

FINAL PLAT OF
VYNE 2ND. ADDITION
AN ADDITION TO SEDGWICK COUNTY KANSAS

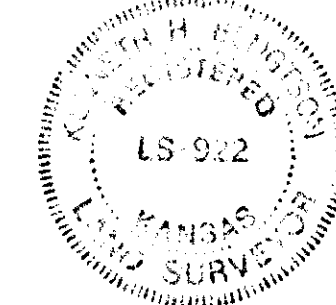
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Tracing
11/15/95

I, Kenneth H. Bengtson, a Civil Engineer and Registered Land Surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "VYNE 2ND. ADDITION" an addition to Sedgwick County, Kansas, into a lot and block, the same being accurately set forth in the accompanying plat and described herein:

A tract of land lying in the Southwest Quarter of Section 14, Township 27 South, Range 2 East, of the 6th P.M. Sedgwick County, Kansas more particularly described as follows:

Commencing at the Southwest corner of said Southwest Quarter; thence N 0° 58' 09" W, 930.00 feet along the West line of said Quarter; thence N 89° 01' 51" E, 50.00 feet to the point of beginning, said point being Monument 33B and the Southwest corner of CREST RIDGE SECOND ADDITION, an addition to Sedgwick County, Kansas; thence N 89° 01' 51" E, 579.11 feet to Monument 33A along the South line of said Crest Ridge Second Addition to the Southeast corner of said Crest Ridge Second Addition; thence S 38° 56' 09" E, 154.90 feet to Monument 33; thence S 07° 46' 48" E, 321.84 feet to Monument 34; thence S 76° 56' 27" W, 59.71 feet along the North Line of Crestview Country Club Estates, Southern Village Addition; thence S 01° 11' 13" E, 408.16 feet along the West line of said Southern Village Addition to a point on the K-96 right of way as recorded on Film 1000, Page 420; thence N 39° 00' 08" W, 735.78 feet along said K-96 right of way, thence continuing along said K-96 right of way N 43° 28' 12" W, 299.61 feet to a point lying 50.00 feet East of the West line of said Southwest Quarter; thence N 00° 58' 09" W, 61.91 feet parallel with said West line to the point of beginning.

Kenneth H. Bengtson
Kenneth H. Bengtson, P.E., R.L.S.
Mid Kansas Engineering Consultants, Inc.
411 North Webb Road
Wichita, KS 67206



Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineer's and Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into a lot and block the same to be known as "VYNE SECOND ADDITION" an addition to Sedgwick County, Kansas. Easements for the construction and maintenance of streets, drainage and public utilities as indicated on the accompanying plat, are hereby granted. All abutters rights of access to and from 127th. Street East over and across the West line, except for one opening, as determined by the County Engineer, are hereby granted to Sedgwick County, Kansas. All abutters rights of access to and from K-96, over and across the Southwesterly line are as granted in the Right of Way Agreement as found in Film 1000, Page 420.

The Vyne at Crestview, L.C.C.

James W. Lew
JAMES W. LEW, Secretary - Treasurer
The Vyne - Corporation as Manager

STATE OF KANSAS)
SEDGWICK COUNTY) ss:

Be it remembered that on this 14th day of NOVEMBER, 1995, before me a Notary Public in and for said State and County, came JAMES W. LEW to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In notarial seal the day and year above written.

Maribeth R. Nice
Notary Public
Maribeth R. Nice
My Appointment Expires: 4/3/97



This plat of "VYNE 2ND ADDITION" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 15th day of June, 1995

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

Susan E. Crockett-Spoon Chairman

John McCoy Jr. Secretary

Marvin S. Krout

This plat approved and all dedications shown hereon, if any, accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 1995.

Bob Knight Mayor

Pat Burnett Deputy City Clerk

Entered on transfer record this _____ day of _____, 1995

Susan E. Crockett-Spoon County Clerk

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 _____, 1995.

Pat Kettler Register of Deeds

Ed Resa Deputy

This plat approved and all dedications shown hereon accepted by the Board of County Commissioners of Sedgwick County, Kansas this _____ day of _____, 1995.

