

MATERIALS TABLE

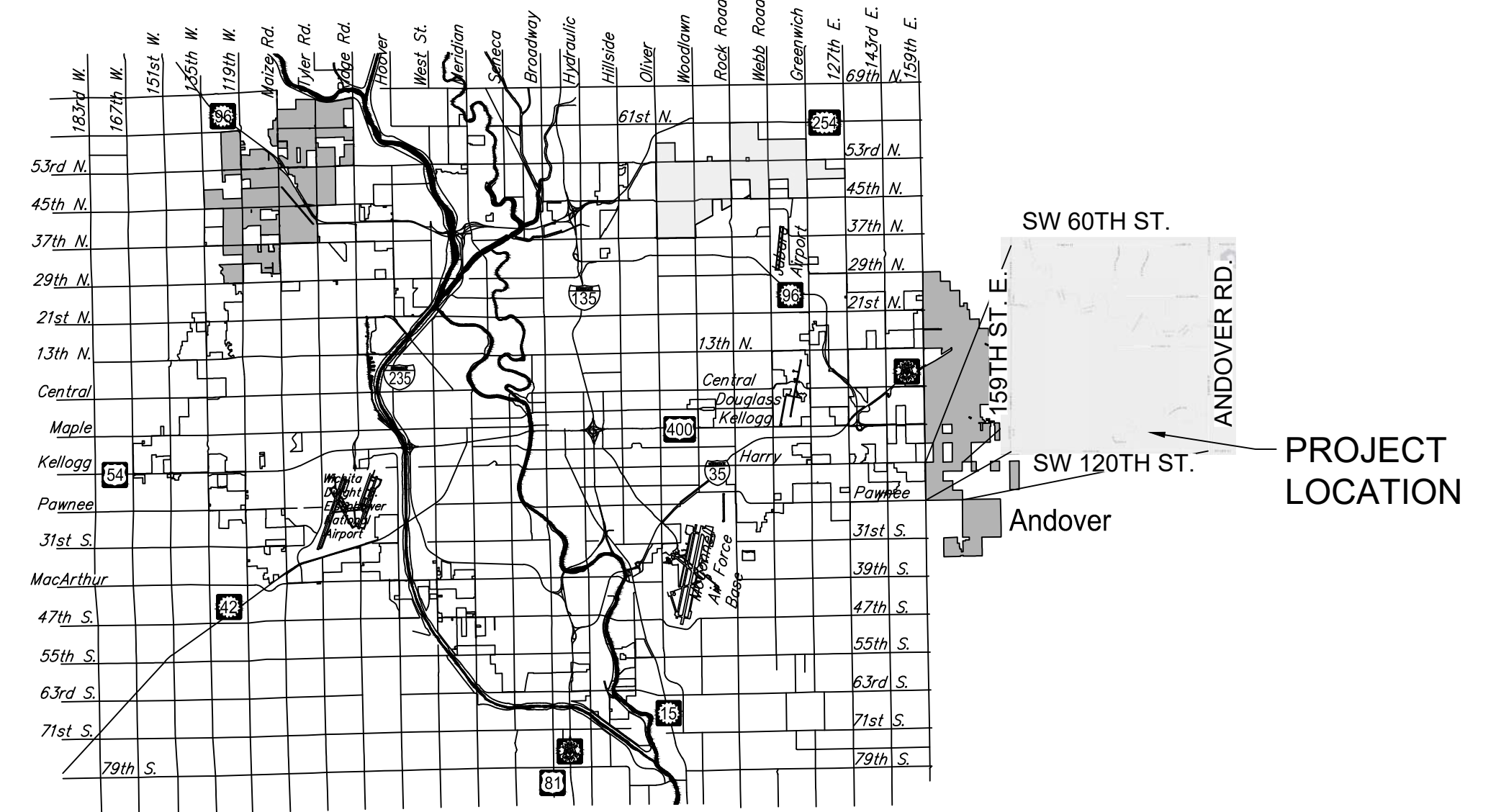
ITEM	TYPE	MANUFACTURER	QTY.
8" WL Pipe	C900 PVC	Sanderson	1,847 LF
8" WL Pipe	DICL	McWane Ductile	12.00 LF
Fire Hydrant Assembly	Medallion 5.25 w/Storz Nozzle	Clow	3.00 Ea.
8" Tee	MJ DI C153 DI350	SIP	3.00 Ea.
8" 45° Bend	MJ DI C153 DI350	SIP	16.00 Ea.
8" 11.25° Bend	MJ DI C153 DI 350	SIP	2.00 Ea.
8" Gate Valve	RW MJ CI Series 4067	M&H	8.00 Ea.
8" WL Pipe	DICL	McWane Ductile	10.0 LF
8" 11.25 Bend	MJ DI C153 DI 350	SIP	4 Ea.

Revised Quantity 07/30/25

PRIVATE WATER DISTRIBUTION SYSTEM to serve TUSCANY ADDITION 4TH PHASE CITY OF ANDOVER, KANSAS

Paul Gunzelman, P.E. City Engineer (City of Wichita)
2024-029150 PPW (54030980)

As Built Set 7/24/25



Vicinity Map

APPROVED AS NOTED
BY WICHITA PUBLIC WORKS
ENGINEERING DIVISION
& BY ANDOVER FIRE DEPARTMENT

Engineering Shawn Mellies 1/14/25
Utilities Greg Lolley 1/14/25
Fire Dept. Mike Roosevelt 1/14/25

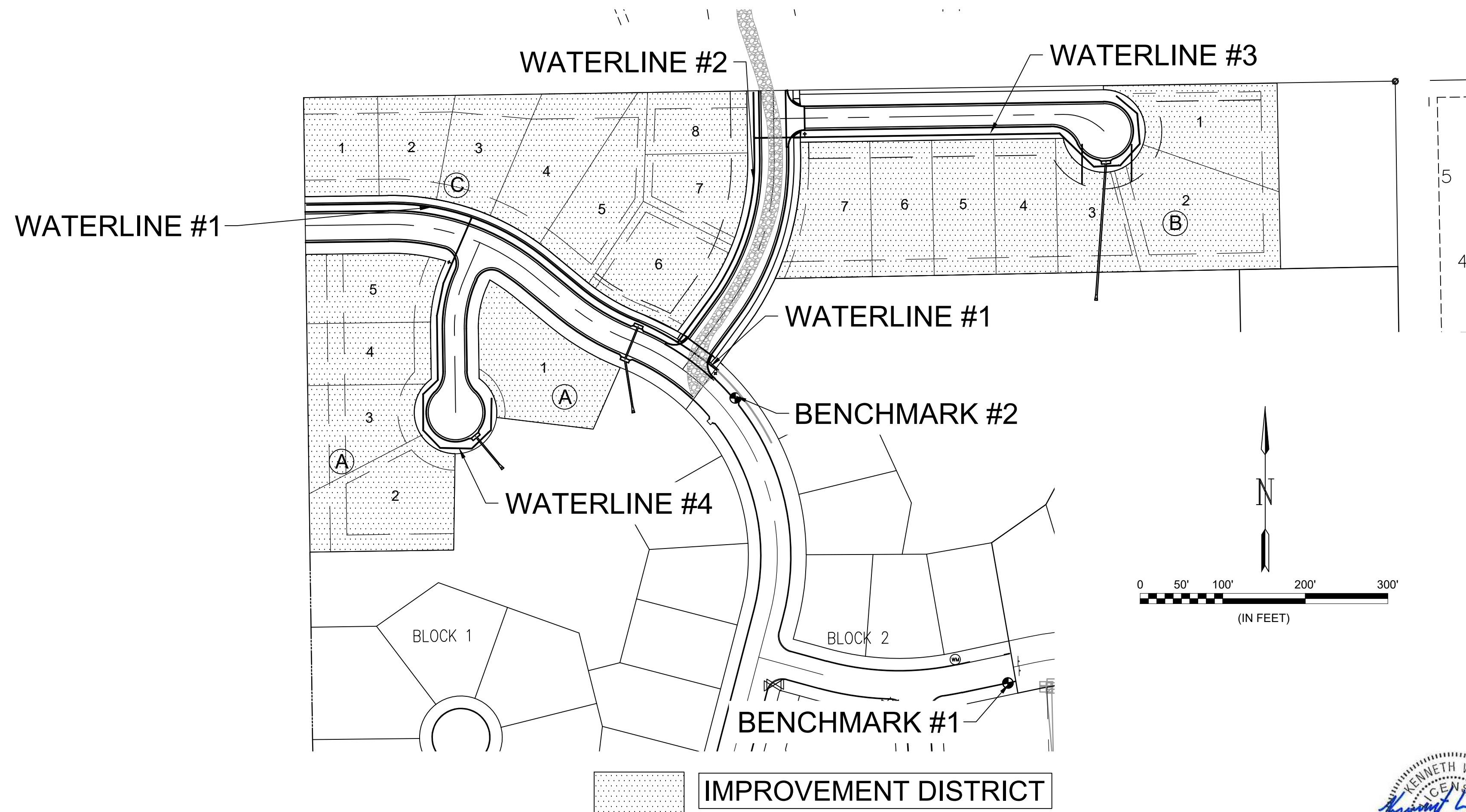
NOTE TO CONTRACTORS

Public Property:
Inspection and testing for the waterline is to be provided by a Licensed Consulting Engineering Firm under contract with the Owner/Developer. Said inspection is to be in accordance with the City of Wichita standard construction engineering practices and certified by a Professional Engineer Licensed in the state of Kansas. No work shall be performed in dedicated easements or public right-of-way 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 City or Wichita Specifications and Standards and Special Provision (on file and available in the City Engineer's Office) or on the City's Website.

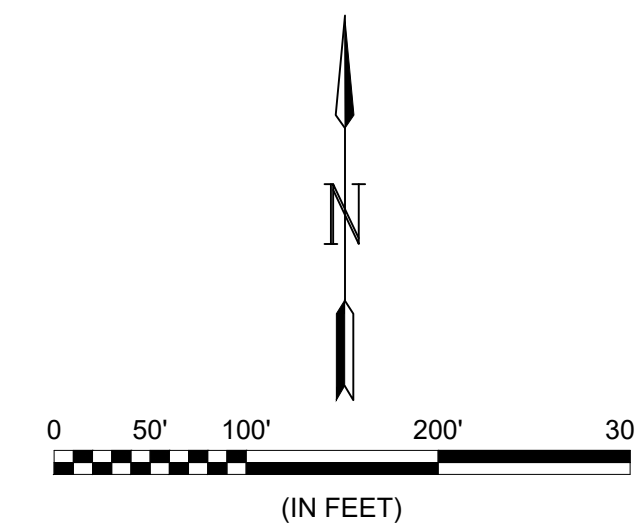
Private Property:
Installation and testing for the fire protection line is to be performed by a City of Wichita licensed fire protection contractor in accordance with the fire codes as adopted by the City of Wichita. All material and construction practices for the fire protection line shall comply with the fire codes as adopted by the City of Wichita (available from the City of Wichita Fire Department). The Contractor shall not commence work without notification and approval of the Wichita Fire Department. Inspection of the fire protection line is to be provided by a licensed Engineering Firm under contract with the Owner/Developer and the Fire Department. The contractor shall not start work until the project inspector is assigned to the project and present on the site. Any work done without inspection will be required to be uncovered for inspection.

An approved copy of these plans signed by City staff are required on-site.

Winning Bidder will receive sheet signed by City of Wichita



Sheet List Table	
Sheet Number	Sheet Title
1	TITLESHEET
2	GENERAL NOTES
3	WATER ASSEMBLY DETAILS
4	WATER LINE 1
5	WATER LINE 2
6	WATER LINE 3
7	WATER LINE 4
8	COORDINATE MAP
9	POINT TABLES
10	EROSION CONTROL PLAN
11	SILT FENCE DETAILS
12	STRAW BALE DETAILS
13	STREET IMPROVEMENT PROJECTS
14	SUBDIVISION DEVELOPMENT PROCESS
15	BACK OF CURB & CONSTRUCTION ENTRANCE DETAILS
16	FINAL PLAT



Benchmarks

BENCHMARK #1:
CHISELED SQUARE ON THE TOP OF CURB ON THE SOUTH SIDE OF TUSCANY DR., 111' E. OF THE CENTERLINE OF MCKENZIE CT.
ELEVATION = 1304.63 (NAVD88, G12B)

BENCHMARK #2:
CHISELED SQUARE ON THE TOP OF CURB ON THE EAST SIDE OF VINTAGE DR., 320' N. OF THE CENTERLINE OF TUSCANY DR.
ELEVATION = 1304.49 (NAVD88, G12B)

AS BUILT DRAWINGS
CONTRACTOR : MIES CONSTRUCTION
SUPERINTENDANT : A. WILLIAMS
FOREMAN : J. PERALTA
INSPECTION FIRM : GARVER LLC
INSPECTOR : ERIC L. STRECKER
FINAL COMPLETION : 01/15/2025
PDF By: ELS - 06/19/2025

NOTE: All coordinates listed are modified NAD83 Kansas State Plane Zone South unless otherwise noted. To convert listed coordinates to NAD83 Kansas State Plane Zone South coordinates multiply the northing and easting by the project scale factor of 0.99988888. Elevation datum is NAVD88 Geoid 12B unless otherwise noted.



