AS-BUILT PLANS

SANITARY SEWER IMPROVEMENTS

to serve

GLOBE ENG. BECKWOOD PRESS
RICHMOND'S 3rd ADDITION

1539 S. St Paul Ave

CITY OF WICHITA, KANSAS

Paul Gunzelman, P.E. City Engineer

2025-004868PPS

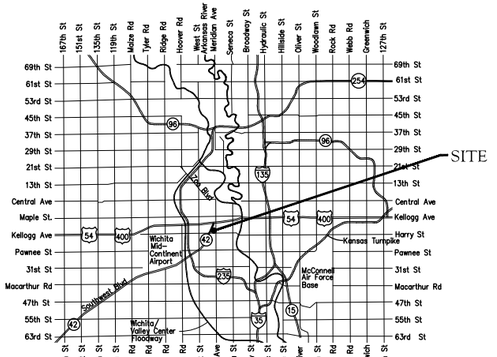
(53030982)

Utility Contractor: Apex Excavating
Superintendent: Edgardo Flores
Inspection: Baughman Company
Staking: Dondlinger Construction
Inspector: Jeff Priddle
As-Built Plans: Larry Powell & Jeff Priddle
As-Built Plans Date: June 19, 2025

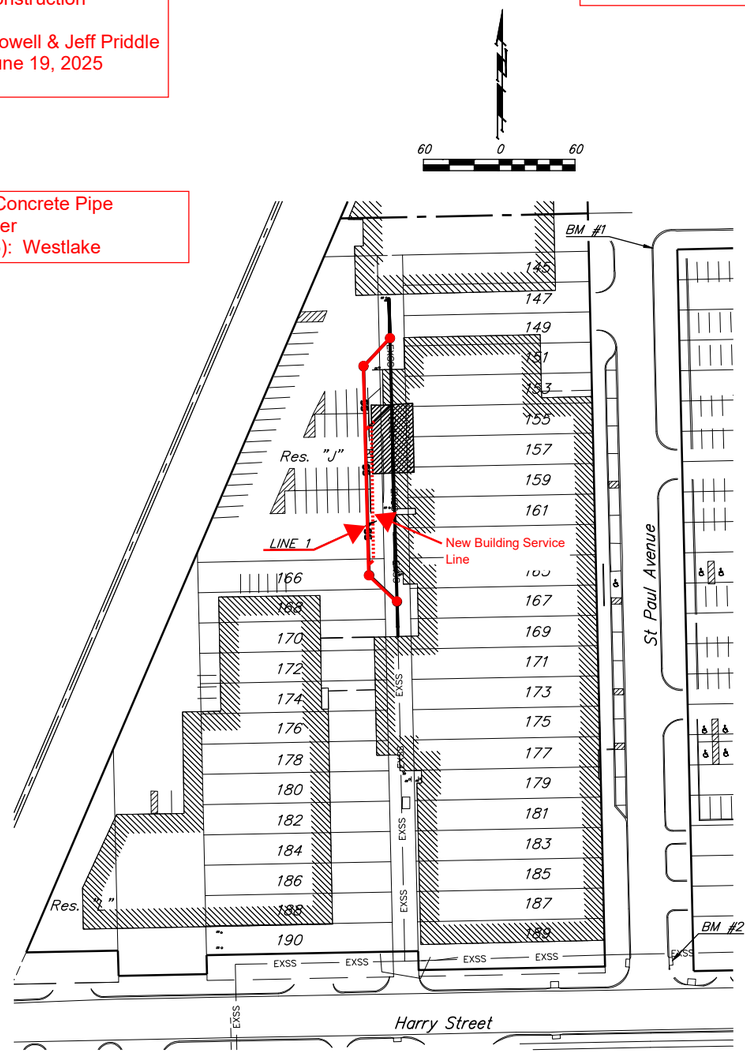
Baughman Job # 24-12-E985

Construction Began 21 May 2025
Construction Ended 13 June 2025

Structures: Wichita Concrete Pipe
Frames + Lids: Deeter
8" PVC Pipe (SDR35): Westlake



Vicinity Map



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GENERAL NOTES:

1. The Contractor shall comply with all applicable safety regulations. All construction shall be completed following current City Standard Specifications and Special Provisions.

