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 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.

9. The Contractor shall notify the inspecting engineer and Dawnita Reinhardt 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.

10. If traffic will be impacted by construction, a traffic control plan must be submitted and approved by the City Traffic Engineer, Mike Armour 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 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 Contractors 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.

13. Any sidewalk, drive approach, curb, 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.

14. 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.

15. City Maintenance of sanitary sewer mains ends at last structure within the easement or right–of–way.

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

17. 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 connecting 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 to connecting to existing manholes is incidental to the project.

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

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

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

21. 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.

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

23. The Contractor shall protect from damage and support existing utilities through construction as approved by the utility owner and the Engineer at the contractors expense.

LEGEND:

– Project Improvement Area

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft.

SANITARY SEWER
to serve 401 S Julia
JULIA'S PLACE
Part of Lot 1, Ernest Jordan Addition
CITY OF WICHITA, KANSAS

Paul Gunzelman, P.E. City Engineer

2025 - 035484 PPS (53030982)

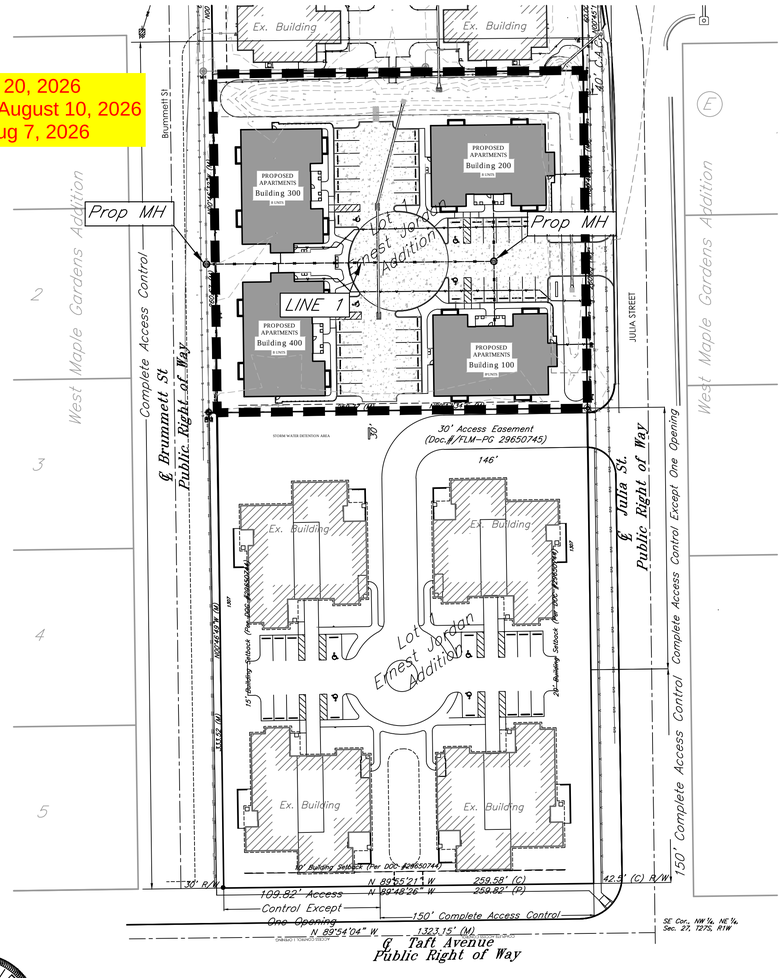
As Built Plans received by C.O.W. 9/25/26