OCT 2024

PLANS PREPARED BY



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:

Cox Communications 1-888-249-3530
 Black Hills Energy 1-800-694-8989
 Kansas Gas Service 1-888-482-4950
 Eergy 1-800-544-4857
 AT&T 1-800-246-8464
 City of Wichita Water Department 316-268-4555
 City of Andover Stormwater Department 316-733-1303
 City of Andover Wastewater Department 316-733-2621

- 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 Engineer's approval. Trees and shrubs which are not in direct conflict with proposed new construction shall be saved and protected from damage. Work is subsidiary to the bid item 'Site Clearing, L.S.'
- 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 final grades by the Contractor.
- The Contractor shall notify the consultant engineer and Tom Mason at 316-268-4574 with the City of Wichita with the anticipated construction start date and notify them of the project completion. Staking and inspection for this project shall be done by Garver, LLC under separate contract with the City of Andover.
- If traffic will be impacted by construction, a traffic control plan must be prepared and submitted to the City of Andover 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 responsibly.
- All elevations shown are NAVD 88 G12B.
 - All areas disturbed during construction that will not be under proposed pavement shall be restored to match existing conditions. Site clearing and restoration shall be subsidiary to water line pipe.
 - City maintenance of water mains ends at right-of-way, easement line, or within two feet of vault.
 - 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.

- Opening and closing of water valves shall be done slowly to prevent damage to the water distributions system from water hammer. All valves closed by the contractor must be reopened as new construction permits. The project inspector must ascertain that any valve closed by the Contractor is reopened. The contractor will be permitted to operate water valves only when the project inspector assigned to the project is present.
- The Contractor shall lay a Tracer Wire and Set Test Stations along all water pipe installed in accordance with City Specifications and Tracer Wire Detail on detail sheet WL-101, cost is subsidiary to pipe installation.
- The contractor shall provide materials for temporary blowoff of waterlines. Connections to the existing waterline(s) shall be made with clean, swabbed pipe and flushed upon completion of tie-ins.
- Requests for short term water interruptions shall be made to the City Water Distribution Division and will be subject to their approval. The Contractor shall give written notice to any property owner, business, and/or tenants that will have water service interrupted at least 5 days in advance. Such notifications should indicate the time and date that the water will be turned off and when the service will be restored. No business, property owner, and/or tenants shall be without water service for more than 8 hours. Proposed tie in locations which will affect water service to property owners shall be performed during non-peak hours.
- The Contractor must schedule the connections to the existing main with the City such that there is a minimum disruption of service. Connections shall be made during periods of low water usage. The Contractor shall submit his proposed schedule for completing work for City approval at least 10 days prior to beginning construction.
- Deflections at pipe joint or couplings shall not exceed the pipe manufactures recommended maximum. Where deflections are greater than the maximum allowed, the contractor shall utilize fittings.
- Any existing joint exposed during excavation shall be replaced if within four feet of proposed joint.
- Valves 12 inch and larger are to be operated by the City Water Distribution Division, 48 hours of advance notice is required with the water Dispatch at 316-291-8921.
- All wet taps shall be installed by the City of Wichita. The Contractor will reimburse the City for tapping fees prior to tap being made. Unless noted on the plans.
- The Contractor shall protect from damage and support existing utilities through constructions as approved by the utility owner and the Engineer at the contractors expense.
- Contractor shall limit the extent of trench openings overnight and weekends to less than 50 feet.
- Maintain a minimum of 10-foot horizontal separation between all water lines (main, services, and fire hydrants) and all sanitary sewer lines (mains, services, and manholes). All separation distances are to be measured from edge-to-edge, at the closest point.

- Maintain a minimum of 2-foot vertical separation between all water lines (mains and services) and all gravity sanitary sewer lines (mains, services, and manholes) at crossings. All separation distances are to be measured from edge-to-edge, at the closest point.
- Maintain a minimum of 2-foot vertical separation between all water lines (mains and services) and all pressurized sanitary sewer lines (force mains and services) at crossings. Waterlines must always be placed above pressurized sanitary sewer lines where they cross. All separation distances are to be measured from edge-to-edge, at the closest point.
- Excess dirt generated from installation of underground utilities is to remain on site and utilized for protective fill.

30. The existing stockpiles of material onsite can be used for the protective fill. Limestone rocks larger than 8" in diameter should not be used in the fill areas and should be stockpiled onsite in the location of existing stockpiles. Cost of protective fill is subsidiary to the bid item "WL Pipe 8" (PVC)

Addendum #1 - Item #2



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REV.	DATE	DESCRIPTION	BY



CITY OF ANDOVER
 ANDOVER, KANSAS
 TUSCANY ADDITION,
 PHASE 4
 WATER LINE

GENERAL NOTES

JOB NO.: 22T41051
 DATE: OCT 2024
 DESIGNED BY: .
 DRAWN BY: .

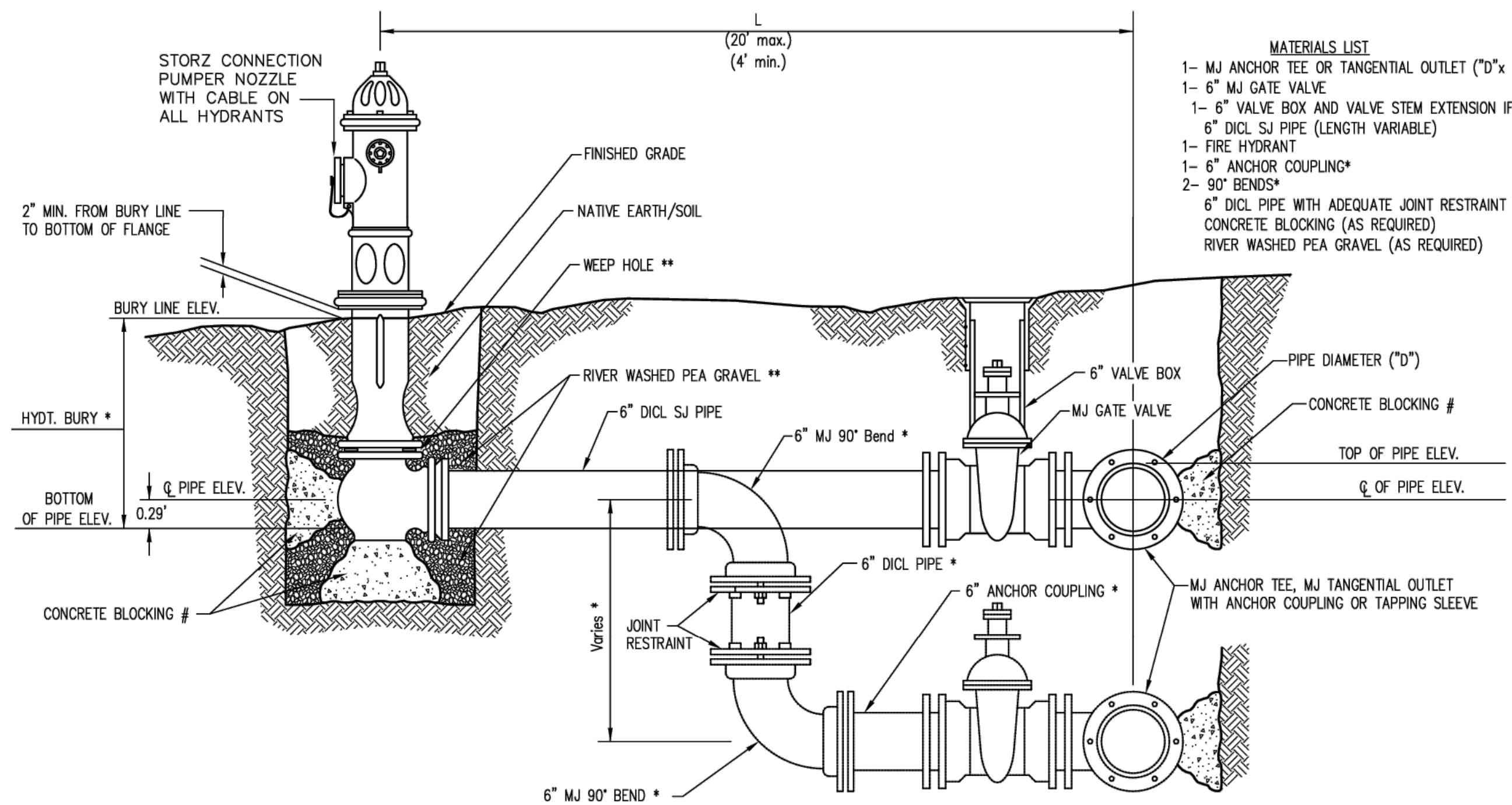
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DRAWING NUMBER

SHEET NUMBER **2** OF **16**

AS BUILT DRAWINGS
 CONTRACTOR : MIES CONSTRUCTION
 SUPERINTENDANT : A. WILLIAMS
 FOREMAN : J. PERALTA
 INSPECTION FIRM : GARVER LLC
 INSPECTOR : ERIC L. STRECKER
 FINAL COMPLETION : 01/15/2025
 PDF By: ELS - 06/19/2025

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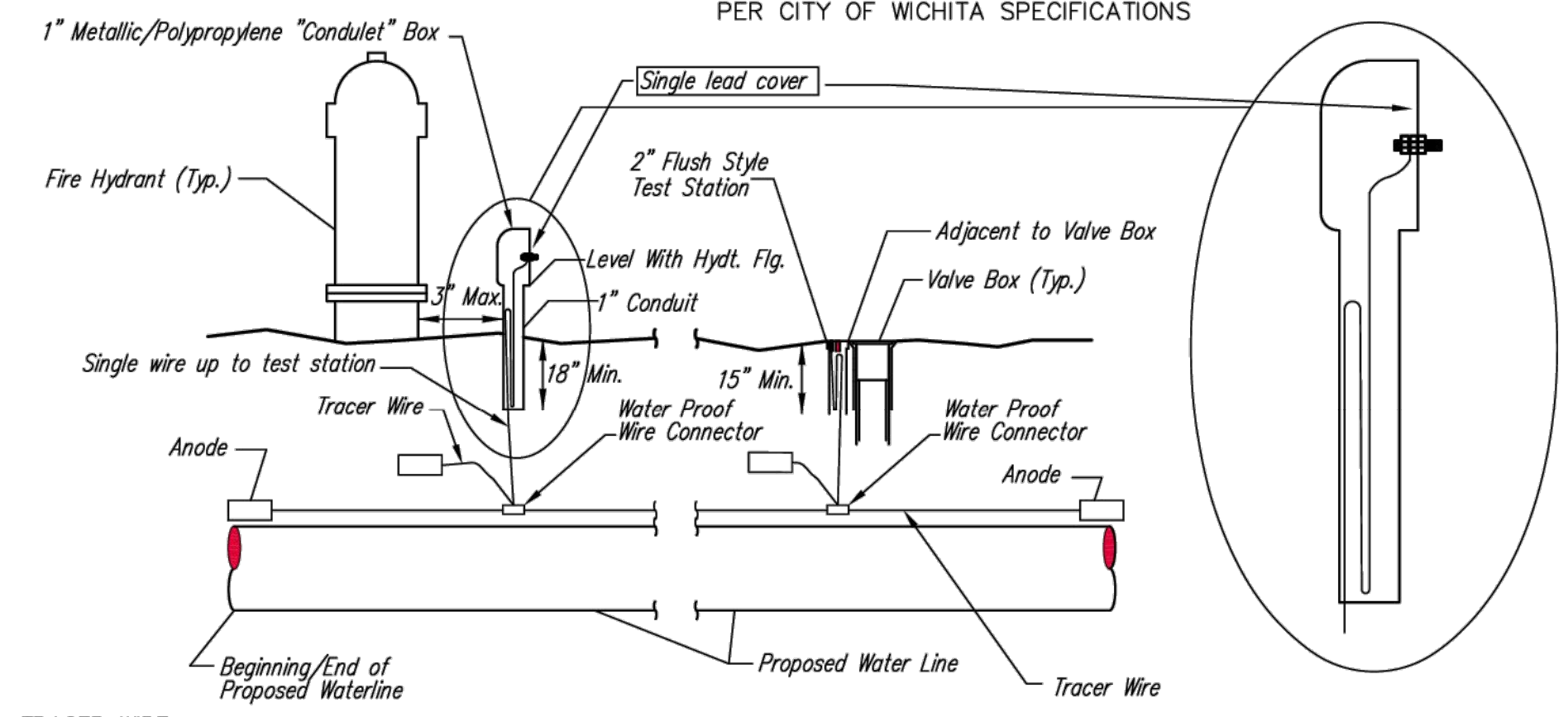


* IF THE REQUIRED HYDRANT BURY IS IN EXCESS OF 5', BUT LESS THAN 7', CONTRACTOR SHALL USE STANDARD 5' HYDRANT BURY AND HYDRANT BARREL EXTENSIONS AS NECESSARY. IF THE REQUIRED HYDRANT BURY IS GREATER THAN 7', CONTRACTOR SHALL USE 5' HYDRANT BURY, 2-MJ 90° BENDS, 6" ANCHOR COUPLING AND 6" DI CL PIPE AS NECESSARY FOR VERTICAL ADJUSTMENT. THE CONTRACTOR SHALL PROVIDE ADEQUATE THRUST BLOCKING AT HYDRANT AND MEGALUGS, OR SIMILAR RESTRAINT BETWEEN 90° BENDS TO SECURE ALL FITTINGS DURING TESTING AND OPERATION. THE CONTRACTOR SHALL PROVIDE A VALVE STEM EXTENSION PER DETAIL THIS SHEET.

