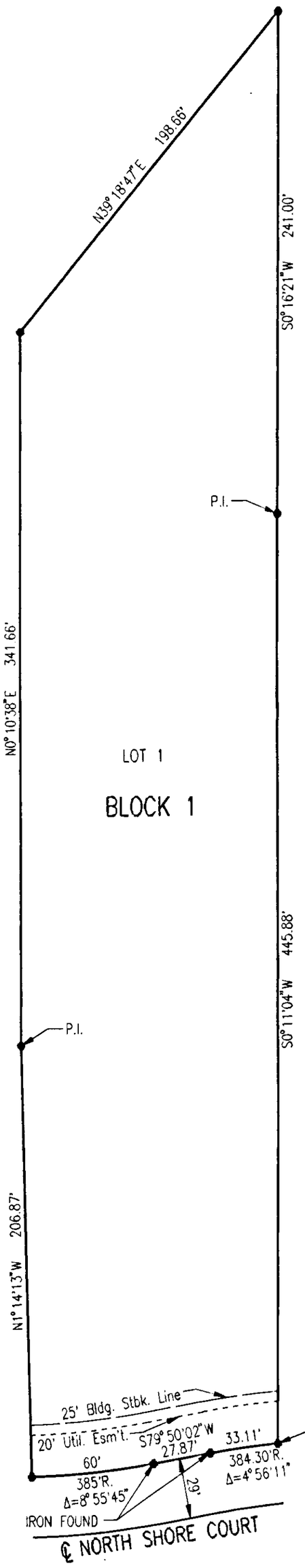
BAREFOOT BAY 3RD ADDITION

Copied from Tracing 7/15/96

TO WICHITA, SEDGWICK COUNTY, KANSAS





SCALE: 1"=50'

● = IRON SET

B.M. #1: HOOVER AND 21ST STREET NORTH, CITY OF WICHITA BENCH MARK DISC, 30 FEET NORTH AND 37 FEET EAST OF THE INTERSECTION OF THE CENTERLINES OF BOTH.
ELEV.=139.991 CITY DATUM
ELEV.=1327.17 M.S.L.

B.M. #2: CHISELED "d" NE CORNER 3-7'x3' RCB BRIDGE ON RIDGE ROAD 175' NORTH OF SE CORNER, NE 1/4, SEC. 4, T27S, R1W.
ELEV.=138.46 CITY DATUM
ELEV.=1325.64 M.S.L.

MINIMUM PAD ELEVATION (LOWEST OPENING) SHALL BE 1325.5 M.S.L. OR 138.3 CITY DATUM.

LOWEST FLOOR ELEVATION SHALL BE 1325.5 M.S.L. OR 138.3 CITY DATUM.

STATE OF KANSAS)
) SS
COUNTY OF SEDGWICK)

I, MICHAEL W. BERRY, A REGISTERED LAND SURVEYOR IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT ON THIS 11th DAY OF ____, 1996, I HAVE CAUSED TO BE SURVEYED AND PLATTED BAREFOOT BAY 3RD ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO A LOT AND A BLOCK THE SAME DESCRIBED AS:

LOT 20, BLOCK 1, BAREFOOT BAY, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS;

AND

A TRACT OF LAND OVER A PORTION OF RESERVE "D" OF BAREFOOT BAY, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS DESCRIBED AS FOLLOWS: BEGINNING AT THE MOST NORTHERLY CORNER OF LOT 20 BLOCK 1 OF SAID ADDITION; THENCE ALONG THE NORTHERLY LINE OF SAID LOT 20 THE FOLLOWING COURSES; THENCE S51°42'32"W A DISTANCE OF 121.00 FEET; THENCE S05°47'31"W A DISTANCE OF 89.50 FEET; THENCE S75°10'03"E A DISTANCE OF 85.90 FEET; THENCE S23°14'40"W A DISTANCE OF 45.70 FEET; THENCE S73°06'05"W A DISTANCE OF 90.69 FEET TO THE NORTHWEST CORNER OF SAID LOT 20; THENCE N0°10'38"E A DISTANCE OF 341.66 FEET; THENCE N39°18'47"E A DISTANCE OF 198.66 FEET; THENCE S0°16'21"W A DISTANCE OF 241.00 FEET TO THE POINT OF BEGINNING. ALL OF LOT 20, BLOCK 1, BAREFOOT BAY, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, TOGETHER WITH THAT PORTION OF RESERVE "D", AS DESCRIBED ABOVE, IS HEREBY VACATED AND REPLATTED BY VIRTUE OF KSA 12-512(b) AMENDED.

