

# SKETCH PLAT YOUNGMAN ADDITION

## SEDGWICK COUNTY, KANSAS

### SUBDIVISION BOUNDARY DESCRIPTION

The West 500 feet of the North 500 feet of the Southwest Quarter of Section 14, Township 25 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas.

(Note: For course orientation, are based on the West line of the Southwest Quarter of Section 14, Township 25 South, Range 2 East, having a bearing of N00°35'43"W, as determined by Global Positioning System observations and referenced to the Kansas State Plane Coordinate System, South Zone, NAD83.)

### OWNER

Brent and Julie Mosiman  
15398 NW 30th St.  
Benton, KS 67017

### GENERAL NOTES

1. Basis of Bearings: NAD83 Kansas State Plane, South Zone
2. This survey is based on field work completed on or before the date shown in the title block or the following deeds and plat:
3. GROSS SIZE: 250,000 Sq. Ft. / 5.7392 Acres
4. NET SIZE OF PLAT: 219999.18 Sq. Ft. 5.0505± Acres
5. ZONING: RR - Rural Residential

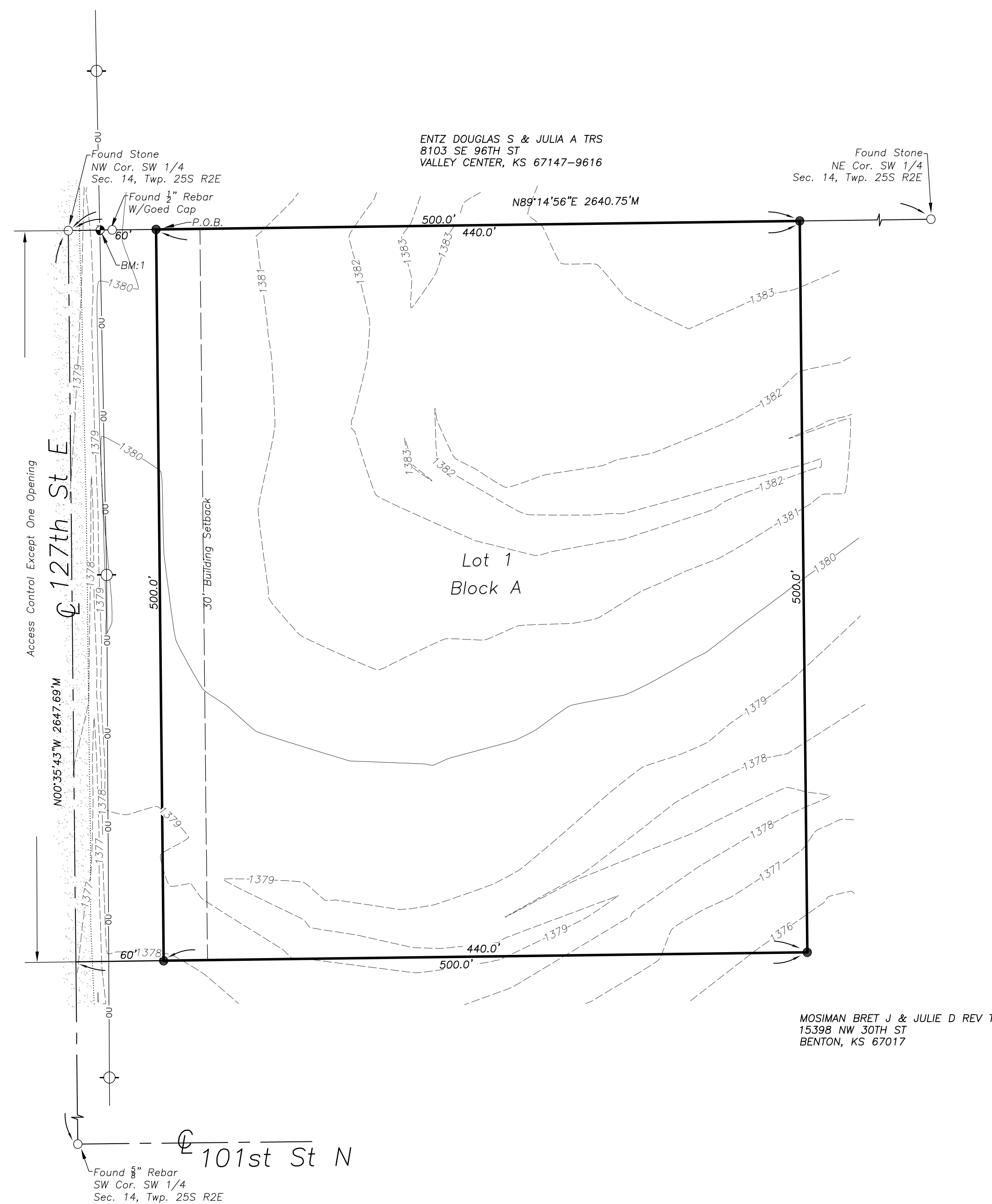
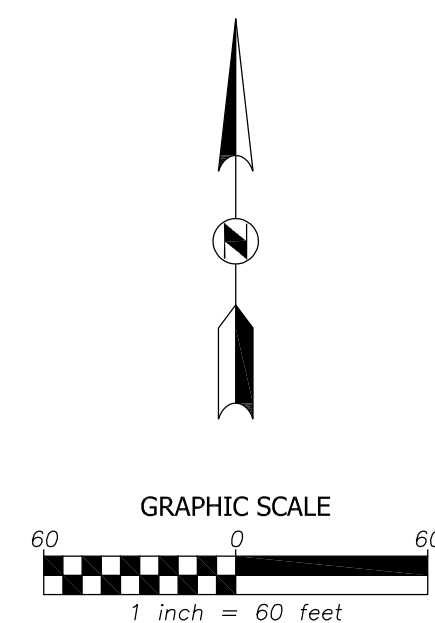
### FLOOD STATEMENT