2. 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
Cox Communications	1–888–249–3530
Kansas Gas Service	1–888–482–4950
Evergy	1–800–544–4857

3. 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.

4. 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.

5. 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.

6. 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.

7. 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

8. The Engineering Division shall field locate water valve 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.

9. The Contractor shall notify the consultant engineer and Dawnita Reinhardt at 316–650–0740 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.

10. 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 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 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 Contractors responsibility.

11. All elevations shown are NAVD88.

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

13. All applicable fees (tap, equity, in lieu of & main benefit) must be paid before any connections can be made on this project. Quotes can be obtained on fees by calling 316–268–4555.

14. All stubs and capped pipes shall be located with green plastic tape in the same manner as risers.

15. 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 the stub is unusable due to elevation grade or alignment, the Contractor shall remove the stub and plug the hole, and reshape the existing manhole invert to provide smooth flow. Where connection to an existing manhole that does not have an existing stub, the Contractor shall core 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 of connect to existing manholes is incidental to the project.

16. Contractor shall limit the extent of trench open overnight and weekends to less than 50 feet.

17. Contractor shall provide positive drainage away from all manhole covers.

18. The Contractor shall prevent any construction debris from entering the existing sanitary sewer during construction.

19. The Contractor shall be responsible for maintaining continuous flow of sewage through construction. Contractors 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.

20. Any over excavation from manhole and pipe removal shall be backfilled with AB–3 compacted to 90–95% ASTM D698.

21. 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.

22. All areas disturbed during construction are to be seeded as follows:

    Seed –– Rye grass; 5 lbs./1000 Sq. Ft.

    All costs associated with seeding including mobilization, preparation of ground, seeding, fertilizing, mulching, etc. shall be included in the L.S. bid item "Seeding".

23. 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 BMPs".

24. The Contractor shall not begin work on the project until the Project Inspector is assigned and on site. Any work completed without inspection will be required to be uncovered for inspection at the Contractor's expense.

Control Points Used for GPS As-Built Survey

Benchmarks

BM #1: "□" chiseled on top of curb
Elevation = 1295.30 (NAVD 88)

BM #2: "□" with cross chiseled on top of catch basin
Elevation = 1294.61 (NAVD 88)

APPROVED AS NOTED
BY WICHITA PUBLIC WORKS
ENGINEERING DIVISION

Engineering approved by Shawn Mellies on 3.27.2025

Utilities approved by Scott Macey on 3.27.2025

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 by 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.

