

D-0793 - Allen Hein, et al  
Dedicates Street r-o-w - generally  
located at the northeast corner  
of 47th St. South and Rock Road  
by Sedgwick County Department of

POSTED  
10/27/77

ACTION

S/D COMMITTEE approve DATE 11-3-77

M.A.P.C. Approved 11-10-77

B.C.C./B. CO. C. \_\_\_\_\_

DEDICATION REPORT AND PROGRESS

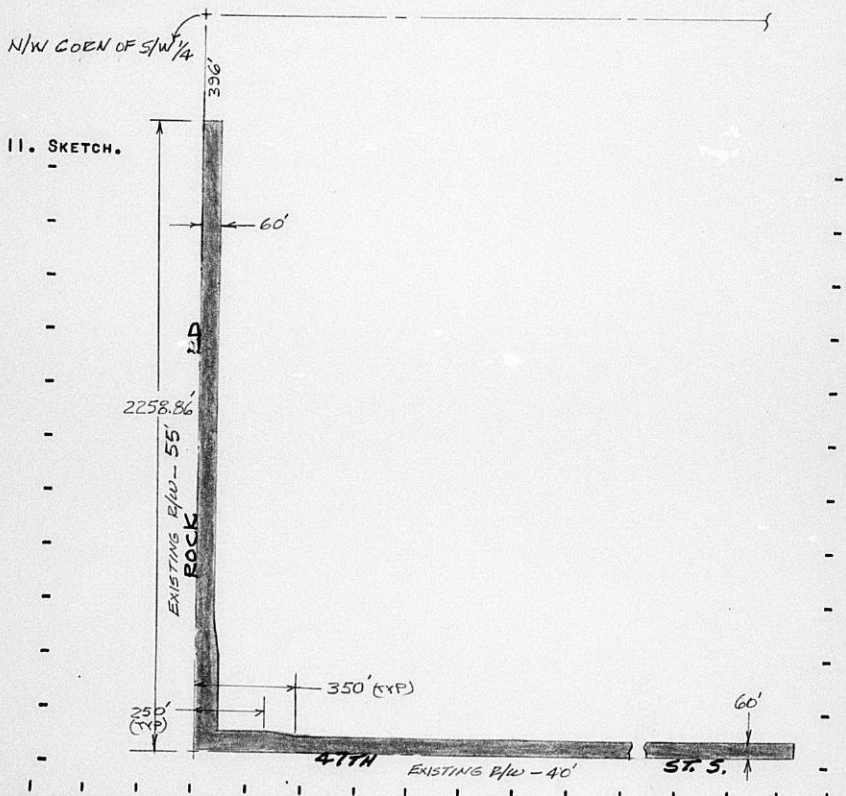
MAP No. 6042  
SEC. No. 17  
TWP. No. 28S  
RANGE 2E

CASE No. D - 0793

I. OFFER TO DEDICATE: Right-of-way  
GENERALLY LOCATED: Northeast corner of 47th St. South and Rock Road.

LEGALLY DESCRIBED AS: \_\_\_\_\_

DEDICATED BY: Allen Hein, et al  
AGENT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ PHONE \_\_\_\_\_  
PURPOSE OF DEDICATION: \_\_\_\_\_



III. FILED 10-26-77  
POSTED TO ATLAS \_\_\_\_\_  
S/D COMM. ACTION 11-3-77  
M.A.P.C. ACTION 11-10-77 *Approved*

B.C.C. ACTION 11-22-77  
PLACED ON RECORD \_\_\_\_\_  
CITY CLERK'S No. \_\_\_\_\_

11-14-77

Need signed original of  
dedication

Chris B. advises that  
signed copy will be forwarded  
shortly

D-0793

11-2-84

GY68 County Clerk's  $\frac{1}{4}$  section  
map shows 55' r.o.w.  
for Rock (agreement 1-30-64)

40' r.o.w. for 47<sup>th</sup> St.  
(agreement 6-29-50)

SW $\frac{1}{4}$  divided into 21 tracts  
now. Must read "... except  
for Rock Road."

Map  
6042



SEDGWICK COUNTY COURTHOUSE

**COUNTY OF SEDGWICK**

DEPARTMENT OF PUBLIC WORKS

1015 STILLWELL  
WICHITA, KANSAS 67213

G. C. McLURE, JR., P. E.  
COUNTY ENGINEER/DIRECTOR OF PUBLIC WORKS

Newby

D-0793

268-7901  
PHONE 888-7204

October 24, 1977

Curtis Newby, Junior Planner  
MAPD  
City Hall - Tenth Floor  
455 North Main  
Wichita, Kansas 67202

RE: SW 1/4 Sec. 17, T-28-S, R-2-E; right-of-way dedication

Dear Curtis:

Enclosed is the legal description of the right of way for 47th Street South and Rock Road as requested by this department in connection with the development of the Southwest Quarter of Section 17 of Gypsum Township (T28S, R2E). Please review this description and advise this office as to what additional information, if any is needed to present this dedication to the MAPD-Subdivision Committee for their review and approval.