** CAUTION: WEEP HOLES TO BE KEPT CLEAR DURING CONSTRUCTION AND BACKFILL. CONCRETE FOR THRUST BLOCKING SHALL NOT OBSTRUCT WEEP HOLES. PLACE 1 CUBIC FOOT OF RIVER WASHED PEA GRAVEL AROUND EACH WEEP HOLE.

CONCRETE THRUST BLOCKING SHALL BE KEPT CLEAR OF BOLTS, NUTS, AND MJ ACCESSORIES.

FIRE HYDRANT ASSEMBLY
 PER CITY OF WICHITA SPECIFICATIONS



TRACER WIRE
 Conductive type pipe locator/tracer wire shall be install to locate all waterline pipe regardless of pipe material. The wire shall extend the entire length of the proposed pipe. The wire shall be taped to the waterline and pulled with the pipe. A waterproof connector shall be used at splice locations. A complete list of approved tracer wire and waterproof connectors can be found on the City of Wichita's website at www.wichita.gov.

WIRE
 The tracer wire shall be Blue No. 12 AWG CCS with 45 mil HDPE insulation. To allow for grade adjustment, a minimum of 12" of excess wire shall be coiled at the bottom of the test station for all wires. Wire connectors shall be installed per manufacturer recommendations. Contractor shall attach wire being installed with proposed water main to any tracer wire installed with adjacent waterline projects.

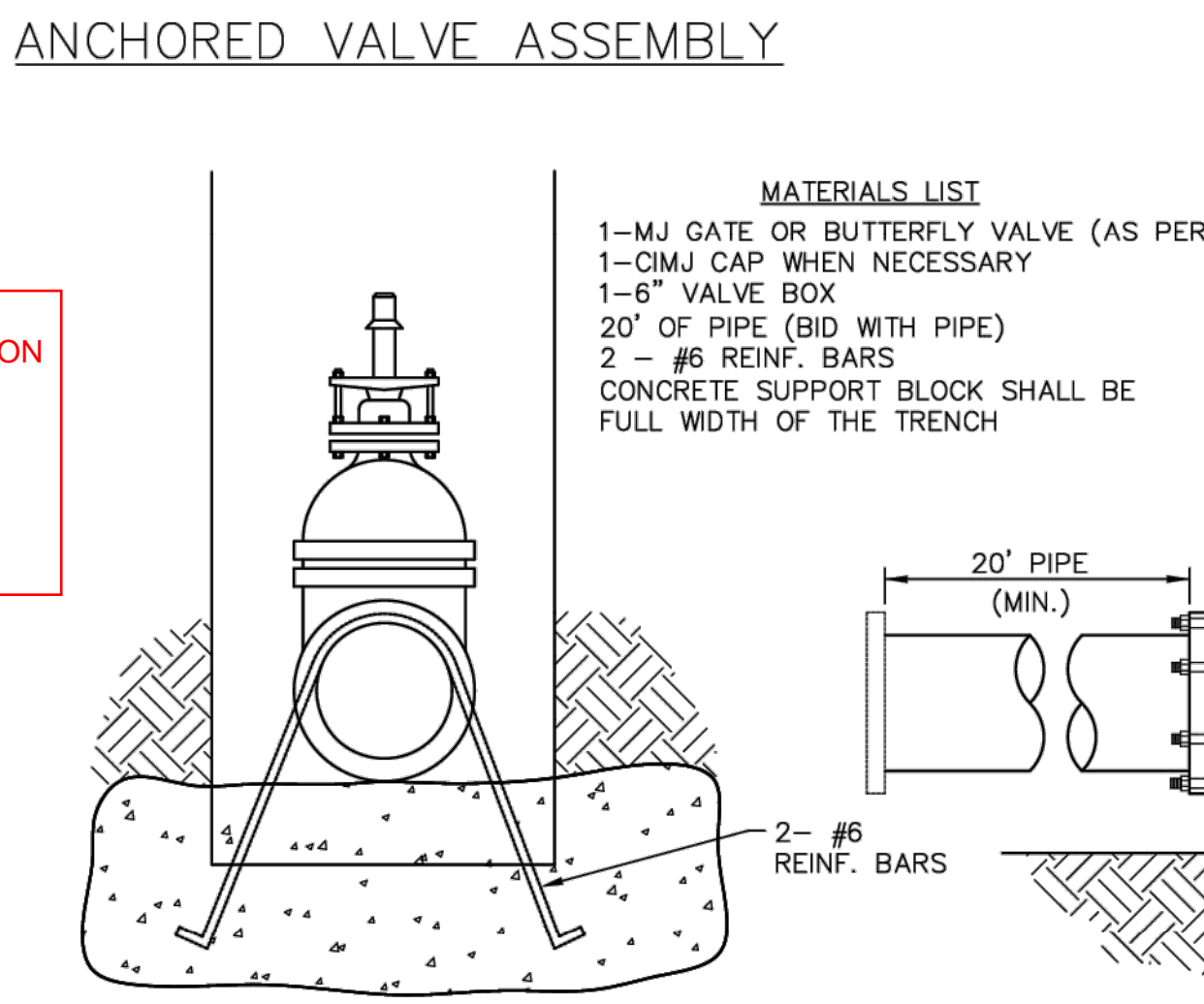
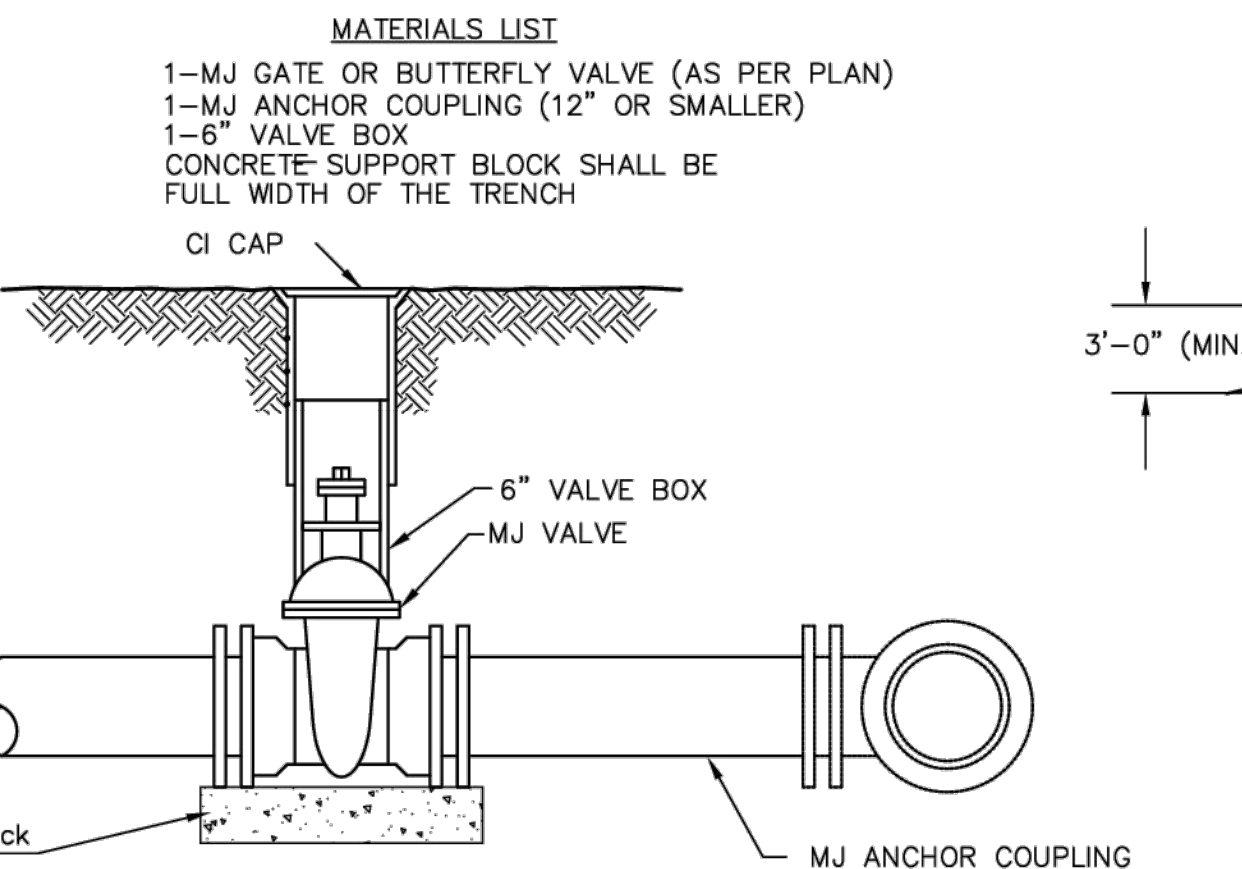
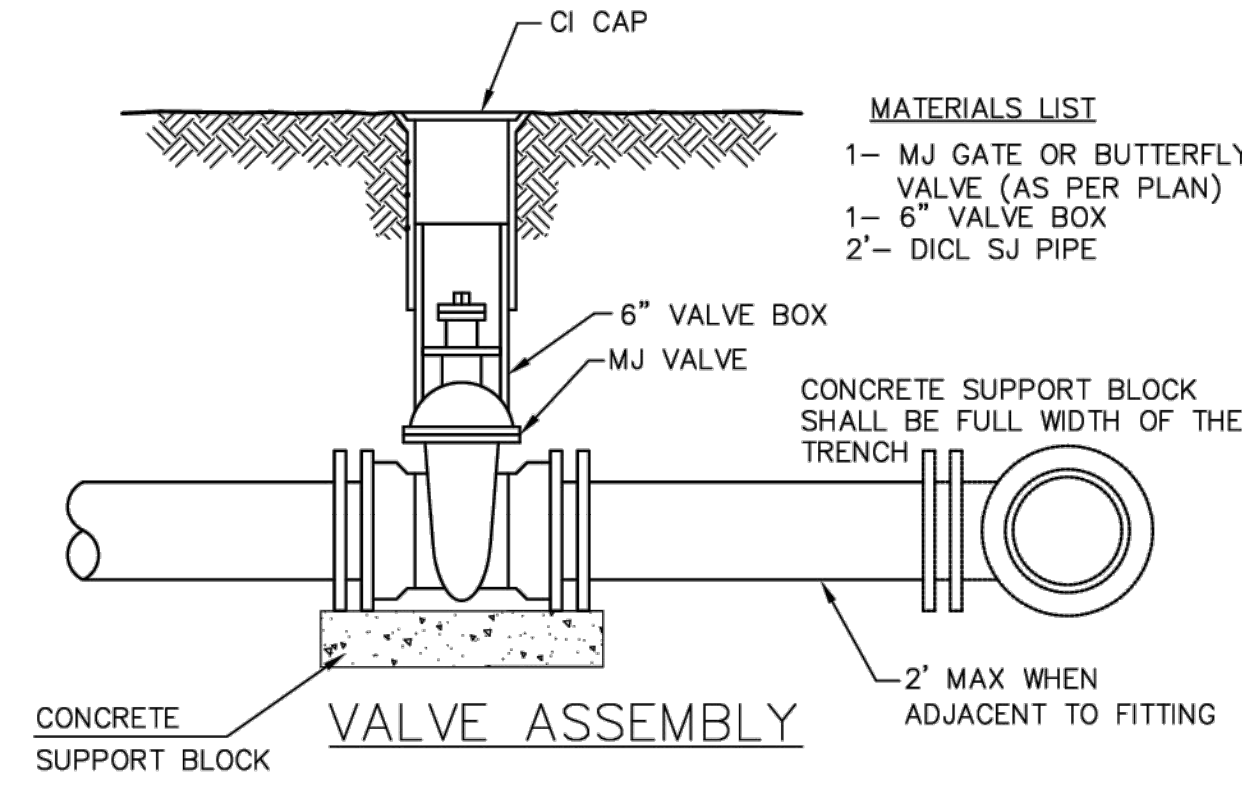
TEST STATIONS
 The test station for fire hydrant application shall be a 1" "condulet" style station as manufactured by AGRA Industries with a removable solid cover having a single lead extending from the face or approved equal. The "conduit" style test station shall be attached to a 1" rigid galvanized conduit with a minimum length of 36" and plastic end bushing. The flush style shall have the word "WATER" stamped or molded into the lid. The test station for valve applications shall be a 2" flush style test station with wire connector on lid. Model # T2PH7B1LP Handley Industries or CD14*TP SnakePit as manufactured by Copperhead Industries or approved equal. The flush style shall have the word "WATER" stamped or molded into the lid. All test stations shall be manufactured using molded blue tops or sufficiently coated with blue enamel paint. The tracer wire and the anode wire shall be install to allow 12" of wire within the test station. The location of all test stations shall be recorded, and shown in the as-built drawings. Flush style test stations shall not be installed in pavement or sidewalk unless approved by the Engineer. Contractor shall extend tracer wire & move flush mount test station to nearest location out of pavement or sidewalk.

