50' Complete Access Control

DOUGLAS AVE.

Access Control Except For 2 Openings

310' complete access control

Access control except opening

TOPOGRAPHIC MAP OF LANDS LOCATED AT
N.1/2 of S.E.1/4 SECTION 20, 27S/2E
SEDGWICK COUNTY, KANSAS

SURVEYING & ENGINEERING
BAUGHMAN COMPANY, P.A.

SCALE 1:600 (50'=1")

CONTOUR INTERVAL 1 FT.

PHOTOGRAMMETRY BY
MILES AIR PHOTO & SURVEY
DWIGHT, KANSAS 66849
(913)482-3580 FILE M-140 P-71

AERIAL PHOTOGRAPHY
TYPE: VERTICAL AT 40% L.S.
ALTITUDE: 1,300 FT. A.M.G.L.
DATE/S OBTAINED 18 MAY 1983

BUILDING SETBACK LINE 250' FROM ℄ DOUGLAS AVENUE

LOT 1

LOT 2

125' BUILDING SETBACK

LANDSCAPE BUFFER YARD

FLOODWAY RESERVE

Minimum Building Pad Elevation = 1352 City Datum (per recorded plat)

Minimum Building Pad Elevation = 1356 City Datum (per recorded plat)

Minimum Building Pad Elevation = 1354 City Datum (per recorded plat)

Minimum Building Pad Elevation = 1352 City Datum (per recorded plat)

Minimum Building Pad Elevation = 1358 City Datum (per recorded plat)

Finish Floor Elevation = 1354.5 City Datum

Finish Floor Elevation = 1354.5 City Datum

SANITARY SEWER EASEMENT

15' WATER LINE EASEMENT

30' UTIL. EASMT

EXCEPTION

SOCCER FIELD

BASEBALL DIAMOND

TENNIS COURTS

SKETCH PLAT

P H I 2ND ADDITION

LOT 1, PHI ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS