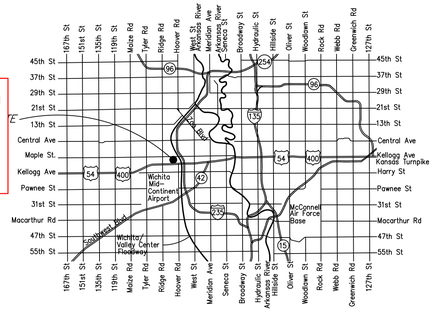
AS BUILT PLANS
CONTRACTOR: FREMAR CONSTRUCTION
SUPERINTENDENT: BILL BUDD
FOREMAN: JACOB RUFE
CLIENT: CITY OF WICHITA
INSPECTOR: ROSS POWERS
INSPECTION FIRM: SCHWAB-EATON, PA.
PDF BY: RJP 8/12/2026

SWI-08

5046A

Construction Begin: July 20, 2026
Construction Complete: August 10, 2026
Video Appr. by Jeff C. Aug 7, 2026





Vicinity Map

Benchmarks

BM#1
CHISELED CROSS IN A CHISELED SQUARE ON THE EXISTING CURB ON THE EAST SIDE OF JULIA ST, LOCATED APPROX. 82.2 FT NORTH AND 51.6 FT EAST OF THE NORTHEAST CORNER OF LOT 1, ERNEST JORDAN ADDITION.
ELEVATION=1304.91 NAVD 88

BM#2
NORTH RIM OF EXISTING SANITARY SEWER MANHOLE LOCATED APPROX. 260.67 FEET SOUTH AND 6 FEET WEST OF THE NORTHWEST CORNER OF LOT 1, ERNEST JORDAN ADDITION.
Elevation=1305.74 NAVD 88

Sheet Index

1.0	Cover Sheet
2.1	Precast SS MH Detail
2.2	MH Frame and Cover Detail
3.0	Plan and Profile Line 1
4.0	Erosion Control Plan
4.1–4.5	Erosion Control BMP Details
5.0	Plat (Reference Only)

APPROVED AS NOTED
BY WICHITA PUBLIC WORKS
ENGINEERING DIVISION

Engineering approved by Bethany Mally on this day the 9th of February, 2026

Utilities approved by Scott Macey on this day the 9th of February, 2026

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.

