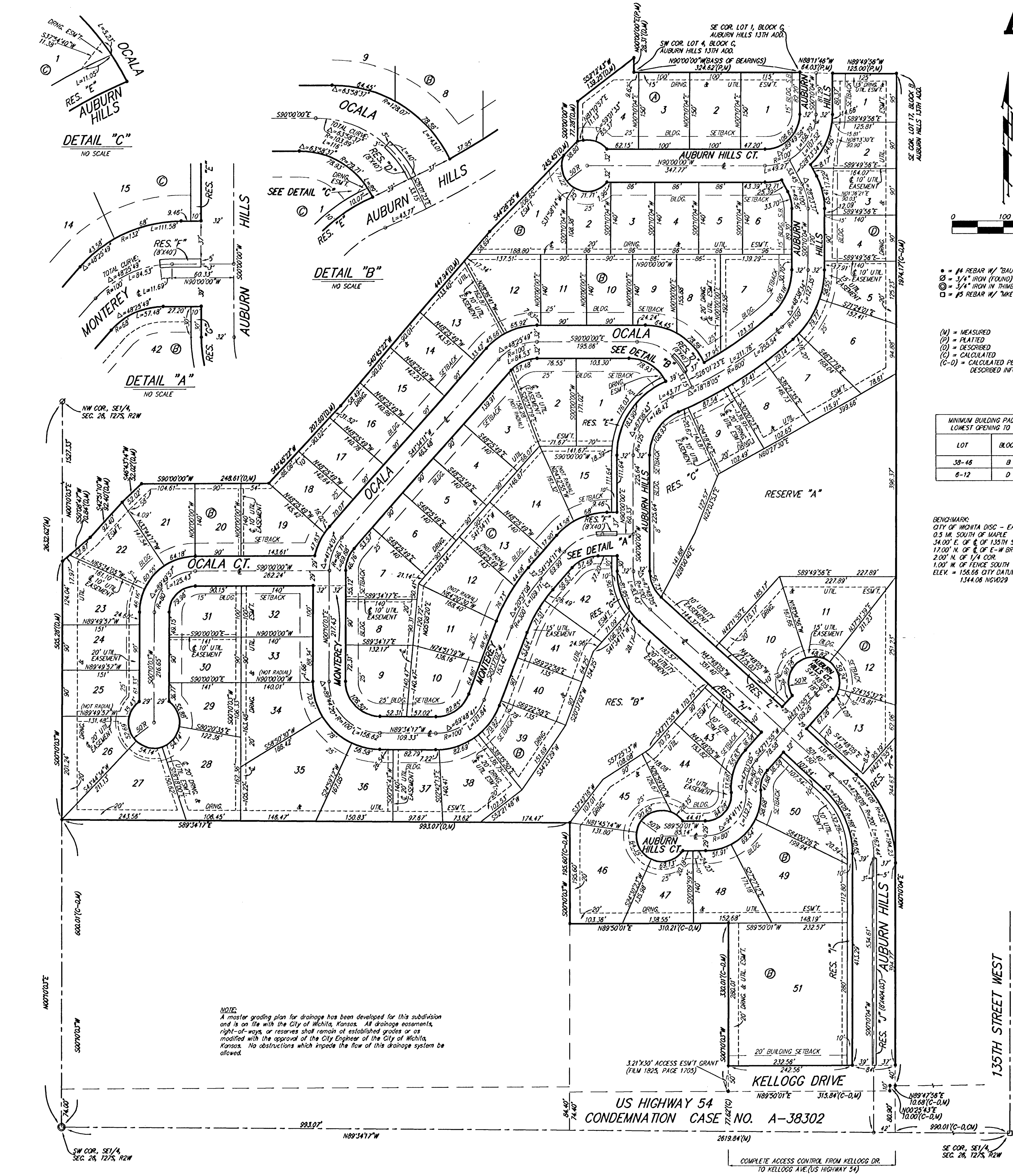
AUBURN HILLS 15TH ADDITION
WICHITA, SEDGWICK COUNTY, KANSAS



NOTE:
A master grading plan for drainage has been developed for this subdivision and is on file with the City of Wichita, Kansas. All drainage easements, right-of-ways, or reserves shall remain at established grades or as modified with the approval of the City Engineer of the City of Wichita, Kansas. No obstructions which impede the flow of this drainage system be allowed.

- ● = #4 REBAR W/ "BAUGHMAN" CAP (SET)
- Ø = 3/4" IRON (FOUND)
- ◎ = 3/4" IRON IN THIMBLE (FOUND)
- □ = #5 REBAR W/ "MKEC" CAP (FOUND)

(M) = MEASURED
(P) = PLATTED
(D) = DESCRIBED
(C) = CALCULATED
(C-D) = CALCULATED PER DESCRIBED INFO.

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION CITY DATUM
38-46	B	172.0
6-12	D	172.0

BENCHMARK:
CITY OF WICHITA DISC - EAST SIDE OF 135TH ST. W.
0.5 MI. SOUTH OF MAPLE
34.00' E. OF ℄ OF 135TH ST. W.
17.00' N. OF ℄ OF E-W BRIDGE
2.00' N. OF 1/4 COR.
1.00' W. OF FENCE SOUTH
ELEV. = 156.66 CITY DATUM
1344.06 NGVD29

