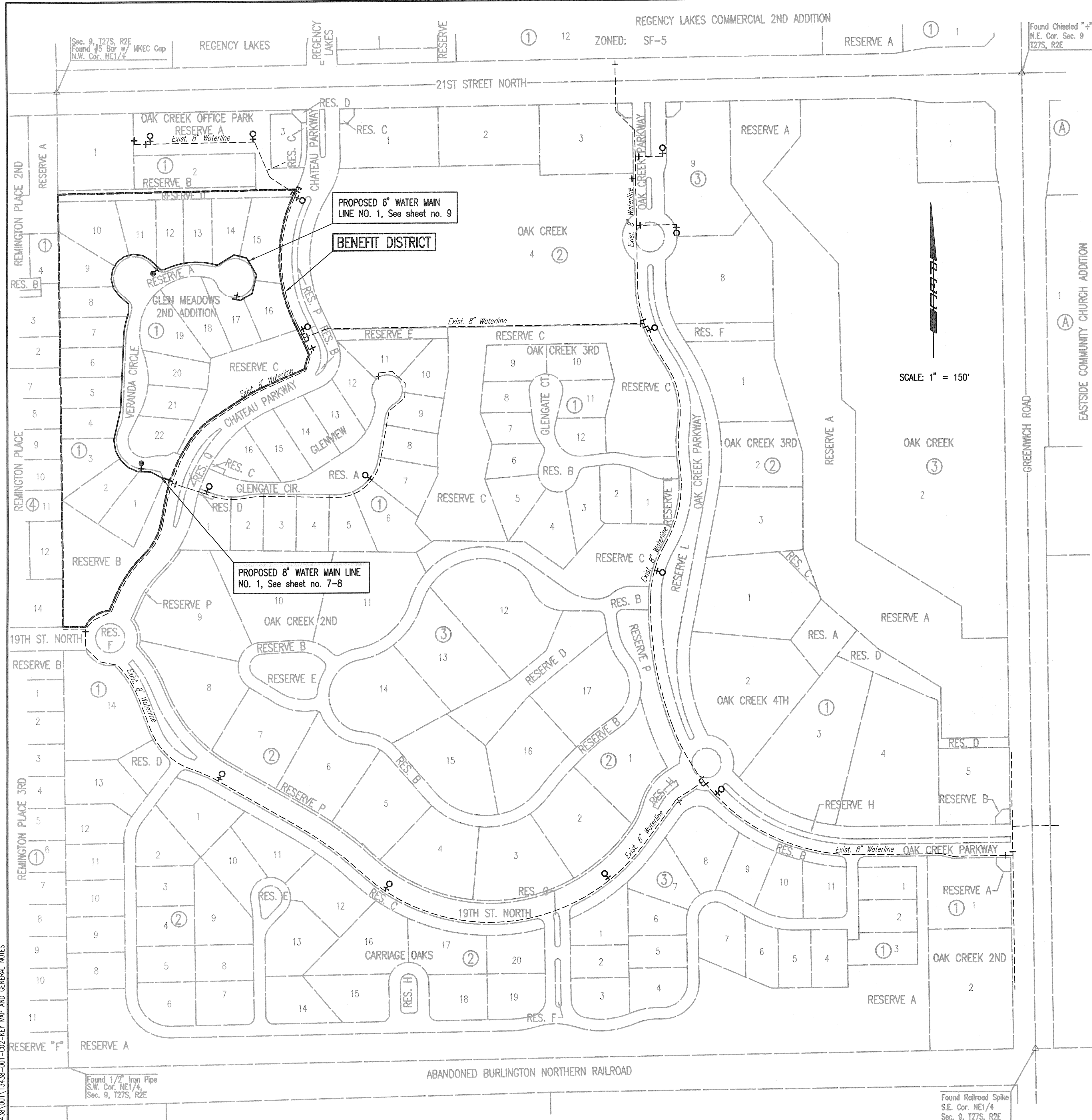


REGENCY LAKES COMMERCIAL 2ND ADDITION

ZONED: SF-5

Found Chiseled "4" N.E. Cor. Sec. 9 T27S, R2E

Sec. 9, T27S, R2E Found #5 Bar w/ MKEC Cap N.W. Cor. NE1/4



- GENERAL NOTES
- ALL ELEVATIONS SHOWN ARE NAVD 88
 - CONTRACTOR WILL BE REQUIRED TO PROVIDE A MINIMUM ADVANCE NOTICE OF SEVENTY-TWO (72) HOURS TO UTILITY COMPANIES PRIOR TO STARTING ANY EXCAVATION AS FOLLOWS:
KANSAS ONE-CALL 687-2470 or 811
THE CONTRACTOR MUST NOTIFY THE FOLLOWING IN CASE OF AN EMERGENCY:
EMERGENCY DISPATCH 911
COX COMMUNICATIONS 800-778-9140
KANSAS GAS SERVICE 888-482-4950
WESTAR ENERGY 800-383-1183
BLACK HILLS ENERGY 800-694-8989
AT&T 800-286-8313
WICHITA WATER UTILITIES (SS AND WL) 262-6000
 - ALL WATER MAINS AND APPURTENANCES SHALL BE INSTALLED IN ACCORDANCE WITH CITY OF WICHITA, KANSAS STANDARD SPECIFICATIONS.
 - THE WATER MAIN SHALL BE CONSTRUCTED ON THE ALIGNMENT SHOWN BY THE DRAWINGS. 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 COST FOR ANY NECESSARY TREE TRIMMING, CLEARING AND/OR GRUBBING SHALL BE SUBSIDIARY TO SITE CLEARING.
 - OPENING AND CLOSING WATER VALVES SHALL BE DONE SLOWLY TO PREVENT DAMAGE TO THE WATER DISTRIBUTION SYSTEM FROM WATER HAMMER. ALL VALVES CLOSED BY THE CONTRACTOR MUST BE REOPENED AS NEW CONSTRUCTION PERMITS. PROJECT INSPECTOR MUST ASCERTAIN THAT ANY VALVE CLOSED BY THE CONTRACTOR IS REOPENED. CONTRACTOR WILL BE PERMITTED TO OPERATE WATER VALVES ONLY WHEN THE PROJECT INSPECTOR ASSIGNED TO THE PROJECT IS PRESENT.
 - THE CONTRACTOR SHALL NOT START WORK ON THE PROJECT UNTIL THE PROJECT INSPECTOR IS ASSIGNED TO THE PROJECT AND IS PRESENT ON THE SITE. ANY WORK DONE WITHOUT INSPECTION WILL BE REQUIRED TO BE UNCOVERED FOR INSPECTION.
 - THE CONTRACTOR SHALL GIVE ALL PROPERTY OWNERS AND/OR TENANTS OF DEVELOPED PROPERTY DIRECTLY ADJUTING THE CONSTRUCTION OF THIS PROJECT A MINIMUM OF TEN (10) DAYS ADVANCE NOTICE PRIOR TO START OF CONSTRUCTION.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR SHALL 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 COSTS FOR THIS WORK SHALL BE SUBSIDIARY TO SITE RESTORATION.
 - THE CONTRACTOR SHALL RESTORE ALL DITCHES, SWALES, ROAD SHOULDERS, ENTRANCES, AND BANKLINES TO THEIR ORIGINAL SLOPES AND GRADES EXCEPT AS SHOWN OTHERWISE.
 - NO SERVICES WILL BE INSTALLED AS PART OF THIS PROJECT.
 - INTERURBAN TRAFFIC GENERATED OUTSIDE THE PROJECT AREA AND LOCAL BUSINESS OR RESIDENTIAL TRAFFIC GENERATED WITHIN THE PROJECT AREA ARE TO BE CARRIED THROUGH CONSTRUCTION AS FURTHER PROMULGATED BY PROJECT SPECIAL PROVISIONS. THE CONTRACTOR SHALL UTILIZE BARRICADES, SIGNS, GUARDS, AND FLAGMEN IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
