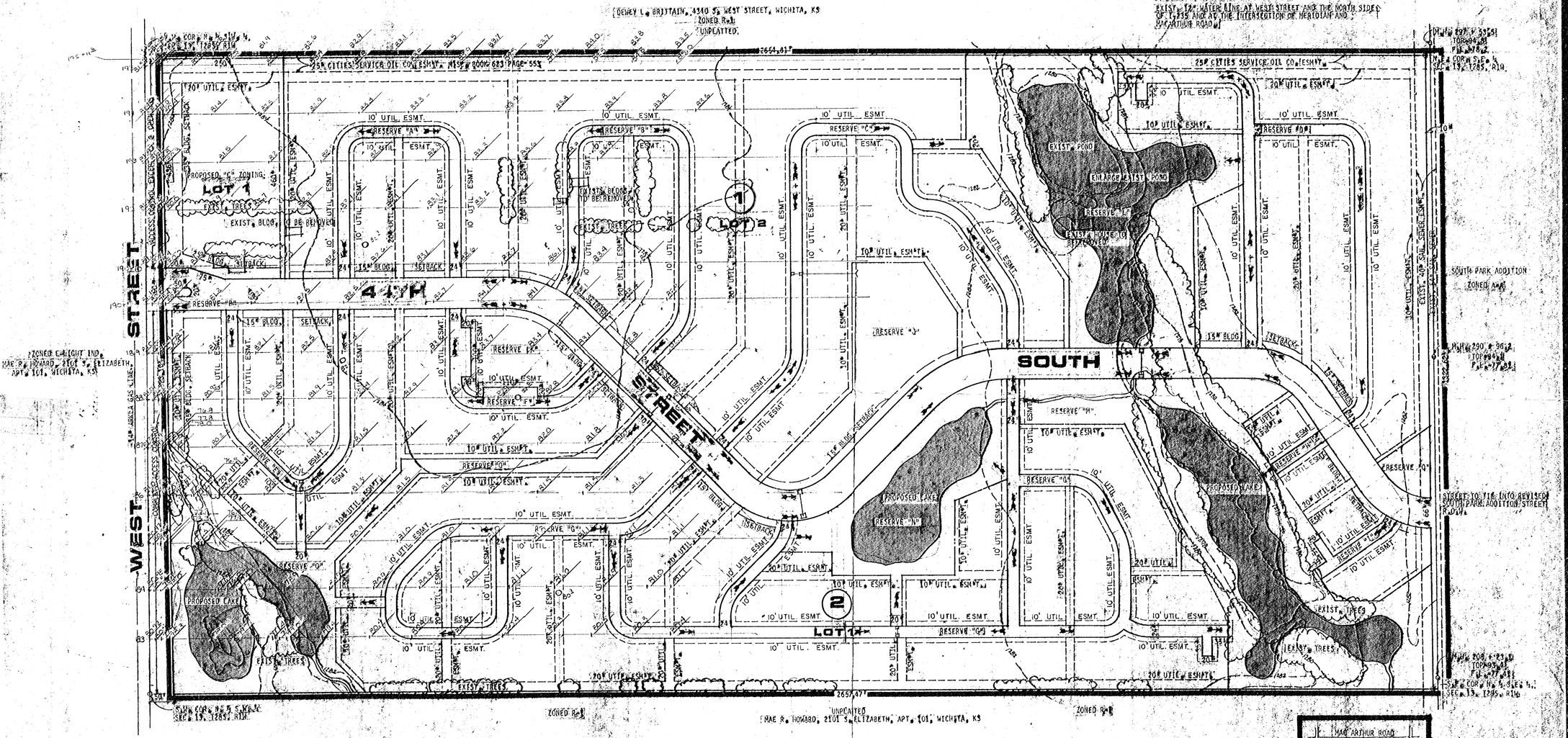
NOTES: RESERVES "A" THROUGH "L" = 24' WIDE PRIVATE STREET FOR ACCESS, DRAINAGE AND UTILITIES.
RESERVES "J" AND "K" FOR OPEN SPACE, RECREATION AND RELATED FACILITIES, DRAINAGE AND UTILITIES.
RESERVES "L" THROUGH "O" FOR OPEN SPACE, RECREATION, DRAINAGE AND UTILITIES.
RESERVE "P" FOR LANDSCAPING, UTILITIES AND IRRIGATION.
ACCESS CONTROL ALONG 44TH STREET SOUTH EXCEPT FOR PRIVATE STREET RESERVES AND TWO OPENINGS FOR LOT 1 BLOCK 1.
RESERVE "O" FOR UTILITIES, DRNG. & OPEN SPACE.
A 15' BUILDING SETBACK ALONG 44TH STREET SOUTH IS A SIDE YARD SETBACK DUE TO THE FACT THAT ALL UNITS WILL FACE ONTO THE 24' PRIVATE STREETS.
EXIST. 12" WATER LINE AT WEST STREET AND THE NORTH SIDE OF I-235 AND AT THE INTERSECTION OF MERIDIAN AND MACARTHUR ROAD.



PRELIMINARY PLAT

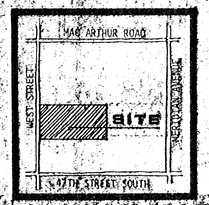
COTTONWOOD GROVE

OWNER: BUILDERS DEVELOPMENT, INC., 300 W. DOUGLAS, SUITE 120, WICHITA, KS 67202

COTTONWOOD GROVE

NORTH

1" = 100'



LOCATION MAP

THIS BOOK BELONGS TO
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