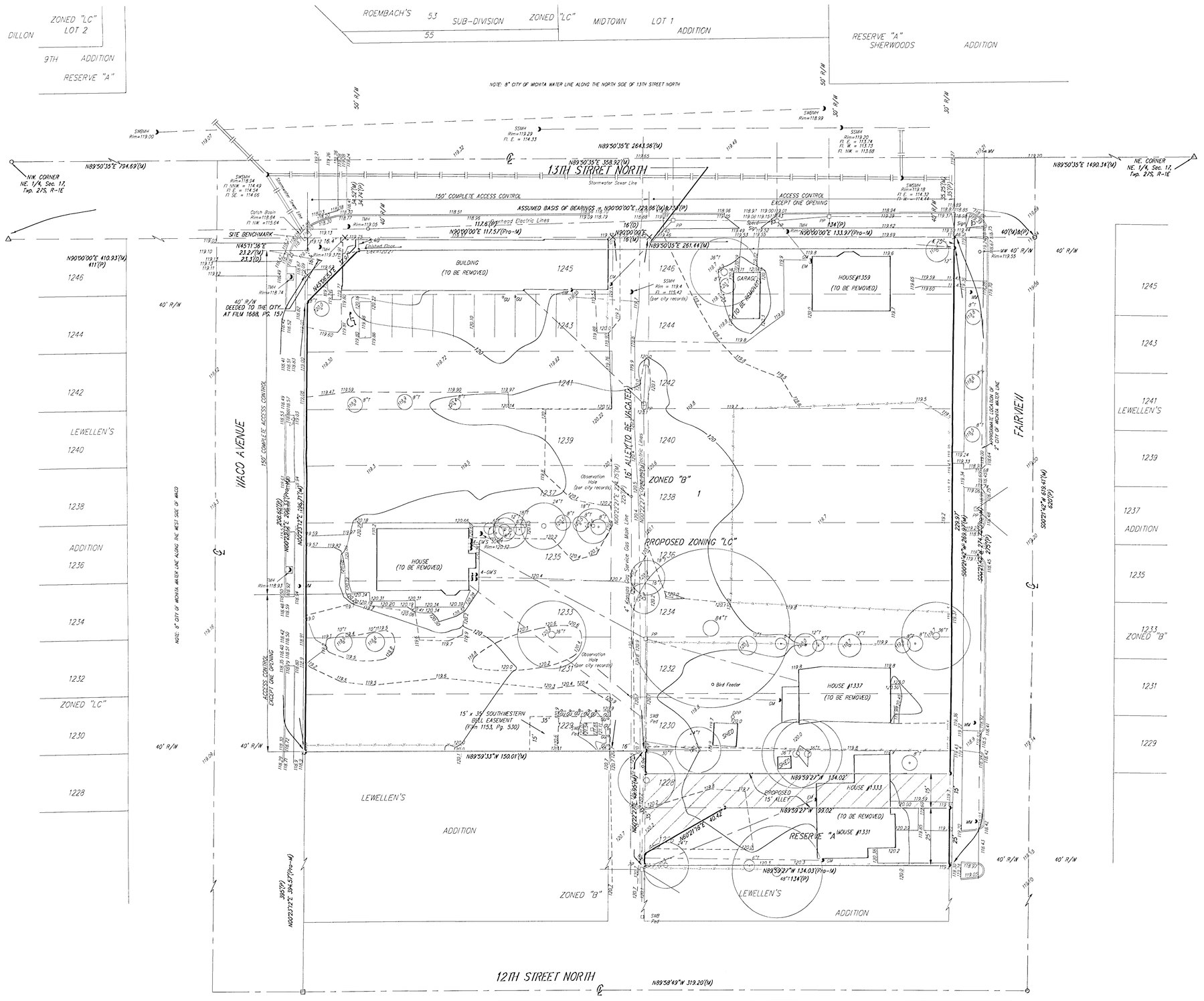
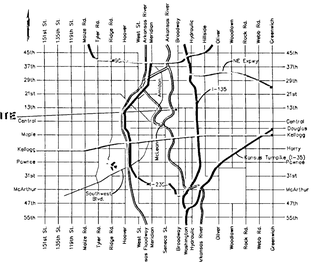
PRELIMINARY PLAT

BENCOR 2ND ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS





OWNER:
Bencor Properties, L.L.C.
Attn. Rex Marrison, P.E.
90 S. Cascade Avenue
Suite 330
Colorado Springs, CO 80903

LEGAL DESCRIPTION:
Lots 1229 through 1245 odd inclusive on Waco Street together with Lots 1226 through 1246 even inclusive on Wichita Street all in Lewellen's Addition, Wichita, Kansas.

BENCHMARK: Chiseled Cross at the NW. corner of Lot 1245.
Elevation = 118.84(City Datum)

0 20 40

- DPP = Dead Power Pole
- EB = Electric Box
- EM = Electric Meter
- GM = Gas Meter
- GT = Gas Test
- GU = Guard Post(Bollard)
- Guy = Guy Anchor
- LP = Light Pole
- MW = Monitoring Well
- PP = Power Pole
- Sign = Sign
- SSMH = Sanitary Sewer Manhole
- SWBMH = Southwestern Bell Manhole
- SWB Ped = Southwestern Bell Pedestal
- SWSMH = Stormwater Sewer Manhole
- T = Tree
- TMH = Traffic Manhole
- WM = Water Meter
- WV = Water Valve

- ✗ = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
- ◗ = #4 REBAR W/ "BAUGHMAN" CAP (SET)
- ○ = 3/4" IRON PIPE IN THIMBLE (FOUND)
- □ = P.K. NAIL (FOUND)
- △ = 1/2" IRON PIPE IN THIMBLE (FOUND)
- X = CHISELED CROSS (SET)
- Ø = 1/2" IRON PIPE (FOUND)

(D) = Described
(M) = Measured
(P) = Platted
(Pro-M) = Prorated and Measured

RESERVE "A" IS RESERVED FOR OPEN SPACE, SCREENING WALLS, LANDSCAPING, BERMS, GARAGES, AND RESIDENTIAL USES.

6 MARCH 2000

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

P:\PLAT\BENCOR2\ADD\DWG\BENCOR2PP.DWG-PKR