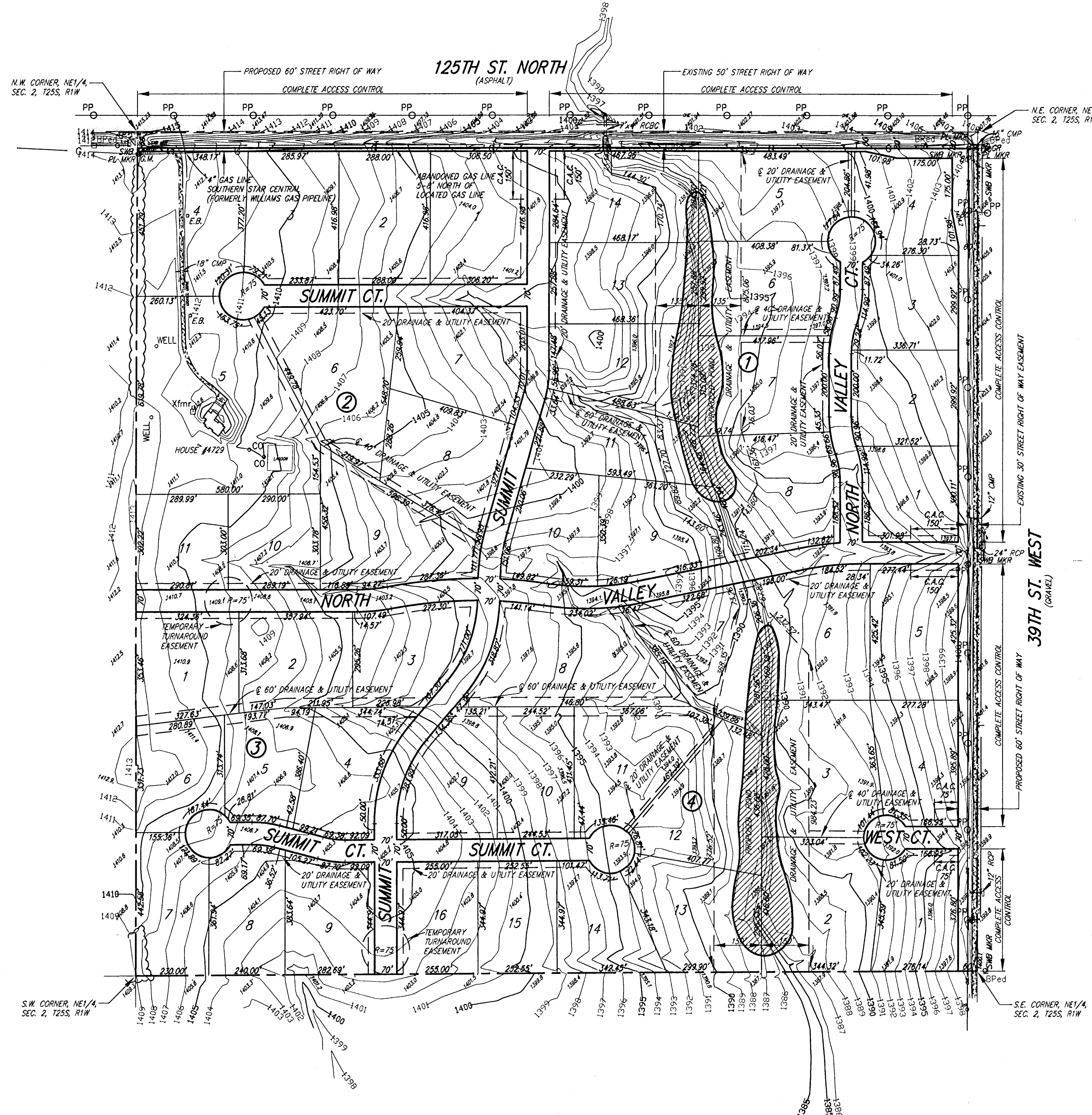


Preliminary Plat

THE SUMMIT

AT NORTH VALLEY

an Addition to Sedgwick County, Kansas



1" = 200'

LEGEND

- OHE..... OVERHEAD ELECTRIC (WESTAR)
- T..... UNDERGROUND TELEPHONE (SBC)
- G..... GAS LINE (SOUTHERN STAR CENTRAL)
- MB..... MAIL BOX
- ↑..... SIGN
- BPed..... TELEPHONE PEDESTAL (SBC)
- E.B..... ELECTRIC BOX
- Xfmr..... TRANSFORMER
- GR..... GAS REGULATOR
- SWR MKR..... UNDERGROUND TELEPHONE MARKER
- PL MKR..... PIPELINE MARKER (SOUTHERN STAR CENTRAL)
- PP..... POWER POLE
- G.M..... GAS METER
- CO..... CLEAN OUT
- SP..... LOCATION OF SPOT ELEVATION
- ◆..... BENCHMARK

LEGAL DESCRIPTION:
The Northeast Quarter of Section 2, Township 25 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas, except the north 50 feet thereof for road.

OWNER:
Leo Dubois
4729 W. 125th Street North
Sedgwick, KS 67135

Ph. (316) 772-0182

SUBDIVIDER & ENGINEER:
Ruggles & Bohm P.A.

