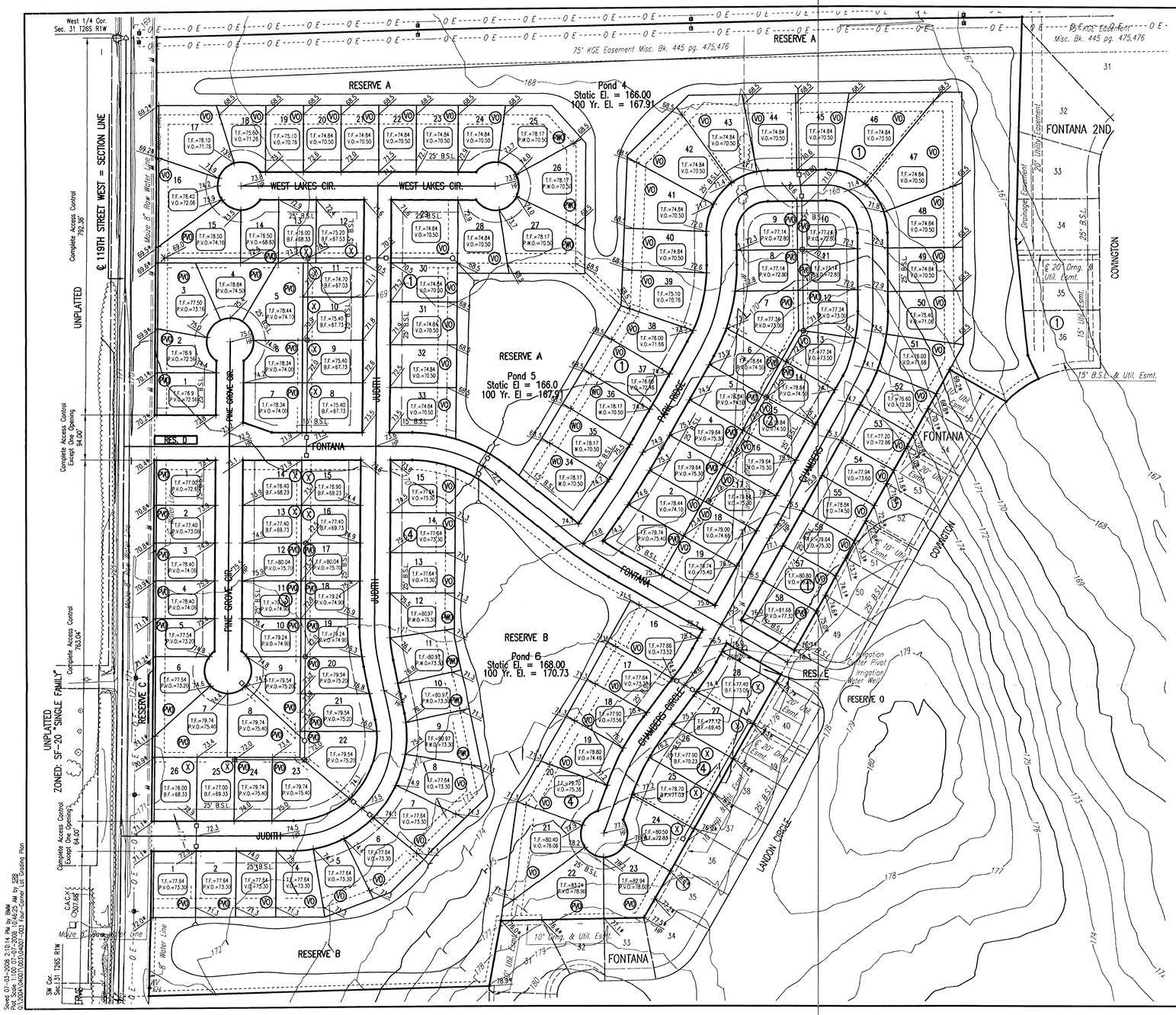
FONTANA 4TH

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS
FOUR-CORNER LOT GRADING PLAN



SCALE: 1" = 100'

LEGEND

- SPOT ELEVATION
- HIGH POINT ELEVATION
- MATCH EXISTING ELEVATION
- STORM SEWER AND INLET
- STORM SEWER AND MANHOLE
- VO — VIEW-OUT BASEMENT
- WO — WALK-OUT BASEMENT
- X — STANDARD BASEMENT
- PVO — POSSIBLE VIEW-OUT BASEMENT
- PWO — POSSIBLE WALK-OUT BASEMENT

VO OR WO CONSIDERED ACCEPTABLE IF TOP OF FOUNDATION IS NO MORE THAN 4.0' ABOVE THE RIGHT OF WAY ELEVATION.

PVO OR PWO CONSIDERED ACCEPTABLE IF TOP OF FOUNDATION IS NO MORE THAN 5.0' ABOVE THE RIGHT OF WAY ELEVATION.

PVO AND PWO SHOWN ARE OBTAINED BY STEEPENING DRIVEWAY, ADDING EXTRA STEPS, EXTENDED FOOTINGS, OR A COMBINATION OF MORE THAN ONE OF THE THREE.

MINIMUM OPENINGS	ELEVATION (CITY DATUM)
BLOCK 1	
LOTS 17-51	170.00
LOTS 1-22	172.75

BENCHMARKS

BM#1

C.O.W. DISK STAMPED "NO STAMP" ±22.0' S. OF S. 1/4 COR.

ELEV. = 178.29 CITY DATUM
1365.69 N.G.V.D.

BM#6

SET R.R. SPIKE IN SOUTH FACE OF SOUTH POLE OF 2 POLE ELECTRIC LINE STRUCTURE, 2ND STRUCTURE WEST OF CENTER SEC. 31, T26S, R1W.

ELEV. = 168.755 CITY DATUM
1356.155 N.G.V.D.

BM#7

SET "T" POST IN PI DITCH BERM N-E, ±20' E. OF CENTER SEC. 31, T26S, R1W.

ELEV. = 168.93 CITY DATUM
1356.33 N.G.V.D

BM#8

SET "T" POST ±15' S. OF N.W. COR. SW1/4, SE 1/4, SEC. 31, T26S, R1W.

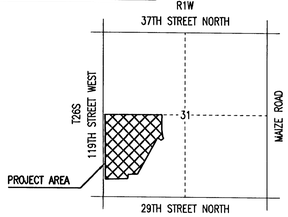
ELEV. = 169.43 CITY DATUM
1356.83 N.G.V.D.

DATE OF PREPARATION: JUNE 2008

DATE OF TOPOGRAPHIC SURVEY: AUGUST 2005

OWNER: SOCORA HOMES, INC.
727 N. WACO, SUITE 400
WICHITA, KANSAS 67203

SUBDIVIDER: PROFESSIONAL ENGINEERING CONSULTANTS, P.A.
303 S. TOPEKA
WICHITA, KS 67202



VICINITY MAP

Professional Engineering Consultants, P.A.
303 S. TOPEKA • WICHITA, KANSAS 67202
316-262-2691 • FAX 316-262-3003

Saved: 07-03-2008 3:10:16 PM by BMM
Plot Scale: 1:1=100' 07-03-2008 11:00:00 AM by SSB
Q:\2004\0403\0403\04037-001 Four-Corner Lot Grading Plan