

FINAL TRACING FROM 9-30-11
- SUB 2011-31

FINAL PLAT

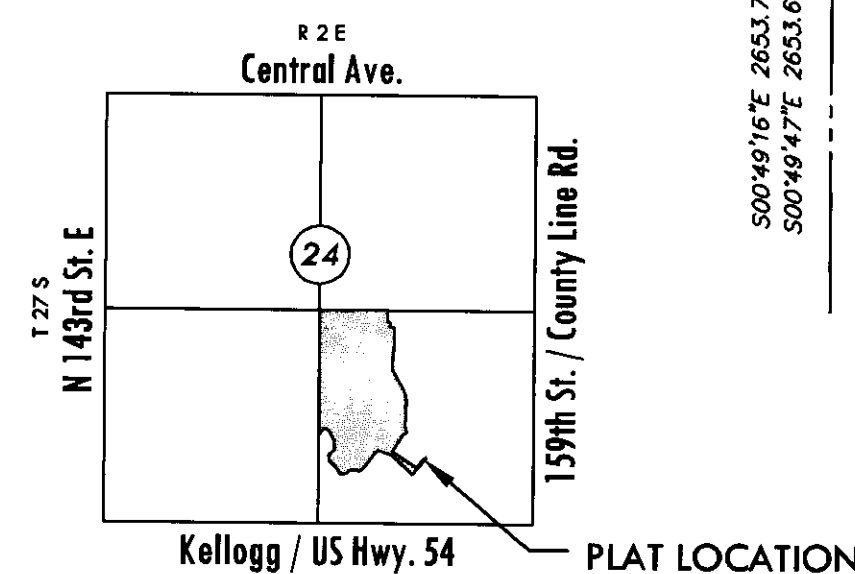
AWAN ESTATES ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

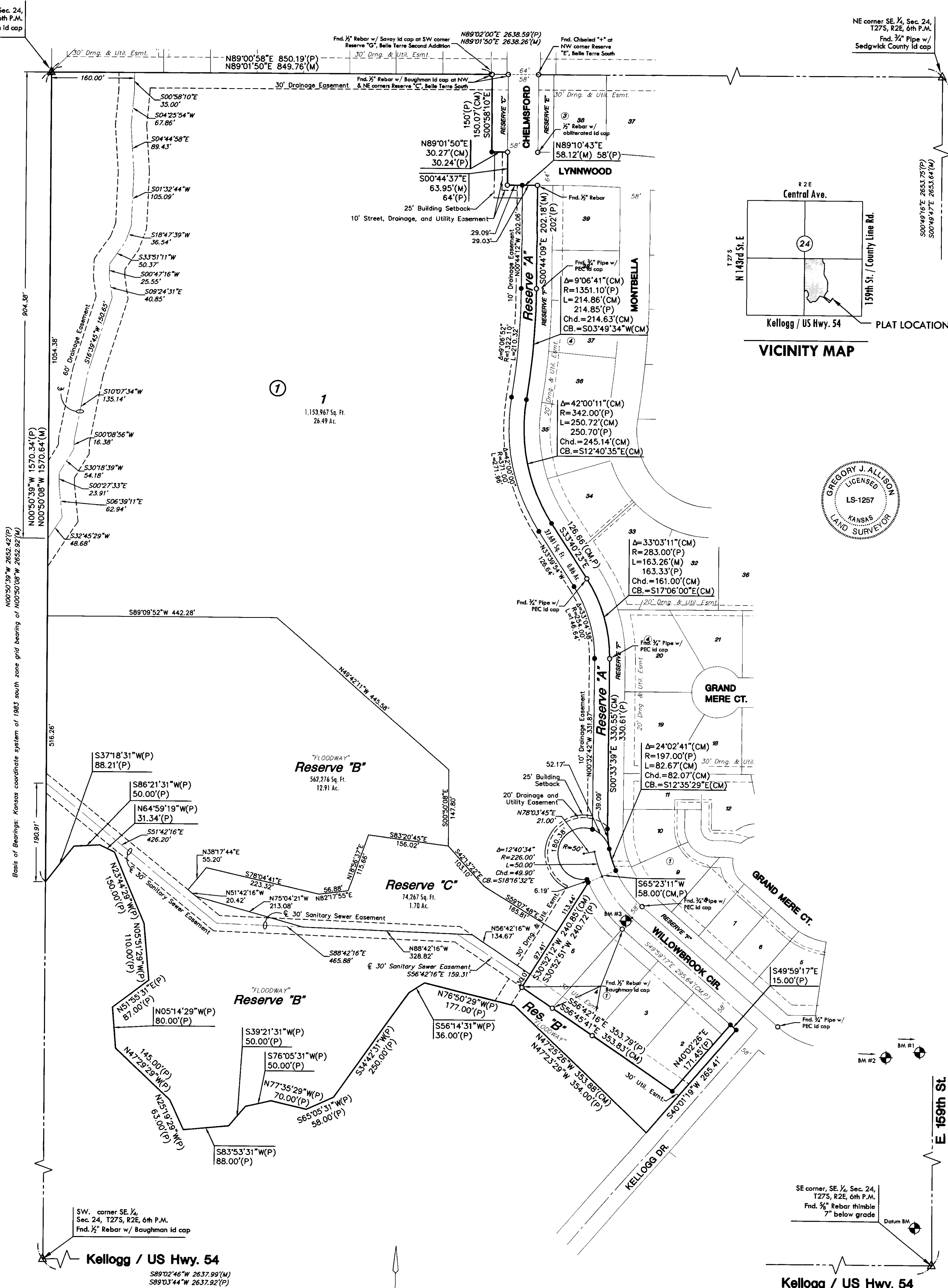
NW corner, SE 1/4, Sec. 24,
T27S, R2E, 6th P.M.
Fnd. 1/2" Baughman Id cap

