

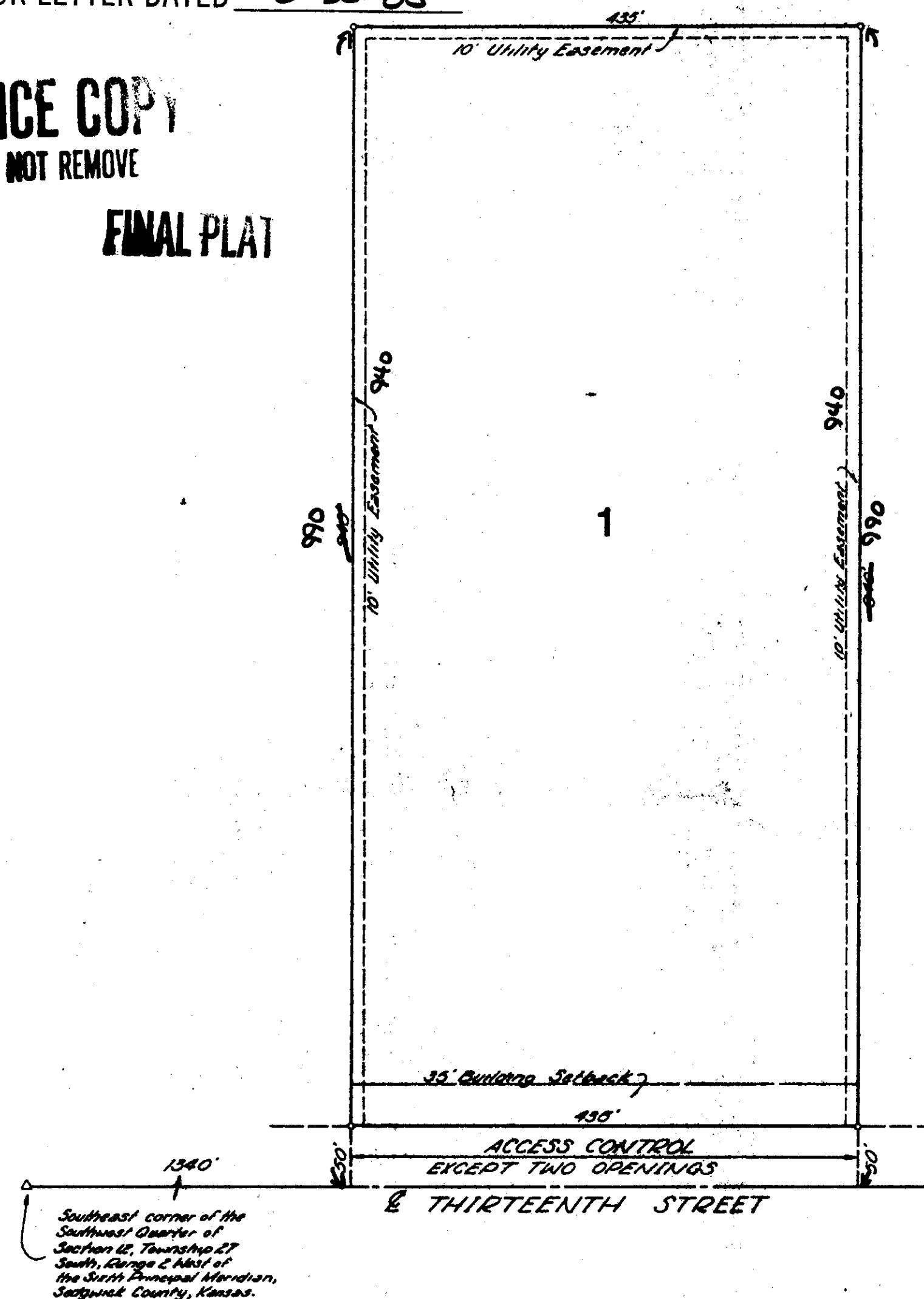
WEST MEADOWS
SEDGWICK COUNTY, KANSAS

(SW 1/4 SEC. 12, T27S, R2W)

THIS PLAT APPROVED BY THE SUBDIVISION
COMMITTEE ON 8-29-85 SUBJECT
TO THE CONDITIONS OF APPROVAL OUTLIN-
ED IN OUR LETTER DATED 8-30-85

