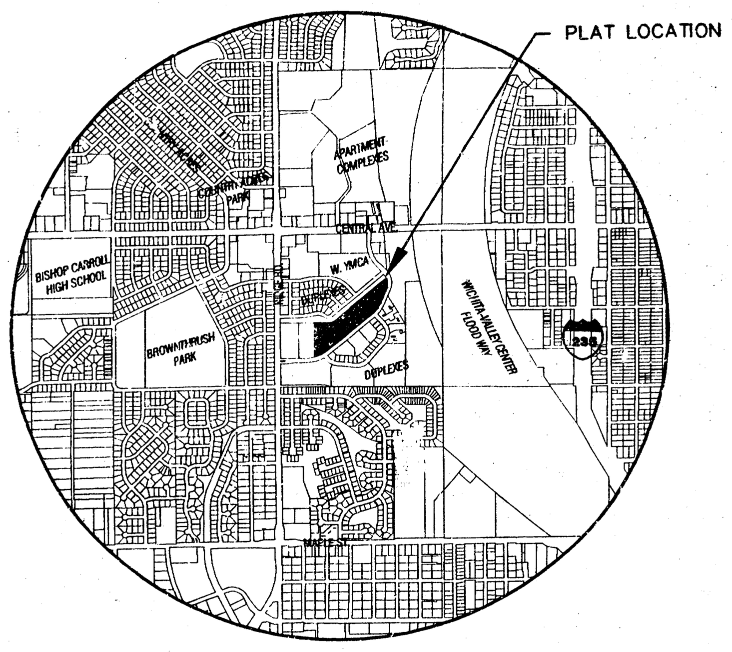


VICINITY MAP

BENCH MARKS

BM #1 City Disc NW. corner RCbu West side of Shade and Winterset at SW corner of inlet. Elev. = 127.21' City Datum 1314.61' NGVD

BM #2 Square cut NW. corner S. side Shade at P.C. of Lot 1, Blk. 1, Farmington Square 2nd Add. Elev. = 146.06' City Datum 1333.46' NGVD

LEGAL DESCRIPTION

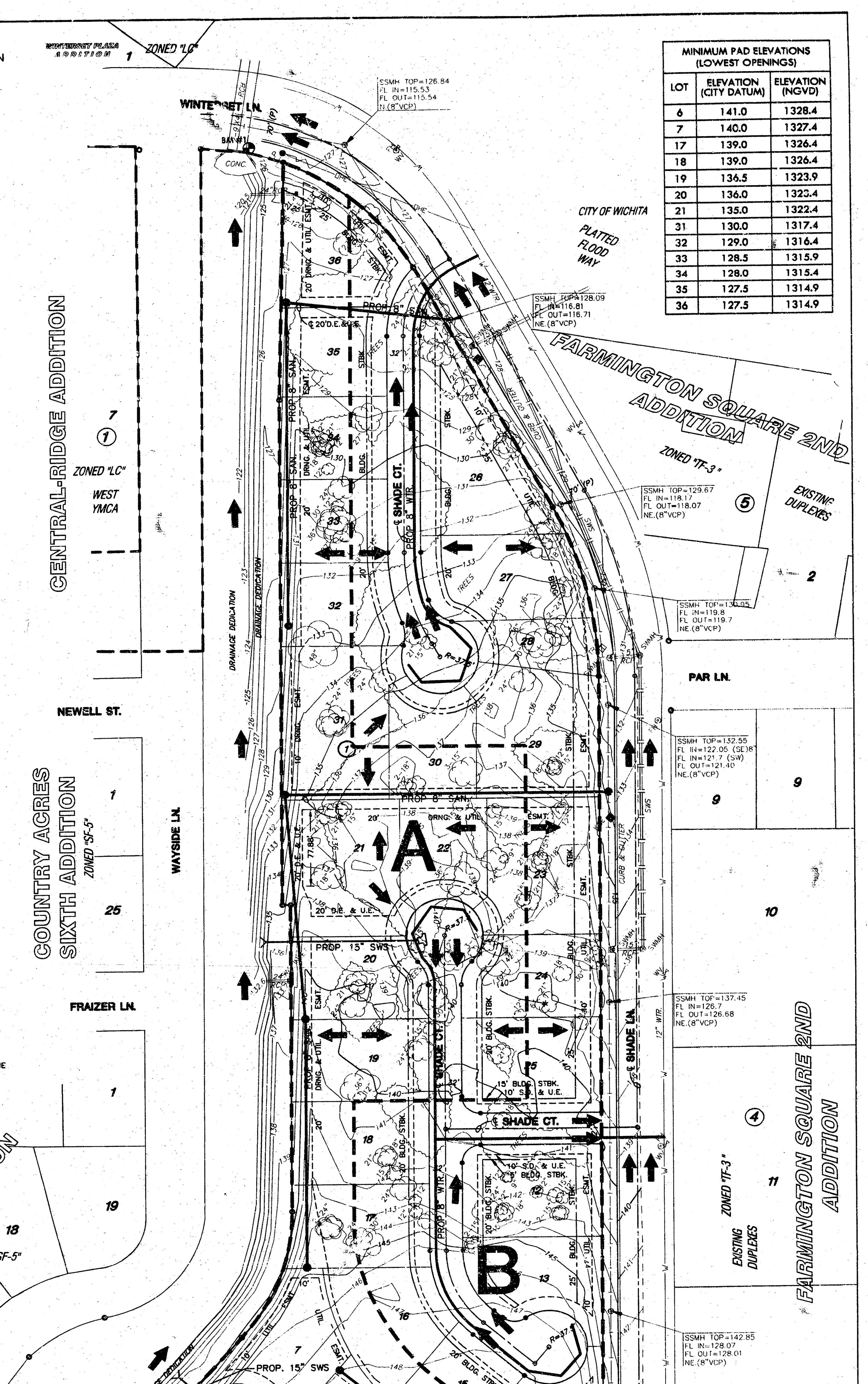
A replat of a portion of land lying in "Woodland Heights 2nd Addition", an addition to Wichita, Kansas;
A replat of all of Lot 2, said addition, EXCEPT; West 260 feet thereof.
TOGETHER WITH;
A replat of Lots 3 and 4, Block 1, of said addition.

