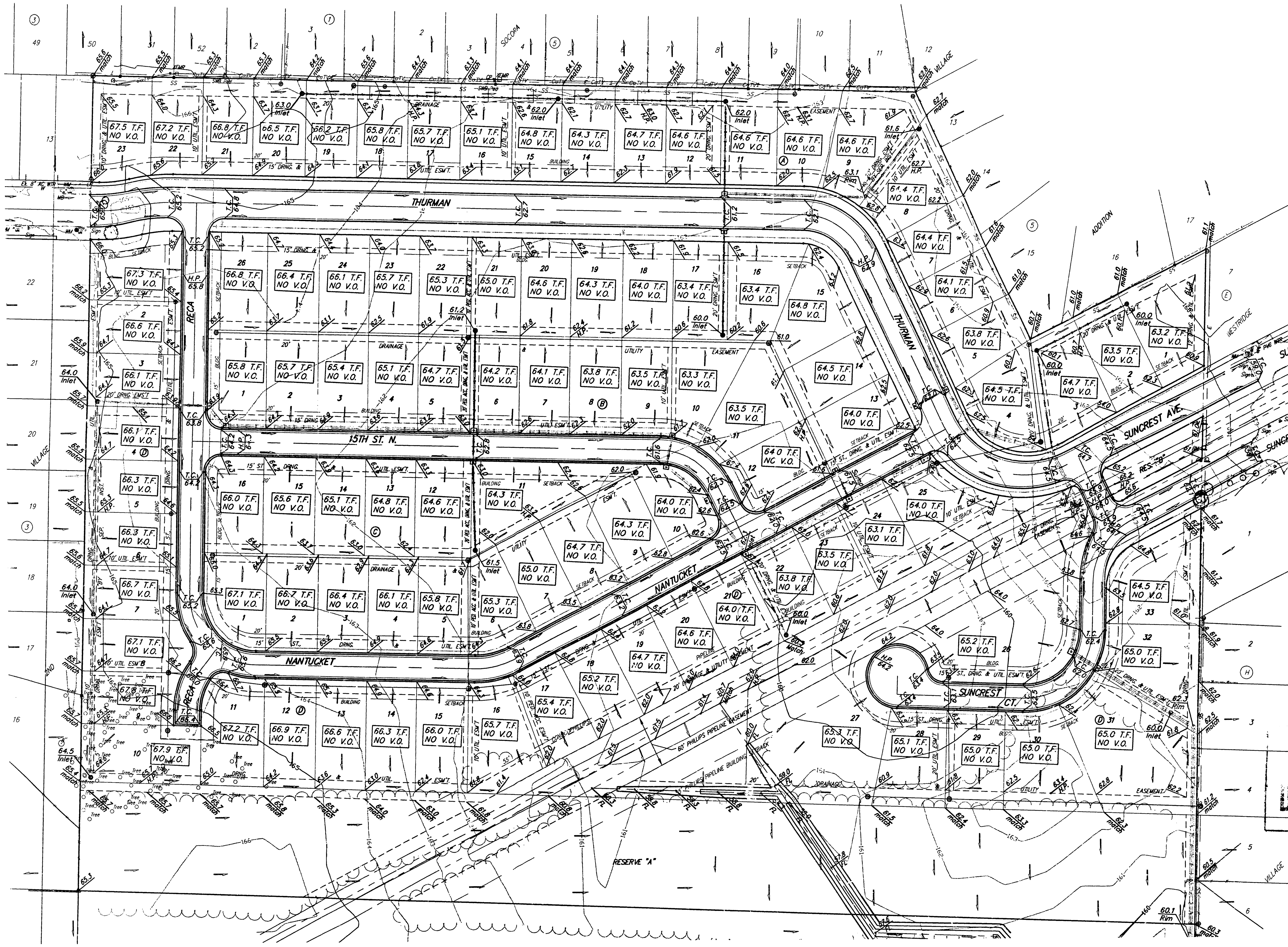
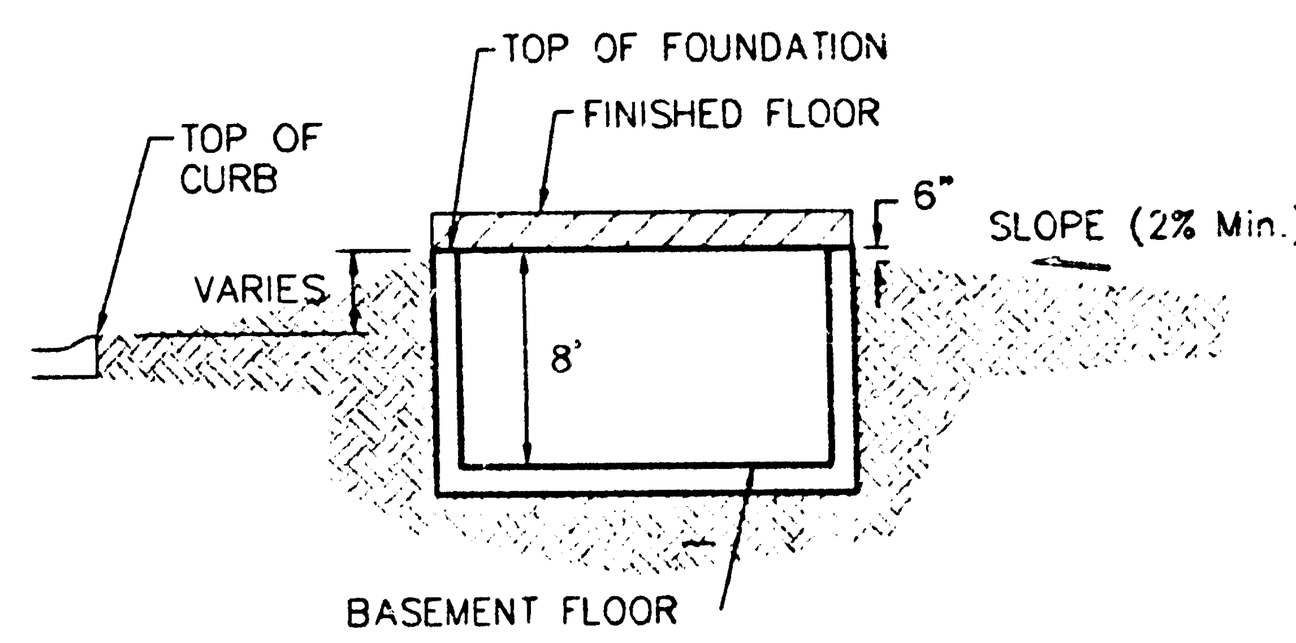