OFFICE COPY
DO NOT REMOVE

FINAL PLAT



KNOW ALL MEN BY THESE PRESENTS THAT GENERAL BAPTIST HOME MISSION BOARD, INC., OWNER OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAS CAUSED THE SAME TO BE PLATTED INTO A LOT AND A STREET TO BE KNOWN AS "WEST MEADOWS", SEDGWICK COUNTY, KANSAS. EASEMENTS AS SHOWN ON THE PLAT ARE HEREBY GRANTED FOR THE CONSTRUCTION AND MAINTENANCE OF ALL PUBLIC UTILITIES. THE STREET IS HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC. COMPLETE ACCESS CONTROL TO THIRTEENTH STREET OVER AND ACROSS THE SOUTH LINE OF LOT 1 IS HEREBY GRANTED TO THE APPROPRIATE GOVERNING BODY, PROVIDED, HOWEVER, THAT LOT 1 SHALL HAVE ACCESS AT 2 (TWO) LOCATIONS AS SHALL BE DETERMINED BY THE APPROPRIATE ENGINEER.

GENERAL BAPTIST HOME MISSION BOARD, INC.

REV. ARVIL E. EDMONDS

STATE OF KANSAS)
SEDGWICK COUNTY) SS

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY
OF _____, 1985, BY REV. ARVIL E. EDMONDS.

_____, NOTARY PUBLIC

MY APPOINTMENT EXPIRES: _____

THIS PLAT OF "WEST MEADOWS", SEDGWICK COUNTY, KANSAS HAS BEEN
SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METRO-
POLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS, THIS _____ DAY
OF _____, 1985.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, CHAIRMAN

JAMES C. WILSON

_____, SECRETARY

MIKE LINDEBAK

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 1985.

_____, COUNTY CLERK

DON WRIGHT

STATE OF KANSAS)
SEDGWICK COUNTY) SS

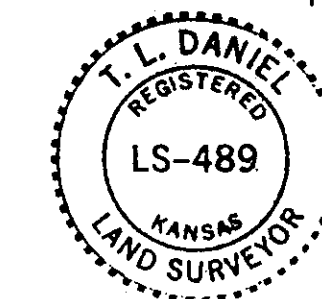
WE TERRA TECH LAND SURVEYING, INC., A CORPORATION REGISTERED AND
AUTHORIZED TO PRACTICE LAND SURVEYING IN THE AFORESAID COUNTY AND
STATE, HEREBY CERTIFY THAT WE HAVE SURVEYED AND PLATTED "WEST
MEADOWS", SEDGWICK COUNTY, KANSAS, AND THE ACCOMPANYING PLAT IS A
TRUE AND CORRECT EXHIBIT OF SUCH SURVEY DESCRIBED AS FOLLOWS:

A TRACT IN THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 27
SOUTH, RANGE 2 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK
COUNTY, KANSAS, DESCRIBED AS BEGINNING AT A POINT ON THE SOUTH
LINE OF SAID SOUTHWEST QUARTER, SAID POINT BEING 1340 FEET EAST
OF THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER; THENCE NORTH
PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER, 60 RODS;
THENCE EAST PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST
QUARTER, 435 FEET; THENCE SOUTH PARALLEL WITH THE WEST LINE OF
SAID SOUTHWEST QUARTER, 60 RODS TO THE SOUTH LINE OF SAID
SOUTHWEST QUARTER; THENCE WEST 435 FEET TO THE POINT OF
BEGINNING.

DATE

T. L. DANIEL

LS#489



THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ACCEPTED BY THE
BOARD OF CITY COMMISSIONERS OF THE CITY OF WICHITA, KANSAS, THIS
_____ DAY OF _____, 1985.

_____, MAYOR

ROBERT C. BROWN

_____, CITY CLERK

DONALD C. GISICK

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ACCEPTED BY THE
BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, THIS
_____ DAY OF _____, 1985.

_____, CHAIRMAN

DONALD E. GRAGG

_____, COMMISSIONER

BERNARD A. HENTZEN

_____, COMMISSIONER

TOM SCOTT

ATTEST: _____, COUNTY CLERK

DON WRIGHT

STATE OF KANSAS)
SEDGWICK COUNTY) SS

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE
REGISTER OF DEEDS OFFICE AT _____ O'CLOCK _____ M., ON THE _____ DAY
OF _____, 1985.

_____, REGISTER OF DEEDS

PAT KETTLER

_____, DEPUTY

ED RESA

September 5, 1985

Terra Tech Land Surveying, Inc.
245 West Dewey
Wichita, KS 67203

Re: S/D 85-55 - Final Plat of West Meadows Addition

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on September 5, 1985, 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 August 30, 1985.