PAUL DAVID McDONALD LICENSED 29630 03/27/2025 KANSAS PROFESSIONAL ENGINEER

March 27, 2025

BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com

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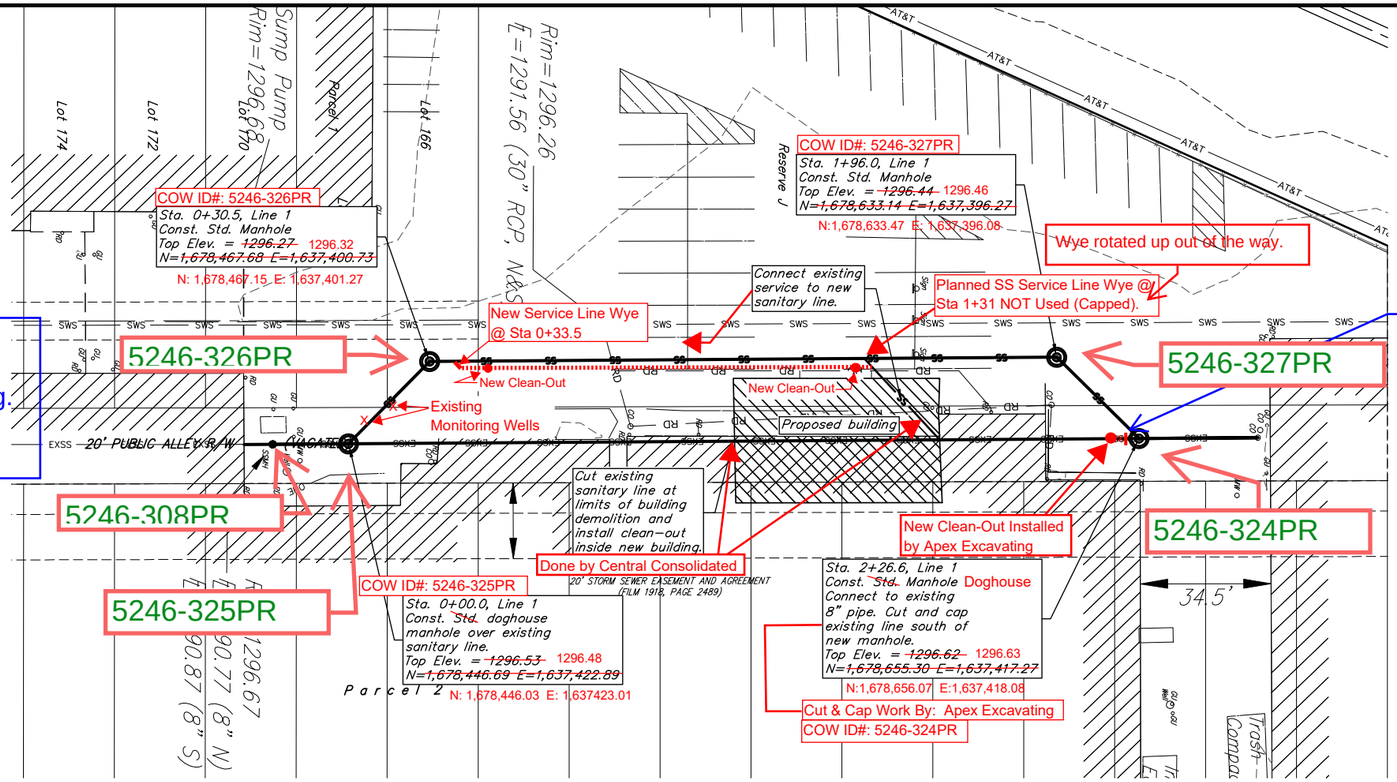
BENCHMARKS:

BM #1: "[illegible]" chiseled on top of curb
Elevation = 1295.30 (NAVD 88)

BM #2: "[illegible]" with cross chiseled on top of catch basin
Elevation = 1294.61 (NAVD 88)

Per Jeff Priddle on 7/18/25 - Apex installed service line from 0+33.5 to 1+31 then Central Consolidated connected from 1+31 to building.

Note added by Dawnita Reinhardt - C.O.W.



Per phone conversation with Larry Powell, Baughman 7/21/25:

Existing line capped, then a clean-out placed south of cap on existing line. Existing line N of new building remains as a service line now, connected as shown to line shown under NW corner of the new building.

Was told N/S line under footprint of new building is gone.

Was told old SS line south of south limits of new building is still there. Unsure if that line enters manhole at 0+00.

