625.68	1624219.05	PI
521	1711569.58	1624090.61	PI
522	1711467.26	1623859.15	PI
523	1711460.83	1623626.73	PI
524	1711529.65	1623312.66	PI
525	1711567.77	1623235.56	PI
526	1711609.05	1623047.21	PI

SANITARY POINTS			
Point #	Northing	Easting	Desc.
2000	1711885.57	1623219.76	MH
2001	1711579.02	1623228.24	MH
2002	1711488.42	1623437.00	MH
2003	1711470.21	1623604.54	MH
2004	1711478.17	1623891.68	MH
2005	1711497.66	1623971.69	MH
2006	1711628.74	1624151.63	MH
2007	1711644.29	1624235.15	CO
2008	1711836.39	1623881.76	MH
2010	1711671.72	1623225.68	RISER
2011	1711811.10	1623221.82	RISER
2012	1711885.57	1623219.76	RISER
2013	1711885.57	1623219.76	RISER

### CONTROL POINTS

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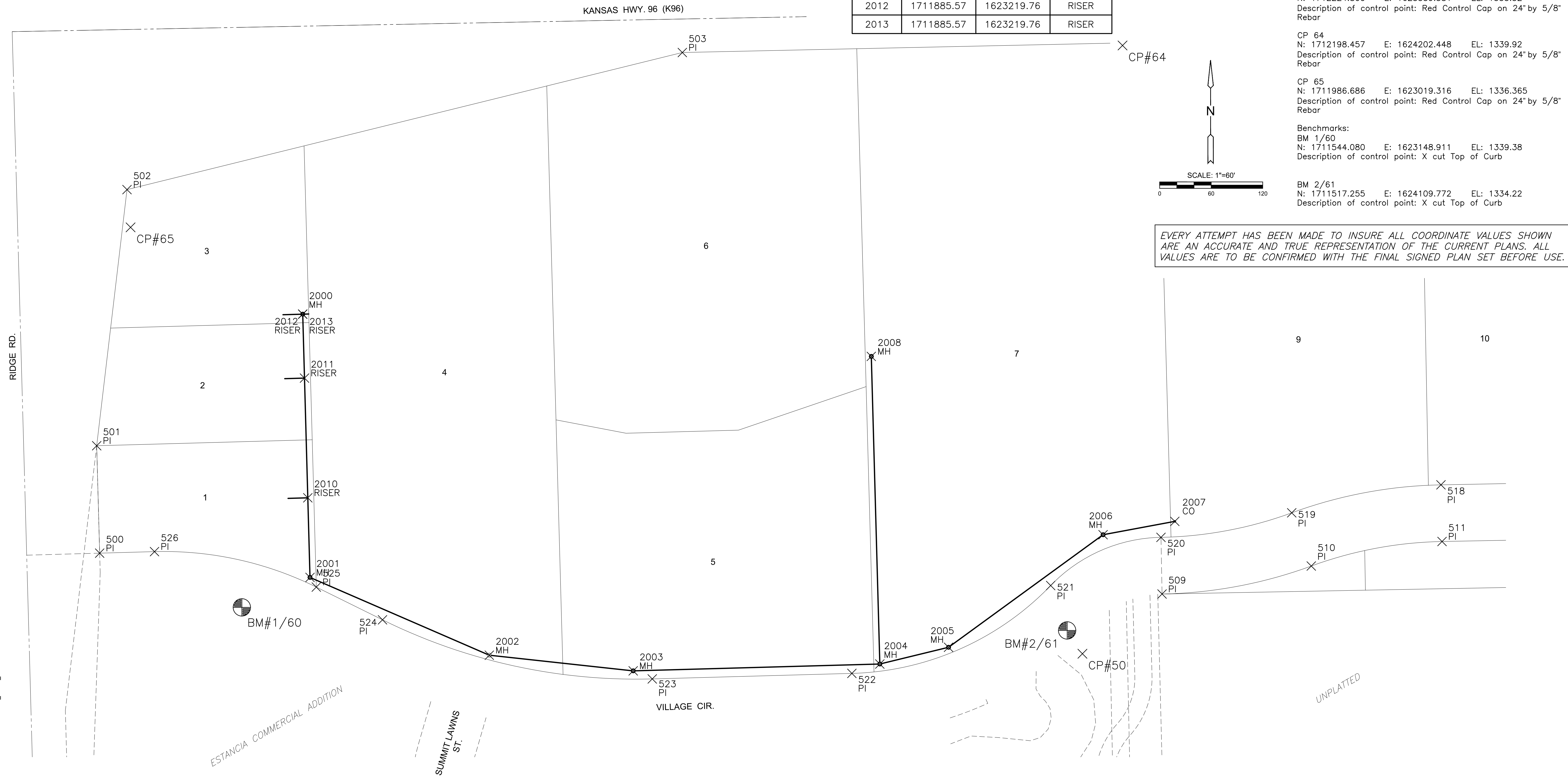
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SANITARY SEWER PLANS FOR  
**ESTANCIA COMMERCIAL 2ND ADD.**  
 PHASE 1

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BUBBLE MAP		
PROJECT NO.	468-2023-012985	
DATE	JULY 2023	
SCALE	1" = 60'	
DESIGNED	DRAWN	CHECKED
DFL	JRB	SPE
NO.	REVISION	DATE
SHEET NO.		
08 OF 14		