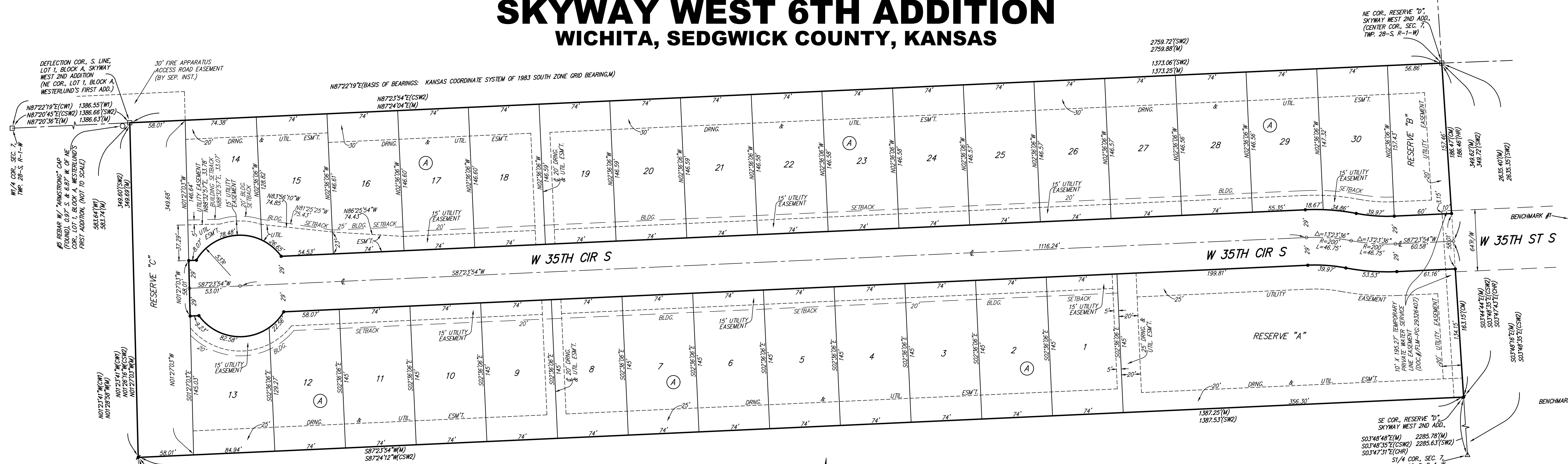
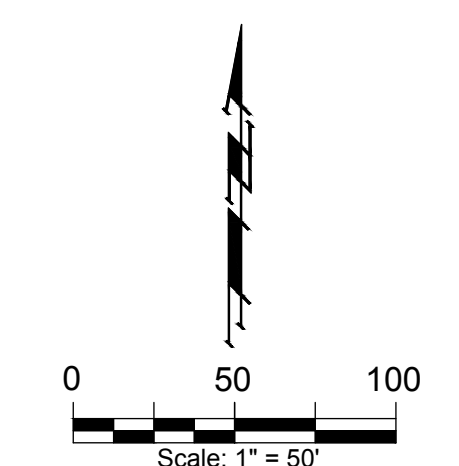


# SKYWAY WEST 6TH ADDITION WICHITA, SEDGWICK COUNTY, KANSAS



FOR REFERENCE ONLY  
NOT TO SCALE



(M) = MEASURED  
(CM) = CALCULATED FROM MEASURED INFO.  
(SW2) = PLATTED INFO. FROM SKYWAY WEST 2ND ADDITION  
(CSW2) = CALCULATED INFO. FROM SKYWAY WEST 2ND ADDITION  
(HR) = PLATTED INFO. FROM HARVEST RIDGE ADDITION  
(CHR) = CALCULATED INFO. FROM HARVEST RIDGE ADDITION  
(WI) = PLATTED INFO. FROM WESTERLUND'S FIRST ADDITION  
(CW) = CALCULATED INFO. FROM WESTERLUND'S FIRST ADDITION

LOT	BLOCK	ELEVATION
1, 27-30	A	1339.9

**BENCHMARKS:**  
BENCHMARK #1: CROSS CUT IN SQUARE CUT, TOP OF CURB AT WEST END OF CURB RETURN, NORTHWEST CORNER OF SHEFFORD AND W 35TH ST S, 14.5' SOUTH & 5.0' WEST OF THE SOUTHEAST CORNER OF LOT 1, BLOCK D, HARVEST RIDGE ADDITION. ELEV. = 1336.39 (NAVD88)  
BENCHMARK #2: CROSS CUT IN SQUARE CUT ON TOP FRONT CENTER OF CATCH BASIN, WEST SIDE OF HOLLYWOOD, 4.6' NORTH & 12.8' EAST OF SOUTHEAST CORNER OF LOT 2, BLOCK C, HARVEST RIDGE ADDITION. ELEVATION = 1335.39 (NAVD88)

DRNG. = DRAINAGE  
UTIL. = UTILITY  
ESMT. = EASEMENT  
BLDG. = BUILDING  
SEP. INST. = SEPARATE INSTRUMENT  
COR. = CORNER  
ADD. = ADDITION

● = #4 REBAR W/ "BAUGHMAN" CAP (SET)  
▲ = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)  
△ = #4 REBAR (FOUND)(ORIGIN UNKNOWN)  
□ = 1" IRON PIPE (FOUND)(ORIGIN UNKNOWN)  
○ = #6 REBAR W/ "ARMSTRONG" CAP (FOUND)  
■ = BENCHMARK