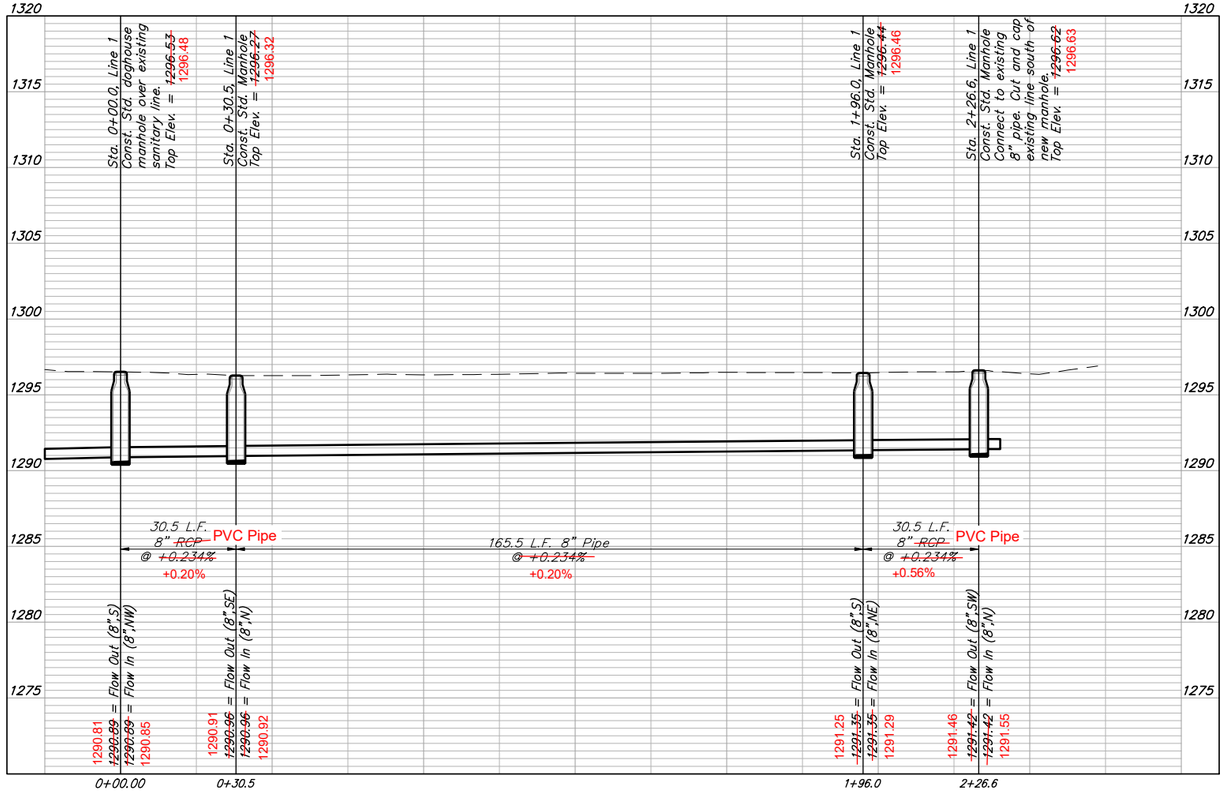
I will check.

Note added by Dawnita Reinhardt,C.O.W. 7/21/25

20 0 20
Scale: 1" = 20' Horizontal
1" = 5' Vertical
• = Iron

Contractor to verify depth and location of existing utilities. Contractor to relocate any existing utilities as necessary for construction.

Contact utility companies 3 weeks prior to construction to coordinate temporary removal/replacement.
Heide Bryan, Evergy, (316) 261-6354
Shannon Brinkmeyer, AT&T (316) 268-2931
Travis Taylor, Cox Comm., Travis.taylor@cox.com



Northings (N) and Eastings (E): State Plane Coordinates - Kansas Grid South - NAD83 (2011), EPOCH 2023.
Elevations: NAVD88
GPS As-Built Survey Shots By: Baughman Co.

NOTES:
1) Building Sanitary Sewer Service Line Work = Not Part of PPS.
2) New Building Sanitary Sewer Service Line Installed By: Apex Excavating (unless otherwise noted).

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GLOBE ENGINEERING
RICHMOND'S 3rd ADD.

