

VICINITY MAP

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.

BENCH MARKS

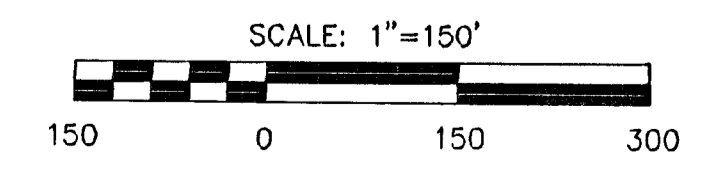
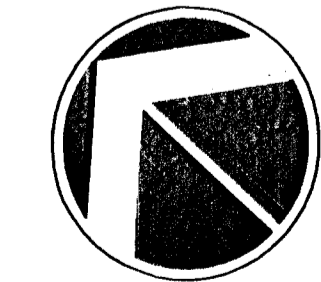
- BM #1 City Disc NW corner RCBC West side of
Shade and Winterset at SW corner of inlet.
Elev. = 127.21' City Datum
1314.61' NGVD
- BM #2 Square cut NW corner S. side Shade at P.C.
of Lot 1, Blk. 1, Farmington Square 2nd Add.
Elev. = 146.06' City Datum
1333.46' NGVD

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.

LEGEND

<ul style="list-style-type: none"> CT - CONIFEROUS TREE & DIAMETER DT - DECIDUOUS TREE & DIAMETER B - BUSH ET - EDGE OF TREES F - FENCE S - SIGN GM - GAS METER SSMH - SANITARY SEWER MANHOLE LP - LIGHT POLE PPA - POWER POLE AND ANCHOR W - WALL FH - FIRE HYDRANT WV - WATER VALVE WM - WATER METER TR - TELEPHONE RISER I - INLET 	<ul style="list-style-type: none"> SS - STORM SEWER PIPE W - WATER LINE SSW - SANITARY SEWER LINE G - GAS LINE T - TELEPHONE LINE UE - UNDERGROUND ELECTRIC LINE OE - OVERHEAD ELECTRIC PE - PROPERTY CORNER FOUND BM - BENCHMARK
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MKEC
ENGINEERING
CONSULTANTS
411 N. WEBB ROAD
WICHITA, KS. 67205
316-684-9600

SHADY RIDGE
PROJECT NAME

DRAINAGE & UTILITY PLAN
SHEET TITLE

KLA DESIGN BY:	JFL DRAWN BY:	GJA CHECKED BY:
MARCH 2004 DATE	04071 JOB NO.	1 / 1 SHEET/OF