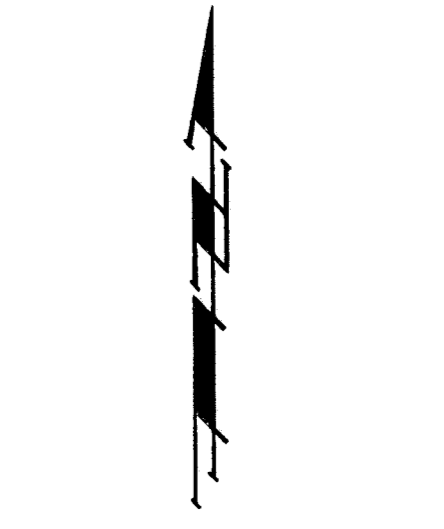


TRINITY POINT

WICHITA, SEDGWICK COUNTY, KANSAS

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES			
LOT	BLOCK	ELEVATION	
		CITY DATUM	NGVD29
4, 5	C	105.6	1293.0
13-18	C	105.6	1293.0



BENCHMARK:
Hoover & 47th Street South - City of Wichita Benchmark Disc. NE corner of intersection, 21.60' N. of & 47th St. S. 71.50' E. of Hoover 23.60' ENE. of Sec. Cor. Elev. = 103.06 City Datum (1290.46 NGVD)

Hoover & MacArthur - City of Wichita Benchmark Disc. NE corner of intersection, 41.60' N. of Hoover 69.00' E. of Hoover 20.00' E. of Guy Pole 79.90' NE. of Sec. Cor. Elev. = 121.22 City Datum (1308.62 NGVD)

- #4 REBAR W/ "BAUGHMAN" CAP (SET)
- △ #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
- #5 REBAR (FOUND)
- ⊗ STONE (FOUND) - (1/4" IRON ON N. SIDE)
- CONCRETE FLOODWAY MONUMENT (FOUND)

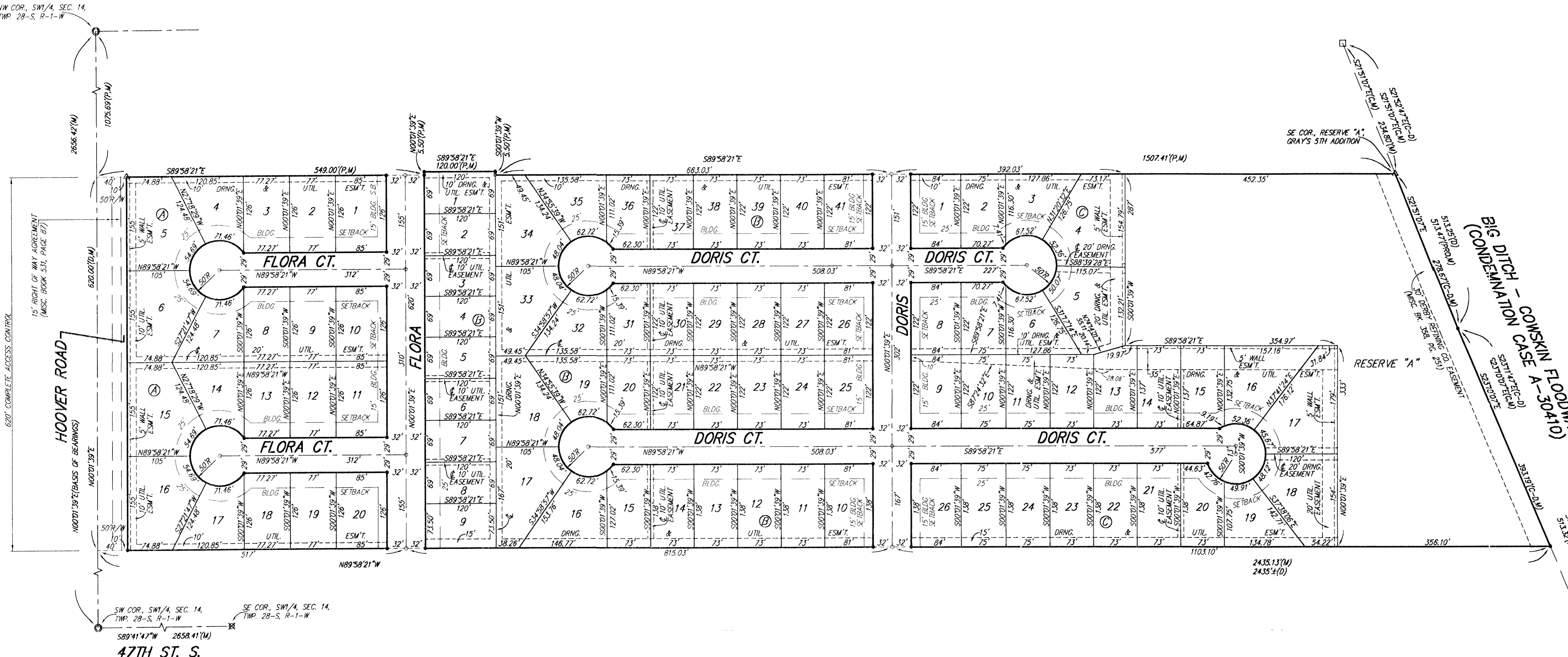
- (M) = MEASURED
- (D) = DESCRIBED
- (P) = PLATTED
- (C) = CALCULATED
- (PRO) = PROPORTIONED MEASUREMENT
- (C-D) = CALCULATED PER DESCRIBED INFO
- (C-P) = CALCULATED PER PLATTED INFO.

