

**VICINITY MAP**

**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.

**NOTES**

- ZONING: Existing/Proposed Multi-Family District MF-18 Overlay - C.U.P. DP-59
- Plat Area = 14.58 Ac.
- Lot total = 36
- New Street = 1,600 L.F. - 32' R/W
- Avg. Lot Area = 0.27 Ac. or 11,380 sf.
- Proposed Housing Units = 69
- All easements encircling the streets are platted 15 foot street drainage, and utility easements, except where otherwise noted.
- No lot shall have direct access to Shade Lane.



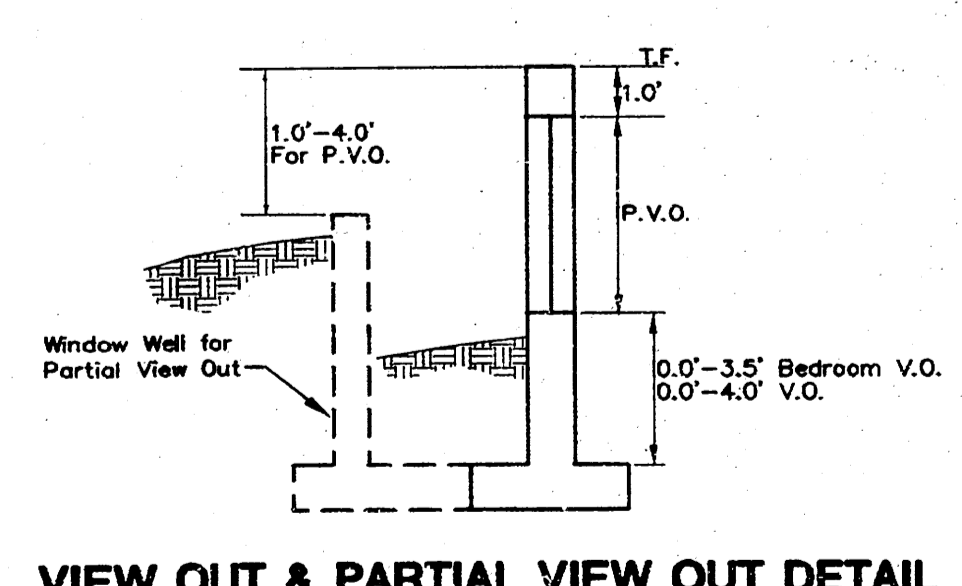
SCALE: 1"=60'  
 0 60 120

**LEGEND**

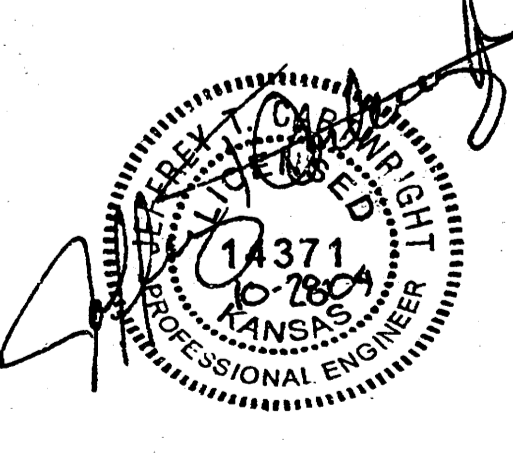
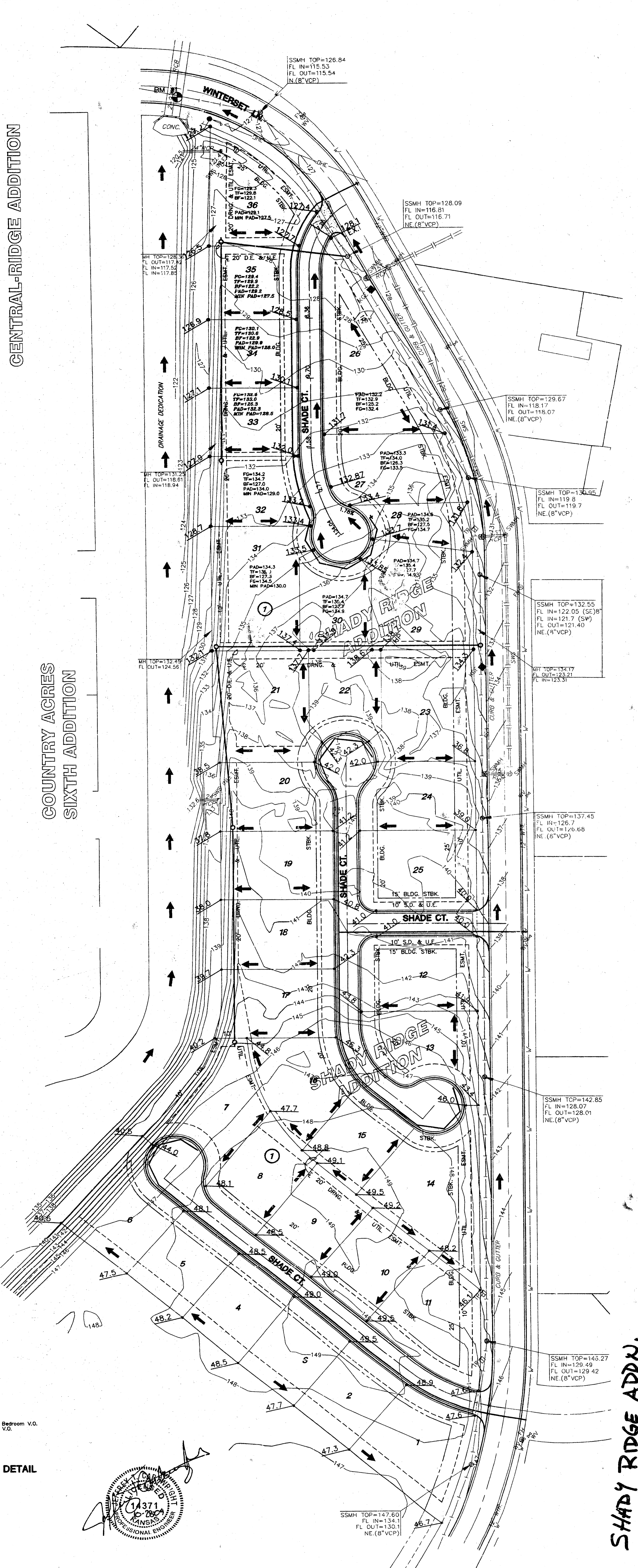
- CONIFEROUS TREE & DIAMETER
- DECIDUOUS TREE & DIAMETER
- SIGN
- BUSH
- EDGE OF TREES
- FENCE
- SANITARY SEWER MANHOLE
- GAS METER
- POLE
- HIGH LINE POLE
- GATE
- WALL
- LIGHT POLE
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- POWER POLE AND GUY ANCHOR
- TELEPHONE RISER
