

D-1411 - Gene Miles grants a utility easement in an area north of 8th Street North and east of Arapaho, if extended.

POSTED 11-13-86 RL

ACTION

	DATE
SID COMMITTEE	11/20/86
M.A.P.C.	11/24/86
B.C.C./B.C.C.	12/9/86

approved

approved

approved

DEDICATION REPORT AND PROGRESS

MAP NO. 5048 B
SEC. NO. 15
TWP. NO. 27S
RANGE 1W

CASE NO.: D-1411

ASSOCIATED CASE:

1. OFFER TO DEDICATE: Utility easement.

GENERALLY LOCATED: In an area north of 8th Street North and east of Arapaho, if extended.

LEGALLY DESCRIBED AS:

Beginning at the southeast corner of Lot 1, Block 1, Miles Lakewood Living, an addition to Wichita, Sedgwick County, Kansas, thence bearing N 0° 19' 00" W a distance of 316.44 feet; thence bearing S 89° 40' 58" W a distance of 15.00 feet to the point of beginning; thence bearing S 36° 11' 54" W a distance of 83.96 feet; thence bearing S 89° 39' 00" W a distance of 259.14 feet; thence bearing N 66° 32' 59" W a distance of 94.16 feet; thence bearing S 89° 39' 00" W a distance of 268.01 feet to the P.C. of a curve to the left, having a radius of 245.50 feet and through a central angle of 9° 34' 26", an arc distance of 41.02 feet to the P.T. of said curve; thence bearing N 73° 12' 59" E a distance of 33.20 feet; thence bearing S 16° 47' 01" E a distance of 20.00 feet; thence bearing S 73° 12' 59" W a distance of 33.20 feet to the P.C. of a curve to the left, having a radius of 245.50 feet and through a

111. FILED 11/7/86
POSTED TO ATLAS
S/D COMM. ACTION 11/20/86 *approval*
M.A.P.C. ACTION 11/24/86 *approval*

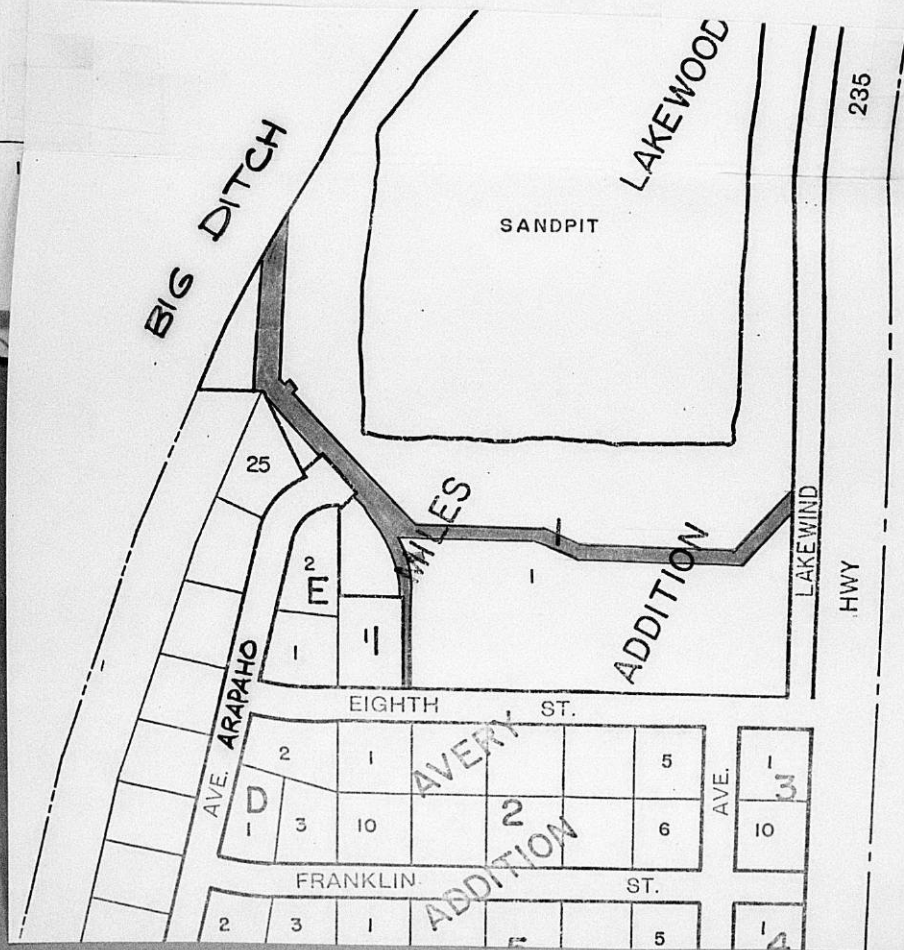
B.C.C. ACTION 12/9/86 *Approved*
PLACED ON RECORD
CITY CLERKS NO.

