

WOODS EDGE

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION
		CITY DATUM
1	A	148.1
2	A	148.1

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, rights-of-way, 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 shall be allowed.

BENCHMARKS:

"C" CUT - TOP OF CURB AT N. END OF CURB RETURN, N. OF THE NE COR. OF RESERVE "B", (S. SIDE OF LOST CREEK CIRCLE), LOST CREEK ESTATES, WICHITA, KANSAS.
ELEV. = 148.34 CITY DATUM
1333.74 NGVD29

"D" CUT - TOP OF CURB, NORTH OF INLET AT SE CORNER OF PLAT.
ELEV. = 147.32 CITY DATUM
1334.72 NGVD29


119TH ST. W. & LOST CREEK CIR. (CONSKIN) - CITY OF WICHITA BENCHMARK DISC
175'± N. OF LOST CREEK CIRCLE
SE COR. OF RES.
SOUTH END OF HUBGUARD
ELEV. = 151.82 CITY DATUM
1339.22 NGVD29

NOTE:
Portions of this property have been removed from the Special Flood Hazard Area (SFHA), by Letter of Map Revision, Based on FIRM (LOMR-F), Case #02-07-180A, effective date February 27, 2002. Construction projects on this property shall conform to any and all conditions of this LOMR-F.

State of Kansas) SS
Sedgwick County) We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "WOODS EDGE", an Addition to Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as beginning at the NE corner of the SE1/4 of Sec. 13, Twp. 27-S, R-2-W of the 6th P.M., Sedgwick County, Kansas; thence south 149.75 feet, more or less, to a point 2492.5 feet north of the SE corner of said SE1/4; thence west parallel with the south line of said SE1/4, 217.8 feet; thence south parallel with the east line of said SE1/4, 100 feet; thence west parallel with the south line of said SE1/4, 217.8 feet; thence north parallel with the east line of said SE1/4, 251.79 feet, more or less, to the north line of said SE1/4; thence east 435.6 feet to beginning, except the east 35 feet for road.

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

Baughman Company, P.A.


 Michael G. Conrey, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, a Block, a Street, and a Reserve, to be known as "WOODS EDGE", an Addition to 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 easement is hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The drainage reserve is hereby reserved for drainage purposes and shall be the responsibility of the owners of Lots 1 and 2, Block A, respectively, until such time as the appropriate governing body elects to assume the responsibility for maintenance and improvements to the drainage. No buildings shall be constructed or placed on or within said drainage reserve, nor shall any fill, change of grade, creation of channel or any other work be carried on without the permission of the Engineer for the appropriate governing body. The street is hereby dedicated to and for the use of the public. Reserve "A" is hereby reserved for a private street, open space, landscaping, drainage purposes, and for utilities as confined to easement. Reserve "A" shall be owned and maintained by the owner of Lot 1, Block A. Lots 1, 2, and 3, Block A, shall have access rights to 119th Street West, by rights of Reserve "A". Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Wichita, Kansas. The permitted opening location shall be as determined by the City Engineer of 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.

This plat of "WOODS EDGE", an Addition to 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 _____, 2002.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, Chair
J. D. Michaelis

