

BOEING INDUSTRIAL ADDITION
TO SEDGWICK COUNTY, KANSAS FINAL PLAT

OFFICE COPY
DO NOT REMOVE

THIS PLAT APPROVED BY THE SUBDIVISION
COMMITTEE ON 12/10/92 SUBJECT
TO THE CONDITIONS OF APPROVAL OUTLIN-
ED IN OUR LETTER DATED 12-11-92

- ? Sea Saw Cond. or better from Seelythruwell est.
- H₂O
- Pipeline
- Air Envt

LOT 1

BLOCK 1

— KTA CURVE DATA @

$$\begin{aligned} \Delta &= 54^{\circ} 18' 35'' \\ \Delta C &= 39^{\circ} 18' 35'' \\ D_C &= 3^{\circ} 00' \\ L_C &= 1310.32' \\ R_C &= 1909.86' \\ I_S &= 1232.31 \\ L_S &= 500' \\ \phi_S &= 7^{\circ} 30' \\ E_S &= 242.77 \end{aligned}$$

SCALE: 1" = 40'
= 3/4" IRON SET

BENCHMARK
BOEING HORIZONTAL CONTROL POINT NO. 112 3-1/4"
BRASS DISC SET IN 6" PVC CASING TOP OF WEST
DIKE BOEING INDUSTRIAL WASTEWATER TREATMENT
POND 394' SOUTH, 63' EAST OF CENTER SECTION
CORNER SECTION 11, T28S, R1E.
ELEV. = 1332.89

LEV. = 1332.89

POINT OF BEGINNING

— CENTER SEC. 11, T28S,
R1E OF THE 6TH P.M.
Chiseled "x"

—S 1/4 COR. SEC. 11
Found 1" Iron Pipe

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

1. MICHAEL W. BERRY, A REGISTERED LAND SURVEYOR IN AFORESAID STATE AND COUNTY DO HEREBY CERTIFY THAT ON THIS _____ DAY OF _____, 1992, I HAVE BEEN EMPLOYED AS RESPONSIBLE CHARGE OF SURVEYING AND PLATTING OF BEING IN INDUSTRIAL ADDITION, TO SEDGWICK COUNTY, KANSAS, INTO A LOT AND A BLOCK, THE SAME BEING A TRACT OF LAND IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 28 SOUTH, RANGE 10 EAST OF THE 6TH P.M. DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE AND 114 FEET WEST OF THE NORTH LINE CORNER OF THE SAID SOUTHWEST QUARTER, THENCE EAST ALONG THE NORTH LINE 14 FEET; THENCE SOUTH PARALLEL TO SAID EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 50.3 FEET; THENCE NORTHWEST WITH INTERIOR ANGLE OF 83° 45.3' DISTANCE OF 282.8 FEET; THENCE NORTH PARALLEL TO SAID EAST LINE 432 FEET; THENCE NORTHEAST ALONG A LINE 150° SOUTHEAST AT RIGHT ANGLES FROM THE CENTERLINE OF THE KANSAS TURNPIKE A DISTANCE OF 455.7 FEET MORE OR LESS TO THE POINT IF BEGINNING.

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

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE CITY OF WICHITA, A MUNICIPAL CORPORATION, OWNER 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 BOEING INDUSTRIAL ADDITION, TO SEDGWICK COUNTY, KANSAS.

ALL BUTTER'S RIGHTS OF ACCESS OVER AND ACROSS THE NON-ADJACENT
LINE OF BLOCK 1 ALONG THE SOUTHEASTERLY RIGHT-OF-WAY OF
TURNPIKE AUTHORITY ARE HEREBY GRANTED TO THE APPROPRIATE
BODY.

OWNER: THE CITY OF WICHITA, A MUNICIPAL CORPORATION

FRANK M. OJILE

PAT BURNETT

BE IT REMEMBERED THAT ON THIS _____ DAY OF _____, 1992 BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY OF WICHITA, KANSAS, FRANK M. OJILE, MAYOR, AND PAT BURNETT, DEPUTY CITY CLERK OF WICHITA, A MUNICIPAL CORPORATION, TO ME PERSONALLY KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND DULY ACKNOWLEDGE THE RESULT OF THE FOREGOING INSTRUMENT, AND AS THE VOLUNTARY AND SOLE GRANTOR OF SAID MUNICIPAL CORPORATION, TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

MY COMMISSION EXPIRES.

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE _____ GEOLOGICAL
COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA STATE DATE _____
THIS _____ DAY OF _____,

L. O. BRECKENRIGE, JR.

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 _____, 1993.

_____, MAYOR
FRANK M. OJILE

_____, DEPUTY CITY CLERK
PAT BURNETT

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY,
ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY,
KANSAS THIS _____ DAY OF _____, 1993.

_____, CHAIRMAN
BETSY GWIN

_____, CHAIRMAN PRO TEM
MARK F. SCHROEDER

_____, COMMISSIONER
PAUL W. HANCOCK

TOM WINTERS _____, COMMISSIONER

_____, COMMISSIONER
BILLY Q. MCCRAY

SUSAN E. CROCKETT-SPOON, COUNTY CLERK

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____ ,
1993.

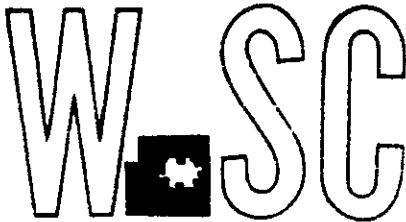
SUSAN E. CROCKETT-SPOON, COUNTY CLERK

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____ M., ON THIS _____ DAY OF _____, 1993.

