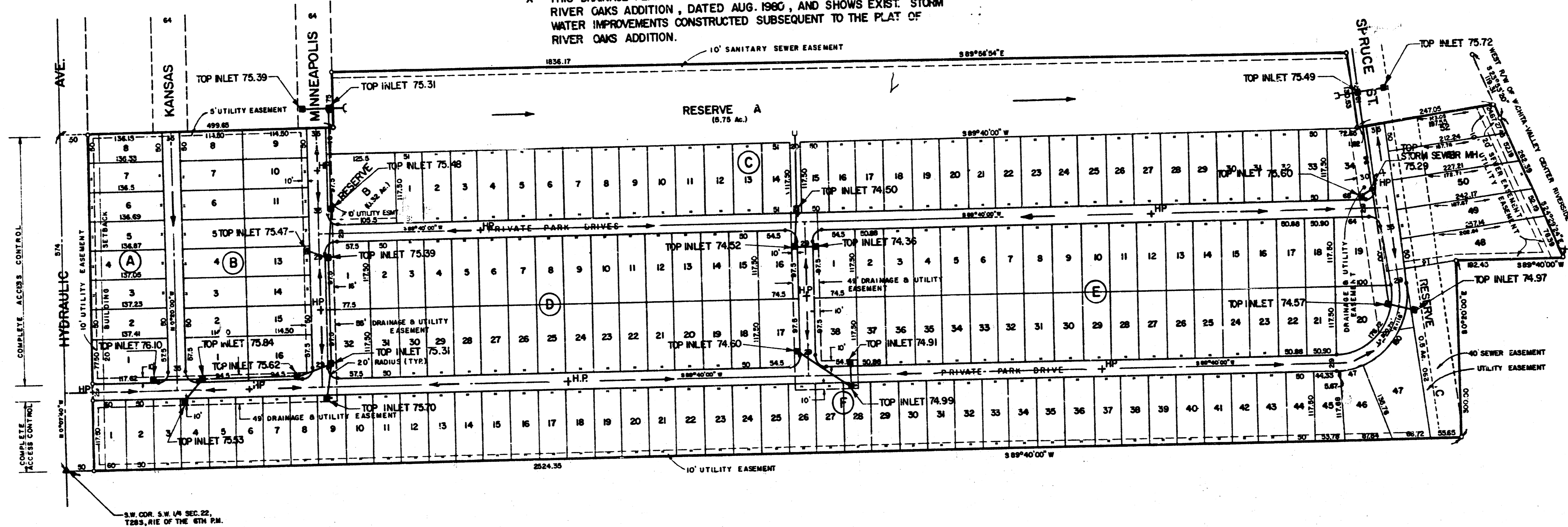


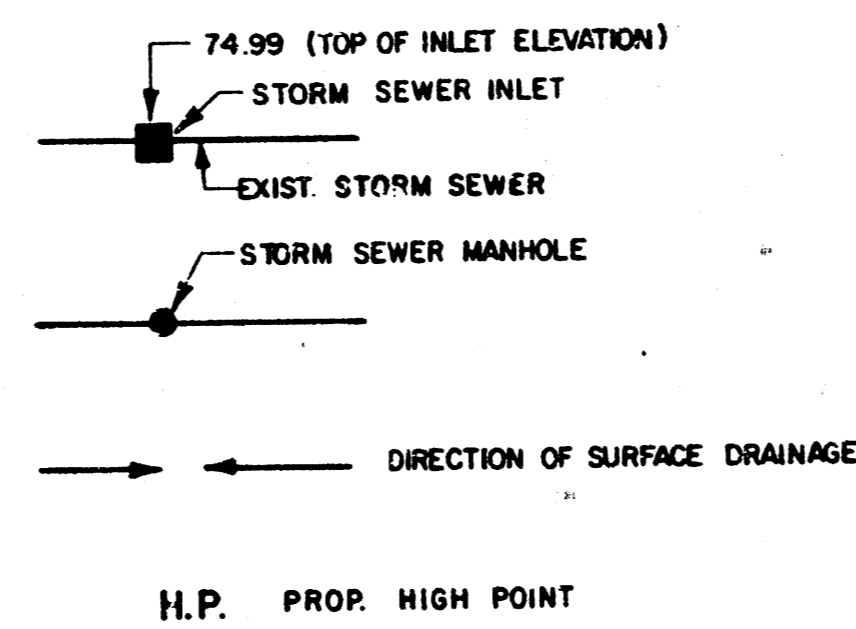
# DRAINAGE PLAN RIVER OAKS MOBILE HOME PARK\* WICHITA, SEDGWICK CO., KANSAS

\* THIS PLAT IS A REPLAT OF A PORTION OF RIVER OAKS ADDITION.  
THIS DRAINAGE PLAN MIRRORS THE APPROVED DRAINAGE PLAN FOR  
RIVER OAKS ADDITION, DATED AUG. 1960, AND SHOWS EXIST. STORM  
WATER IMPROVEMENTS CONSTRUCTED SUBSEQUENT TO THE PLAT OF  
RIVER OAKS ADDITION.