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

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the platfor.
3. Certification that all real estate taxes for the first half of 1985 and all prior years have been paid.

Please call if you have any questions.

Very truly yours,

Barbara R. Bonanni
Junior Planner

BRB:mlh

cc: Association of General Baptists of Indiana, General Baptist Mission
Home Board, Inc., 100 Stinson, Poplar Bluff, MO 63901
Rev. A. E. Edmonds, 458 Knight, Wichita, KS 67203
Mike Lindebak, City Engineer
Jim Weber, County Engineer's Office
Jack Brown, Health Department

August 30, 1985

Terra Tech Land Surveying, Inc.
245 West Dewey
Wichita, KS 67203

Re: S/D 85-55 - Final Plat of West Meadows Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, August 29, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Since neither municipal water nor sanitary sewer is available to serve this property, the applicant shall contact the Environmental Health Division of the Health Department to find out what tests may be necessary and what standards are to be met for approval of on-site sewerage facilities and water wells. A memorandum shall be obtained specifying approval.
- ~~B.~~ The applicant shall submit proof as to which individual(s) are authorized to execute documents on behalf of the General Baptist Home Mission Board, Inc.
- ~~C.~~ On the final plat tracing, the overall north/south dimension of 990 feet shall be indicated on the face of the plat. The 940-foot dimension shall be moved to a place on the face of the plat which is inside the perimeter of the lot.
- ~~D.~~ On the final plat tracing, the M.A.P.C.'s secretary's name shall be indicated as MICHAEL E. LINDEBAK.
- ~~E.~~ On the final plat tracing, the signature line for the engineer's text shall be amended to read: "T. L. Daniels on behalf of Terra Tech Land Surveying, Inc."
- ~~F.~~ Perimeter closure computations shall be submitted with the final plat tracing.
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Terra Tech Land Surveying, Inc.

Re: S/D 85-55 - Final Plat of West Meadows Addition

August 30, 1985

Page 2

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, September 5, 1985. If you have any questions concerning this matter, please call.

Sincerely,

Forrest L. Nagley
Senior Planner

FLN:mlh

Enclosure

cc: Association of General Baptists of Indiana, General Baptist Mission
Home Board, Inc., 100 Stinson, Poplar Bluff, MO 63901
Rev. A. E. Edmonds, 458 Knight, Wichita, KS 67203
Mike Lindebak, City Engineer
Jim Weber, County Engineer's Office
Jack Brown, Health Department

**Final Plat
SUBDIVISION REPORT**

**SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION**

S/D No.: 85-55 Name: WEST MEADOWS ADDITION

**Preliminary Approved: 8/1/85
Scheduled S/D Meeting: 8/29/85**

DESCRIPTION

General Location: North of 13th Street in an area west of Cowskin Creek
between 119th and 135th Streets West.

Owner: Association of General Baptist of Indian, General Baptist Mission
Board, Inc., 100 Stinson, Poplar Bluff, MO 63901

Surveyor/Engineer: Terra Tech Land Surveying, Inc.

1. Gross Acreage of Plat: 9.88 Acres ±
 2. Number of Lots:
 - Residential: 1
 - Office:
 - Commercial:
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 404,550 Sq. Ft.
 4. Existing Zoning: "R-1"
 5. Proposed Zoning: "R-1"
-

STAFF COMMENTS:

- A. Since neither municipal water nor sanitary sewer is available to serve this property, the applicant shall contact the Environmental Health Division of the Health Department to find out what tests may be necessary and what standards are to be met for approval of on-site sewerage facilities and water wells. A memorandum shall be obtained specifying approval.
- B. The applicant shall submit proof as to which individual(s) are authorized to execute documents on behalf of the General Baptist Home Mission Board, Inc.
- C. On the final plat tracing, the overall north/south dimension of 990 feet shall be indicated on the face of the plat. The 940-foot dimension shall be moved to a place on the face of the plat which is inside the perimeter of the lot.
- D. On the final plat tracing, the M.A.P.C.'s secretary's name shall be indicated as MICHAEL E. LINDEBAK.
- E. On the final plat tracing, the signature line for the engineer's text shall be amended to read: "T. L. Daniels on behalf of Terra Tech Land Surveying, Inc."
- F. Perimeter closure computations shall be submitted with the final plat tracing.
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- H. The representative from the County Engineer's office should be prepared to comment on the status of the applicant's drainage plan for this property.