ANODES
 The anodes shall be 3 lb. bare zinc or magnesium. The anodes shall be buried at the same elevation as the waterline at each test station. The anodes shall be connected to 12 AWG CCS which shall be extended to the test station.

TRACER WIRE DETAIL
 COST IS SUBSIDIARY TO PIPE INSTALLATION

FIRE HYDRANTS REQUIRED

WATER LINE	STATION	BURY LINE ELEVATION	TOP OF PIPE ELEVATION	FIRE HYDRANT BURY REQUIRED	VALVE STEM EXT. REQUIRED (FT.)*
1304.37	1	0+00	-1304.70	1299.87	5.50
1302.06	3	0+61.50	-1302.40	1298.07	5.00
1305.76	4	0+60.86	-1305.95	1301.62	5.00

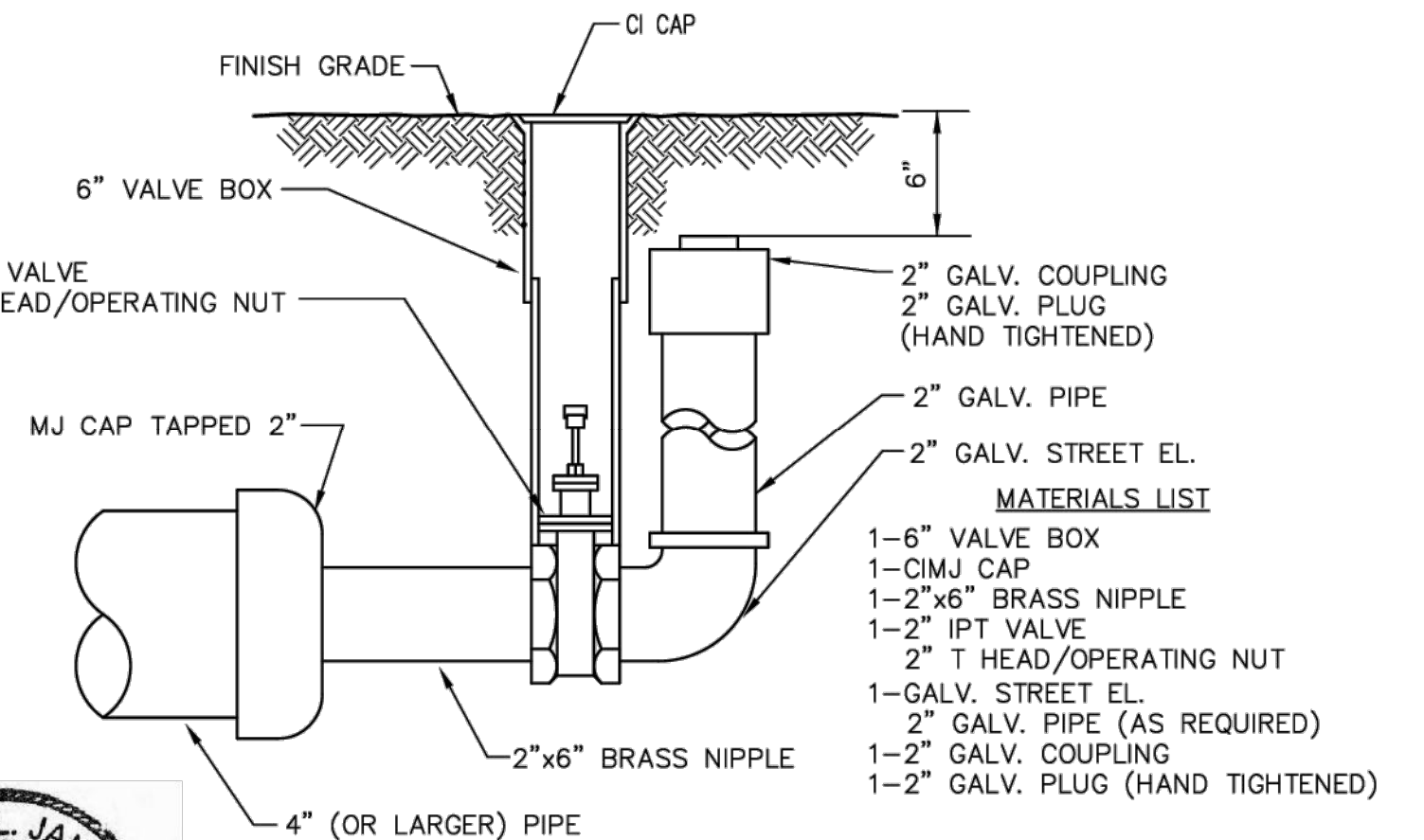
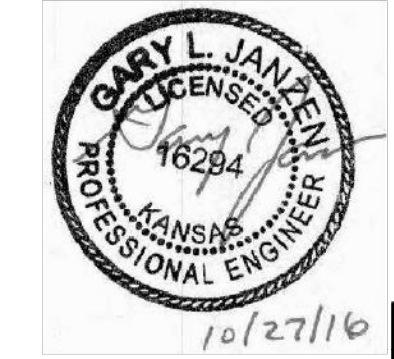
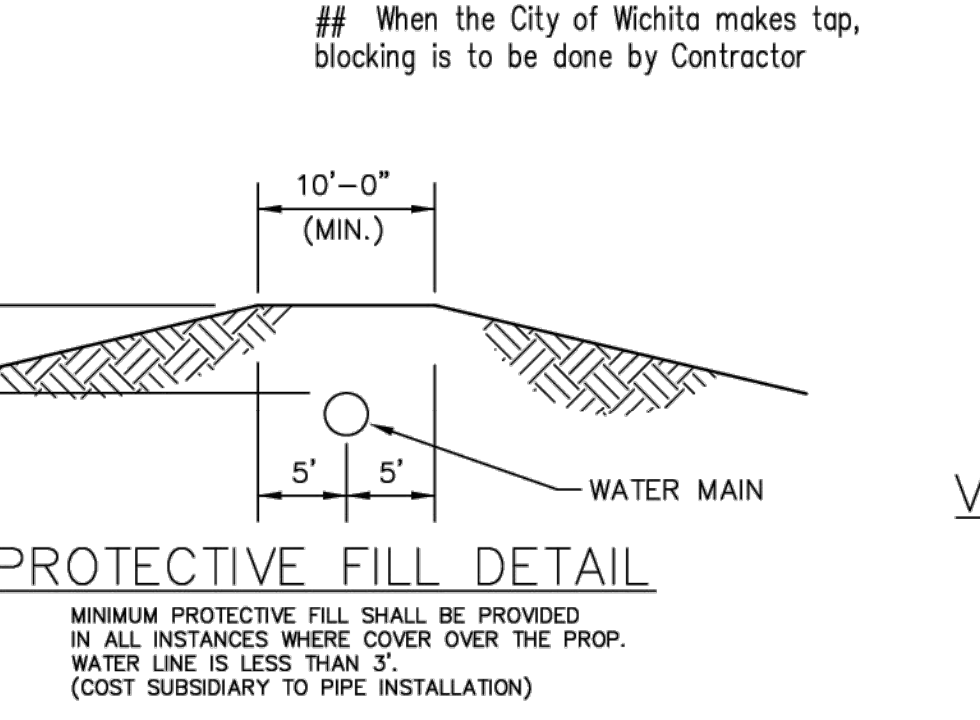
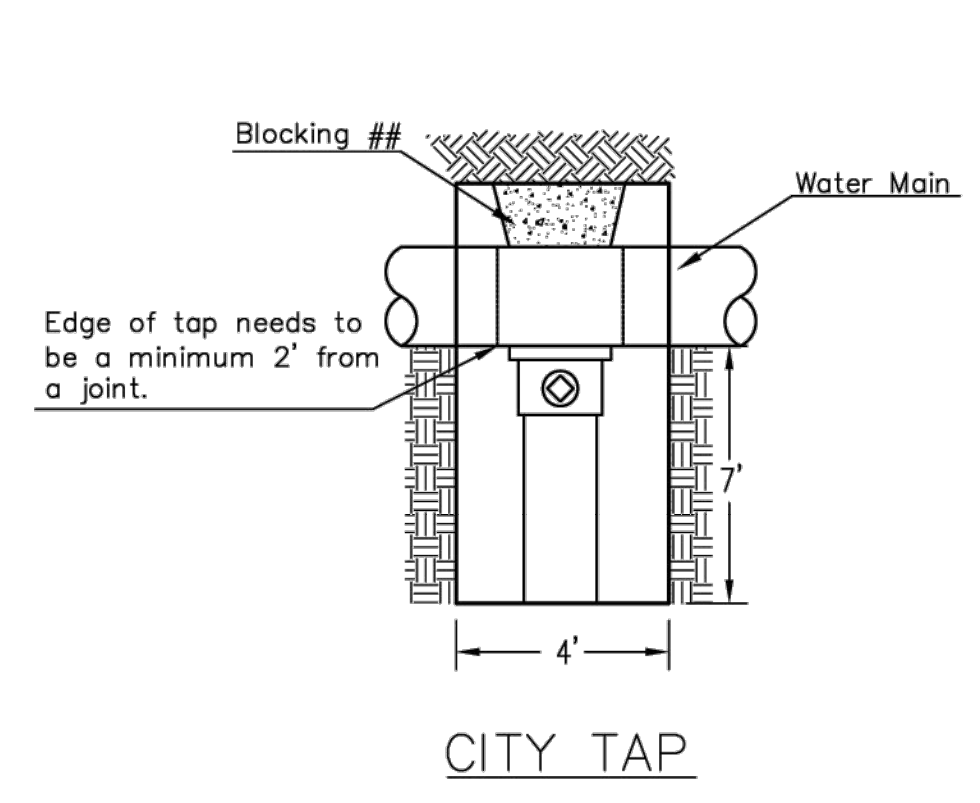


Notes:
 1. Concrete Block at Valve to have sufficient bearing in undisturbed soil to prevent thrust movement as shown in table at right. Field Engineer to determine thrust loading of undisturbed soil and final size of thrust block.
 2. The thrust block shall be constructed such that bolts, nuts, and other MJ accessories are kept clear of concrete.
 3. All valves at dead ends and at other locations as called out on the plans shall be blocked as shown here.

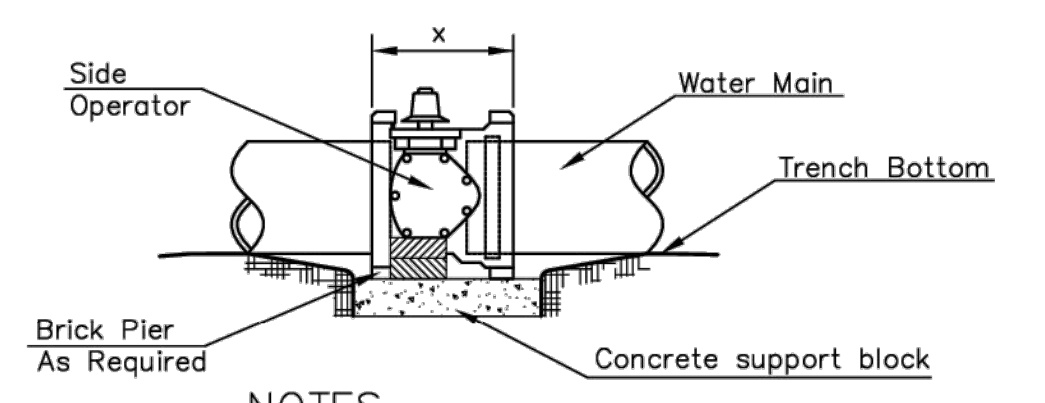
THRUST AT VALVES

VALVE	THRUST AT 150 #/sq. ft.
4"	1809 lbs.
6"	4245 lbs.
8"	7540 lbs.
12"	16965 lbs.