 - RUBBLE FROM THE REMOVAL OF MISCELLANEOUS STRUCTURES INCLUDING ANY TREES REMOVED AND TREE TRIMMINGS AND EXCESS EXCAVATED MATERIAL SHALL BE DISPOSED OF ON SITES PROVIDED BY THE CONTRACTOR. THESE SITES SHALL ALSO BE APPROVED OF BY THE ENGINEER AS TO SUITABILITY, APPEARANCE, AND SITE LOCATION. LOCATIONS THAT, IN THE OPINION OF THE ENGINEER, 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 MAY REQUIRE ARCHAEOLOGICAL INVESTIGATIONS UNLESS BURIED IN A PREVIOUSLY APPROVED DISPOSAL LOCATION.
 - ALL APPROVED EXCESS EXCAVATION WHICH IS TO BE WASTED SHALL BE STOCKPILED WITHIN GLEN MEADOWS 2ND ADDITION AT NO ADDITIONAL COST TO THE OWNER. STOCKPILE LOCATIONS SHALL BE AS DIRECTED BY THE OWNER AND IN ACCORDANCE WITH GENERAL NOTE NO. 12 ABOVE.
 - ALL LAWN/TURF AREAS DISTURBED BY CONSTRUCTION OF THE PROPOSED IMPROVEMENTS SHALL BE RESTORED WITH THE SAME GRASS/SOD AS EXISTING. RESTORATION OF DISTURBED AREAS SHALL INCLUDE, BUT NOT BE LIMITED TO, TOP SOIL PREPARATION, SEEDING, MULCH, AND/OR RESEEDING. ALL SEEDING/SODDING WORK SHALL BE IN ACCORDANCE WITH THE CITY OF WICHITA STANDARD SPECIFICATIONS AND THE CITY OF WICHITA ADMINISTRATIVE REGULATION NO. AR6.5 WHICH GOVERNS CLEANUP AND RESTORATION OR REPLACEMENT FOLLOWING CONSTRUCTION. ALL COSTS FOR THIS WORK SHALL BE SUBSIDIARY TO THE LUMP SUM PRICE BID FOR "SITE RESTORATION".
 - THE CONTRACTOR SHALL SEED ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES WITH TEMPORARY RYE GRASS. RYE GRASS SEED SHALL BE PLANTED AT A MINIMUM RATE OF SIX (6) POUNDS PER ONE THOUSAND (1,000) SQUARE FEET. THIS TEMPORARY SEEDING MAY BE OMITTED ONLY IF OTHER SEEDING IS REQUIRED IN ACCORDANCE WITH GENERAL NOTE NO. 14 ABOVE. TEMPORARY SEEDING OR PERMANENT SEEDING/SODDING SHALL BE APPLIED WITHIN 14 DAYS AFTER THE AREA HAS BEEN DISTURBED.
 - EACH BIDDER SHALL VISIT THE SITE OF THE PROJECT BEFORE SUBMITTING THE PROPOSAL FOR THIS WORK SO THAT HE WILL BE FULLY INFORMED OF THE EXISTING FIELD CONDITIONS AND THE OBSTACLES WHICH MIGHT BE ENCOUNTERED. UPON AWARD OF THE CONTRACT THE CONTRACTOR WILL NOT BE GRANTED ANY ADDITIONAL COMPENSATION WITH REGARDS TO TIME AND MONEY FOR CONDITIONS THAT MAY HAVE BEEN EVALUATED DURING ANY INSPECTION OF THE SITE.
 - EROSION CONTROL (BMP'S) MEASURES FOR THE PROJECT WILL BE PERFORMED BY THE PAVING CONTRACTOR. THE CONTRACTOR SHALL COORDINATE ALL ACTIVITIES WITH THE PAVING CONTRACTOR AND ENSURE THAT EROSION PROTECTION MEASURES ARE IN PLACE PRIOR TO EXCAVATION FOR INSTALLATION OF THE WATERLINE. SEE PAVING/SWD PLANS FOR ADDITIONAL INFORMATION. PRIOR TO ANY CONSTRUCTION THE CONTRACTOR SHALL ENSURE THAT THE APPROPRIATE EROSION PROTECTION MEASURES ARE IN PLACE. THE PAVING CONTRACTOR SHALL INSTALL AND MAINTAIN EROSION PROTECTION THROUGHOUT THE DURATION OF THE PROJECT. ANY EROSION PROTECTION DAMAGED OR REMOVED AS PART OF THIS CONTRACTORS ACTIVITIES SHALL BE REPLACE/RESET AT THEIR COST.

