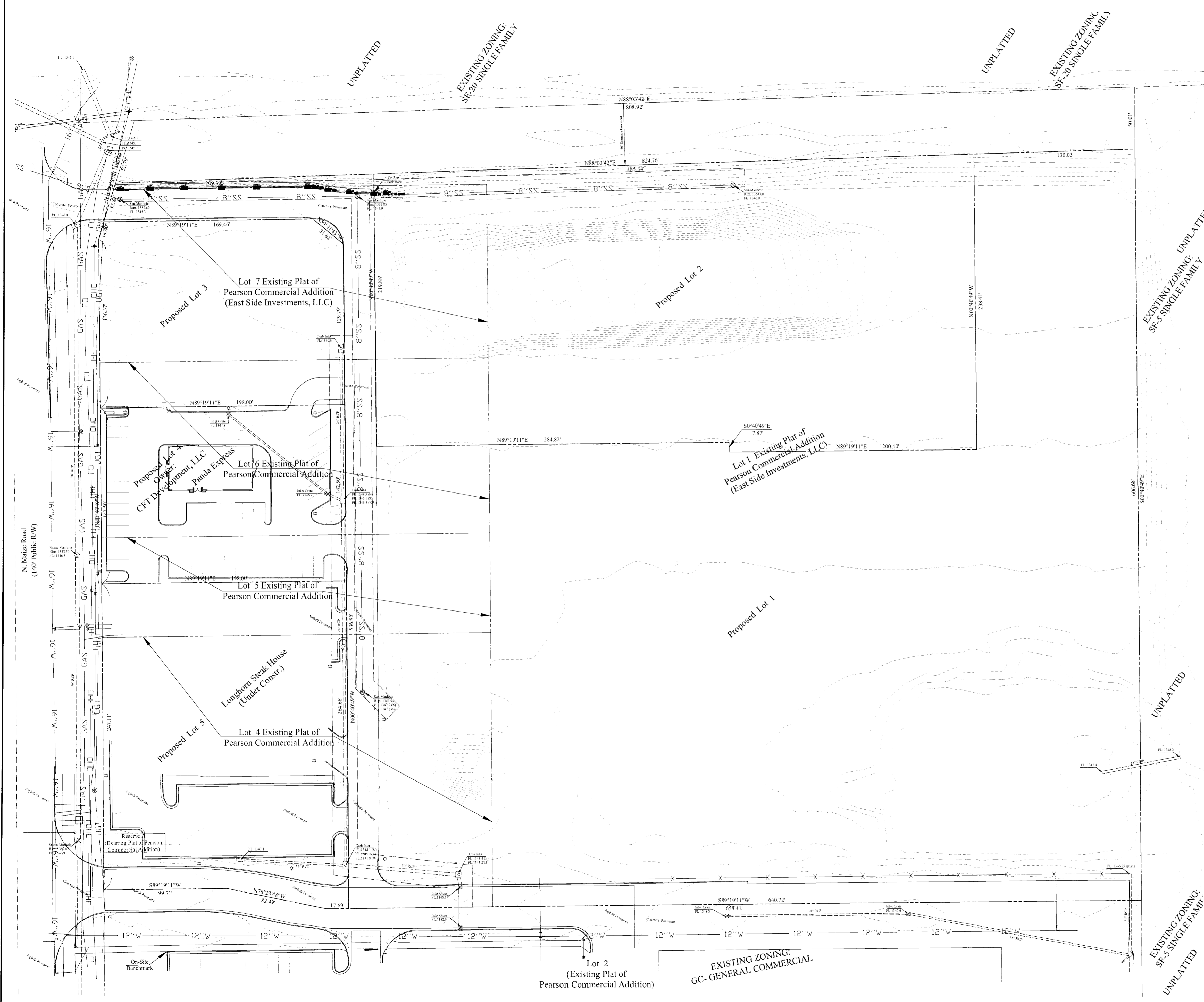
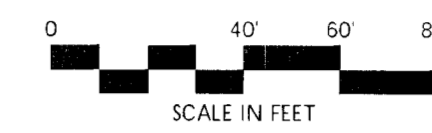


PRELIMINARY PLAT
CENTRAL PARK PLAZA

A Replat of Lot 1 (except the North 50 feet), Lots 4, 5, 6 & 7, and Reserve A, Block 1,
Pearson Commercial Addition, City of Wichita, Sedgwick County, Kansas



BASIS OF BEARINGS & VERTICAL:
KANSAS STATE PLANE GRID, SOUTH ZONE, NAD 83
CONTROL STATION - FLOOD
1,702,140.88 (N) 1,635,855.87 (E) (US SURVEY FEET) (GRID)
ELEVATION: 1340.95 (NAVD 88)
DATE OF ADJUSTMENT: OCTOBER 1998
GRID FACTOR: 0.9998811 (AT SITE)