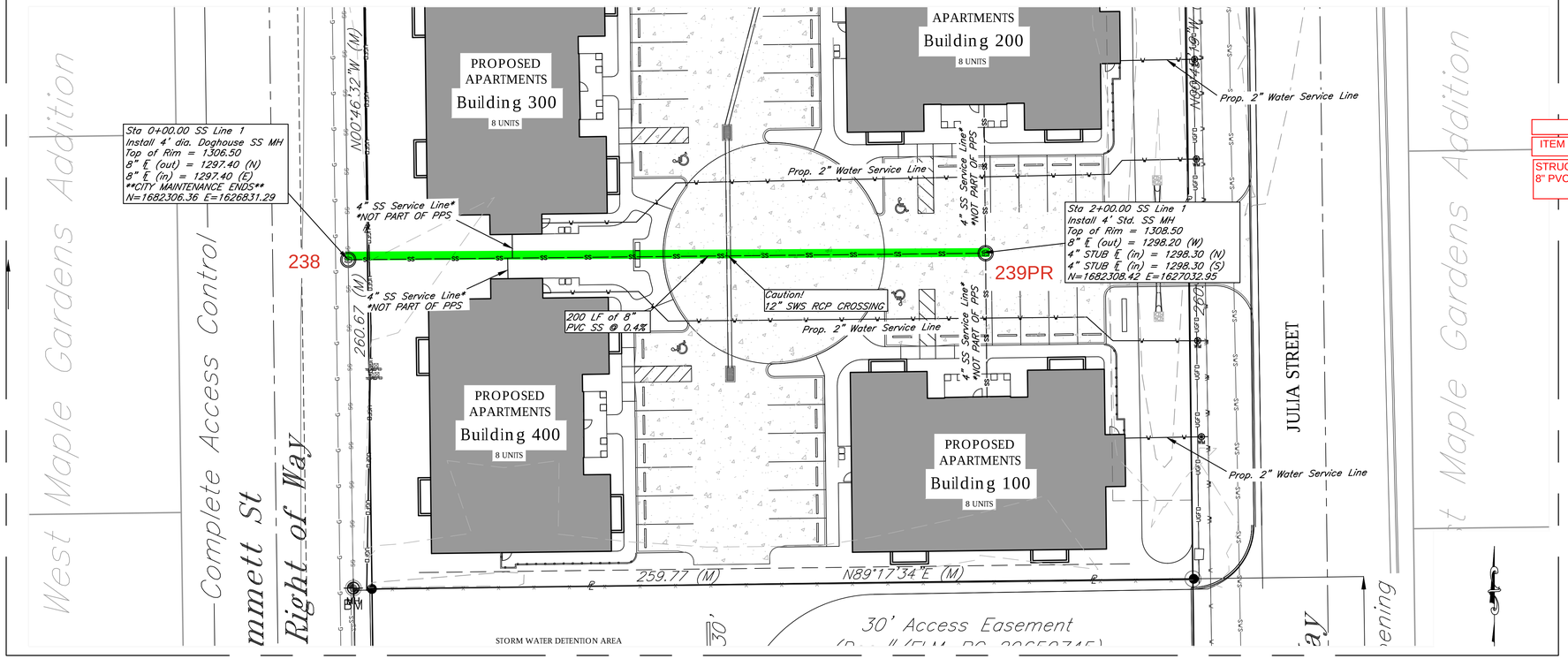
KIRK E. MILLER LICENSED 01.09.2026 11283 KANSAS PROFESSIONAL ENGINEER

THIS SHEET HAS BEEN SIGNED, SEALED AND DATED DIGITALLY

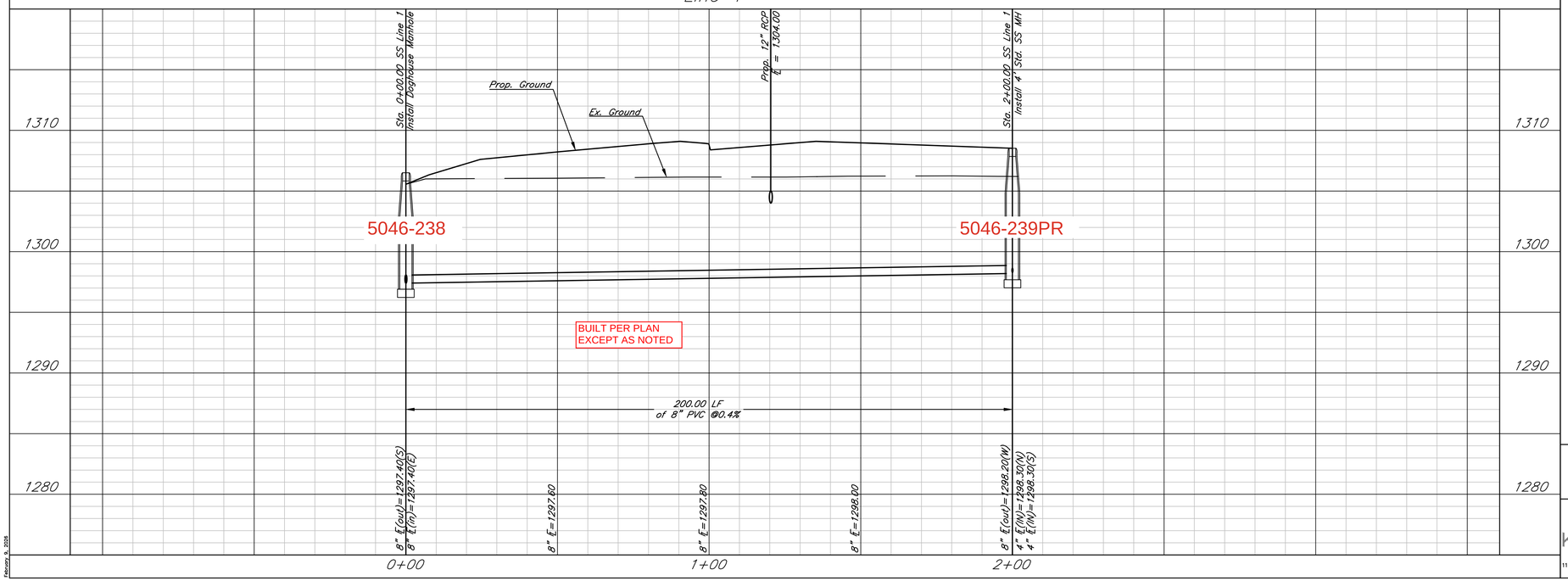
NOVEMBER 2025

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

February 10, 2026



Line 1



SUMMARY TABLE			
ITEM	TYPE	MANUFACTURER	QTY
STRUCTURES	PRECAST	McPHERSON	2 EA
8" PVC	SDR 35	WESTLAKE	200 LF

KIRK E. MILLER LICENSED 01.09.2026 11283 KANSAS PROFESSIONAL ENGINEER

THIS SHEET HAS BEEN SIGNED, SEALED AND DATED DIGITALLY

VERTICAL SCALE
(IN FEET)
1 inch = 5 ft.

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

Julias Place
SS Plan & Profile
Wichita, Kansas

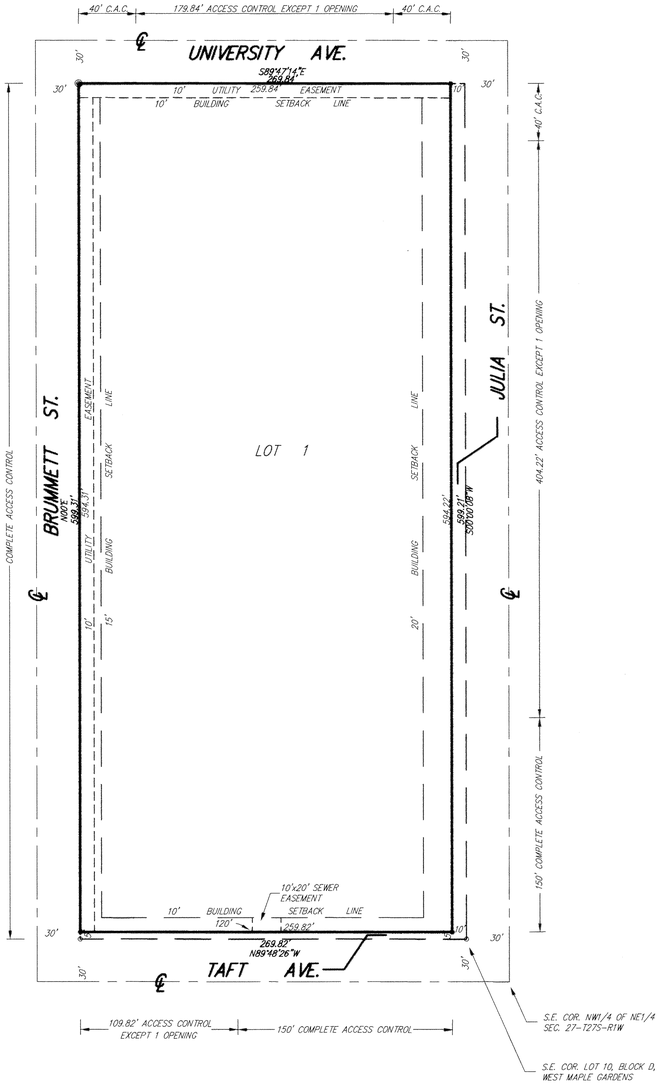
KEMILLER ENGINEERING PA
117 E. Lewis, Wichita, KS 67202 (316)264-0242

PROJECT NUMBER			
KEM NO. 25059	FILE	DATE 11/2025	SHEET 3.0
DESIGN PG	DRAWN MP	REVISED	

February 9, 2026

ERNEST JORDAN ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS



SRB

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

⊙ = 3/4" IRON PIPE (FOUND)
○ = 1/2" IRON PIPE (FOUND)
● = 1/2" REBAR W/SRB CAP (SET)
C.A.C. = COMPLETE ACCESS CONTROL

State of Kansas) SS
Sedgwick County)

We, Savoy, Ruggles & Bohm, P.A., Surveyors in aforesaid county and state do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "ERNEST JORDAN ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit described as and being a replat of the following:

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and 10, Block D, West Maple Gardens, Sedgwick County, Kansas.