Line 1

SANITARY SEWER IMPROVEMENTS

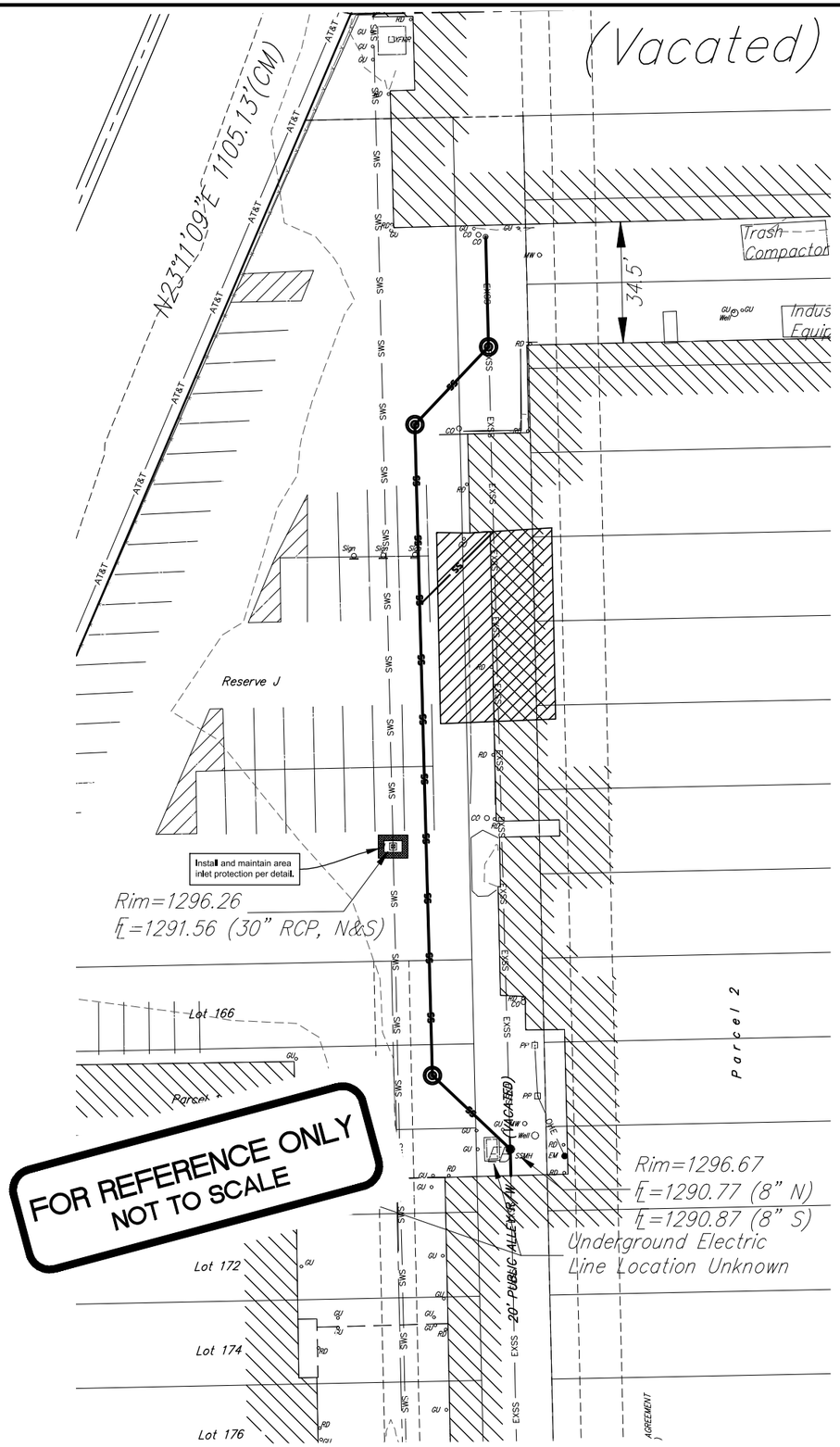
PROJECT NUMBER: 24-12-E985

DESIGN: PDM DRAWN: PDM

DATE: March 27, 2025

SHEET 2 OF 11

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NOT TO SCALE

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GLOBE ENGINEERING
RICHMOND'S 3RD ADD.