- INLET
- STORM SEWER PIPE
- WATER LINE
- SANITARY SEWER LINE
- GAS LINE
- TELEPHONE LINE
- UNDERGROUND ELECTRIC LINE
- OVERHEAD TELEPHONE
- OVERHEAD ELECTRIC
- UNDERGROUND FIBER OPTIC CABLE
- SECTION CORNER
- PROPERTY CORNER FOUND
- BENCHMARK
- WO - WALK OUT
- VO - VIEW OUT
- PVO - PARTIAL VIEW OUT
- PWO - PARTIAL WALK OUT
- NVO - NO VIEW OUT
- WO\* - WALKOUT WHICH MAY REQUIRE THICKER FOOTING AND/OR ENGINEERED FILL UNDER FOOTINGS

**APPROVED DRAINAGE PLAN**

LOT	ELEVATION (CITY DATUM)	ELEVATION (NGVD)
6	141.0	1328.4
7	140.0	1327.4
17	139.0	1326.4
18	139.0	1326.4
19	136.5	1323.9
20	136.0	1323.4
21	135.0	1322.4
31	130.0	1317.4
32	129.0	1316.4
33	128.5	1315.9
34	128.0	1315.4
35	127.5	1314.9
36	127.5	1314.9



VIEW OUT & PARTIAL VIEW OUT DETAIL



SHADY RIDGE ADDN.

# LOT GRADING PLAN SHADY RIDGE ADDITION

OWNER/DEVELOPER: THE CREW, a Kansas General Partnership, 7328 E. Elm Ct. Wichita, KS 67206 316-688-5560 DATE: OCTOBER, 2004