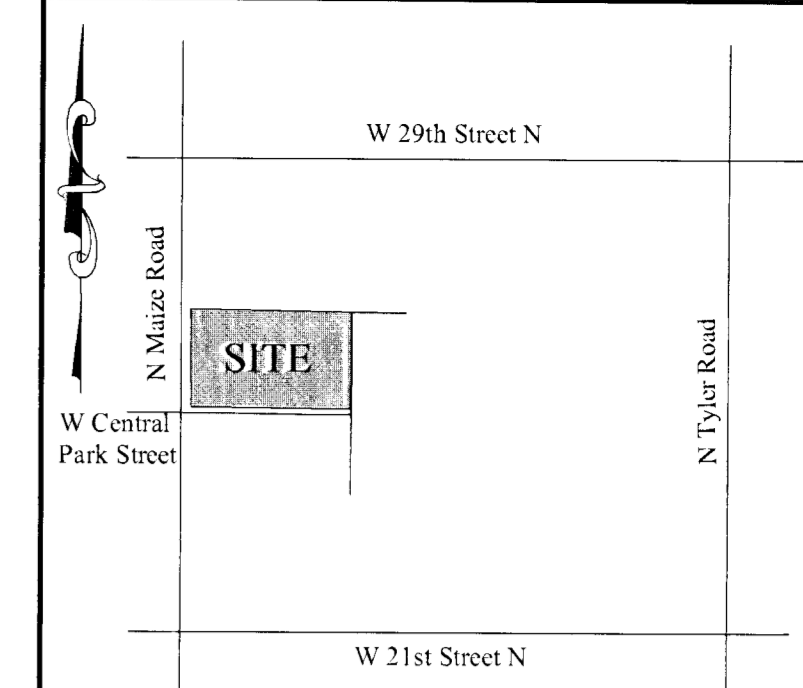


LEGEND

- | | |
|------------------------------------|--------------------------------|
| ● FOUND BOUNDARY MONUMENT AS NOTED | — SS — SANITARY SEWER |
| ○ SET BOUNDARY MONUMENT AS NOTED | — T — TELEPHONE LINE |
| ⚡ POWER POLE W/ GUY | — OHT — OVERHEAD TELEPHONE |
| ⊙ SANITARY MANHOLE | — GAS — GAS LINE |
| ☆ LIGHT POLE | — W — WATER LINE |
| ⊕ SIGN | — OHE — OVERHEAD ELECTRIC LINE |
| ⊙ WATER METER | — UGE — UNDERGROUND ELECTRIC |
| ⊕ WATER VALVE | — X — FENCE |
| ⊕ FIRE HYDRANT | ⊙ STORM MANHOLE |
| ⊕ GRATE INLET | (M) MEASURED DISTANCE |
| ⊙ GAS METER | (D) DEED OR DESCRIBED DISTANCE |
| ⊕ ELECTRIC TRANSFORMER | (P) PLAT DISTANCE |
| | — STREET CENTERLINE |

DESCRIPTION:
Lot 1 except the North 50 feet thereof, all of Lots 4, 5, 6 and 7, and all of Reserve A, all in Block 1, Pearson Commercial Addition to Wichita, Sedgwick County, Kansas according to the plat recorded August 22, 2007 as Doc.# 71n-Pg: 28910462.

TO: 1-71 FROM: 1-101
PUBLIC WORKS ENGINEERING
Julianne Kallman
(Plat for the 12/15/11 Subdivision Meeting)



VICINITY MAP
NOT TO SCALE

LAT: 37°43'58" N
LONG: 97°27'39" W

ON-SITE BENCHMARK: Square cut top of curb at NW corner Lowe's parking lot.
ELEVATION: 1353.41
Tax Control Nos.:
580853
580856
580857
580859
580860
30000553

Present Zoning: LC Limited Commercial
Setback Requirements:
Front Yard: 20'
Side Yard: None
Rear Yard: 10'

NOTES:

UTILITY NOTE:
This survey reflects above ground indications of utilities and information available from utility companies. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated, although he does certify that they are located as accurately as possible from information available. The surveyor has not physically located the underground utilities.

GENERAL NOTES:

SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND SIGNATURE OF SURVEYOR PRESENT.
THIS SURVEY MEETS CURRENT "MINIMUM STANDARDS FOR BOUNDARY SURVEYS" IN THE STATE OF KANSAS.
SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED AS A PART OF THIS SURVEY.

CITY OF WICHITA
SEDGWICK COUNTY
KANSAS

PRELIMINARY PLAT
CENTRAL PARK PLAZA

DATE OF LAST REVISION:



OWNER/SUBDIVIDER:
East Side Investments, LLC
156 N. Emporia
Wichita, KS 67202

CFT Development, LLC
1683 Walnut Grove Ave.
Rosemead, CA 91770

LAND SURVEYOR:
Richard L. Dayton, PLS
Ozark Civil Engineering
1008 NW J Street, Suite C
Bentonville, AR 72712

DATE OF FIELD SURVEY - OCTOBER 3-5, 2011	
SCALE: 1"=40'	
DRAWN BY: RD	DATE: 11-21-11
FIELD CREW: INDIAN CREEK	DRAWING NO: S110261
CHECKED BY: RLD	SHEET 1 OF 1