ANCHORED VALVE ASSEMBLY, SPECIAL

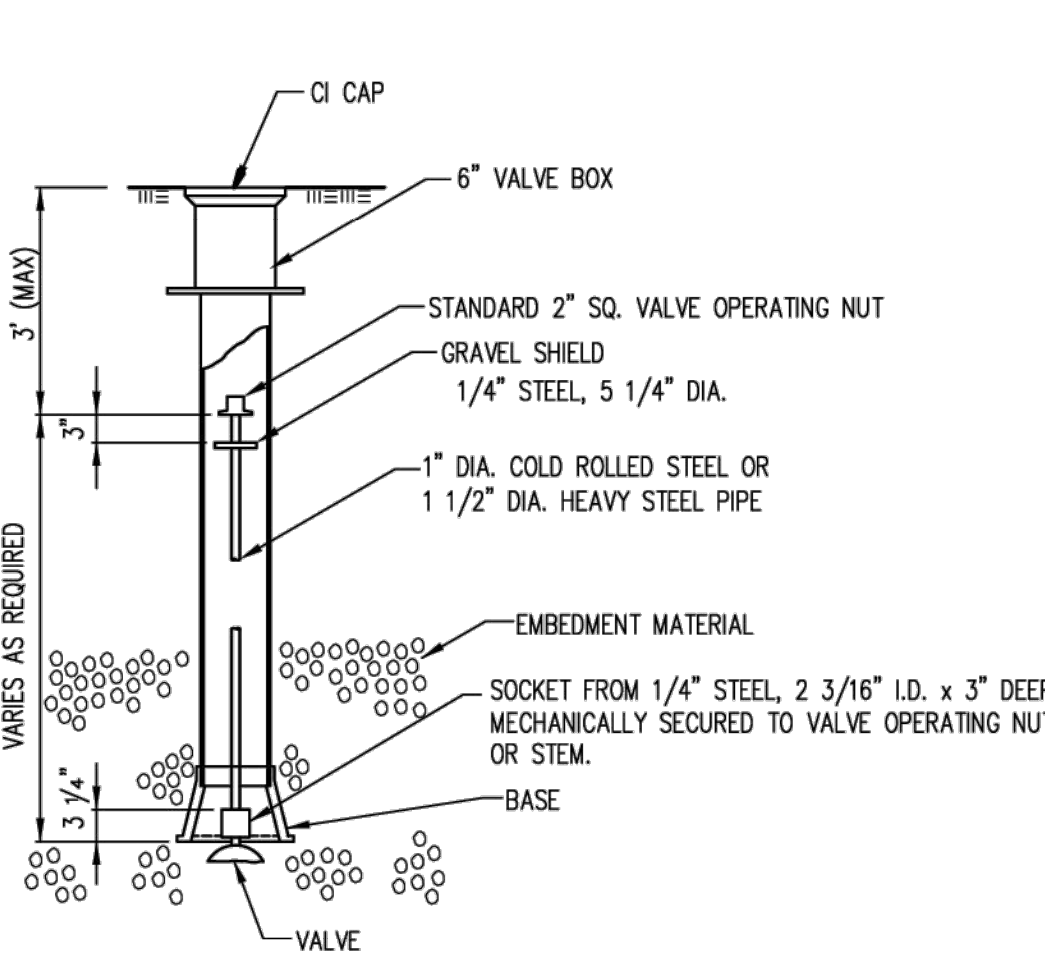


2" BLOWOFF ASSEMBLY



NOTES
 1. This detail covers Butterfly Valve installation, inclusive, regardless of type of pipe or joint used. 24" and larger lines to be detailed on plans.
 2. 6" Valve Box and Cover required per City of Wichita Std. Specifications.
 3. Conc. Support Block to be full width of trench.

CONCRETE SUPPORT BLOCKING FOR BUTTERFLY VALVE INSTALLATION



STANDARD WATER ASSEMBLY DETAIL

CITY ENGINEER
GARY JANZEN, P.E.

PROJECT NUMBER	OCA NUMBER	DATE
-	2024-029150	

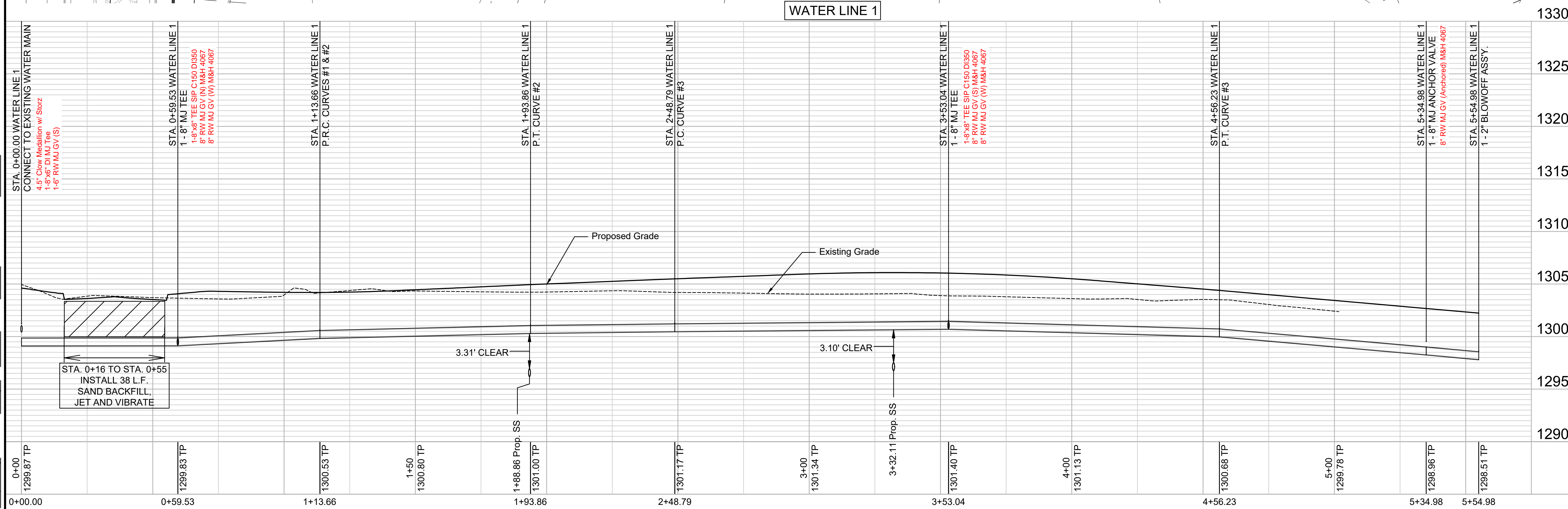
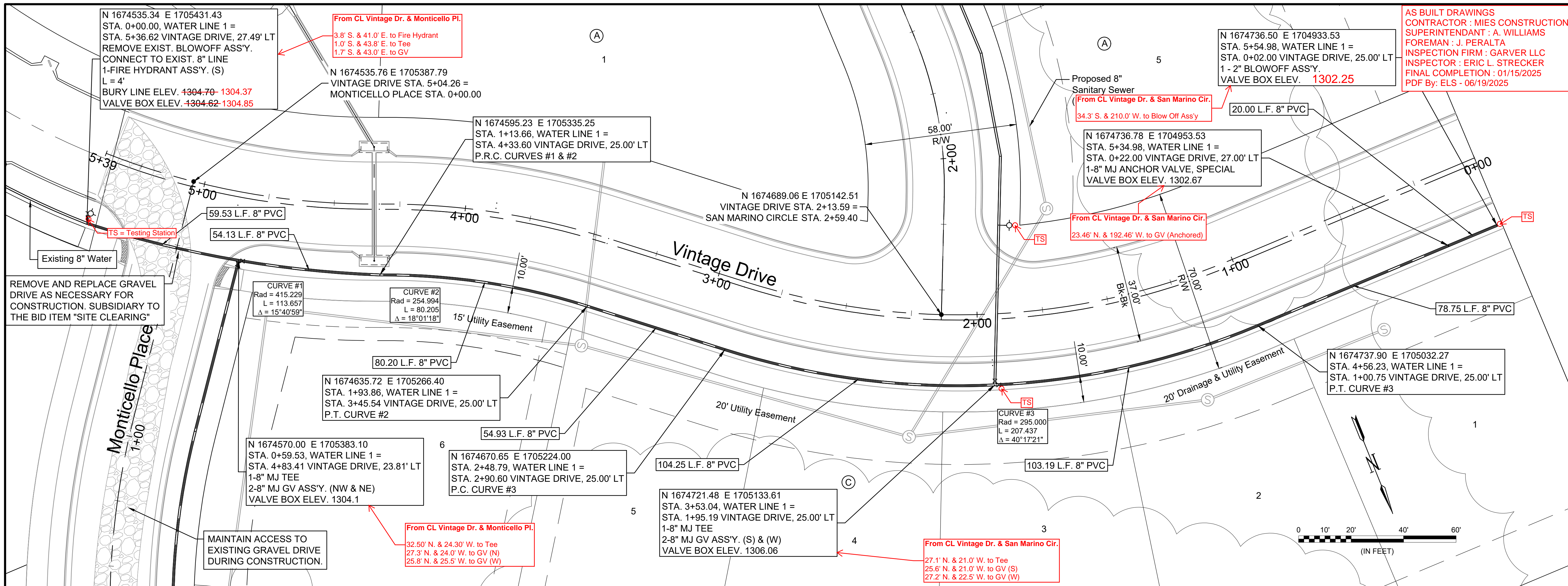
CITY ENGINEER'S OFFICE
 CITY HALL - SEVENTH FLOOR
 455 NORTH MAIN STREET
 WICHITA, KANSAS 67202-1620
 (316) 268-4501

SHEET
3

16

REVISED: OCTOBER 2016

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AS BUILT DRAWINGS
 CONTRACTOR : MIES CONSTRUCTION
 SUPERINTENDANT : A. WILLIAMS
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KENNETH W. LEE
 ENGINEER
 15373
 10-22-24
 KANSAS
 PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION

CITY OF ANDOVER
 ANDOVER, KANSAS

TUSCANY ADDITION,
 PHASE 4
 WATER LINE

WATER LINE 1

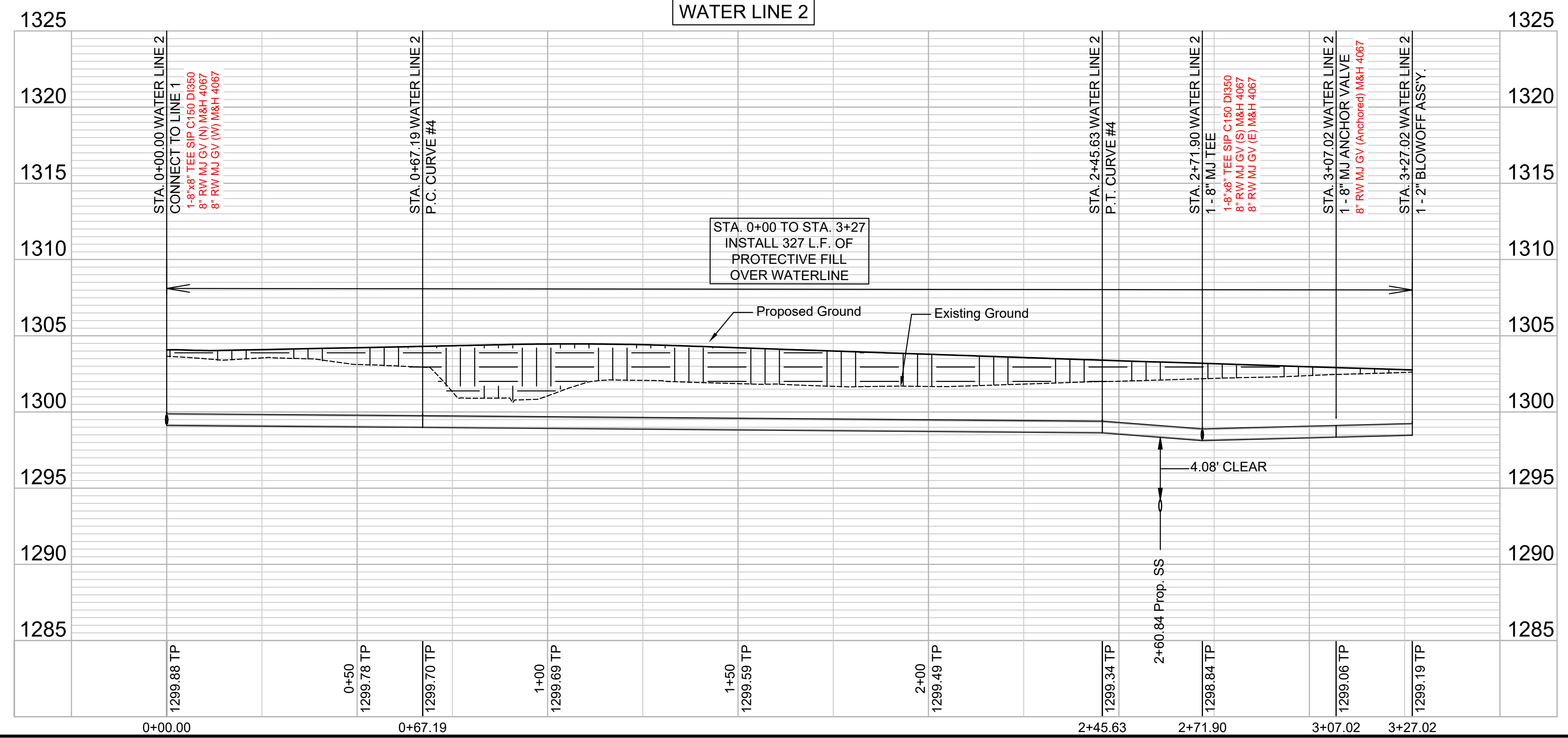
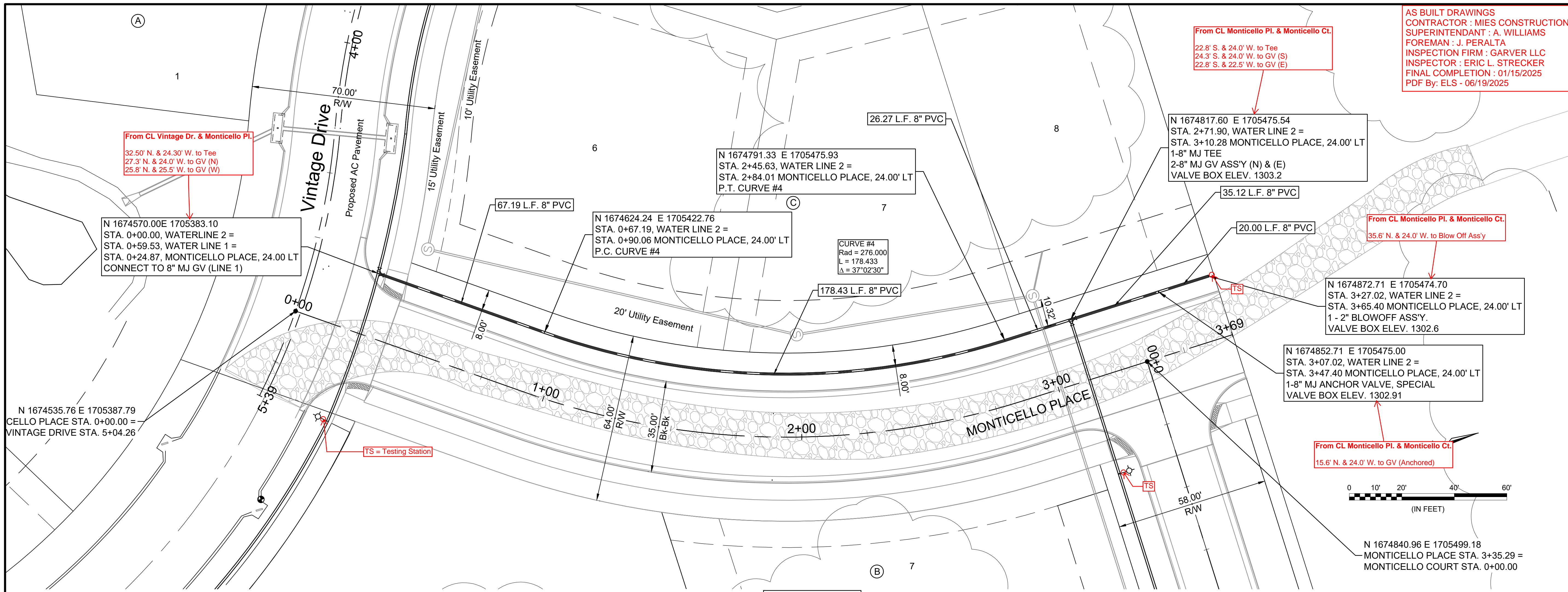
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DRAWING NUMBER

