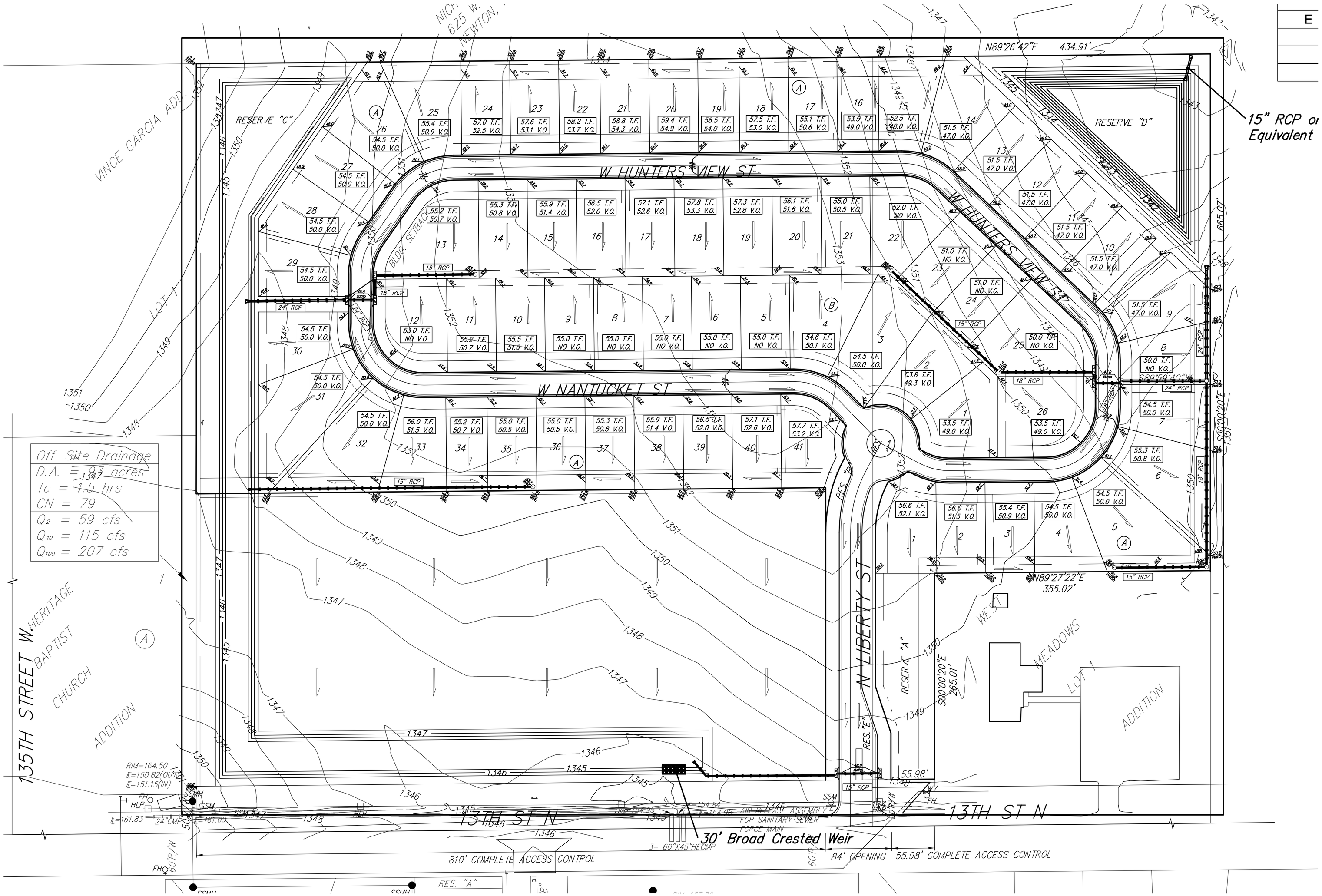
GRADING PLAN

CRYSTAL GARDENS ADDITION

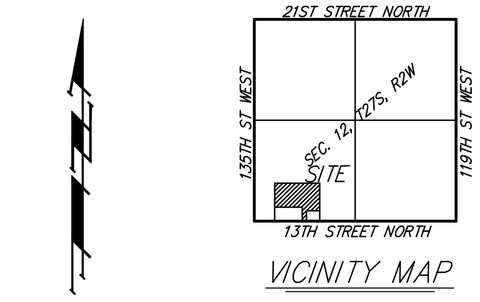
WICHITA, SEDGWICK COUNTY, KANSAS



Off-Site Drainage
D.A. = 93 acres
Tc = 1.5 hrs
CN = 79
Q_2 = 59 cfs
Q_{10} = 115 cfs
Q_{100} = 207 cfs

Proposed Storm Water Sewer

Proposed Drop Inlet



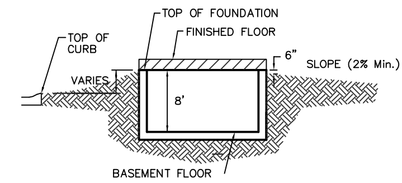
VICINITY MAP

0 60 120

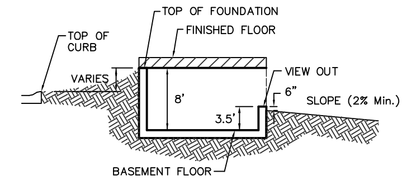
DATE OF PREPARATION: 7 MAY 2007
DATE OF TOPOGRAPHY: 24 MAY 2007
CONTOUR INTERVALS = 1 FOOT

OWNER:
KELSEY INVESTMENTS, INC., A KANSAS CORPORATION
716 N. 119TH ST. W.
SUITE 112
WICHITA, KS 67235
722-1077

BENCHMARK:
CITY OF WICHITA DISC, 20' SOUTH OF SOUTH LINE OF LOT 2, BLOCK A, LIBERTY PARK ADDITION.
ELEV. = 1347.62 NGVD29



NO SCALE



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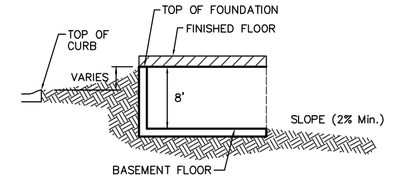

NO SCALE

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 VIEW-OUTS AND WALK-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 MSL
9-14	A	1350.0
26-32	A	1347.0

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 NOTED WITH THIS SYMBOL ● INDICATE THAT DEEP FOOTINGS OR DEEP FOUNDATIONS MAY BE 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.

7. ALL ELEVATIONS SHOWN ARE IN NVGD.

REVISED 03 OCT 2007
25 JUNE 2007

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316-262-7271 F 316-262-0149
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE

F:/HYRDO/PROJECTS/CRYSTAL GARDENS ADDITION/CRYSTALGARDENS_GRADE DRAIN.dwg