All being situated in the NW1/4 of the NE1/4 of Sec. 27, T27S, R1W of the 6th P.M., Sedgwick County, Kansas.

Existing Public easements and dedications are being vacated by virtue of K.S.A. 12-512(b).

Savoy, Ruggles & Bohm, P.A.

THOMAS C. RUGGLES REGISTERED LS-940 KANSAS LAND SURVEYOR

1-11-02

Thomas C. Ruggles, Surveyor

Know all men by these presents that we, the undersigned have caused the land described in the surveyor's certificate to be platted into a Lot and Streets to be known as "ERNEST JORDAN ADDITION", Wichita, Sedgwick County, Kansas. The sewer easement is hereby granted as indicated for the construction and maintance of a sewer system. The Streets are hereby dedicated to and for the use of the public. Access Control is hereby granted to the appropriate governing body (as indicated on the face of the plat). A drainage plan has been developed for this plat and all drainage easements, and rights-of-way shall remain at established grades or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of stormwater.

ERNEST A. JORDAN, SR. TRUST,
Dated the 3rd day of November, 1997

Ernest A. Jordan Sr., Trustee
Ernest A. Jordan, Sr.

DORIS I. JORDAN, TRUST,
Dated the 3rd day of November, 1997

Ernest A. Jordan Sr., Trustee
Ernest A. Jordan, Sr.

State of Texas) SS
Galveston County)

The foregoing instrument acknowledged before me, this 15TH day of February 2002, by Ernest A. Jordan, Sr., Trustee of the Ernest A. Jordan, Sr. Trust, dated the 3rd day of November, 1997 and Ernest A. Jordan, Sr., Trustee of the Doris I. Jordan Trust, dated the 3rd day of November, 1997.

Karen Dennis Renfrow, Notary Public
Karen Dennis Renfrow

KAREN DENNIS RENFROW Notary Public, State of Texas My Commission Expires MAR. 10, 2004

My Appointment Expires

This plat of "ERNEST JORDAN ADDITION", Wichita, Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 8TH day of November, ~~2002~~ 2001

Wichita-Sedgwick County Metropolitan Area Planning Commission

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION SEAL KANSAS

J.D. Michaelis, Chair

Marvin S. Krout, Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this 20TH day of AUGUST, 2002.

At the Direction of the City Council

THE CITY OF WICHITA SEDGWICK COUNTY, KANSAS

Chris Cherches, City Manager

Pat Burnett, City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this 8th day of March, 2002.

Tricia L. Robello, LS #1246, Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this 5TH day of SEPTEMBER, 2002.

CLERK OF THE DISTRICT COURT SEDGWICK COUNTY KANSAS

Don Brace, County Clerk

State of Kansas) SS
Sedgwick County)

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this 5TH day of September, 2002, at 11:17 o'clock A.M. and is duly recorded.

REGISTER OF DEEDS SEDGWICK COUNTY KANSAS

Bill Meek, Register of Deeds

Linda Kizzire, Deputy

DWG FILE: 02023PF-R.C.
PROJECT NO. 01H02023P

SRB 924 NORTH MAIN WICHITA, KANSAS 67203 http://www.srb1.com
316-264-8008 FAX 264-4621 E-mail: srb@srb1.com
SAVOY, RUGGLES & BOHM, P.A.
ENGINEERING & SURVEYING

2119192

FOR REFERENCE ONLY

ERNEST JORDAN ADDITION