Mark F. Schroeder Chairman

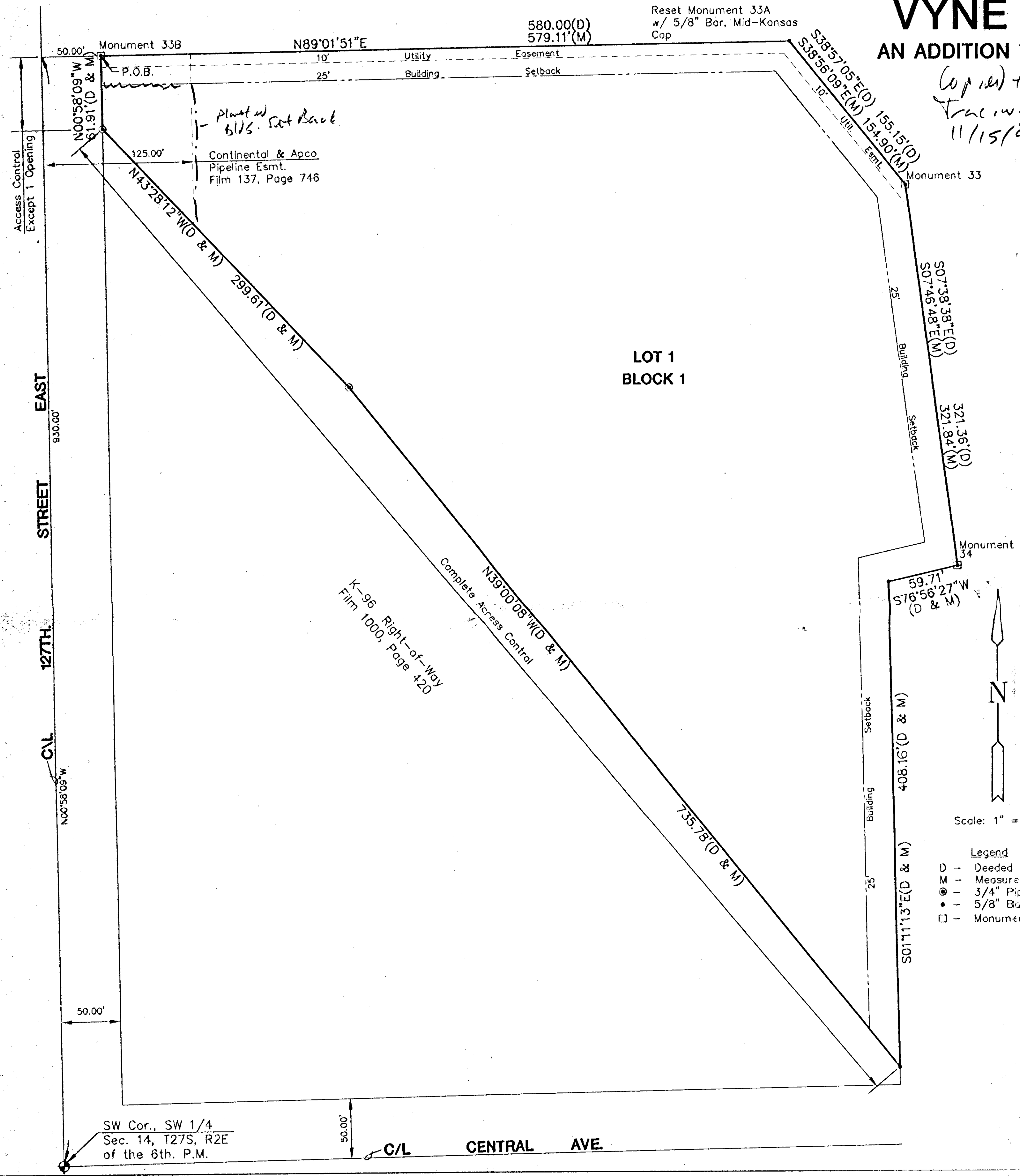
Thomas G. Winters Chairman Pro Tem

Betsy Gwin Commissioner

Paul W. Hancock Commissioner

Melody Miller Commissioner

Attest: Susan E. Crockett-Spoon County Clerk



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

June 15, 1995

Mid-Kansas Engineering Consultants, Inc.
411 North Webb Road
Wichita, KS 67206

Re: S/D 95- 36 VYNE 2ND ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on June 15, 1995, 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 June 8, 1995.

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
Senior Planner

DL:rh

cc: Crestview Development Company, II, 1301 St. Andrews, Wichita, KS 67230
The Vyne Corporation, 4711 Arbor, P. O. Box 68102, Wichita, KS 67218
Bob Asmann, Trustee, Minneha Township, 14301 Wentworth Ct., Wichita, KS 67230
Mike Lindebak, City Engineer

SEDGWICK COUNTY



June 8, 1995

METROPOLITAN AREA PLANNING
DEPARTMENT

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

Mid-Kansas Engineering Consultants, Inc.
411 North Webb Road
Wichita, KS 67206

Re: S/D 95- 36 VYNE 2ND ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, June 8, 1995, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Since water will be from a City of Wichita water line, the applicant shall submit an outside-the-City water agreement.
- B. Any relocation, lowering or encasement of the pipeline, made necessary by this development, will not be at the expense of the County.
- C. *Shirley* On the final plat tracing, the line indicated as the limits of the pipeline easement to 127th Street East shall also be labeled as a "platted building setback".
- D. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- E. 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.)
- F. Prior to the plat being released for recording, the applicant shall provide proof that all applicable property taxes have been paid. As indicated by the platting binder, the second half of 1994 taxes are outstanding.
- G. On the final plat tracing, the MAPC signature block shall be amended to indicate John W. McKay, Jr. as Chairman.
- H. Perimeter closure computations shall be submitted with the final plat tracing. Section

S/D 95 - 36 Final Plat VYNE SECOND ADDITION
June 8, 1995 - Page 2

5-101(c).