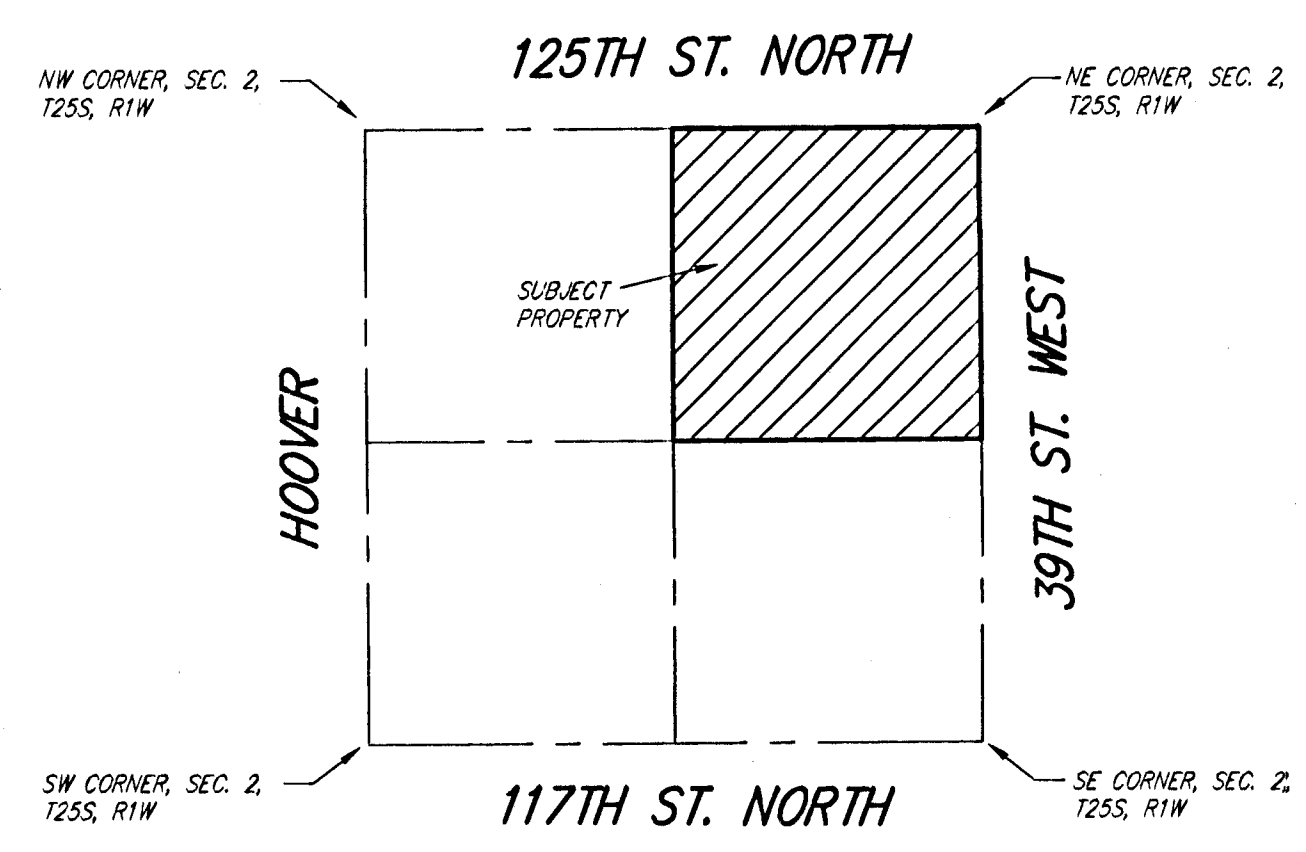
EXISTING ZONING:
Subject property and the surrounding property is zoned RR.
Existing use is agricultural

FLOOD ZONE:
According to the FEMA/FIRM Community Panel No. 200321 0050 A, effective June 3, 1986; the property shown hereon is located in Zone C, an area of minimal flooding.

GROSS AREA:
6,827,858.6 Sq. Ft.±
156.75 Acres±

DATE OF TOPOGRAPHY:
JUNE 11, 2003

- NOTES:**
- 1) RIGHT OF WAY EASEMENT GRANTED TO WICHITA NATURAL GAS COMPANY OVER THE NE1/4, SEC. 2, T25S, R1W DESCRIBED IN MISC. BK. G, PG. 375.
 - 2) RIGHT OF WAY EASEMENT GRANTED TO CITIES SERVICE GAS COMPANY OVER THE NE1/4, SEC. 2, T25S, R1W DESCRIBED IN MISC. BK. 94, PG. 471.
 - 3) RIGHT OF WAY EASEMENT GRANTED TO KANSAS GAS AND ELECTRIC COMPANY OVER THE NE1/4, SEC. 2, T25S, R1W DESCRIBED IN MISC. RECORD 221, PG. 231.



VICINITY MAP
NOT TO SCALE

BENCH MARK: "□" ON WEST HUB GUARD OF RCBC 125± NORTH OF S.E. CORNER SEC. 2, T25S, R1W ELEV.=1382.18 (NGVD)

ON SITE B.M.: R.R. SPIKE IN POWER POLE 158.1' N. OF THE S.E. CORNER, NE1/4 OF SEC. 2, T25S, R1W ELEV.=1400.49 (NGVD)



Ruggles & Bohm, P.A.
Engineering, Surveying, Land Planning

DWG FILE: 2291P-WC
PROJECT NO. 2291P
SEPTEMBER 29, 2003

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Wichita, Kansas 67203
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