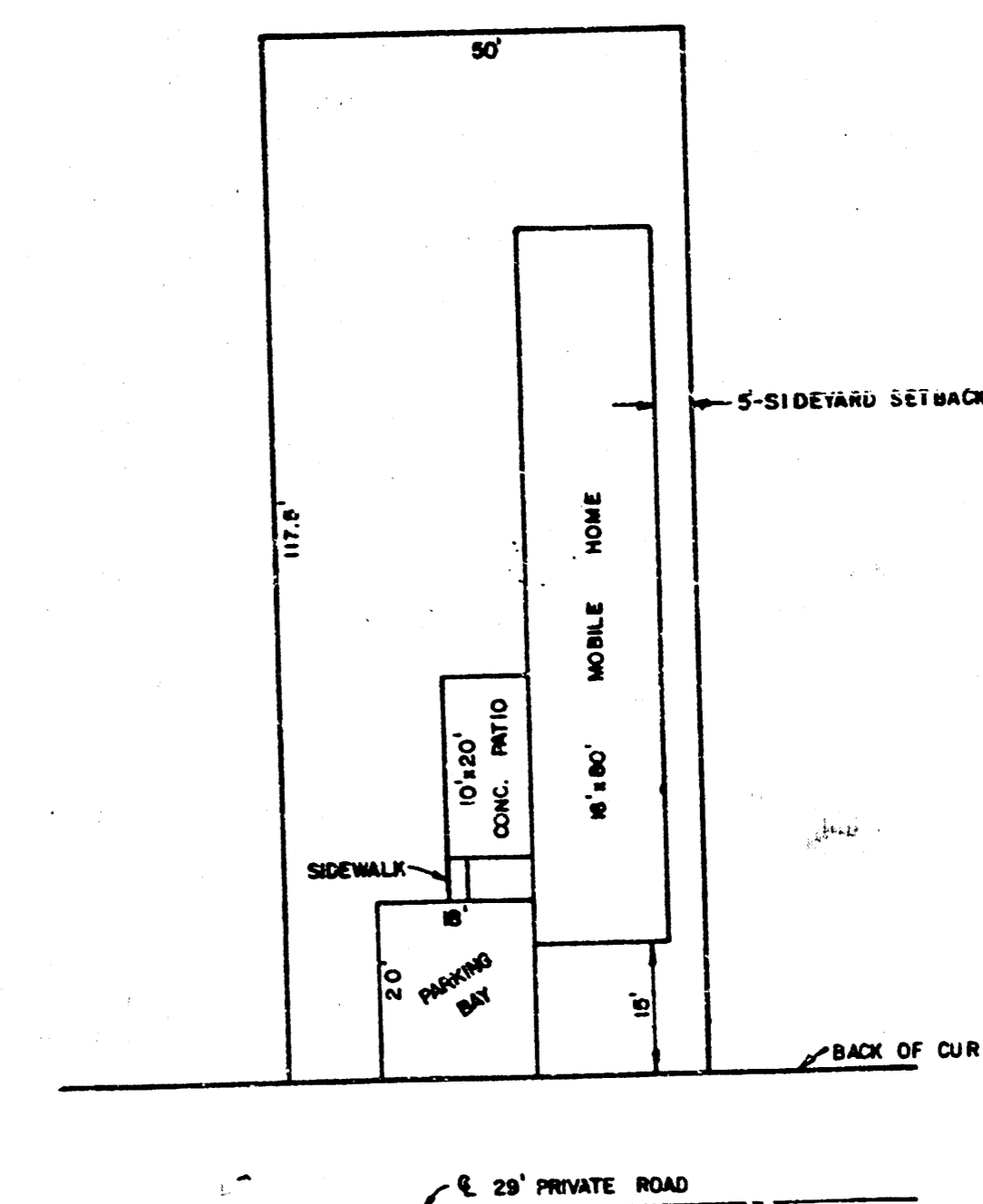
BM = 76.57 CITY BENCH MARK DISK,  
44' W. AND 30' S. OF HYDRAULIC 8  
55 TH. ST. SO.

**LEGEND**



**NOTES**

1. PUBLIC SANITARY SEWER IS AVAILABLE IN PUBLIC EASEMENTS. IT WILL BE EXTENDED TO THE SITE AND SHALL BE CONSTRUCTED AND MAINTAINED PRIVATELY.
2. PUBLIC WATER IS AVAILABLE IN PUBLIC STREET R-O-W. IT WILL BE EXTENDED INTO THE PROPERTY WITHIN 10 FOOT EASEMENTS ADJACENT TO THE PRIVATE STREET. EASEMENTS ARE YET TO BE ACQUIRED.
3. PARKING IS ALLOWED ON BOTH SIDES OF THE 35 FOOT WIDE INTERIOR ROADWAYS. PARKING IS PERMITTED ON ONLY ONE(S) SIDE OF THE 25 FOOT WIDE INTERIOR ROADWAYS. THE PARK MANAGER WILL BE RESPONSIBLE FOR POSTING AND ENFORCING THESE RESTRICTIONS.
4. GROSS ACRES OF PLAT IS 38.3 ACRES.  
RESERVE A = 5.75 ACRES RECREATIONAL OPEN SPACE  
RESERVE B = 0.32 ACRES RECREATIONAL OPEN SPACE  
RESERVE C = 0.5 ACRES RECREATIONAL OPEN SPACE  
TOTAL = 6.57 ACRES OR 17% OF RIVER OAKS MOBILE HOME PARK



**TYPICAL SITE LAYOUT**  
SCALE: 1"=20'

**DEISS & GOODNESS ENGINEERS**  
2100 WEST 31<sup>ST</sup> STREET  
WICHITA, KANSAS 67204  
(316) 832-0283

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