

PRELIMINARY PLAT
BRIDGEFIELD ADDITION
 WICHITA, SEDGWICK COUNTY, KANSAS
DRAINAGE CONCEPT

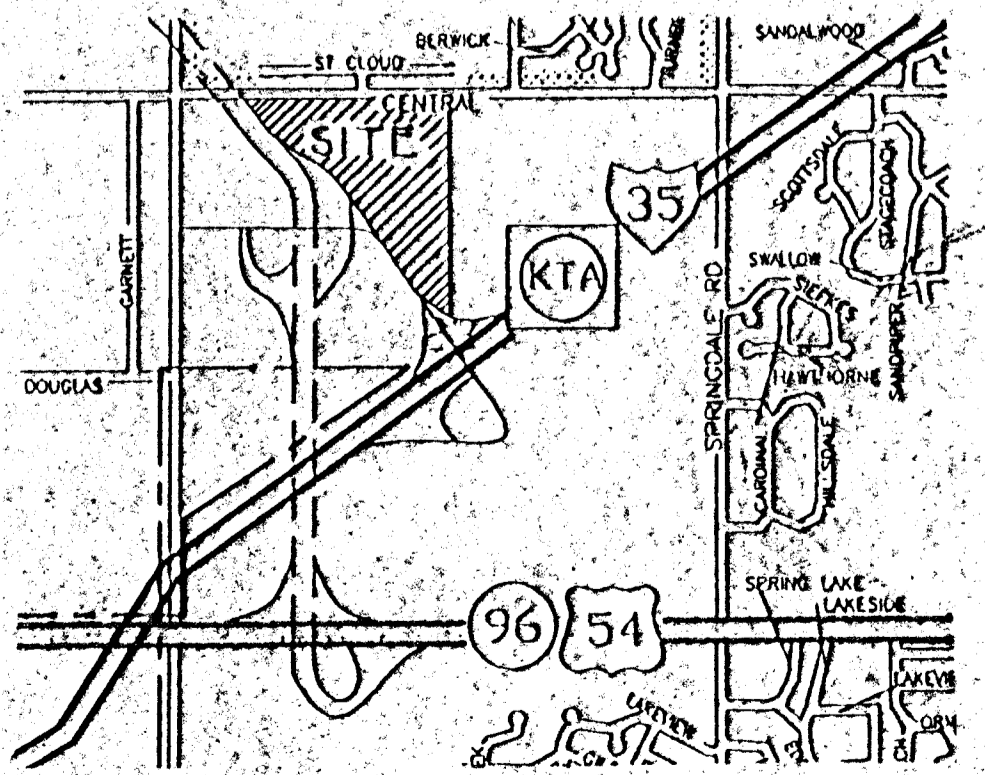


LEGAL DESCRIPTION:
 A TRACT IN THE NW 1/4 OF SEC. 23, TWP. 27-S, R-2-E OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS, DESCRIBED AS COMMENCING AT THE NW CORNER OF SAID NW 1/4, THENCE 188°49'35"E ALONG THE NORTH LINE OF SAID NW 1/4, 883.28 FEET FOR A PLACE OF BEGINNING, THENCE S01°10'25"E, 50 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF THE K-96 BYPASS AS CONDEMNED IN CASE NO. 91C 788, SAID POINT BEING 883.57 FEET EAST OF THE WEST LINE OF SAID NW 1/4 AS MEASURED AT RIGHT ANGLES TO SAID WEST LINE, THENCE S40°04'44"E ALONG SAID RIGHT-OF-WAY LINE, 589.98 FEET; THENCE S89°35'57"E ALONG SAID RIGHT-OF-WAY LINE, 661.36 FEET; THENCE S29°28'04"E ALONG SAID RIGHT-OF-WAY LINE, 988.59 FEET; THENCE S50°56'41"E ALONG SAID RIGHT-OF-WAY LINE, 567.02 FEET TO THE EAST LINE OF SAID NW 1/4; THENCE N00°52'43"W ALONG THE EAST LINE OF SAID NW 1/4, 2193.51 FEET TO THE NE CORNER OF SAID NW 1/4; THENCE S88°49'35"W ALONG THE NORTH LINE OF SAID NW 1/4, 1782.82 FEET TO THE PLACE OF BEGINNING, EXCEPT THE NORTH 60 FEET THEREOF FOR RIGHT-OF-WAY FOR CENTRAL AVENUE.

OWNER:
 SCOTT DEVELOPERS, LLC
 ATTN: DON & PAT SCOTT
 21 SCOTTSDALE
 WICHITA, KS 67230

BENCHMARK:
 □ CUT ON TRAFFIC SIGNAL POLE
 SE CORNER 127TH AND CENTRAL
 ELEV. = 1368.50 M.S.L.

NOTES:
RESERVE USES
 Reserves A and B are reserved for landscaping, irrigation, utilities confined by easements, berms, gazebos, parking, water features, signage, limited recreational facilities, sidewalks, and lighting.
 Reserves C, E, & F are reserved for entry signs, lighting, utilities confined by easements, landscaping, berms, irrigation, sidewalks, entry features and screening walls.
 Reserves D, J, & I are reserved for signage, irrigation, landscaping and lighting.
 Reserves G and H are reserved for drainage, drainage structures, utilities confined by easements, landscaping, sidewalks, irrigation and gazebos.
NOTE:
 A minimum pad elevation will be established on the final plat for lots adjacent to the 50' drainage easement and reserves G and H.
NOTE:
 Drainage and utility concepts have been submitted with the Preliminary Plat.



VICINITY MAP

Drainage Area	Area (Acres)	Cs	Cv	Cs	Cv	Cs	Cv	Cs	Cv
1	3.2	0.42	0.78	15	3.83	7.37	5.1	17.0	
2	1.9	0.42	0.72	15	3.83	7.37	3.1	10.1	
3	1.1	0.42	0.72	15	3.83	7.37	1.8	5.8	
4	3.8	0.42	0.78	15	3.83	7.37	8.1	26.2	
5	2.8	0.42	0.72	15	3.83	7.37	4.2	13.8	
6	0.8	0.42	0.72	15	3.83	7.37	1.3	4.2	
7	8.5	0.42	0.72	15	3.83	7.37	10.5	34.3	
8	0.9	0.42	0.72	15	3.83	7.37	1.4	4.8	
9	2.0	0.42	0.72	15	3.83	7.37	3.2	10.8	
10	5.8	0.42	0.72	15	3.83	7.37	8.8	28.3	
11	3.8	0.42	0.72	15	3.83	7.37	5.8	18.1	
12	1.4	0.42	0.72	15	3.83	7.37	2.3	7.4	
13	2.1	0.42	0.72	15	3.83	7.37	3.4	11.1	
14	7.1	0.42	0.72	15	3.83	7.37	11.4	37.7	