I. 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, June 15, 1995 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

A handwritten signature in dark ink, appearing to read "Don Losew", written in a cursive style.

Don Losew
Senior Planner

DL:rh

Enclosure: Marked Copy of plat

cc: Crestview Development Company, II, 1301 St. Andrews, Wichita, KS 67230
The Vyne Corporation, 4711 Arbor, P. O. Box 68102, Wichita, KS 67218
Bob Asmann, Trustee, Minneha Township, 14301 Wentworth Ct., Wichita, KS 67230
Mike Lindebak, City Engineer

METROPOLITAN AREA PLANNING COMMISSION

June 15, 1995

STAFF REPORT

(Final Plat Approved 6/8/95, Preliminary Plat Approved 5/18/95)

CASE NUMBER: S/D 95-36 VYNE SECOND ADDITION**OWNER/APPLICANT:** Crestview Development Company, II, 1301 St. Andrews, Wichita, KS 67230**AGENT:** The Vyne Corporation, 4711 Arbor, P. O. Box 68102, Wichita, KS 67218**SURVEYOR/ENGINEER:** Mid-Kansas Engineering Consultants, Inc., 411 North Webb Road, Wichita, KS 67206**TOWNSHIP:** Bob Asmann, Trustee, Minneha Township, 14301 Wentworth Ct., Wichita, KS 67230**LOCATION:** East of 127th Street East and north of Central Avenue**SITE SIZE:** 7 acres**NUMBER OF LOTS**

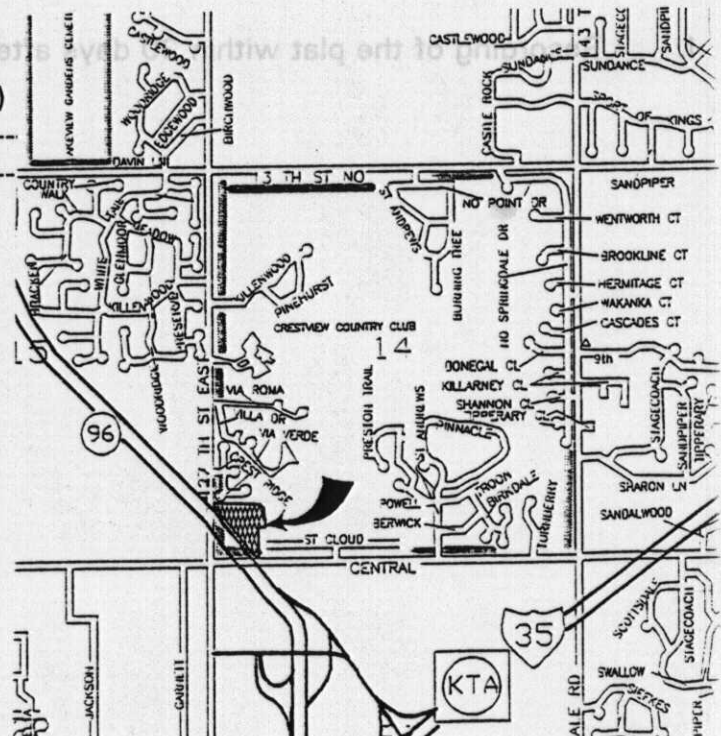
Residential: 1

Office:

Commercial:

Industrial:

Total: 1

MINIMUM LOT AREA: 7 acres**CURRENT ZONING:** "R-1/LC" County**PROPOSED ZONING:** "AA" (SCZ-690 and CU-382)**VICINITY MAP:**

STAFF COMMENTS:

- A. Since water will be from a City of Wichita water line, the applicant shall submit an outside-the-City water agreement.
- B. Any relocation, lowering or encasement of the pipeline, made necessary by this development, will not be at the expense of the County.
- C. On the final plat tracing, the line indicated as the limits of the pipeline easement to 127th Street East shall also be labeled as a "platted building setback".
- D. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- E. 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.)
- F. Prior to the plat being released for recording, the applicant shall provide proof that all applicable property taxes have been paid. As indicated by the platting binder, the second half of 1994 taxes are outstanding.
- G. On the final plat tracing, the MAPC signature block shall be amended to indicate John W. McKay, Jr. as Chairman.
- H. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- I. Recording of the plat within 30 days after approval by the City Council.