to the P.C. of a curve to the left, having a radius of 245.50 feet and through a central angle of $9^{\circ} 34' 26''$, an arc distance of 41.02 feet to the P.T. of said curve; thence bearing $N 73^{\circ} 12' 59'' E$ a distance of 33.20 feet; thence bearing $S 16^{\circ} 47' 01'' E$ a distance of 20.00 feet; thence bearing $S 73^{\circ} 12' 59'' W$ a distance of 33.20 feet to the P.C. of a curve to the left, having a radius of 245.50 feet and through a central angle of $14^{\circ} 07' 13''$, an arc distance of 60.50 feet to the P.T. of said curve; thence bearing $S 0^{\circ} 00' 19'' E$ a distance of 170.37 feet to a point on the north right-of-way line of 8th Street North; thence bearing $S 89^{\circ} 39' 00'' W$ a distance of 14.50 feet to the southwest corner of said addition; thence bearing $N 0^{\circ} 20' 30'' W$ a distance of 168.00 feet; thence bearing $N 89^{\circ} 39' 00'' W$ a distance of 4.54 feet to the P.C. of a curve to the right, having a radius of 225.50 feet and through a central angle of $48^{\circ} 29' 24''$, an arc distance of 191.05 feet to the P.T. of said curve; thence bearing $N 45^{\circ} 16' 18'' E$ a distance of 7.59 feet; thence bearing $N 44^{\circ} 43' 42'' W$ a distance of 95.48 feet; thence bearing $S 44^{\circ} 37' 18'' W$ a distance of 7.36 feet; thence bearing $N 44^{\circ} 35' 21'' W$ a distance of 128.22 feet; thence bearing $N 27^{\circ} 28' 42'' W$ a distance of 23.01 feet; thence bearing $S 89^{\circ} 39' 00'' W$ a distance of 10.22 feet; thence bearing $N 0^{\circ} 20' 30'' W$ a distance of 213.56 feet to a point on the west property line of said addition; thence bearing $N 26^{\circ} 25' 33'' E$ a distance of 88.82 feet; thence bearing $S 0^{\circ} 20' 30'' E$ a distance of 275.80 feet; thence bearing $S 44^{\circ} 35' 21'' E$ a distance of 7.68 feet; thence bearing $N 45^{\circ} 24' 39'' E$ a distance of 13.00 feet; thence bearing $S 44^{\circ} 35' 21'' E$ a distance of 20.00 feet; thence bearing $S 45^{\circ} 24' 39'' W$ a distance of 13.00 feet; thence bearing $S 44^{\circ} 35' 21'' E$ a distance of 291.66 feet; thence bearing $N 89^{\circ} 39' 00'' E$ a distance of 250.68 feet; thence bearing $S 66^{\circ} 32' 59'' E$ a distance of 94.16 feet; thence bearing $N 89^{\circ} 39' 00'' E$ a distance of 244.86 feet; thence bearing $N 36^{\circ} 11' 54'' E$ a distance of 100.90 feet; thence bearing $S 0^{\circ} 19' 00'' E$ a distance of 33.61 feet to the point of beginning.

DEDICATED BY: Gene Miles

PURPOSE OF DEDICATION:

11. SKETCH.



Planning Agenda Item # _____

City of Wichita
City Commission Meeting
December 9, 1986

Agenda Report # _____

TO: Mayor and City Commissioners

SUBJECT: D-1411 - DEDICATION OF A UTILITY EASEMENT, LOCATED IN AN
AREA NORTH OF 8TH STREET NORTH AND EAST OF ARAPAHO, IF
EXTENDED.

INITIATED BY: Metropolitan Area Planning Department

AGENDA ACTION: Planning

MAPC Recommendation: Accept the dedication.

Background: Sandpiper Bay Health and Retirement Center, Inc., is dedicating this utility easement for a sanitary sewer project.

Financial Considerations: Bill the recording costs to:
468-76-245-80001-000-000-079

Recommendations/Actions: Accept the dedication and record document.

5050/D

468-76-245-80001-001-000-079

D-1411

UTILITY EASEMENT

THIS EASEMENT made this 20th day of October, 1986, by and between Sandpiper Bay Health & Retirement Center, Inc. of the first part and the City of Wichita, Kansas of the second part.

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

SEE ATTACHED

This easement does not include a right-of-way over land occupied by a permanent structure and said party is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining and repairing such utilities.

IN WITNESS WHEREOF: The said first part, ha, signed these presents the day and year first written.

Sandpiper Bay Health & Retirement Center, Inc.