Yours very truly,  
G.C. McLure, Jr., P.E.  
County Engineer/Director  
of Public Works

By *Chris Brennenstuhl*  
Chris Brennenstuhl, E.I.T.  
Civil Engineer II

Enclosure  
cc: Dean Bussart



SW 1/4 Sec. 17, T-28 R-2-E

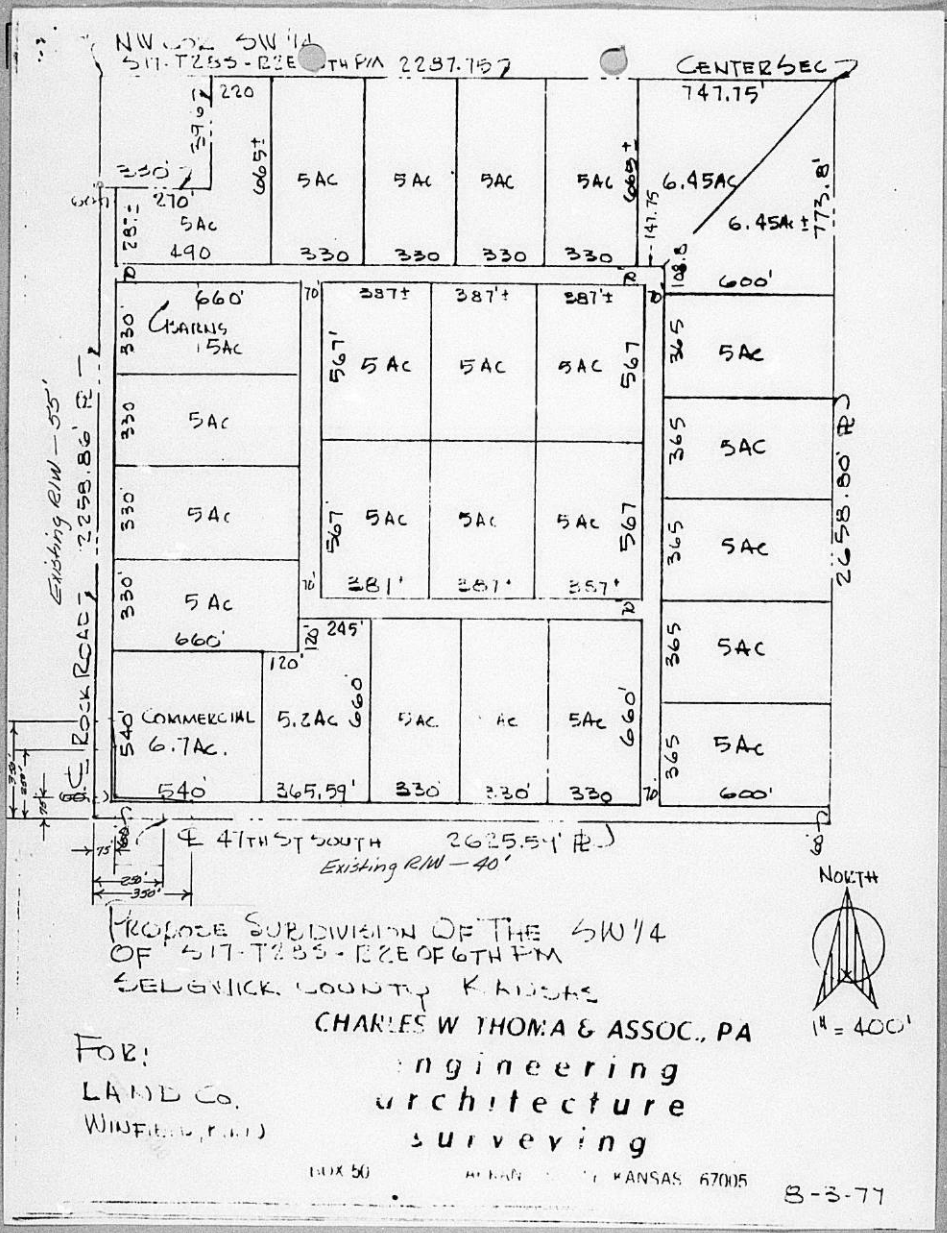
OWNER'S NAMES: Allen Hein and Jean M. Hein  
Leonard O. Richardson & Eleanor Richardson  
I. Newton Richardson & Doris Richardson