SHEET NUMBER **4** OF **16**

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KENNETH W. LEE
 LICENSED
 15373
 10-22-24
 KANSAS
 PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	BY

CITY OF ANDOVER
 ANDOVER, KANSAS

TUSCANY ADDITION,
 PHASE 4
 WATER LINE

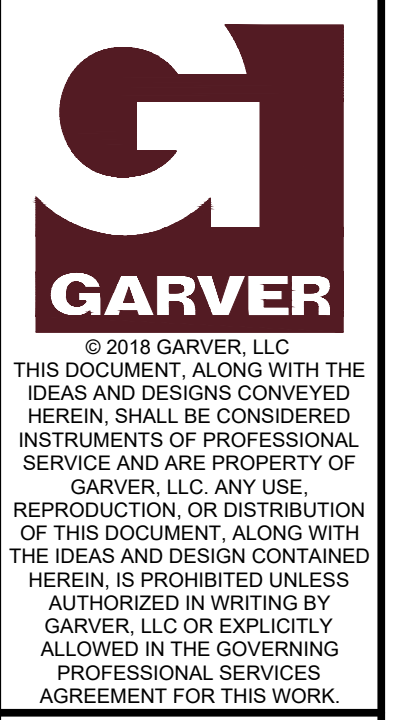
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SHEET NUMBER **5** OF **16**



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REV.	DATE	DESCRIPTION



CITY OF ANDOVER
 ANDOVER, KANSAS

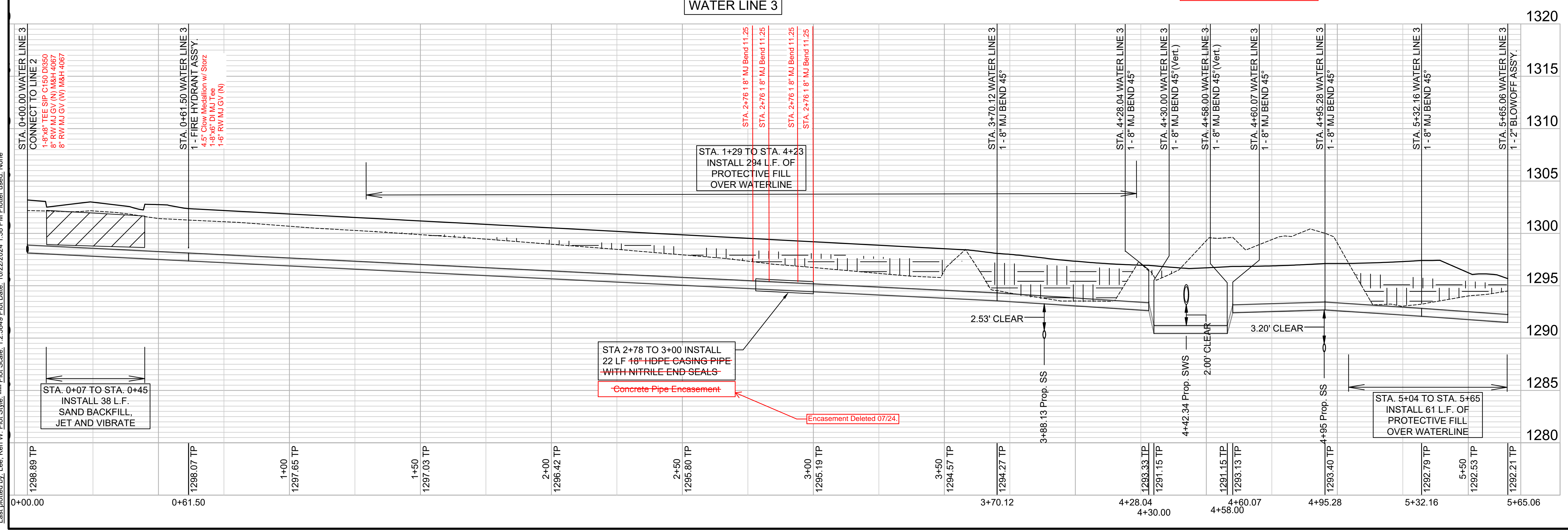
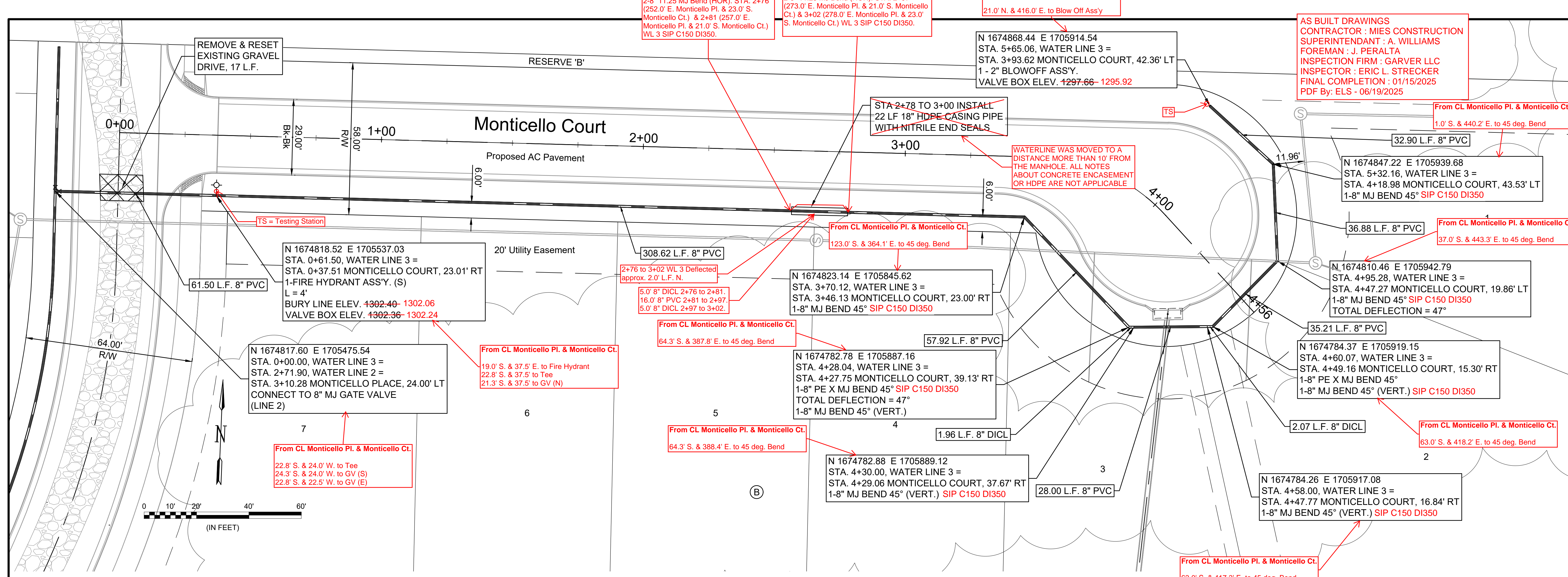
TUSCANY ADDITION,
 PHASE 4
 WATER LINE

WATER LINE 3

JOB NO.: 22T41051
 DATE: OCT 2024
 DESIGNED BY: .
 DRAWN BY: .

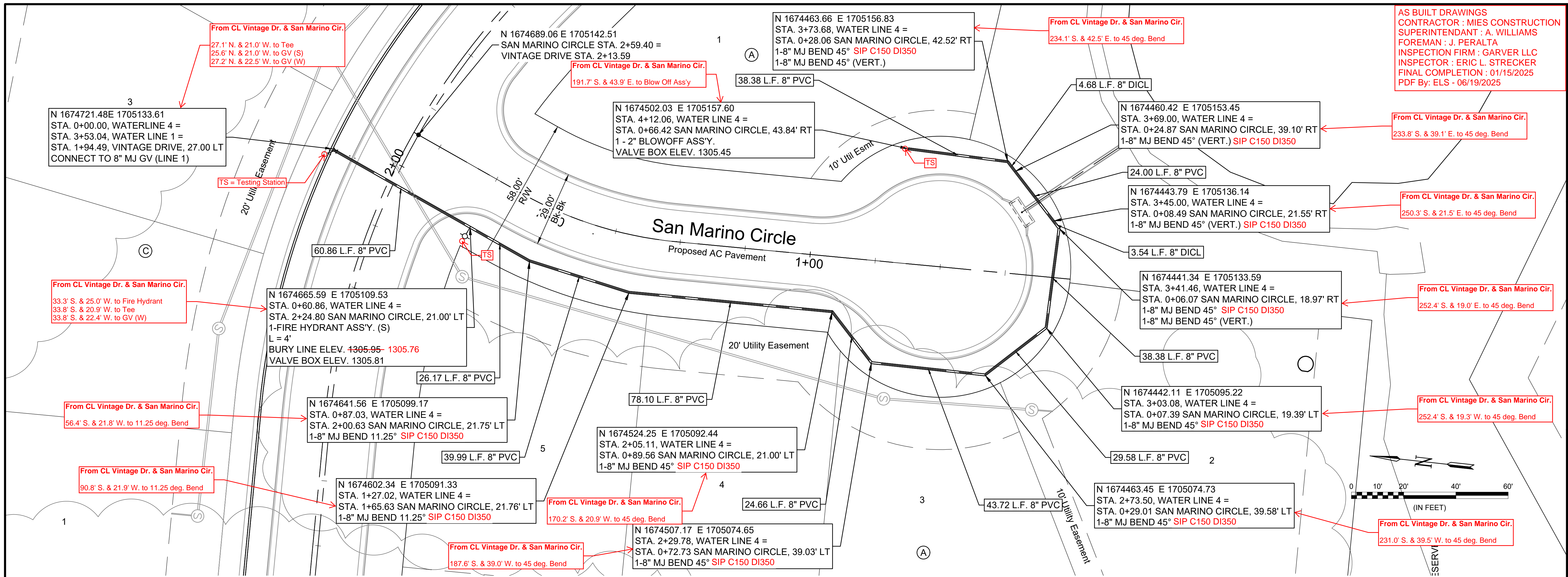
BAR IS ONE INCH ON ORIGINAL DRAWING
 0" = 1" (IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.)
 DRAWING NUMBER

