OWNER: HARRY B. BROWN JR. etal

CONTRACT PURCHASER : GEORGE SHERMAN

8609 Stoneridge Wichita, Ks. 67206

ENGINEER : P. E. C. p.a.

303 S. Topeka Wichita, Ks. 67202

DRAINAGE CONCEPT

THE MANHATTAN ADDITION

TO SEDGWICK COUNTY, KANSAS.

11-20-95

LEGEND

C.A.C. = Complete Access Control
P.P. Power Pole
—T— Telephone Line
—E— Electric (Power) Line

UNPLATTED Owner: KENGINGTON GARDENS L.L.C.
11-71 So. BROADWAY
WICHITA, KS. 67211

"R-1"

1206.25'(R)

S 00°00'06" E (M)

1186.25'

15' WALL EASEMENT

A= 1.5 Ac.

A= 17.9 Ac.

LOT 1

BLOCK 1

Zoned "R-1" - Proposed "LC"

Cultivated (No Improvements)

A= 3.2 Ac. FROM NORTH

UNPLATTED Owner: RICHARD A. SUTTER
2400 N. GREENWICH Rd
Wichita, Ks. 67226

"R-1"

Adjoiners Woven Wire Fence

712.24' S 89°45'25" E (M)

15' WALL EASEMENT

Master Drainage Plan

Gravel Drive

Tree Line

100' Bldg. SETBACK LINE

Intermittent Tree Row and Barbed Wire Fence Along West Line

Overhead Electric

896.25'

Buried Telephone

101.12'

N0°14'57"W

175'

1206.25'(R) N0°43'06"W

Gravel

RR

Gravel

GREENWICH ROAD (Asphalt)

SECTION LINE

18" CMP NORTH EL 178.32 SOUTH EL 178.62

Sign

Water Line Rural Water District #2

Access Control Except for 4 openings – One a Major Opening

Install 3 - 30" R.C.P.'s. Match exist. Flow lines. H.W. 100 = 176.62 Q100 = 188 cfs

100' C.A.C.

100' BLDG. SETBACK LINE

422.24'

N82°11'28"W

101.12'

NORTH (Assumed) SECTION LINE

EAST 175' STREET

Access Control Except for 4 openings – One a Major Opening

Overhead Electric

100' C.A.C.

S.W. Cor. Sec 3, T27S R2E of 6th. P.M.

SCALE: 1" = 50'

○ = ½" REBAR WITH I.D. CAP "BALDWIN CLS 50" FOUND
(R) = RECORD INFORMATION FROM BOUNDARY SURVEY DATED MAY 24, 1988, BY BALDWIN COMPANY, INC.
(M) = MEASURED
B.M. = BENCH MARK
D.H. = DEAD MAN (GUY WIRE ANCHOR)
P.P. = POWER POLE
CONTOUR INTERVAL = TWO FEET
FILE # 950081
DATE OF TOPOGRAPHY = 3 NOVEMBER 1995

ADD 1127.4 TO ELEVATIONS FOR NGVD OF 1929

BENCH MARK:
City of Wichita disc, 41 feet south and 58 feet west of iron at centerline of Greenwich and 21st Street North, 17.0 feet southwest of asphalt, 14.3 feet east of face of power pole, 17.0 feet west of face of power pole.
Elevation = 173.88 City Datum
Elevation = 1351.38 NGVD 29

AREA MAP

T27S, R2E

SITE

GREENWICH

21ST STREET

EAST 175' STREET

LEGEND

→ Direction of Flow

Drainage from Lot 1 to be routed to the ditch via drives, parking lots, flumes, private storm water sewers, or other approved drainage devices.

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