

MAP NO. 5245 B  
SEC. NO. 36  
TWP. NO. 27S  
RANGE 1W

DEDICATION REPORT AND PROGRESS

CASE NO.: D-1348

ASSOCIATED CASE:

1. OFFER TO DEDICATE: A utility easement  
GENERALLY LOCATED: West of Meridian, in an area south of Lydia Avenue.  
LEGALLY DESCRIBED AS:

An easement 20 feet in width, being 10 feet left and right of the following described centerline, over part of Lots 10 and 11, Block 2, Southwest Industrial Addition to Wichita, Kansas:

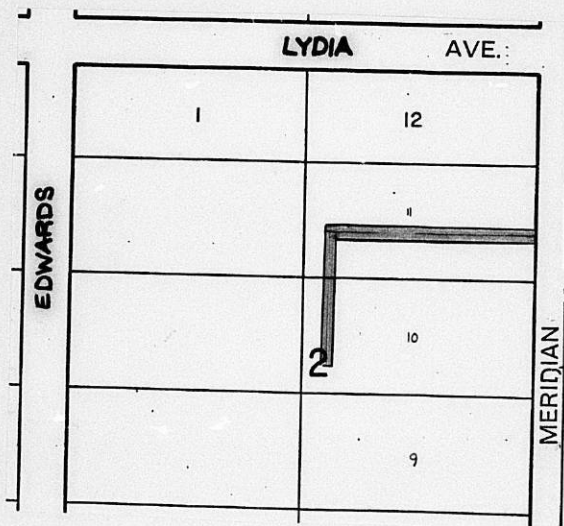
Beginning at a point on the east line of said Lot 11, 77 feet north of the southeast corner of said Lot 11; thence west, parallel with the south line of said Lot 11, 352 feet; thence south, parallel with the east line of said Lots 10 and 11, 232 feet to a point 45 feet north of the south line of said Lot 10 for an end point.

DEDICATED BY: Builder's, Inc.

PURPOSE OF DEDICATION:

Creating a public utility easement along a portion of a lease parcel of land for the construction and maintenance of all public utilities.

II. SKETCH.



III. FILED 1/17/86  
POSTED TO ATLAS  
S/D COMM. ACTION 1/30/86 *approved*  
M.A.P.C. ACTION 2/6/86 *approved*

B.C.C. ACTION *2-13-86 Approved*  
PLACED ON RECORD  
CITY CLERK'S NO.

Planning Agenda Item # \_\_\_\_\_

City of Wichita  
City Commission Meeting  
February 18, 1986

Agenda Report # \_\_\_\_\_

TO: Mayor and City Commissioners

SUBJECT: D-1348 - DEDICATION OF UTILITY EASEMENT, GENERALLY  
LOCATED WEST OF MERIDIAN, IN AN AREA SOUTH OF LYDIA  
AVENUE.

INITIATED BY: Metropolitan Area Planning Department

AGENDA ACTION: Planning

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MAPC Recommendation: Accept the dedication.

Background: Builder's, Inc. are dedicating this utility easement in order to extend an electric line and a gas main.

The dedication has been reviewed and approved by the Planning Commission.

Financial Considerations: Bill the recording costs to:

Baughman Company, P.A.  
330 Laura  
Wichita, KS 67211

Recommendations/Actions: Accept the dedication and record document.

Builders Inc., grants a utility easement generally  
located west of Meridian in an area south of  
Lydia Avenue

For 1/30 SID mts.

5245 B  
34  
275  
1W

D-1348  
(2)

EASEMENT

THIS EASEMENT made this 17th day of December,  
19 85, by and between Builders, Inc. and Builders Commercials, Inc.  
together, parties  
of the first part and the City of Wichita, of the second part.

WITNESSETH: That the said first party, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, does hereby grant and convey unto the said second party a perpetual right-of-way and easement for the purpose of constructing, maintaining, and repairing sewer and all other public utilities, over, along and under the following described real estate situated in Sedgwick County, Kansas, to wit:

An easement 20 feet in width, being 10 feet left and right of the following described center-line, over part of Lots 10 and 11, Block 2, Southwest Industrial Addition to Wichita, Kansas:

Beginning at a point on the east line of said Lot 11, 77 feet north of the S.E. Corner of said Lot 11; thence west, parallel with the south line of said Lot 11, 352 feet; thence south, parallel with the east line of said Lots 10 and 11, 232 feet to a point 45 feet north of the south line of said Lot 10 for an end point.

And said second party is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining, and repairing such sewer and all other public utilities.

IN WITNESS WHEREOF: The said first party has signed these presents the day and year first written.