D-0793

map  
6042  
17  
285  
2E

RIGHT-OF-WAY DESCRIPTION:

A tract of land described as beginning at the Southwest corner of the Southwest Quarter of Section 17, Township 28 South, Range Two East of the 6th P.M. in Sedgwick County, Kansas; thence North along the West line of said Southwest Quarter a distance of 2258.86 feet to a point 396 feet South of the Northwest corner of said Southwest Quarter; thence East along a line 396 feet South of and parallel to the North line of said Southwest Quarter to a point 60 feet East of the West line of said Southwest Quarter; thence South along a line 60 feet East of and parallel to the West line of said Southwest Quarter to a point 60 feet East of and 350 feet North of the Southwest corner of said Southwest Quarter; thence Southeasterly to a point 75 feet East of and 250 feet North of the Southwest corner of said Southwest Quarter; thence South along a line 75 feet East of and parallel to the West line of said Southwest Quarter to a point 75 feet North of the South line of said Southwest Quarter; thence East along a line 75 feet North of and parallel to the South line of said Southwest Quarter to a point 75 feet North of and 250 feet East of the Southwest corner of said Southwest Quarter; thence Southeasterly to a point 60 feet North of and 350 feet East of the Southwest corner of said Southwest Quarter; thence East along a line 60 feet North of and parallel to the South line of said Southwest Quarter to a point in the East line of said Southwest Quarter; thence South along the East line of said Southwest Quarter to the Southeast corner of said Southwest Quarter; thence West along the South line of said Southwest Quarter a distance of 2625.59 feet to the point of beginning, said point of beginning being the Southwest corner of said Southwest Quarter.



DEDICATION DEED

KNOW ALL MEN BY THESE PRESENTS:

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, \_\_\_\_\_

\_\_\_\_\_

being the owner of the following described real estate in Sedgwick County, Kansas, to wit:

Do hereby dedicate the above described real estate to the public for all public purpose.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF KANSAS )  
SEDGWICK COUNTY ) ss

BE IT REMEMBERED, That on this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_  
before me a Notary Public in and for the said County and State came \_\_\_\_\_

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my Notarial Seal, on day and year last above written.

My commission expires \_\_\_\_\_ NOTARY PUBLIC

SUBMITTED TO THE OFFICE OF COUNTY ENGINEER AND THE BOARD OF COUNTY COMMISSIONERS FOR APPROVAL ON

APPROVED BY

G. C. MCLURE, JR.  
COUNTY ENGINEER

\_\_\_\_\_  
CHAIRMAN

\_\_\_\_\_  
COMMISSIONER

\_\_\_\_\_  
COUNTY CLERK

\_\_\_\_\_  
COMMISSIONER



SEDGWICK COUNTY COURTHOUSE

**COUNTY OF SEDGWICK**  
DEPARTMENT OF PUBLIC WORKS

1115 STILLWELL  
WICHITA, KANSAS 67211

268-7901  
PHONE 2322222

G. C. MCLURE, JR., P. E.  
COUNTY ENGINEER/DIRECTOR OF PUBLIC WORKS

October 4, 1977



Dean Bussart  
5050 East Central  
Wichita, Kansas 67208

RE: SW 1/4, Section 17, T28S, R2E

Dear Mr. Bussart:

In preparing the legal descriptions of the road right-of-way and floodway reserves required for the individual tracts within the above specified property, we find that the property description which you have provided to this office is inadequate. Each individual lot should be dimensioned and angles or bearings shown to produce an error of closure of 1 in 10,000 or less; providing the legal descriptions in this manner is advisable in order to avoid inconsistencies between right-of-way and floodway agreements filed at this time and the deeds which we understand you had planned to have filed as each lot is developed.

If you can provide this office with the legal description of each lot, we can prepare the necessary right-of-way and floodway reserve agreements. If, if you prefer, you may prepare the legal descriptions of the rights-of-way and floodways for approval by this office.

Additionally, because this tract is located within the three-mile jurisdictional area of the City of Wichita, it will also be necessary that the right-of-way and floodway reserve agreements be processed through the Metropolitan Area Planning Department for approval by the City of Wichita and Sedgwick County. Please contact MAPD for information on the dedication procedures.

If you have any further questions or desire clarification, please contact this office.

Yours very truly,  
G.C. McLure, Jr., P.E.  
County Engineer/Director  
of Public Works

BY *Chris Brannenstuhl*  
Chris Brannenstuhl, E.I.T.  
Civil Engineer II

cc: Robert Lakin, MAPD  
M.S. Mitchell, Flood Control

CMB/cm