The subject property lies within Flood Zone "X (unshaded)" (Areas determined to be outside the 0.2% annual chance floodplain, as shown on the Sedgwick County, Kansas Flood Insurance Rate Map (F.I.R.M.).

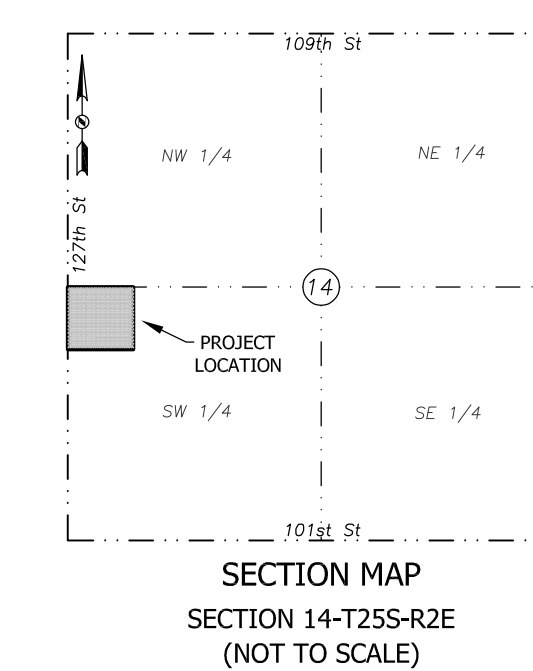
Map Number: 20173C0115G  
Panel No: 115 of 690  
Effective Date: December 22, 2016

**NOTE:** This statement is provided for informational purposes only and shall in no way constitute a basis for a flood certificate. No field work was performed to establish the boundaries of this zone. The information was derived by scaling the subject property on the above referenced map.

LEGEND		
●	Set Survey Monument (1/2" Reinforcing Rod w/cap: KS CLS 175) unless otherwise noted	(M) Measured
○	Found Survey Monument	(D) Deeded
⊕	Benchmark	(P) Platted
—○—	Overhead Utility Line/s	⊕ Not To Scale
○	Utility Pole	



**BENCHMARKS** (NAVD88 Datum)  
BM:1 Top of Savoy Drainage Monument, 38.2' West of the Northwest Corner of Subject Property  
Elevation: 1380.13 (NAVD88 Datum)



Project No: 047420.00.01

**BHC**  
CIVIL ENGINEERING / SURVEYING / UTILITIES  
165 S. Rock Island, Suite 150, Wichita, KS 67202  
Phone: (316) 265-0005  
BHC is a trademark of Brueggner, Rommich & Company, P.A.