SCALE: 1" = 150'

LEGEND

- EXISTING WATER MAIN -----
- PROPOSED WATER MAIN _____
- EXISTING WATER VALVE - - - - -
- PROPOSED WATER VALVE - - - - -
- EXISTING FIRE HYDRANT - - - - -
- PROPOSED FIRE HYDRANT - - - - -
- EXISTING BLOW OFF - - - - -
- PROPOSED BLOW OFF - - - - -

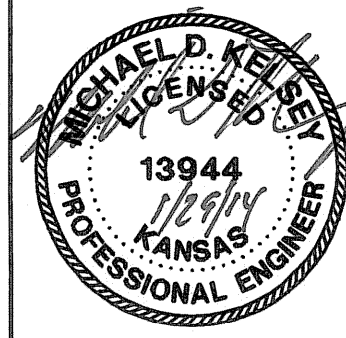
SEE SHEET NO. 3 FOR PLAT COORDINATES.
SEE SHEET NO. 4 FOR WATERLINE COORDINATES.

Saved 01-28-2014 2:23:03 PM by CSL
 Plot Scale 1:1 01-29-2014 10:18:52 AM by CSL
 Q:\2013\13438\001\13438-001-CDD-KEY MAP AND GENERAL NOTES

Found 1/2" Iron Pipe S.W. Cor. NE1/4, Sec. 9, T27S, R2E

Found Railroad Spike S.E. Cor. NE1/4, Sec. 9, T27S, R2E

NOTE: WATERLINE VALVES TO BE OPERATED BY CONTRACTOR ONLY IF WATER DEPARTMENT REPRESENTATIVE IS ON SITE.



No.	Revision	By	Date
GLEN MEADOWS 2ND ADDITION WATERLINE IMPROVEMENTS KEY MAP AND GENERAL NOTES GARY JANZEN, P.E. - CITY ENGINEER CITY OF WICHITA PROJECT NO. 448-90450			
		PROFESSIONAL ENGINEERING CONSULTANTS, P.A. 303 SOUTH TOPEKA WICHITA, KS 67202 316-262-2691 www.pec1.com	
Designed by	CSB, SAD	Job No.	35-13438-001
Drawn by	CSL, JAN	Date	SEPTEMBER 2013
			Sht. 2 of 12