0 60 120

BENCHMARK:
TYLER AND 13TH ST. NORTH
COW BENCHMARK, SW CORNER OF INTERSECTION
68.70' WEST OF CENTER LINE
77' SOUTH OF CENTER LINE
2' EAST OF EAST FACE WALK
2' SOUTH OF SOUTH FACE OF WALK
6.50' EAST-SOUTHEAST TO PROPERTY CORNER

ELEV. = 168.47 (CITY DATUM)
ELEV. = 1355.87 (NGVD29)



TYPICAL NON-VIEW OUT DETAIL

NO SCALE

NOTES:

1. PROPOSED TOP OF FOUNDATION ELEVATIONS ARE SHOWN ON PLANS. CONTRACTOR TO SET FINISHED FLOOR AND GARAGE FLOOR ELEVATIONS. ALL STREET ELEVATIONS SHOWN ON PLANS ARE FOR TOP OF CURB (FULL-HEIGHT).

2. THIS GRADING PLAN IS DESIGNED WITH NON-VIEW OUTS. ELEVATIONS SHOWN AS XX.X V.O. DEPICT VIEW-OUT STRUCTURES. ELEVATIONS SHOWN AS XX.X W.O. DEPICT WALK-OUT STRUCTURES.

3. ALL LOTS SHALL MEET MINIMUM PAD REQUIREMENT AS SHOWN ON THE RECORDED PLAT.

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION CITY DATUM
27–31	D	165.0

4. LOT DIMENSIONS HAVE BEEN OMITTED ON THIS PLAN. REFER TO THE RECORDED PLAT FOR FINAL DIMENSION, EASEMENT, & BUILDING SETBACK INFORMATION.

5. HOUSE PAD ELEVATIONS DEPICTED WITH BOLD OUTLINES WITH TOP OF FOUNDATIONS SHOWN AS XX.X T.F.* INDICATE THAT DEEP FOOTINGS OR DEEP FOUNDATIONS ARE REQUIRED.

6. A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS SUBDIVISION AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. DRAINAGE INTENT SHALL REMAIN AS DEPICTED OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS. NO OBSTRUCTIONS WHICH IMPEDE THE FLOW OF THIS DRAINAGE PLAN SHALL BE ALLOWED.

9. ALL ELEVATIONS SHOWN ARE CITY OF WICHITA DATUM.

APPROVED
DRAINAGE PLAN

REV. 09.01.04 - T.F. ELEVS. - AEG
REV. 07.29.04- Lots 2 & 3 Block A & Lot 33, D- NLS

ENGLISH COUNTRY GARDENS ADDITION

GRADING PLAN

WICHITA, KANSAS

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

PROJECT NUMBER					SHEET 1 OF 1
DESIGN SCL	DRAWN SCL	APPROVED	DATE 03/04	SCALE NOTE	

GRADE.DWG