SHEET NUMBER **6** OF **16**



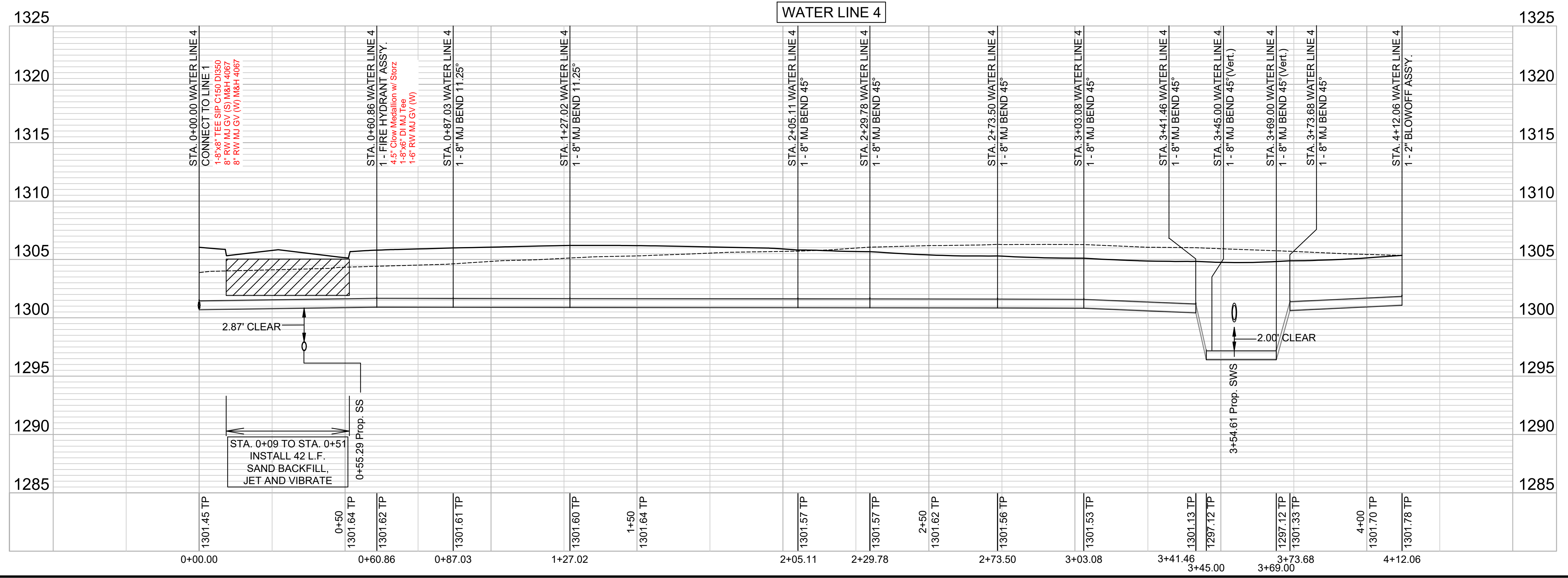
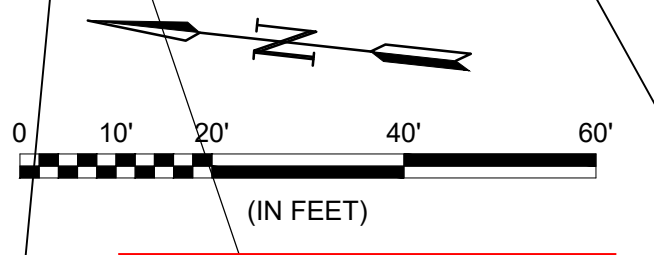
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 Last plotted by: Lee, Ken W. Plot Style: --- Plot Scale: 1:2,849 Plot Date: 10/22/2024 1:39 PM Plotter used: None

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 Last plotted by: Lee, Ken W. Plot Style: --- Plot Scale: 1:2,849 Plot Date: 10/22/2024 1:39 PM Plotter used: None



AS BUILT DRAWINGS
 CONTRACTOR : MIES CONSTRUCTION
 SUPERINTENDANT : A. WILLIAMS
 FOREMAN : J. PERALTA
 INSPECTION FIRM : GARVER LLC
 INSPECTOR : ERIC L. STRECKER
 FINAL COMPLETION : 01/15/2025
 PDF By: ELS - 06/19/2025

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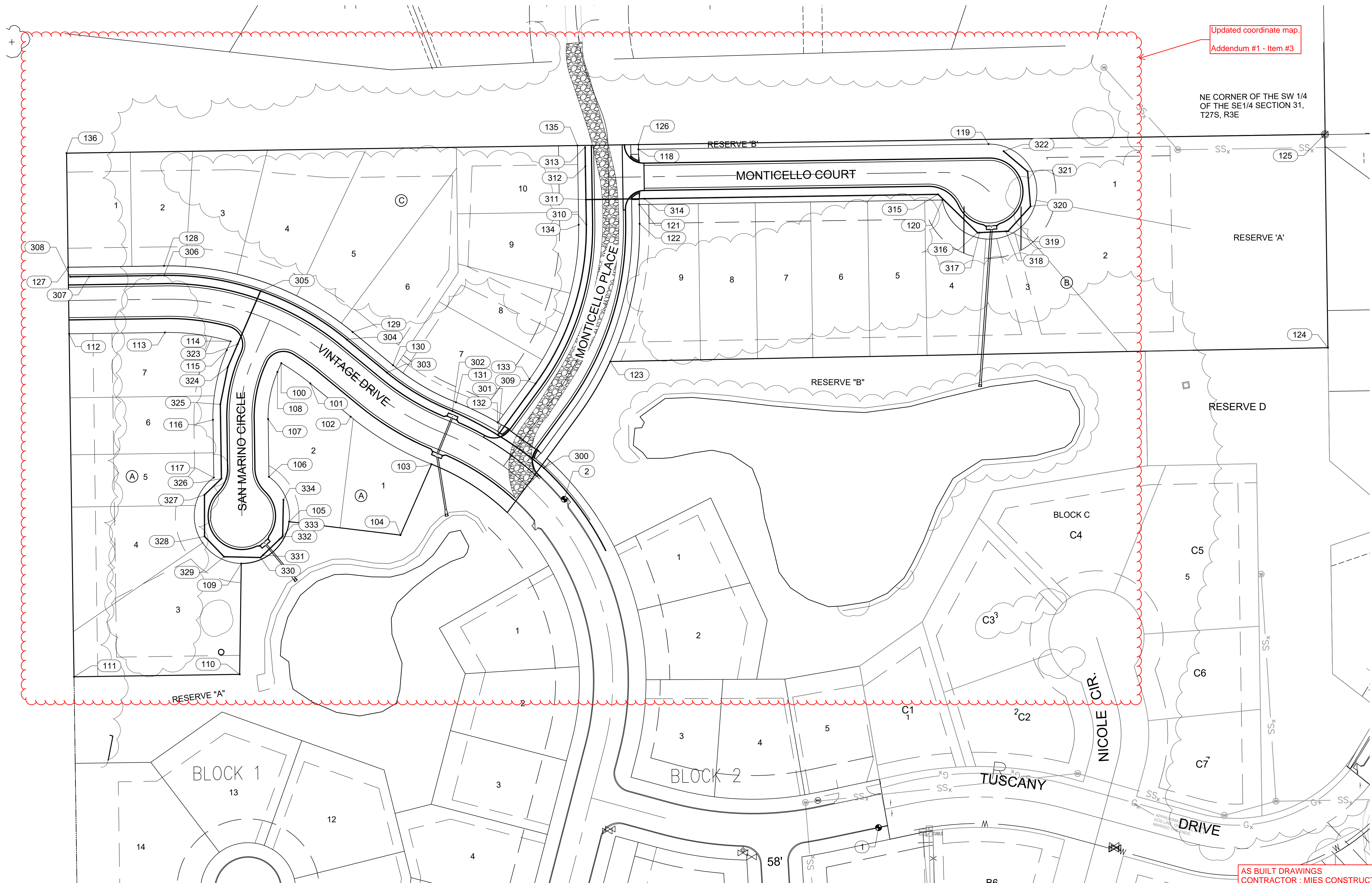
REV.	DATE	DESCRIPTION	BY



CITY OF ANDOVER
 ANDOVER, KANSAS
 TUSCANY ADDITION,
 PHASE 4
 WATER LINE

WATER LINE 4
 JOB NO.: 22T41051
 DATE: OCT 2024
 DESIGNED BY: .
 DRAWN BY: .
 BAR IS ONE INCH ON ORIGINAL DRAWING
 IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.
 DRAWING NUMBER
 SHEET NUMBER **7** OF **16**

File: L:\2022\22T41051 - Tuscany 4th Phase Eng\mp\Drawings\WATER SHEETS\COORDINATE MAP.dwg Last Save: 11/12/2024 2:18 PM Last saved by: DWSawyer
 Last plotted by: Sawyer, Drake W. Plot Style: --- Plot Scale: 1:2,584.9 Plot Date: 11/12/2024 2:24 PM Plotter usage: None



Updated coordinate map.
 Addendum #1 - Item #3

NE CORNER OF THE SW 1/4
 OF THE SE 1/4 SECTION 31,
 T27S, R3E



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REV.	DATE	DESCRIPTION	BY



CITY OF ANDOVER
 ANDOVER, KANSAS

TUSCANY ADDITION,
 PHASE 4
 WATER LINE

COORDINATE
 MAP

JOB NO.: 22T41051
 DATE: NOV 2024
 DESIGNED BY: KWL
 DRAWN BY: CDJ

BAR IS ONE INCH ON
 ORIGINAL DRAWING
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 ADJUST SCALES ACCORDINGLY.

DRAWING NUMBER

SHEET
 NUMBER **8** OF **16**

AS BUILT DRAWINGS
 CONTRACTOR : MIES CONSTRUCTION
 SUPERINTENDANT : A. WILLIAMS
 FOREMAN : J. PERALTA
 INSPECTION FIRM : GARVER LLC
 INSPECTOR : ERIC L. STRECKER
 FINAL COMPLETION : 01/15/2025
 PDF By: ELS - 06/19/2025

File: L:\2022\22T41051 - Tuscany 4th Phase Eng\mp\Drawings\WATER SHEETS\COORDINATE MAP.dwg Last Save: 11/12/2024 2:18 PM Last saved by: DWSawyer
 Last plotted by: Sawyer, Drake W. Plot Style: --- Plot Scale: 1:2,5849 Plot Date: 11/12/2024 2:24 PM Plotter used: None

Point Table			
Point #	Northing	Easting	Description
1	1674157.32	1705783.11	BENCHMARK #1
2	1674502.57	1705452.70	BENCHMARK #2
100	1674645.63	1705155.37	BLK CNR
101	1674624.33	1705185.86	PT
102	1674589.41	1705228.26	PC
103	1674539.38	1705313.31	BLK CNR
104	1674464.88	1705280.61	BLK CNR
105	1674479.00	1705163.64	BLK CNR
106	1674526.13	1705142.42	BLK CNR
107	1674586.87	1705141.55	PC
108	1674636.45	1705151.41	PT
109	1674435.00	1705113.29	BLK CNR
110	1674318.45	1705111.62	BLK CNR
111	1674315.90	1704937.51	BLK CNR
112	1674676.48	1704932.38	BLK CNR
113	1674677.91	1705033.12	PC
114	1674668.58	1705102.10	BLK CNR
115	1674659.40	1705098.15	PC
116	1674586.04	1705083.56	PT
117	1674525.31	1705084.42	BLK CNR
118	1674870.44	1705530.74	BLK CNR
119	1674875.94	1705898.72	PC
120	1674817.21	1705850.24	BLK CNR
121	1674812.45	1705531.62	BLK CNR
122	1674792.17	1705531.93	PC
123	1674647.40	1705501.12	BLK CNR
124	1674661.91	1706255.37	BLK CNR
125	1674886.47	1706252.18	BLK CNR
126	1674875.44	1705530.67	BLK CNR
127	1674746.47	1704931.39	BLK CNR
128	1674747.90	1705032.12	PC
129	1674678.37	1705230.36	PT
130	1674643.44	1705272.76	PC
131	1674604.53	1705338.91	PRC
132	1674583.20	1705382.84	BLK CNR
133	1674628.96	1705416.30	PC
134	1674791.21	1705467.93	PT
135	1674874.48	1705466.67	BLK CNR
136	1674866.46	1704929.68	BLK CNR
300	1674535.34	1705431.43	WL 1 CONNECT TO EXIST

