

BENCHMARK:
 City of Wichita Disc 40' East
 and 46' South of Intersection
 of Q's of 119th Street West
 and Central.
 Elev. = 156.93 (City Datum)
 Elev. = 1,344 (MSL)

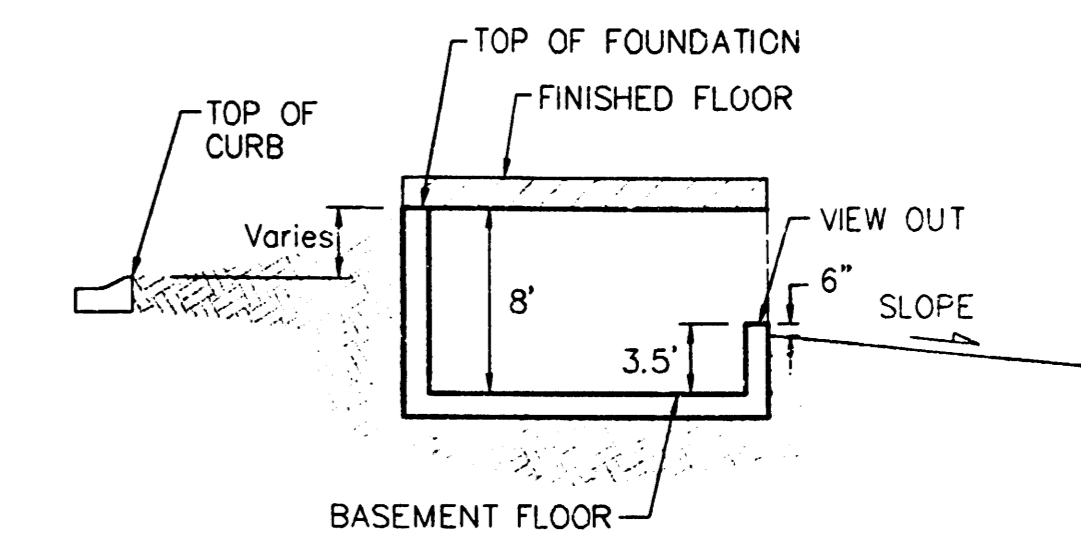


SCALE: 1" = 60'
 • = IRON

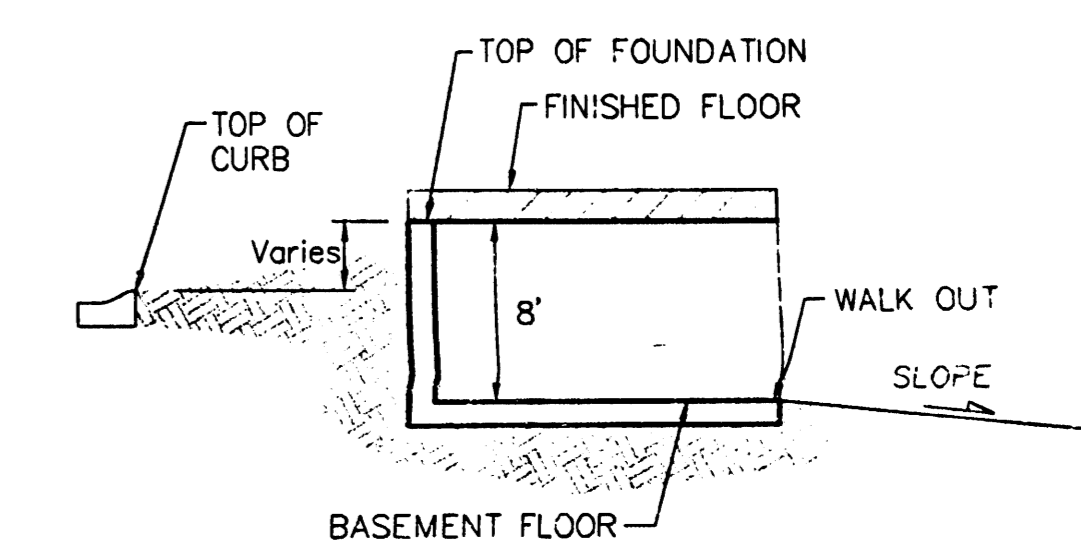
SW COR., LOT 102, BLK. 3
 BAY COUNTRY



MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION CITY DATUM
1-6	A	142.6
7-39	A	140.6



TYPICAL VIEW OUT
 NO SCALE



TYPICAL WALK OUT
 NO SCALE

NOTES:

- A master grading plan for drainage has been developed for the subdivision and is on file with the City of Wichita, Kansas. Construction of residential structures must follow the master site grading plan elevations which are higher than the minimum pad requirement.
- All drainage easements, rights-of-way, or reserves shall remain at established grades 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 system shall be allowed.
- Proposed top of foundation elevations are shown on plans. Contractor to set finished floor elevations.
- All street elevations shown on plans are for top of curb (full-height). Typically roll-type curbs are constructed. Deduct 0.25' from top of curb (full-height).
- This Grading Plan is designed with View-Out and Walk-Out Basements. Elevations shown at Rear of House (XX.X V.O. and XX.X W.O.) are for minimum opening.
- All elevations shown on plans are City of Wichita Datum.
- * Requires extra-deep foundation.
- * REVISED 11-19-01 BY AEG PER NBW
- DATE OF TOPOGRAPHY FOR SOUTH CUL-DE-SAC & POND - 8/27/01
- REMAINING TOPOGRAPHY PRIOR TO DEVELOPMENT

APPROVED DRAINAGE PLAN

BAY COUNTRY 2ND ADDITION
MASTER GRADING PLAN
 WICHITA, KS

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

DESIGN NBW	DRAWN JW/TMG/AEG	APPROVED	DATE 10-24-01	SCALE NOTED
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PROJECT NUMBER SHEET 1 OF 1

SW COR. NE1/4,
 SEC. 24, T27S, R2W

DATE CAD/MAKERS J. 2002