

Preliminary Plat FAISSAL ADDITION Wichita, Sedgwick County, Kansas

LEGAL DESCRIPTION:
A tract beginning 30 feet east and 40 feet north of the southwest corner of the Southeast Quarter of the Southeast Quarter of Section 12, Township 27 South, Range 1 West of the Sixth Principal Meridian; thence north parallel to the west line of said Southeast Quarter, 140 feet; thence east parallel with the south line of said Southeast Quarter, 100 feet; thence south 140 feet; thence west 100 feet to the point of beginning, in Sedgwick County, Kansas.

OWNER:
Faissal Corporation
2828 W. 13th St. N.
Wichita, KS 67203

SUBDIVIDER & ENGINEER:
Ruggles & Bohm P.A.
Christopher M. Bohm, P.E.

EXISTING ZONING:
Subject property is zoned B.
Existing use is retail

PROPOSED ZONING:
LC

FLOOD ZONE:
According to the FEMA/FIRM Community Panel No. 200328 0010 B, effective May 15, 1986; the property shown hereon is located in Zone B, an area between the limits of 100-year flood and 500-year flood.

GROSS AREA:
13,999.2 Sq. Ft.±
0.32 Acres±

DATE OF TOPOGRAPHY:
DECEMBER 1, 2004 - DECEMBER 7, 2004



1" = 10'

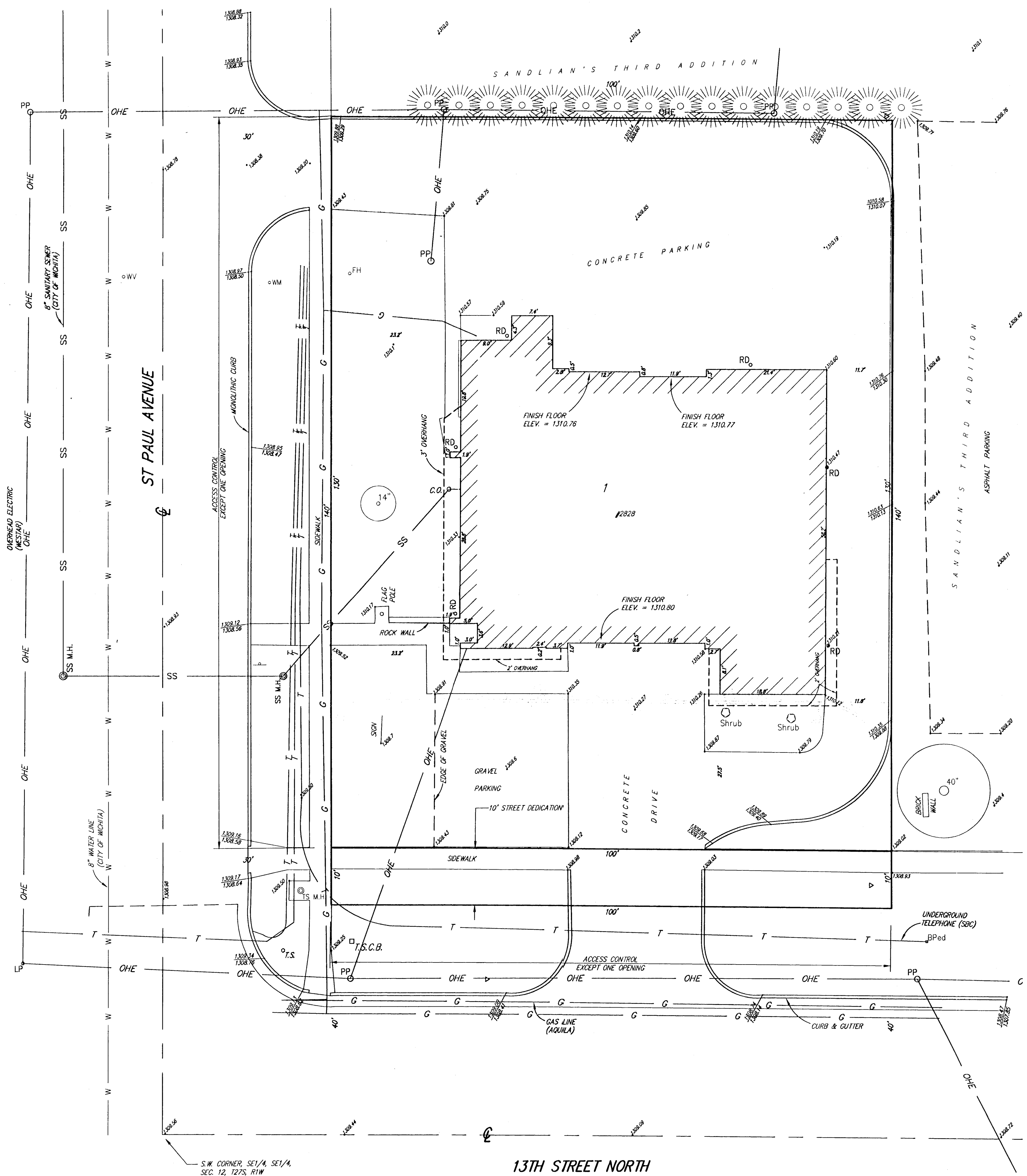
LEGEND

- SS SANITARY SEWER (CITY OF WICHITA)
- OHE OVERHEAD ELECTRIC (WESTAR)
- T UNDERGROUND TELEPHONE (SBC)
- G GAS LINE (AQUILA)
- W WATER MAIN (CITY OF WICHITA)
- SIGN
- °FH FIRE HYDRANT
- °WM WATER METER
- °WV WATER VALVE BOX
- °BPed TELEPHONE PEDESTAL
- °T.S.C.B. TRAFFIC SIGNAL CONTROL BOX
- °T.S. TRAFFIC SIGNAL POLE
- °RD ROOF DRAIN
- °PP POWER POLE (WESTAR)
- °LP LIGHT POLE
- ° GUY ANCHOR
- °C.O. CLEAN OUT
- °SS M.H. SANITARY SEWER MANHOLE (CITY OF PARK CITY)
- °T.S. M.H. TRAFFIC SIGNAL MANHOLE
- ° LOCATION OF SPOT ELEVATION
- ° CONIFER TREE (CALIPER INDICATED)

BENCHMARK: CDW BENCHMARK AT THE NORTHEAST CORNER OF INTERSECTION OF 13TH ST. N. AND MERIDIAN, S.W. CORNER OF TRAFFIC SIGNAL LIGHT POLE 40.5'± N. OF CENTER LINE AND 21.4'± E. OF CENTER LINE ELEV.=1305.94 (M.S.L.)

ON-SITE BENCHMARK: CHISELED "12" ON THE TOP OF CURB ON THE NORTH CURB RETURN AT THE N.E. CORNER OF 13TH ST. N. & ST. PAUL ELEV.=1309.26 (M.S.L.)

SETBACK LINES PER ZONING REGULATIONS



Ruggles & Bohm, P.A.
Engineering, Surveying, Land Planning

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DWG FILE: SURVEY BASE
PROJECT NO. 2663P
DECEMBER 20, 2004