PAT KETTLER, REGISTER OF DEEDS

ED RESA _____, DEPUTY

WICHITA — SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

December 18, 1992

P.E.C.
c/o Gary Wiley
303 S. Topeka
Wichita, KS 67202

Re: S/D 92-64 BOEING INDUSTRIAL ADDITION (FINAL Plat)

Dear Mr. Wiley:

At the regular meeting of the Metropolitan Area Planning Commission on December 17, 1992, 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 December 11, 1992.

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 developers.

Please call if you have any questions.

Sincerely,

Don Losew
Senior Planner

DL:rh

cc: The City of Wichita, 455 North Main, Wichita, KS 67202
Mike Lindebak, City Engineer

FILE COPY

signature.

- L. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- M. Recording of the plat within 30 days after approval by the City Council.

METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 2-9

December 17, 1992

STAFF REPORT
(Final Plat Approved 12/10/92)

CASE NUMBER: S/D 92-64 - BOEING INDUSTRIAL ADDITION

OWNER/APPLICANT: The City of Wichita, 455 North Main, Wichita, KS 67202

SURVEYOR/ENGINEER: P.E.C., c/o Gary Wiley, 303 S. Topeka, Wichita, KS 67202

LOCATION: West side of Turnpike Drive, one-half mile north of MacArthur Road

SITE SIZE: 4.13 Acres

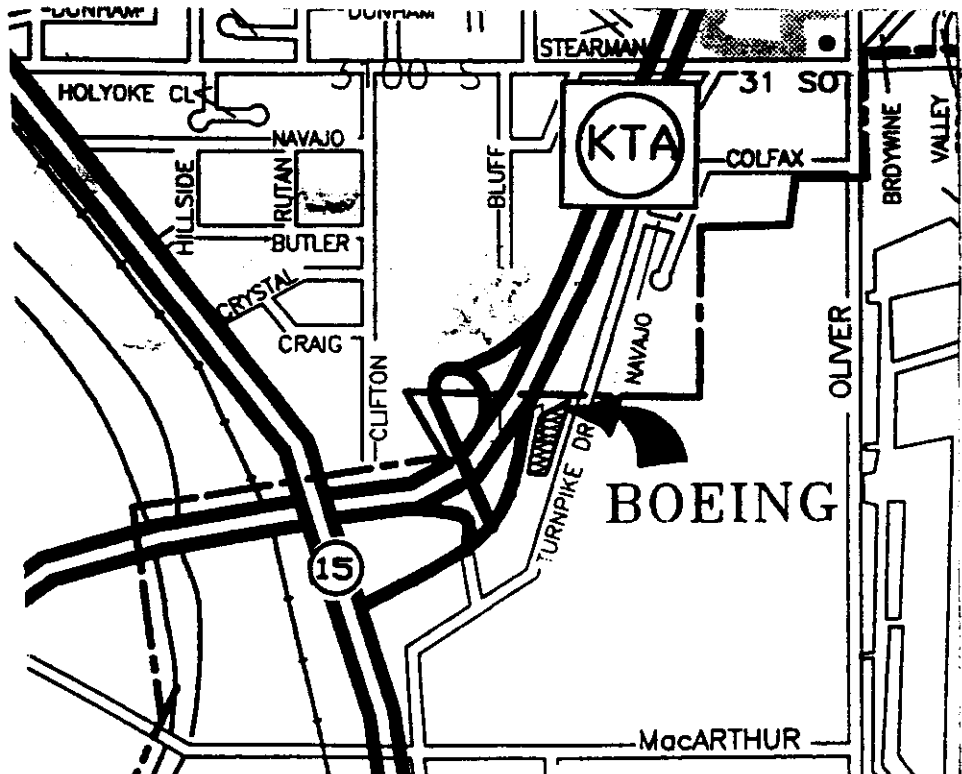
NUMBER OF LOTS

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

MINIMUM LOT AREA: 180,033 sq. ft.

CURRENT ZONING: "F" Industrial

VICINITY MAP:



NOTE:

STAFF COMMENTS:

- A. The applicant shall either guarantee the extension of sanitary sewer to this site, or submit a letter from Boeing indicating that use of the Boeing system will be allowed for this site.
- B. The applicant shall guarantee the extension of City water to serve the lots being platted. This shall include extension of water, adjacent to this site, in Turnpike Drive.
- C. The applicant shall guarantee any drainage improvements required by the platting of this property.
- D. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- E. If any portion of the easement or a building setback for the Williams Pipeline, adjacent to this site, is on this plat, the final plat tracing shall indicate such easement and/or setback along with appropriate recording information.
- F. The applicant shall submit a copy of the instrument which establishes the Williams Gas Line Easement on this property. The applicant's agent shall determine any setback requirements from the pipeline by researching the text of the pipeline agreement. If a setback from the pipeline easement is provided for in the pipeline easement agreement, it shall be indicated on the face of the plat.
- G. Any relocation, lowering or encasement of the pipeline, made necessary by this development, will not be at the expense of the City.
- H. On the final plat tracing, the tie point to the southeast of the plat shall be indicated as the "southeast corner of the southwest 1/4".
- I. The applicant shall submit an avigational easement covering all of subject plat and a restrictive covenant assuring that adequate construction methods will be used to minimize the effects of noise pollution in the habitable structures constructed on subject property.
- J. 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.
- K. 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