Gene Miles
Gene Miles

STATE OF KANSAS
SS
SEDGWICK COUNTY

Personally appeared before me a notary public in and for the County and State aforesaid Gene Miles to me personally known to be the same person who executed the foregoing instrument of writing and said person duly acknowledged the execution thereof.

Dated at Wichita, Kansas, this 20th day of October, 1986.

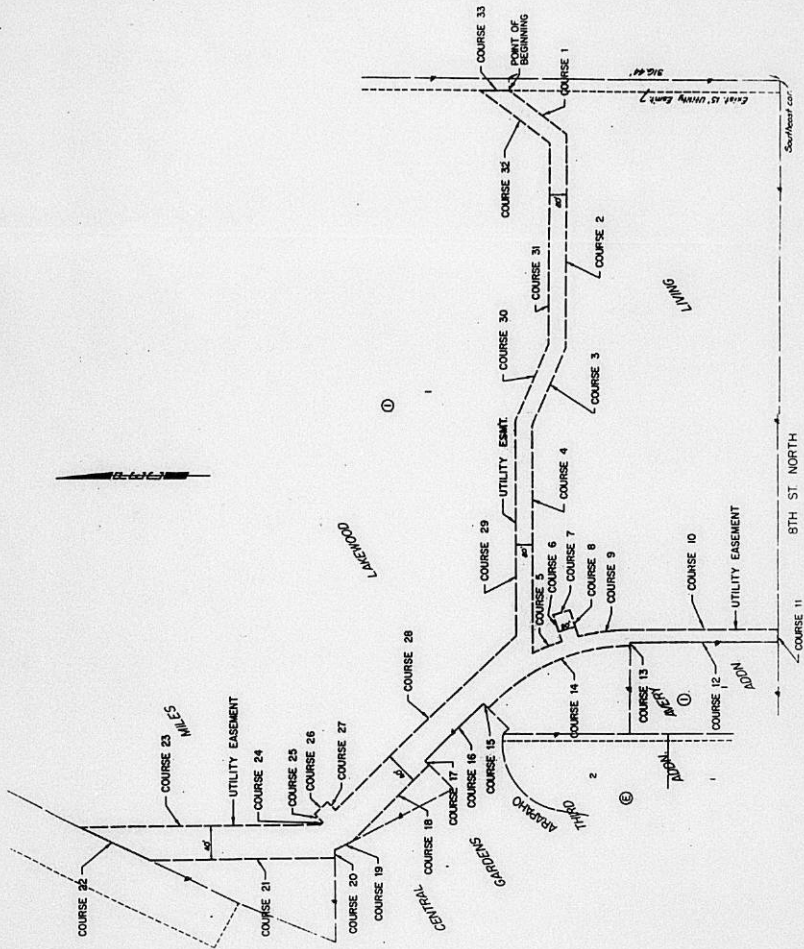


Marsha K. Morrow
Notary Public
Marsha K. Morrow

My Commission Expires 5/8/89

A UTILITY EASEMENT DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 1, BLOCK 1, MILES LAKEWOOD LIVING, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, THENCE BEARING $N0^{\circ}19'00''W$ A DISTANCE OF 316.44 FEET; THENCE BEARING $S 89^{\circ}40'58''W$ A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING; THENCE BEARING $S36^{\circ}11'54''W$ A DISTANCE OF 83.96 FEET; THENCE BEARING $S 89^{\circ}39'00''W$ A DISTANCE OF 259.14 FEET; THENCE BEARING $N66^{\circ}32'59''W$ A DISTANCE OF 94.16 FEET; THENCE BEARING $S89^{\circ}39'00''W$ A DISTANCE OF 268.01 FEET TO THE P.C. OF A CURVE TO THE LEFT, HAVING A RADIUS OF 245.50 FEET AND THROUGH A CENTRAL ANGLE OF $9^{\circ}34'26''$, ON ARC DISTANCE OF 41.02 FEET TO THE P.T. OF SAID CURVE; THENCE BEARING $N73^{\circ}12'59''E$ A DISTANCE OF 33.20 FEET; THENCE BEARING $S16^{\circ}47'01''E$ A DISTANCE OF 20.00 FEET; THENCE BEARING $S73^{\circ}12'59''W$ A DISTANCE OF 33.20 FEET TO THE P.C. OF A CURVE TO THE LEFT, HAVING A RADIUS OF 245.50 FEET AND THROUGH A CENTRAL ANGLE OF $14^{\circ}07'13''$, ON ARC DISTANCE OF 60.50 FEET TO THE P.T. OF SAID CURVE; THENCE BEARING $S0^{\circ}00'19''E$ A DISTANCE OF 170.37 FEET TO A POINT ON THE NORTH R/W LINE OF 8TH STREET NORTH; THENCE BEARING $S89^{\circ}39'00''W$ A DISTANCE OF 14.50 FEET TO THE SOUTHWEST CORNER OF SAID ADDITION; THENCE BEARING $N0^{\circ}20'30''W$ A DISTANCE OF 168.00 FEET; THENCE BEARING $N89^{\circ}39'00''W$ A DISTANCE OF 4.54 FEET TO THE P.C. OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 225.50 FEET AND THROUGH A CENTRAL ANGLE OF $48^{\circ}29'24''$, ON ARC DISTANCE OF 191.05 FEET TO THE P.T. OF SAID CURVE; THENCE BEARING $N45^{\circ}16'18''E$ A DISTANCE OF 7.59 FEET; THENCE BEARING $N44^{\circ}43'42''W$ A DISTANCE OF 95.48 FEET; THENCE BEARING $S44^{\circ}37'18''W$ A DISTANCE OF 7.36 FEET; THENCE BEARING $N44^{\circ}35'21''W$ A DISTANCE OF 128.22 FEET; THENCE