NE corner, SE 1/4, Sec. 24,
T27S, R2E, 6th P.M.
Fnd. 3/4" Pipe w/
Sedgwick County Id cap

S00°49'16"E 2653.75'(P)
S00°49'47"E 2653.64'(M)



VICINITY MAP



LEGEND

Date of Survey: June 6th, 2011

- △ = Section corner monument found
- = Found survey monument see annotation for type
- = Set 3/8" rebar w/ MKEC CLS 3/8" Id. cap
- (M) = Measured
- (CM) = Calculated from measured
- (P) = Platted

Monuments not set on south line of Reserve "B"; all fall in flow line of creek.

Basis of Bearing: Kansas coordinate system of 1983 south zone grid bearing of N0°50'08"W along the W. line of the SE 1/4, Sec. 24, T27S, R2E, 6th P.M.

This plat is surveyed and platted on NAD83 using Kansas state plane south zone coordinates, modified to the surface, having a combined adjustment scale factor of 1.000120014401728

BENCH MARKS

- Datum BM: USGS Standard Tablet, 75' N and 42' E of SE corner, Sec. 24, at US Hwy 54 & 159th St. E. Elev. = 1302.33 (NAVD 88)
- BM #1: Square cut top curb nose at east end Island Willowbrook west of 159th St. E. Elev. = 1306.44 (NAVD 88)
- BM #2: Square cut top curb nose at south end Island Grand Mere north of Willowbrook. Elev. = 1306.95 (NAVD 88)
- BM #3: Square cut top curb SW side of Willowbrook between Lots 4 & 5, Block 1, Belle Terre South Addition. Elev. = 1303.49 (NAVD 88)

MINIMUM PAD ELEVATIONS LOWEST OPENINGS		
LOT	BLOCK	ELEVATION NAVD 88
1	1	1306.4
Reserve "C"		1306.4

MKEC
ENGINEERING
CONSULTANTS, INC.

411 N. WEBB ROAD
WICHITA, K.S. 67206
316-684-9600

FINAL TRACING REC'D

SUB 2-11-31

FINAL PLAT

AWAN ESTATES ADDITION

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

CERTIFICATE OF SURVEY

I, Gregory J. Allison, a registered land surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "AWAN ESTATES ADDITION", an addition to Wichita, Sedgwick County, Kansas, into a Lot, a Block, Reserves, and Streets, the same being accurately set forth in the accompanying plat and described herein:

A replat of Lots 6-27, inclusive, Block 1, Lots 1-56, inclusive, Block 6, Lots 1-10, inclusive, Block 7, Willowbrook Street lying west of Chelmsford Street, Willow Brook Courts lying west of Chelmsford Street, Belle Terre Street, Belle Terre Courts, Lynnwood Street lying west of Chelmsford Street, and Chelmsford Street lying south of Lynnwood Street and north of Willowbrook Street, Reserves B, D, and M, all in Belle Terre South Addition, an addition to Wichita, Sedgwick County, Kansas.