State of Kansas) SS We, *Baughman Company, P.A.*, Surveyors in and for said county and state do hereby certify that we have surveyed and platted "SKYWAY WEST 6TH ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of the following described tract of land: All of Reserve "D", Skyway West 2nd Addition, Wichita, Sedgwick County, Kansas, TOGETHER with that part of Lot 1, Block A, in said Skyway West 2nd Addition described as follows: Beginning at a deflection corner in the south line of said Lot 1, said deflection corner being the northwest corner of said Reserve "D" and also being a point on the north line of the Southwest Quarter of Section 7, Township 28 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas; thence S00°26'55"E coincident with a segment of the south line of said Lot 1 and coincident with the west line of said Reserve "D", a distance of 349.70 feet to a deflection corner in the south line of said Lot 1, said deflection corner also being the southwest corner of said Reserve "D"; thence S88°45'52"W coincident with a segment of the south line of said Lot 1, a distance of 1087.46 feet to a deflection corner in the south line of said Lot 1, said deflection corner also being a point on the east line of Westerlund's First Addition, Sedgwick County, Kansas; thence N00°04'37"W coincident with a segment of the south line of said Lot 1 and coincident with the east line of said Westerlund's First Addition, a distance of 349.60 feet to a deflection corner in the south line of said Lot 1, said deflection corner being the northeast corner of said Westerlund's First Addition and also being a point on the north line of said Southwest Quarter; thence N88°45'34"E coincident with the north line of said Southwest Quarter, a distance of 1072.99 feet to the point of beginning.

That we, the undersigned, have caused the land in the surveys hereto to be platted into Lots, a Block, Reserves, and a Street, to be known as "SKYWAY WEST 6TH ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted to the public as indicated for the construction and maintenance of all public utilities. The drainage and utility easements are hereby granted to the public as indicated for drainage purposes and for the construction and maintenance of all public utilities. No signs, light poles, private drainage systems, berms, walls, masonry trash enclosures or other structures shall be located within public utility easements unless permitted by the City of Wichita Department of Engineering and that they do not inhibit the conveyance of surface drainage. No private drainage systems shall be located within public drainage easements unless a Residential Drainage Relief Permit is obtained from the City of Wichita Public Works & Utilities Department. The street is hereby dedicated to and for the use of the public. Any cul-de-sac with a 53' foot radius right-of-way shall have a pavement radius of 38' feet. The contingent street dedication shall become effective upon the filing of the plat. The construction of the street within the contingent right-of-way dedication shall be required upon the platting of any adjacent subdivision having a street connecting thereto. The costs of constructing said street are to be borne by the person(s) or agency that owns said adjacent subdivision. Reserve "A" is hereby reserved for open space, landscaping, walking paths, lakes, drainage purposes, utilities as confined to easements, and private water service lines as confined to easement. Reserve "B" is hereby reserved for open space, landscaping, drainage purposes, utilities as confined to easements, and private water service lines as confined to easement. Reserve "C" is hereby reserved for open space, landscaping, fire apparatus access road, contingent street dedication, drainage purposes, and utilities. Reserves "A", "B", and "C" shall be owned and maintained by the homeowners association for the addition. Compliance with any platted restrictions and applicable restrictive covenants affecting said Reserves shall be binding on any owners, successors, heirs, or assigns. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

This plat of "SKYWAY WEST 6TH ADDITION", Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.  
Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2023.  
Wichita-Sedgwick County Metropolitan Area Planning Commission

\_\_\_\_\_, Chair  
Ann M. Fox  
\_\_\_\_\_, Secretary  
Scott A. Wadle

State of Kansas) SS The foregoing instrument acknowledged before me, this \_\_\_\_\_ day of \_\_\_\_\_, 2023, by John W. Dugan, Manager of the John E. Dugan Family Partnership, L.P., a Kansas limited partnership, on behalf of the limited partnership.

John E. Dugan Family Partnership, L.P.,  
a Kansas limited partnership  
\_\_\_\_\_, Manager  
John W. Dugan

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_, Mayor  
Brandon J. Whipple

\_\_\_\_\_, City Clerk  
Jamie Buster

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_,  
Tricia L. Robella, P.S. #1246  
Deputy County Surveyor  
Sedgwick County, Kansas

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_, County Clerk  
Kelly B. Arnold

State of Kansas) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2023 at \_\_\_\_\_ o'clock \_\_\_\_\_ M.; and is duly recorded.

\_\_\_\_\_, Register of Deeds  
Tonya Buckingham

\_\_\_\_\_, Deputy  
Kenly Zehring

**SKYWAY WEST 6TH ADDITION**  
BAUGHMAN COMPANY  
315 Ellis St. Wichita, KS 67211 316-262-7271  
BaughmanCo.com

Existing public easements, dedications, building setbacks and access controls, if any, being vacated by virtue of K.S.A. 12-512b, as amended.

All being situated in the Southwest Quarter of Section 7, Township 28 South, Range 1 West, of the Sixth Principal Meridian, Sedgwick County, Kansas.

\_\_\_\_\_, Surveyor  
Jonathan C. Hubbell, P.S. #1680

**PRELIMINARY PLAN. NOT FOR CONSTRUCTION.**  
This document is preliminary in nature and is not a final, signed and sealed document.

  
**BAUGHMAN COMPANY**  
315 Ellis St.  
Wichita, KS 67211  
316-262-7271  
BaughmanCo.com

SKYWAY WEST  
6TH ADDITION

**COPY OF PLAT**

WATER DISTRIBUTION SYSTEM

PROJECT NUMBER:  
448-2023-007274

DESIGN: CDW DRAWN: CDW  
DATE: July 28, 2023

SHEET OF  
**14 14**