

ORDINANCE NO. 430

AN ORDINANCE SETTING FORTH REQUIREMENT FOR CONSTRUCTION AND IMPROVEMENT OF ROADS, STREETS, AND ALLEYS IN THE CITY OF GARDEN PLAIN, KANSAS. BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF GARDEN PLAIN, KANSAS:

SECTION 1. PLANS

In order to supply the city of Garden Plain with sufficient information to properly evaluate the proposed road, street, or alley which is required to be constructed to these standards, the following information shall be submitted to the City Engineer.

- 1) Topographic map of the area being developed shall be prepared by either a registered land surveyor or a registered engineer.
 - a) Scale to be not less than one inch to 100 feet contour intervals to be not greater than two feet.
 - b) Existing structures, utilities, and easements to be shown.
 - c) Proposed property lines and road and street alignment to be shown (and dimensioned) along with locations and dimensions of all proposed easements.
 - d) Any proposed re-grading of properties to be shown.
 - e) A benchmark shall be established within the area being developed and shall be referenced on the topographic map.

- 2) Plan and profile of proposed roads, streets, and alleys and of any drainage improvements shall be prepared by a registered engineer.
 - a) The benchmark as established in preparing the topographic map shall be referenced on the street and drainage improvement plans.
 - b) Legal description shall be supplied for all drainage, right-of-way, floodway reserves and utility easements as required by the City Engineer, the appropriate planning commission, and /or the various utility companies. These descriptions must be approved by the City Engineer prior to the filing of the documents.
 - c) Existing profile along centerline of proposed roads, streets and alleys and of any proposed drainage improvements to be shown.
 - d) Show proposed centerline grades of roads, streets and alleys.
 - e) Show proposed typical cross-section.
 - f) Show location, type and size of all drainage structures.
 1. Hydrologic and hydraulic data to be shown for each cross-road structure (drainage area,

coefficient of run-off, design, intensity, design run-off, design head-water depth, flow-line elevations).

2. Minimum allowable entrance culverts to be indicated for each tract or lot.

g) Drainage improvements (open channels, storm sewers, etc.)

1) Plans shall show hydrologic and hydraulic data (drainage area, coefficient of run-off, design intensity, design run-off, design velocity, design flow depth, flow-line profile, typical channel cross-section, size of storm sewer).

SECTION 2. STANDARDS

To advise and aid owners and promoters of platted additions, un-platted subdivisions and other platted areas who are required by K.S.A. 68-571 or other regulations to construct street and drainage improvements in compliance with the standards of the City Engineer. The following standards have been established to create an overall uniform policy and program of minimum standards for the construction and improvements of suburban streets, roads, and alleys:

- 1) Streets, roads, and alleys along with their related drainage improvements shall be constructed at the expense of the owners or promoters of such areas.
 - a) Construction shall be as per plans as approved by the City Engineer; it may be required that construction be done under the supervision of the authorized agent of the City Engineer, Maintenance Supervisor and Street Supervisor.
 - b) Notification shall be given to the City Engineer at least one week prior to commencement of construction.

2) Right-of-Way Requirements:

Public Streets (Platted and Un-Platted)

Collector Streets	80 feet
Residential Streets	70 feet
Section Line Roads	100 feet
FAS Routes	120 feet

Private Streets

Platted Areas	30 feet
Un-platted areas containing multiple tracts	70 feet

*Lesser right-of-Way widths may be acceptable if approved by the City Engineer and Council.

Dead End Streets (Public or Private)

Cul-de-sac radius 75 feet

3) Roadway Grades

a) Grades do not exceed the following unless otherwise approved by the City Engineer and Council.

Collector Streets	4%
Residential Streets	5%

4) Typical cross-section (to be shown on plans) to follow information as show on Figure 1 and as stated in Table 1.

a) Material to be road gravel as per approval of City Engineer and Council.

b) Road gravel mixed with soil (50%-50%); compact to Type B MR 90*

c) -Sub-grade- Compact to Type B MR 90*

* See State Highway Commission of Kansas Standard Specifications 1073 Edition - Section 210 "Compaction of Earthwork."

5) Drainage Structures

a) Cross-road structures shall be designed on the basis of the 100-year frequency runoff unless a lessor criterium is approved by the City Engineer.

b) Where pipe (RCP, CMP, CMAC, etc.) is used as a cross-road structure, end sections shall be included.

c) Where reinforced concrete box culverts are used, the design thereof shall be as per Kansas D.O.T. Standards.

d) Entrance culverts shall be sized on the basis of the 10-year frequency run-off. Entrance culverts shall be purchased and installed at the owner's expense. If the entrance culvert is located adjacent to a public road, the condition and installation of the culvert shall be to the approval of the governing body having the maintenance responsibility of the roadway; said governing body then having the responsibility to maintain entrance culverts which have been installed to their approval.

e) Minimum allowable interior dimensions of any culvert used as an

6) Drainage Improvements (open channels, storm sewers, etc.)

a) Improvements shall b e designed on the basis of the 100-year frequency run-off unless a lessor design frequency is approved by the City Engineer.

- b) Drainage improvements between or through tracts shall be underground storm sewer unless a homeowner's association is formed to maintain the improvements as an open-channel system.
- 7) After completion of all excavating and compacting of the roadway, completion of all cross-road drainage structure installation and construction, and completion of all drainage improvements, the City Engineer shall be informed of same and shall notify the owners or promoters of the land as to the acceptability of the streets, roads, or alleys or shall specify to the owners or promoters of any changes or further improvements needed. Only after final approval of the above by the City Engineer shall the roadway surface material be applied.
- 8) After receiving approval from the County Engineer of the roadway, ditch, drainage structure, and drainage improvements construction, the owner or promoters shall seed, fertilize, and mulch the shoulder, ditch and channel areas as per the following:

<u>Seed</u>	
Smooth Brome Grass	
Fescue K-31	20lbs/acre
<u>Fertilizer</u>	
10-10-10 or 30% Nitrogen	350lbs/acre
<u>Mulch</u>	
Prairie Hay	15 bales/acre @50lbs/bales

The two general seeding seasons shall be the spring seeding season, February 15th through May 31st, and the fall seeding season, August 15th through October 31st; seeding seasons may be extended by approval of the County Engineer.

- 9) Only after completion of all improvements to the approval of the City Engineer may the streets, roads and alleys be accepted into the maintenance system of the appropriate township. Until such time as the streets, roads and alleys have been assigned to the City for maintenance, the owners or promoters shall be responsible for the maintenance of roadways to safeguard against excessive deterioration thereof.
- 10) This ordinance is to be complied with on present and future streets that are not approved by the Council as of this date.

SECTION 3. PENALTIES

Any violations of this ordinance shall be punishable by a fine not to exceed \$500.00. In addition, the costs of removal or rectifying the violation shall be charged and assessed against the record owner of the property (if privately owned) or against the record owner of the abutting property.

SECTION 4. EFFECTIVE DATE

This ordinance shall take effect and be in force from and after its publication in the City's official newspaper, the Cheney Sentinel.

Adopted and passed by the governing body of the City of Garden Plain, Kansas, on this 9th day of January, 1992.

LAWRENCE J. SEIWERT, MAYOR

(Seal)
ATTEST:

CARLA J. REIDA, CITY CLERK