_____, Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2002.

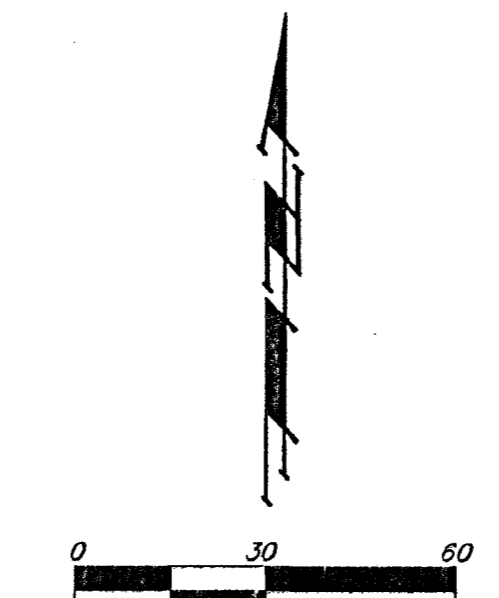
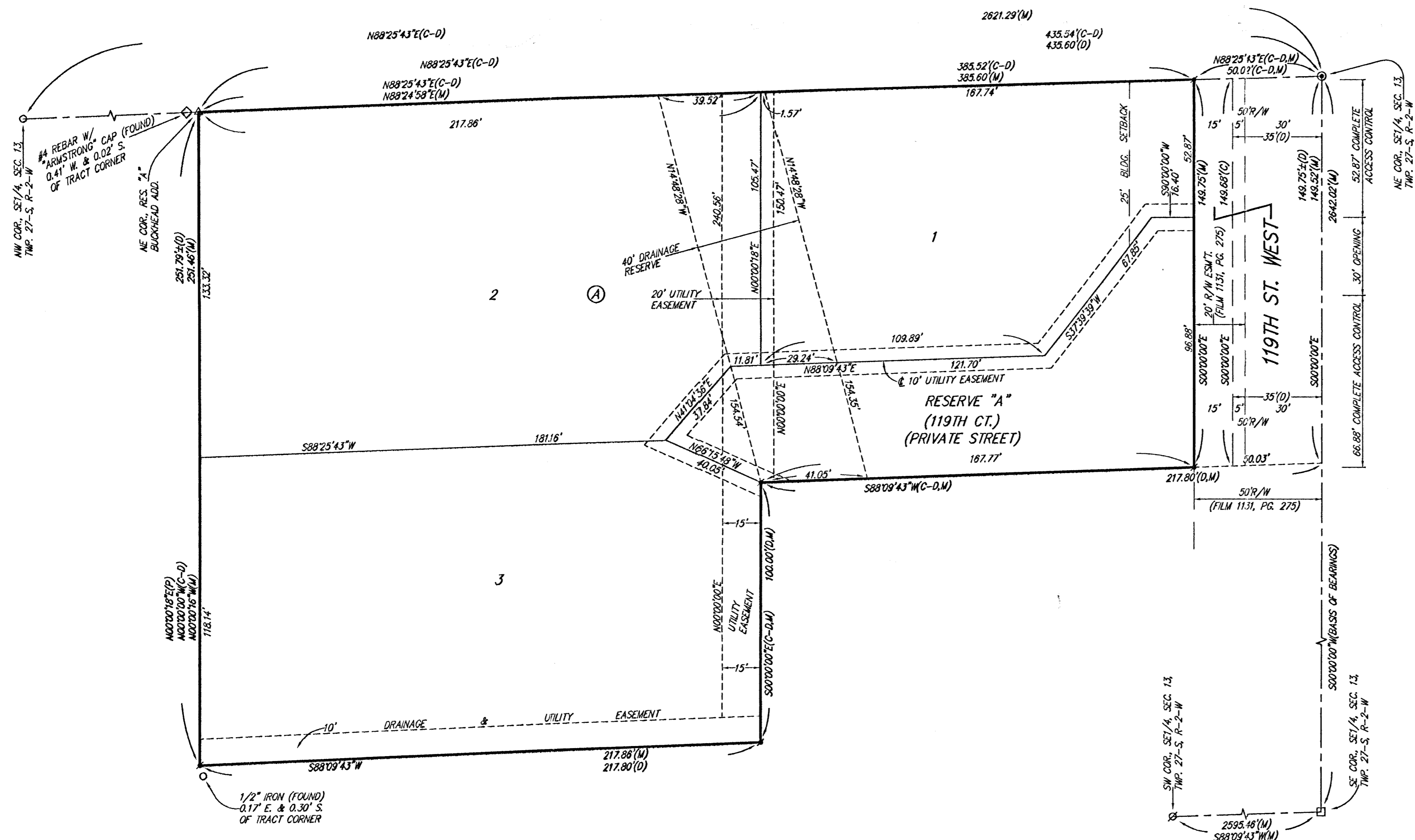
At the direction of the City Council

_____, City Manager
Chris Cherches

_____, City Clerk
Pat Burnett

State of Kansas) SS
Sedgwick County) The foregoing instrument acknowledged before me, this 22nd day of November, 2002, by James E. Goolsby and Sharon K. Goolsby, husband and wife.


 Susan K. Monette, Notary Public
 My App't. Exp. 11-9-03



- # = #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
 - ◇ = #4 REBAR W/ "ARMSTRONG" CAP (FOUND)
 - ⊗ = 5/8" IRON (FOUND)
 - ⊙ = #5 REBAR IN THIMBLE (FOUND)
 - = 1/2" IRON (FOUND)
 - = #8 REBAR IN THIMBLE (FOUND)
 - △ = 60# NAIL W/ "BAUGHMAN" CAP IN TOP OF HEDGE FENCE POST (FOUND)
- (M) = MEASURED
(D) = DESCRIBED
(P) = PLATTED
(C) = CALCULATED
(C-D) = CALCULATED PER DESCRIBED INFO.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2002.

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

Entered on transfer record this _____ day of _____, 2002.

_____, County Clerk
Don Brace

State of Kansas) SS
Sedgwick County) This is to certify that this plat has been filed for record in the office of the Register of Deeds, this _____ day of _____, 2002 at _____ o'clock _____ M.; and is duly recorded.

_____, Register of Deeds
Bill Meek

_____, Deputy
Linda Kizzire