EROSION CONTROL PLAN

SANITARY SEWER IMPROVEMENTS

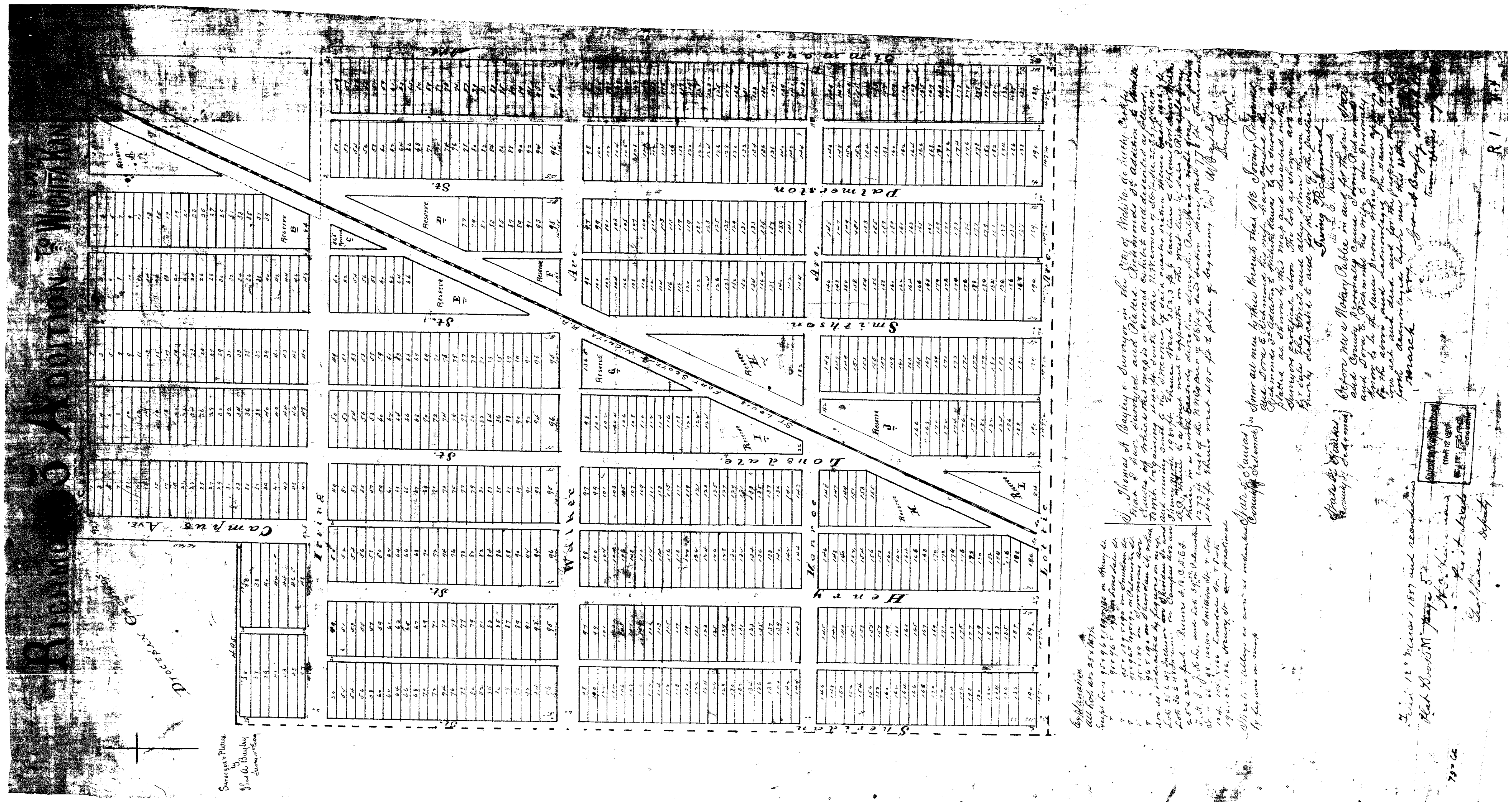
PROJECT NUMBER:
24-12-E985

DESIGN: DRAWN:
DATE: January 16, 2025

SHEET 3 OF 11

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RICHMOND'S 3RD ADD.

COPY OF PLAT

SANITARY SEWER
IMPROVEMENTS

PROJECT NUMBER:
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DESIGN: DRAWN:

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SHEET 11 OF 11

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