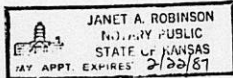
Builders, Inc.  
by: Alexander L. Dean, Exec. V.P.  
Builders Commercials, Inc.  
by: Alexander L. Dean, President

STATE OF KANSAS)  
SEDGWICK COUNTY) SS

Be it remembered that on this 17th day of December, 1985, before me, a notary public in and for said County and State, came Alexander L. Dean, Exec. Vice President Builders, Inc. and President, Builders to me personally known to be the same person(s) who executed the Commercials, Inc. foregoing instrument of writing and duly acknowledged the execution of same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

SEAL

Janet A. Robinson  
Notary Public  
Janet A. Robinson



My Commission expires: February 22, 1987



**BAUGHMAN COMPANY, P.A.**  
 SURVEYING & ENGINEERING  
 316/262-7271 • 330 LAURA • WICHITA, KANSAS 67211

**CONFIRMATION  
MEMO**

PROJECT VILLAGE MARKET PLACE BUILDING  
 (West Side of Meridian, North of Pawnee)

DATE 2 January 1986

JOB NO. \_\_\_\_\_

COPIES TO:

TO Michael E. Lindebak

FROM Mark A. Savoy

REFERENCE \_\_\_\_\_

It is the desire of Builders, Inc. and Builders Commercial, Inc. to create a public utility easement along a portion of a lease parcel of land for the construction and maintenance of all public utilities.

The present need is for K.G. & E. Electric service and for K.P.L. Gas Service Company service to this property.

Attached hereto is an executed easement form and an exhibit of the desired easement for your review.

Please review the easement form and advise me as to the proper procedure for the recording of this easement.

*Talked with Mark on 1/15/86.  
 He said they were not in a rush to process thru normal channels, i.e., SID, Planning Comm -> B.C.C. for formal acceptance. Mark said to bill Baughman Co. for the recording costs.*

**RECEIVED**

JAN 14 1986

METROPOLITAN PLANNING  
 ROUTE  \_\_\_\_\_  
 \_\_\_\_\_

**RECEIVED**  
 JAN 6 1986  
 DESIGN DIVISION

*Fornet 1/15/86* PAGE 1 OF 1

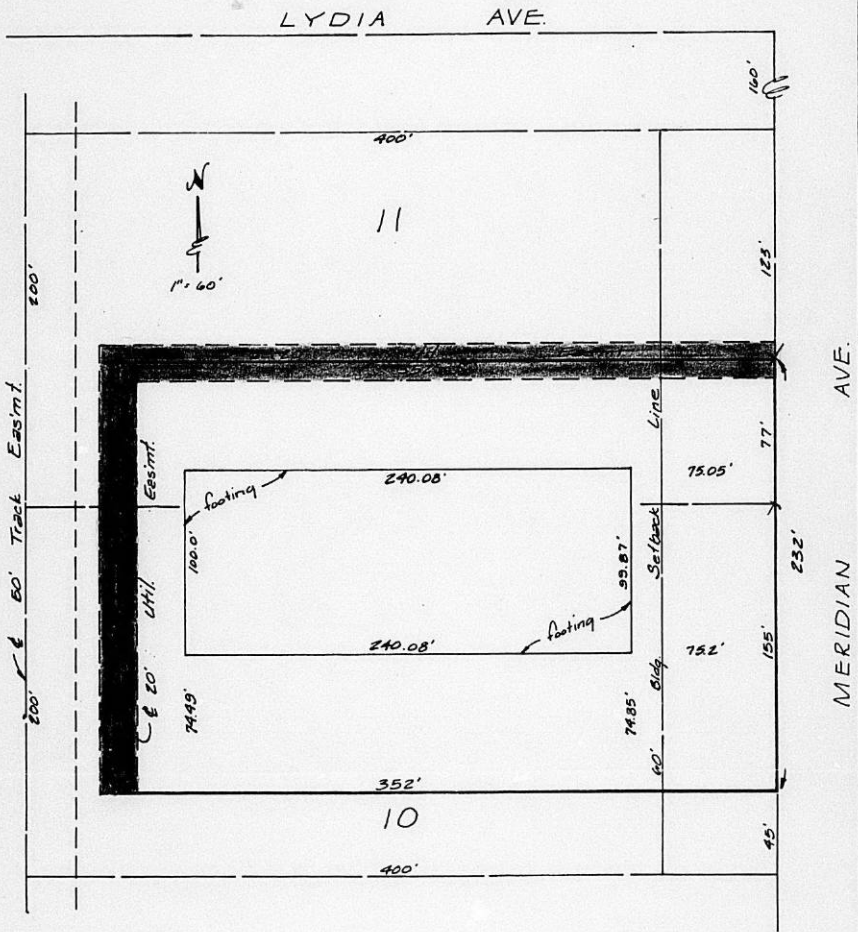
WILLIAM L. KORBER, L.S.  
 JOHN E. LUNDBLADE, L.S.  
 N. BRENT WOOTEK, P.E.



**BAUGHMAN COMPANY, P.A.**  
 SURVEYING & ENGINEERING  
 316/262-7271 • 330 LAURA • WICHITA, KANSAS 67211

EXHIBIT

An Easement 20 feet in width, being 10 feet left and right of the following described center-line over part of Lots 10 and 11, Block 2, Southwest Industrial Addition to Wichita, Kansas:  
 Beginning at a point on the east line of said Lot 11, 77 feet north of the S.E. Corner of said Lot 11; thence west, parallel with the south line of said Lot 11, 352 feet; thence south, parallel with the east line of said Lots 10 and 11, 232 feet to a point 45 feet north of the south line of said Lot 10 for an end point.



D-1348