Point Table			
Point #	Northing	Easting	Description
301	1674570.00	1705383.10	WL 1 TEE
302	1674595.23	1705335.25	WL 1 PRC 1 & 2
303	1674635.72	1705266.40	WL 1 PT
304	1674670.65	1705224.00	WL 1 PC 3
305	1674721.48	1705133.61	WL 1 TEE
306	1674737.90	1705032.27	WL 1 PT
307	1674736.78	1704953.53	WL 1 ANCHOR VALVE
308	1674736.50	1704933.53	WL 1 BLOWOFF
309	1674624.24	1705422.76	WL 2 PC 4
310	1674791.33	1705475.93	WL 2 PT 4
311	1674817.60	1705475.54	WL 2 TEE
312	1674852.71	1705475.00	WL 2 ANCHOR VALVE
313	1674872.71	1705474.70	WL 2 BLOWOFF
314	1674818.52	1705537.03	WL 3 HYDRANT
315	1674823.14	1705845.62	WL 3 45° BEND
316	1674782.78	1705887.16	WL 3 45° BEND (VERT) + 45° BEND
317	1674782.88	1705889.12	WL 3 45° BEND (VERT)
318	1674784.26	1705917.08	WL 3 45° BEND (VERT)
319	1674784.37	1705919.15	WL 3 45° BEND (VERT) + 45° BEND
320	1674810.46	1705942.79	WL 3 45° BEND
321	1674847.22	1705939.68	WL 3 45° BEND
322	1674868.44	1705914.54	WL 3 BLOWOFF
323	1674665.59	1705109.53	WL 4 HYDRANT
324	1674641.56	1705099.17	WL 4 11.25° BEND
325	1674602.34	1705091.33	WL 4 11.25° BEND
326	1674524.25	1705092.44	WL 4 45° BEND
327	1674507.17	1705074.65	WL 4 45° BEND
328	1674463.45	1705074.73	WL 4 45° BEND
329	1674442.11	1705095.22	WL 4 45° BEND
330	1674441.34	1705133.59	WL 4 45° BEND (VERT) + 45° BEND
331	1674443.79	1705136.14	WL 4 45° BEND (VERT)
332	1674460.42	1705153.45	WL 4 45° BEND (VERT)
333	1674463.66	1705156.83	WL 4 45° BEND (VERT) + 45° BEND
334	1674502.03	1705157.60	WL 4 BLOWOFF

Updated point tables.
 Addendum #1 - Item #3



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REV.	DATE	DESCRIPTION	BY



CITY OF ANDOVER
 ANDOVER, KANSAS
 TUSCANY ADDITION,
 PHASE 4
 WATER LINE

POINT TABLES

JOB NO.: 22T41051
 DATE: NOV 2024
 DESIGNED BY: KWL
 DRAWN BY: CDJ

BAR IS ONE INCH ON
 ORIGINAL DRAWING
 0 1"
 IF NOT ONE INCH ON THIS SHEET,
 ADJUST SCALES ACCORDINGLY.

DRAWING NUMBER

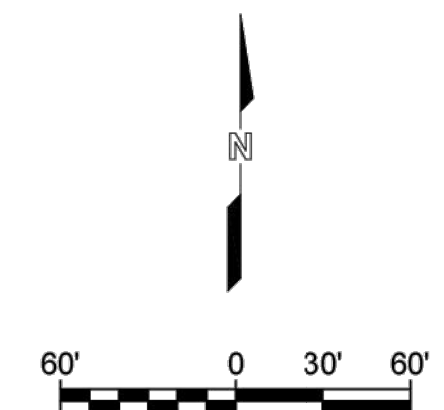
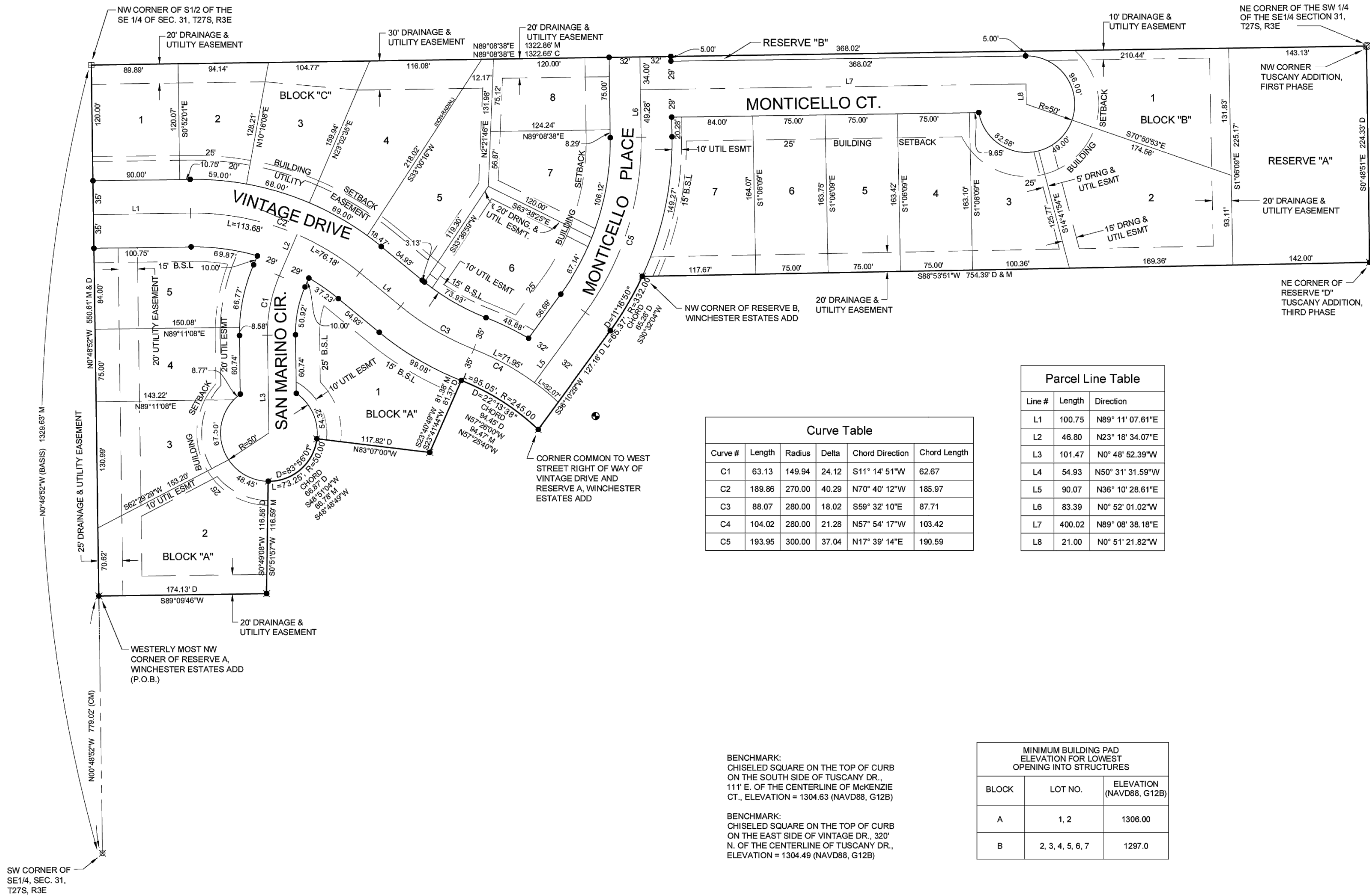
SHEET
 NUMBER 9 OF 16

AS BUILT DRAWINGS
 CONTRACTOR : MIES CONSTRUCTION
 SUPERINTENDANT : A. WILLIAMS
 FOREMAN : J. PERALTA
 INSPECTION FIRM : GARVER LLC
 INSPECTOR : ERIC L. STRECKER
 FINAL COMPLETION : 01/15/2025
 PDF By: ELS - 06/19/2025

TUSCANY ADDITION

Fourth Phase Final Planned Unit Development Plat & Plan
an Addition to Andover, Butler County, Kansas.

Lying in a portion of the SE1/4 of Section 31, Township 27 South, Range 3 East of the 6th Principal Meridian, Andover, Butler County, Kansas, and being part of the Tuscany Addition Preliminary Planned Unit Development Plan.



(BASIS) = Kansas Coordinate System of 1983, South Zone Grid Bearing.

M = Measured
D = Described
B.S.L. = Building Setback Line

SURVEY MARKER LEGEND

- CONCRETE MONUMENT (FOUND - ORIGIN UNKNOWN)
- 5/8" REBAR W/GARVER CAP (FOUND)
- ⊗ 5/8" REBAR W/POE CAP (FOUND)
- ⊗ STANDARD BUTLER COUNTY ALUMINUM CAP (FOUND)
- ⊗ 5/8" REBAR (FOUND - ORIGIN UNKNOWN)
- 5/8" REBAR W/GARVER CAP (SET)
- MONUMENT TO BE SET WITH STREET CONSTRUCTION PROJECT BY THE STREET DESIGNER
- ⊙ BENCHMARK

Parcel Line Table

Line #	Length	Direction
L1	100.75	N89° 11' 07.61"E
L2	46.80	N23° 18' 34.07"E
L3	101.47	N0° 48' 52.39"W
L4	54.93	N50° 31' 31.59"W
L5	90.07	N36° 10' 28.61"E
L6	83.39	N0° 52' 01.02"W
L7	400.02	N89° 08' 38.18"E
L8	21.00	N0° 51' 21.82"W

Curve Table

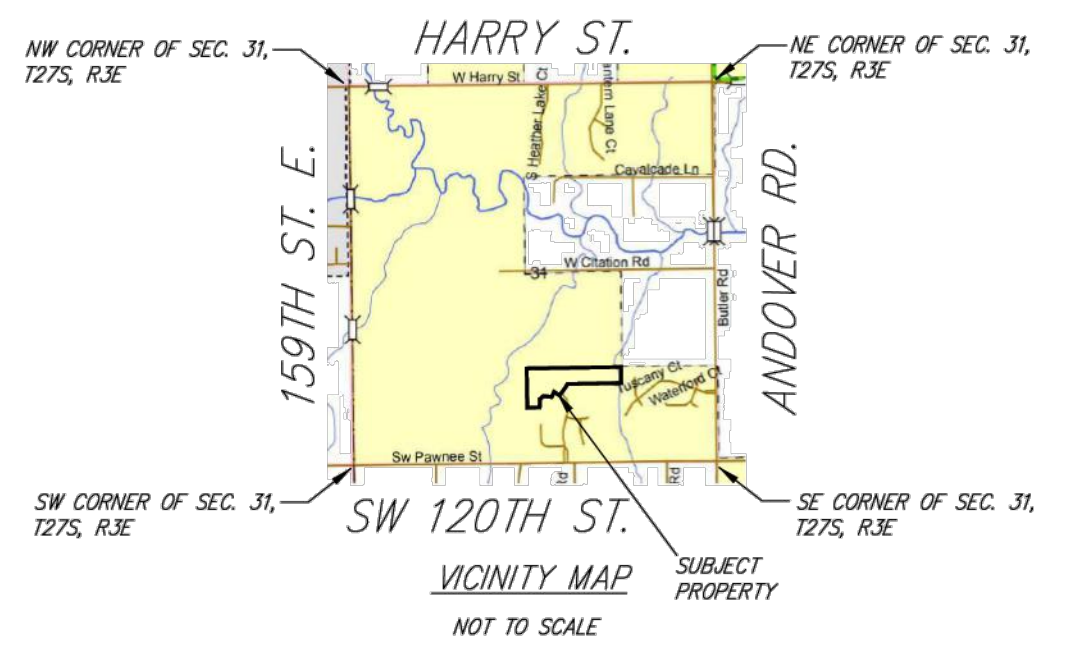
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	63.13	149.94	24.12	S11° 14' 51"W	62.67
C2	189.86	270.00	40.29	N70° 40' 12"W	185.97
C3	88.07	280.00	18.02	S59° 32' 10"E	87.71
C4	104.02	280.00	21.28	N57° 54' 17"W	103.42
C5	193.95	300.00	37.04	N17° 39' 14"E	190.59

MINIMUM BUILDING PAD ELEVATION FOR LOWEST OPENING INTO STRUCTURES

BLOCK	LOT NO.	ELEVATION (NAVD88, G12B)
A	1, 2	1306.00
B	2, 3, 4, 5, 6, 7	1297.0

BENCHMARK:
CHISELED SQUARE ON THE TOP OF CURB ON THE SOUTH SIDE OF TUSCANY DR., 111' E. OF THE CENTERLINE OF MCKENZIE CT., ELEVATION = 1304.63 (NAVD88, G12B)

BENCHMARK:
CHISELED SQUARE ON THE TOP OF CURB ON THE EAST SIDE OF VINTAGE DR., 320' N. OF THE CENTERLINE OF TUSCANY DR., ELEVATION = 1304.49 (NAVD88, G12B)



FOR INFORMATION ONLY

AS BUILT DRAWINGS
CONTRACTOR : MIES CONSTRUCTION
SUPERINTENDANT : A. WILLIAMS
FOREMAN : J. PERALTA
INSPECTION FIRM : GARVER LLC
INSPECTOR : ERIC L. STRECKER
FINAL COMPLETION : 01/15/2025
PDF By: ELS - 06/19/2025

DWG FILE: 21S04034 SURVEY BASE
PROJECT NO. 21S04034
JULY 2, 2024