NOTES

1. ZONING: Existing/Proposed Multi-Family District MF-18 Overlay – C.U.P. DP-59
2. Plat Area = 14.58 Ac.
3. Lot total = 36
4. New Street = 1,600 L.F. – 32' R/W
5. Avg. Lot Area = 0.27 Ac. or 11,380 sf.
6. Proposed Housing Units = 69
7. All easements encircling the streets are platted 15 foot street drainage, and utility easements, except where otherwise noted.
8. No lot shall have direct access to Shade Lane.

LEGEND

- CONIFEROUS TREE & DIAMETER
- DECIDUOUS TREE & DIAMETER
- BUSH
- EDGE OF TREES
- FENCE
- SIGN
- GAS METER
- SANITARY SEWER MANHOLE
- LIGHT POLE
- POWER POLE AND ANCHOR
- WALL
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- TELEPHONE RISER
- INLET
- STORM SEWER PIPE
- WATER LINE
- SANITARY SEWER LINE
- GAS LINE
- TELEPHONE LINE
- UNDERGROUND ELECTRIC LINE
- OVERHEAD TELEPHONE
- OVERHEAD ELECTRIC
- PROPERTY CORNER FOUND
- BENCHMARK



MINIMUM PAD ELEVATIONS (LOWEST OPENINGS)

LOT	ELEVATION (CITY DATUM)	ELEVATION (NGVD)
6	141.0	1328.4
7	140.0	1327.4
17	139.0	1326.4
18	139.0	1326.4
19	136.5	1323.9
20	136.0	1323.4
21	135.0	1322.4
31	130.0	1317.4
32	129.0	1316.4
33	128.5	1315.9
34	128.0	1315.4
35	127.5	1314.9
36	127.5	1314.9

DRAINAGE AND UTILITY PLAN

REVISED 4-28-04

SHADY RIDGE ADDITION

OWNER/DEVELOPER: THE CREW, a Kansas General Partnership, 7328 E. Elm Ct. Wichita, KS 67206 316-688-5560

DATE: MARCH 15th, 2004

MKEC ENGINEERING CONSULTANTS

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