BEARING $N27^{\circ}28'42''W$ A DISTANCE OF 23.01 FEET; THENCE BEARING $S89^{\circ}39'00''W$ A DISTANCE OF 10.22 FEET; THENCE BEARING $N0^{\circ}20'30''W$ A DISTANCE OF 213.56 FEET TO A POINT ON THE WEST PROPERTY LINE OF SAID ADDITION; THENCE BEARING $N26^{\circ}25'33''E$ A DISTANCE OF 88.82 FEET; THENCE BEARING $S0^{\circ}20'30''E$ A DISTANCE OF 275.80 FEET; THENCE BEARING $S44^{\circ}35'21''E$ A DISTANCE OF 7.68 FEET; THENCE BEARING $N45^{\circ}24'39''E$ A DISTANCE OF 13.00 FEET; THENCE BEARING $S44^{\circ}35'21''E$ A DISTANCE OF 20.00 FEET; THENCE BEARING $S45^{\circ}24'39''W$ A DISTANCE OF 13.00 FEET; THENCE BEARING $S44^{\circ}35'21''E$ A DISTANCE OF 291.66 FEET; THENCE BEARING $N89^{\circ}39'00''E$ A DISTANCE OF 250.68 FEET; THENCE BEARING $S66^{\circ}32'59''E$ A DISTANCE OF 94.16 FEET; THENCE BEARING $N89^{\circ}39'00''E$ A DISTANCE OF 244.86 FEET; THENCE BEARING $N36^{\circ}11'54''E$ A DISTANCE OF 100.90 FEET; THENCE BEARING $S0^{\circ}19'00''E$ A DISTANCE OF 33.61 FEET TO THE POINT OF BEGINNING.



Course No.	Bearing	Distance
1	S36°11'54"W	85.96'
2	S89°59'00"W	259.14'
3	N66°32'59"W	94.16'
4	S89°59'00"W	268.01'
5	Δ=9°34'26"	41.02'
6	N73°12'59"E	35.20'
7	S16°47'01"E	20.00'
8	S73°12'59"W	35.20'
9	Δ=14°07'13"	60.50'
10	S0°00'19"E	170.37'
11	S89°59'00"W	14.50'
12	N0°20'30"W	169.00'
13	N89°59'00"W	4.54'
14	Δ=48°29'24"	191.05'
15	N45°16'18"E	7.59'
16	N44°43'42"W	95.48'
17	S44°37'18"W	7.56'
18	N44°55'21"W	128.22'
19	S89°59'00"W	23.01'
20	N27°28'42"W	10.22'
21	S89°59'00"W	213.56'
22	N26°25'33"E	88.82'
23	S0°20'30"E	275.80'
24	S44°35'21"E	7.68'
25	N45°24'59"E	13.00'
26	S44°35'21"E	20.00'
27	S45°24'59"W	13.00'
28	S44°35'21"E	291.66'
29	N89°59'00"E	250.68'
30	S66°32'59"E	94.16'
31	N89°59'00"E	244.86'
32	N36°11'54"E	100.90'
33	S0°19'00"E	35.61'

THE CITY OF WICHITA

OFFICE OF MAPD - Design Division

DATE October 28, 1986

TO Forrest Nagley, Senior Planner

FROM Mike Lindebak, City Engineer *[Signature]*

SUBJECT Private Sewer to Serve
Sandpiper Bay Health &
Retirement Center
468 76 245 80001 000 000 079

Attached is a utility easement received in connection with the subject project.

Please place the attached instrument on the agenda for Subdivision Committee consideration. Upon approval by the City Commission, I would appreciate a copy of the recorded instrument for our file.

/JLL:ms
Attachment

RECEIVED

OCT 29 1986

METROPOLITAN PLANNING
ROUTE _____