MICHAEL W. BERRY, R.L.S. NO. 946
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY OWNERS OF THE LAND AS ABOVE SET FORTH IN THE SURVEYOR'S CERTIFICATE HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO A LOT, AND A BLOCK, THE SAME TO BE KNOWN AS BAREFOOT BAY 3RD ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS. EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES ARE HEREBY GRANTED.

MINIMUM PAD ELEVATION (LOWEST OPENING) SHALL BE 1325.5 M.S.L. OR 138.3 CITY DATUM.

LOWEST FLOOR ELEVATION SHALL BE 1325.5 M.S.L. OR 138.3 CITY DATUM.

OWNER(S)

CHARLES M. BOULLY

JANET K. BOULLY

STATE OF KANSAS)
) SS
COUNTY OF SEDGWICK)

BE IT REMEMBERED ON THIS 7th DAY OF Nov, 1996, BEFORE ME A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME CHARLES M. BOULLY AND JANET K. BOULLY, HUSBAND AND WIFE, TO ME PERSONALLY KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME AS THEIR VOLUNTARY ACT AND DEED, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

_____, NOTARY PUBLIC

MY COMMISSION EXPIRES 2-22-1997

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS. DATED THIS 14th DAY OF Nov, 1996.

_____, CHAIR
SUSAN OSBORNE-HOWES

_____, SECRETARY
MARVIN S. KROUT

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS. DATED THIS _____ DAY OF _____, 1996.

_____, MAYOR
BOB KNIGHT

_____, CITY CLERK
PAT BURNETT

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 1996.

_____, COUNTY CLERK
SUSAN E. CROCKETT-SPOON

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____ M., ON THIS _____ DAY OF _____, 1996.

_____, REGISTER OF DEEDS
PAT KETTLER

_____, DEPUTY
PHILLIS HERNANDEZ

Q:\1996\96390\BARE3RD.DWG 07-11-1996 9:45:31 am

WICHITA — SEDGWICK COUNTY

METROPOLITAN AREA PLANNING DEPARTMENT
CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4421
FAX (316) 268-4390

July 11, 1996

P.E.C., P.A.
303 S. Topeka
Wichita, KS 67202

Re: S/D 96-42 Final Plat of the BAREFOOT BAY 3RD ADDITION

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on July 11, 1996, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of July 3, 1996.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the City Council for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.

2. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.

3. Subdivision regulations now require a detailed Lot Grading Plan be submitted to Engineering prior to the tracing being released. This applies to all multi-lot and residential developments.

Please call if you have any questions.

Sincerely,

Don Losew

Don Losew
Senior Planner

DL:rh
cc: Charles M. Boully, 10023 Harvest Lane, Wichita, KS 67212
Ritchie Associates, c/o Kevin Mullen, 8100 E. 22nd St. North - Bldg. 1000, Wichita, KS 67226
Mike Lindebak, City Engineer

SEDGWICK COUNTY

METROPOLITAN AREA PLANNING
DEPARTMENT
CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1568
(316) 268-4421
FAX (316) 268-4390

July 3, 1996

P.E.C.., P.A.
303 S. Topeka
Wichita, KS 67202

Re: S/D 96-42 Final Plat of the BAREFOOT BAY 3RD ADDITION

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Wednesday, July 3, 1996, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

A. Appropriate documentation or a covenant shall be provided which notes that this plat shall continue to be involved in the ownership, maintenance, use etc. of Reserves platted for the Barefoot Bay (1st) Addition).

B. Approval of this plat will indicate the MAPC's waiver of the lot depth to width standard.

C. The final plat shall reference a tie point to a previously platted lot corner or section corner.

D. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)

E. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).