State of Kansas)
Sedgwick County) SS We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "AUBURN HILLS 15TH ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as that part of the SE¼ of Sec. 26, Twp. 27-S, R-2-W of the 6th P.M., Sedgwick County, Kansas described as follows: Beginning at the SW corner of Lot 4, Block C, Auburn Hills 13th Addition, Wichita, Sedgwick County, Kansas; thence N00°00'00"E along the west line of said Lot 4, 28.31 feet; thence S52°12'43"W, 139.25 feet; thence S00°00'00"W, 77.28 feet; thence S44°26'25"W, 245.45 feet; thence S40°45'22"W, 447.94 feet; thence S42°45'22"W, 207.60 feet; thence S90°00'00"W, 248.61 feet; thence S46°43'14"W, 52.02 feet; thence S42°51'10"W, 92.40 feet; thence S50°08'47"W, 70.84 feet to a point on the west line of the SE¼ of said Sec. 26; thence S00°10'03"W, along the west line of said SE¼, 505.28 feet to a point 600 feet normally distant north of the south line of said SE¼; thence S89°34'17"E parallel with the south line of said SE¼, 993.07 feet to a point on the east line of the west 30 acres of the SW¼ of said SE¼; thence N00°10'03"E along the east line of said west 30 acres, 715.56 feet to a point on the north line of the SW¼ of said SE¼; thence S89°31'44"E along the north line of the SW¼ of said SE¼, 316.86 feet to the NE corner of the SW¼ of said SE¼; thence continuing S89°31'44"E along the south line of the NE¼ of said SE¼, 319.91 feet to a point 990 feet normally distant west of the east line of said SE¼; thence N00°10'03"E parallel with the east line of said SE¼, 750.09 feet to the SE corner of Lot 17, Block B, in said Auburn Hills 13th Addition; thence N89°49'56"W along the south line of said Lot 17, 125.00 feet to the SW corner of said Lot 17, said SW corner also being the SE corner of Dogleg as dedicated in said Auburn Hills 13th Addition, thence N88°11'46"W along the south line of said Dogleg, 64.03 feet to the SW corner of said Dogleg, said SW corner also being the SE corner of Lot 1, Block C, in said Auburn Hills 13th Addition; thence N90°00'00"W along the south line of said Block C, 324.62 feet to the point of beginning, TOGETHER with the SE¼ of the SE¼ of Sec. 26, Twp. 27-S, R-2-W of the 6th P.M., Sedgwick County, Kansas, EXCEPT the east 990.00 feet thereof, and EXCEPT that part condemned for U.S. Highway 54 in Case No. A-38302, TOGETHER with the SW¼ of the SE¼ of said Sec. 26, EXCEPT the west 30 acres thereof, and EXCEPT that part condemned for U.S. Highway 54 in Case No. A-38302, and EXCEPT a tract in the SW¼ of the SE¼ of said Sec. 26 described as follows: Beginning at the intersection of the north line of said U.S. Highway 54 with the east line of the west 30 acres of the SW¼ of the SE¼ of said Sec. 26; thence north along the east line of said west 30 acres, 330.01 feet to a point 330.00 feet normally distant north of the north line of said U.S. Highway 54; thence east parallel with the north line of said U.S. Highway 54, 310.21 feet to a point 310.20 feet normally distant east of the east line of said west 30 acres, thence south parallel with the east line of said west 30 acres, 330.01 feet to a point on the north line of said U.S. Highway 54; thence west along the north line of said U.S. Highway 54, 310.21 feet to the point of beginning.

Existing public easements and dedications being vacated by virtue of K.S.A. 12-512(b).

Baughman Company, P.A.

______________________, Surveyor
Michael G. Conrey

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, Blocks, Streets, and Reserves, to be known as "AUBURN HILLS 15TH ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The drainage easement is hereby granted as indicated for drainage purposes. The streets are hereby dedicated to and for the use of the public. Reserves "A" and "B" are hereby reserved for lakes, landscaping, berms, open space, drainage purposes, and utilities as confined to easements. Reserve "C" is hereby reserved for open space, parking, swimming pools and swimming pool related facilities, recreational activities, gazebos, landscaping, drainage purposes, and utilities as confined to easements. Reserves "D", "F", and "J" are hereby reserved for entry monuments, landscaping, streets, drainage purposes, and utilities. Reserves "E", "G", "H", "I", "K", and "L" are hereby reserved for landscaping, open space, berms, drainage purposes, and utilities. Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", and "L" shall be owned and maintained by the homeowners association for the addition. Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

West Wichita Development, Inc.

______________________, President
Jay W. Russell

State of Kansas)
Sedgwick County) SS The foregoing instrument acknowledged before me, this_____day of__________,_____, by Jay W. Russell, President of West Wichita Development, Inc., on behalf of the corporation.

______________________, Notary Public

My App't. Exp.________

This plat of "AUBURN HILLS 15TH 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______________,_____.
Wichita-Sedgwick County Metropolitan Area Planning Commission

______________________, Chair
Ronald L. Marnell

______________________, Secretary
John L. Schlegel

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this_____day of______________,_____.

______________________, Mayor
Carlos Mayans

______________________, City Clerk
Karen Schofield

Reviewed in accordance with K.S.A. 58-2005 on this_______day of______________,_____.

____
Tricia L. Robello, L.S. #1246
Deputy County Surveyor
Sedgwick County, Kansas

Entered on transfer record this_______day of______________,_____.

______________________, County Clerk
Don Brace

State of Kansas)
Sedgwick County) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this_______day of______________,_______at______o'clock___M; and is duly recorded.

______________________, Register of Deeds
Bill Meek

______________________, Deputy
Linda Kizzire

We the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "AUBURN HILLS 15TH ADDITION", Wichita, Sedgwick County, Kansas.

Legacy Bank

______________________, ______________ (Title)

State of Kansas)
Sedgwick County) SS The foregoing instrument acknowledged before me, this_____day of__________,_____, by__________________,
______________ (Title) of Legacy Bank, on behalf of the bank.

______________________, Notary Public

My App't. Exp.________

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211
F:\PLAT\AUBURN HILLS 15TH ADD\DWG\AUB15THF.DWG-MGC

14-08-03-03