All easements, rights-of-ways, building setbacks, and access controls, together with all other public dedications within the above described property, are hereby vacated and replatted by virtue of K.S.A. 12-512(b).

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this ____ day of _____, 2011.

Gregory J. Allison, PE, LS #1257
MKEC Engineering Consultants, Inc.
411 North Webb Road
Wichita, Kansas 67206



OWNER'S CERTIFICATE

Know all men by these presents that the undersigned property owner of the land above set forth in the Registered Land Surveyor's Certificate, has caused the same to be surveyed and platted into Lots, Blocks, Reserves, and Streets the same to be known as "AWAN ESTATES ADDITION," an addition to Wichita, Sedgwick County, Kansas.

Easements for the construction, maintenance, and access of streets, utilities, and drainage, as indicated on the accompanying plat are hereby granted to the public.

The streets are hereby dedicated to and for the use of the public.

Reserve "A" is platted for private walkways, landscaping, irrigation, berming, monuments, drainage, and utilities. Reserve "B" is platted for private walkways, landscaping, irrigation, drainage, utilities confined to easements, and floodplain/floodway preservation. Reserve "C" is platted for private walkways, landscaping, irrigation, berming, monuments, pool house, gazebo/outdoor pavilion, and private swimming pool. The Reserves shall be owned and maintained by the owner(s)/developer, and/or their successors, assigns, and/or a Lot/Home Owner's Association.

A drainage plan has been developed for this plat. All drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of stormwater. Reserve "C" and Lot 1 Block 1, are required to adhere to the minimum pad elevations as depicted hereon the "Minimum Pad Elevations" table.

The floodway, as indicated, shall be the responsibility of the owners until such time as the appropriate governing body exercising jurisdiction elects to assume the responsibility for the maintenance and improvements of the drainage, provided further, that no structure shall be constructed on or within said floodway, nor shall any fill, change of grade, creation of a channel or any other work be carried out without the permission of the City Engineer.

NY HOMES, LLC, a Kansas limited liability company

_____, manager
Muhammad S. Ahmad, manager

STATE OF KANSAS, SEDGWICK COUNTY} ss:

This instrument was acknowledged before me on ____ day of _____, 2011, by Muhammad S. Ahmad, manager of, NY Homes, LLC, a Kansas limited liability company.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.

_____, Notary Public
My Term Expires: _____

As to Reserve "A" by K.S.A. 12-512(b)

BELLE TERRE SOUTH HOMEOWNERS ASSOCIATION, a Kansas not-for-profit corporation

_____, President
Max Winslow, President

STATE OF KANSAS, SEDGWICK COUNTY} ss:

This instrument was acknowledged before me on ____ day of _____, 2011, by Max Winslow, President, Belle Terre South Homeowners Association a Kansas not-for-profit corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.

_____, Notary Public
My Term Expires: _____

PLANNING COMMISSION CERTIFICATE

This plat of "AWAN ESTATES ADDITION" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this ____ day of _____, 2011

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, Chair
Debra Miller Stevens, Chair

Attest: _____, Secretary
John L. Schlegel, Secretary

GOVERNING BODY CERTIFICATE

The dedications shown on this plat are hereby accepted and this plat is hereby approved by the governing body of the City of Wichita, Kansas.

Dated this ____ day of _____, 2011

At the direction of the City Council.

_____, Mayor
Carl Brewer, Mayor

Attest: _____, City Clerk
Karen Sublett, City Clerk

TRANSFER RECORD

STATE OF KANSAS, SEDGWICK COUNTY} ss:

Entered on transfer record this ____ day of _____, 2011

_____, County Clerk
Kelly B. Arnold, County Clerk

REGISTER OF DEEDS CERTIFICATE

STATE OF KANSAS, SEDGWICK COUNTY} ss:

This is to certify that this instrument was filed for record in the Register of Deeds office this day of _____, 2011, at _____ o'clock __M; and is duly recorded.

_____, Register of Deeds
Bill Meek, Register of Deeds

Attest: _____, Deputy
Tonya E. Buckingham, Deputy

COUNTY SURVEYOR

STATE OF KANSAS, SEDGWICK COUNTY} ss:

Reviewed in accordance with K.S.A. 58-2005 on this ____ day of _____, 2011.

_____, Deputy County Surveyor
Tricia L. Robello, LS #1246
Deputy County Surveyor
Sedgwick County, Kansas