F. Recording of the plat within 30 days after approval by the City Council.

If this plat requires the guaranteeing of improvements a list of the five methods which have been adopted as being acceptable is available through the Planning Department. Also, certificates which are required if petitions are submitted and forms for the bond and irrevocable Letter of Credit are also available from this office.

The **enclosed "marked"** copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on Thursday, July 11, 1996 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Don Losew

Don Losew
Senior Planner

DL:rh
Enclosure: Marked Copy of plat
cc: Charles M. Boully, 10023 Harvest Lane, Wichita, KS 67212
Ritchie Associates, c/o Kevin Mullen, 8100 E. 22nd St. North - Bldg. 1000, Wichita, KS 67226
Mike Lindebak, City Engineer

METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 2-7

July 11, 1996

STAFF REPORT
(Final Plat Approved 7/3/96)

CASE NUMBER: S/D 96-42 - BAREFOOT BAY 3RD ADDITION

OWNER/APPLICANT: Charles M. Boully, 10023 Harvest Lane, Wichita, KS 67212

AGENT: Ritchie Associates, c/o Kevin Mullen, 8100 E. 22nd St. North - Bldg. 1000, Wichita, KS 67226

SURVEYOR/ENGINEER: P.E.C.., P.A., 303 S. Topeka, Wichita, KS 67202

LOCATION: North of 21st Street North and west of Hoover

SITE SIZE: 1.77 Acres

NUMBER OF LOTS

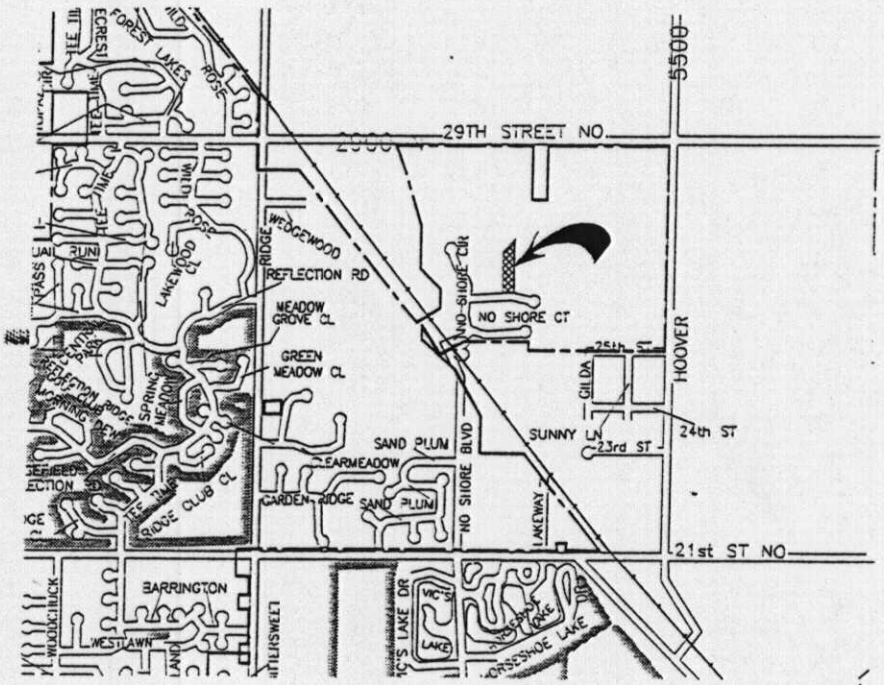
Residential:	1
Office:	
Commercial:	
Industrial:	
Total:	1

MINIMUM LOT AREA: 1.77 Acres

CURRENT ZONING: SF-6

PROPOSED ZONING:

VICINITY MAP:



FILE COPY

STAFF COMMENTS:

A. Appropriate documentation or a covenant shall be provided which notes that this plat shall continue to be involved in the ownership, maintenance, use etc. of Reserves platted for the Barefoot Bay (1st) Addition).

B. Approval of this plat will indicate the MAPC's waiver of the lot depth to width standard.

C. The final plat shall reference a tie point to a previously platted lot corner or section corner.

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