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 be allowed.

This plat approved and all dedications shown herein accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2005.

_____, Mayor
Carlos Mayans

_____, City Clerk
Karen Sublett



State of Kansas) SS We, Baughman Company, P.A., Surveyors in Sedgwick County and state do hereby certify that we have surveyed and platted "TRINITY POINT", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as part of the SW1/4 of Sec. 14, Twp. 28-S, R-1-W of the 6th P.M., Sedgwick County, Kansas, more particularly described as follows: Commencing at the NW corner of said SW1/4; thence S00°01'39"W along the west line of said SW1/4, 1075.69 feet to the intersection with the south line of Block B, Gray's 5th Addition, Wichita, Sedgwick County, Kansas, as extended westerly, and for a point of beginning; thence S89°58'21"E along the extended south line of said Block B, 549.00 feet to the SE corner of Flora as dedicated in said Gray's 5th Addition; thence N00°01'39"E along the east right-of-way line of said Flora, 5.50 feet to the SW corner of Lot 1, Block C, in said Gray's 5th Addition; thence S89°58'21"E along the south line of Lot 1 in said Block C, 120.00 feet to the SE corner of Lot 1 in said Block C; thence S00°01'39"W along the west line of Lot 23 in said Block C, 5.50 feet to the SW corner of said Lot 23; thence S89°58'21"E along the south line of said Gray's 5th Addition, 1507.41 feet to the SE corner of Reserve "A" in said Gray's 5th Addition, said SE corner also being on the westerly line of the Wichita-Valley Center Flood Control right-of-way, (Condemnation Case A-30410); thence southerly along the westerly right-of-way line of said Flood Control, 671.86 feet, more or less, to a point 1695.69 feet south of the NW corner of said SW1/4 as measured along the west line of said SW1/4, thence west perpendicular to the west line of said SW1/4, 2435 feet, more or less to a point on the west line of said SW1/4, said point being 1695.69 feet south of the NW corner of said SW1/4; thence north along the west line of said NW1/4, 620.00 feet to the point of beginning, all being subject to road rights-of-way of record.

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

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 a Reserve, to be known as "TRINITY POINT", 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 easements are hereby granted as indicated for drainage purposes. The wall easements are hereby granted as indicated for the construction and maintenance of a private screening wall and utility main lines and service lines shall be allowed to cross these easements. The streets are hereby dedicated to and for the use of the public. Reserve "A" is hereby reserved for drainage purposes, landscaping, berms, open space, sidewalks, utilities as confined to easement, pipelines as confined to easement, public park and park related uses. Reserve "A" shall be deeded to the City of Wichita, Kansas to be used as a public park. All abutters rights of access to or from Hoover Road over and across the west line of Lots 5, 6, 15 and 16, Block A, 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.

Trinity Point, LLC, a Kansas limited liability company

_____, Managing Member
Billy J. Gray

State of Kansas) SS The foregoing instrument acknowledged before me, this 24th day of JUNE, 2005, by Billy J. Gray, Managing Member of Trinity Point, LLC, a Kansas limited liability company, on behalf of the limited liability company.

_____, Notary Public
Susan K. Monette

My App't. Exp. 11-9-07

We the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "TRINITY POINT", Wichita, Sedgwick County, Kansas.

Emprise Bank

_____, Senior Vice Pres.
Sam E. Trummel

State of Kansas) SS The foregoing instrument acknowledged before me, this 24th day of JUNE, 2005, by Sam E. Trummel, Sr. VP of Emprise Bank, on behalf of the bank.

_____, Notary Public
Michelle L. Holdeman

My App't. Exp. 9-27-08

This plat of "TRINITY POINT", 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 _____, 2005.
Wichita-Sedgwick County Metropolitan Area Planning Commission

_____, Chairman
Morris K. Dunlap

_____, Secretary
John L. Schlegel

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

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

Entered on transfer record this _____ day of _____, 2005.

_____, County Clerk
Don Brace

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 _____, 2005 at _____ o'clock _____ M., and is duly recorded.

_____, Register of Deeds
Bill Meek

_____, Deputy
Tonya Buckingham

_____, Surveyor
Michael G. Conrey

Baughman Company, P.A.
315 Ellis St. Wichita, KS 67211 P 316.262.7271 F 316.262.0149
ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE
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