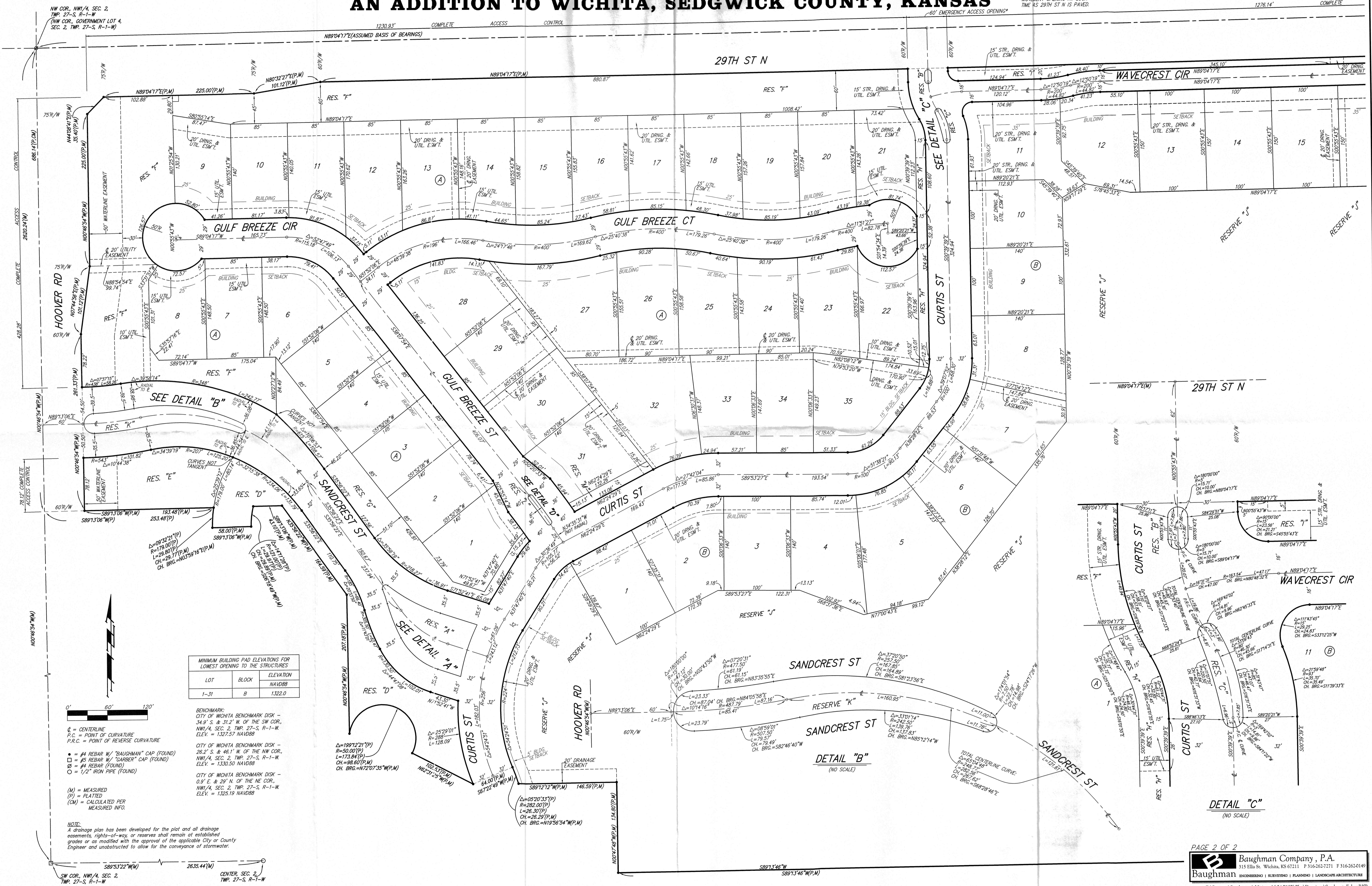


SANDCREST

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

* NOTE:
THE EMERGENCY ACCESS
OPENING SHALL BECOME A FULL
MOVEMENT OPENING AT SUCH
TIME AS 29TH ST N IS PAVED.

1278.14' COMPLETE



LOT	BLOCK	ELEVATION
1-31	B	1322.0

BENCHMARK:
CITY OF WICHITA BENCHMARK DISK -
34.9' S. & 31.2' W. OF THE SW COR.,
NW1/4, SEC. 2, TWP. 27-S, R-1-W
ELEV. = 1327.57 NAVD88

CITY OF WICHITA BENCHMARK DISK -
28.2' S. & 46.1' W. OF THE NW COR.,
NW1/4, SEC. 2, TWP. 27-S, R-1-W
ELEV. = 1330.50 NAVD88

CITY OF WICHITA BENCHMARK DISK -
0.9' E. & 29' N. OF THE NE COR.,
NW1/4, SEC. 2, TWP. 27-S, R-1-W
ELEV. = 1325.19 NAVD88

- ⊕ = CENTERLINE
- P.C. = POINT OF CURVATURE
- P.R.C. = POINT OF REVERSE CURVATURE
- = #4 REBAR W/ 'BAUGHMAN' CAP (FOUND)
- = #6 REBAR W/ 'CARBER' CAP (FOUND)
- = #4 REBAR (FOUND)
- = 1/2" IRON PIPE (FOUND)
- (M) = MEASURED
- (P) = PLATTED
- (CM) = CALCULATED PER MEASURED INFO.

NOTE:
A drainage plan has been developed for the plat and all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer and unobstructed to allow for the conveyance of stormwater.

Arcefi Rostas
FOR YOUR FILES

FINAL TRACING REC'D 5.11.16

SANDCREST AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

LOT	BLOCK	ELEVATION	NAVD89	1322.0
1-31	B	1322.0		

UNIMPAVED BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES

BENCHMARK:
CITY OF WICHITA BENCHMARK DISK - 34.9 S. & 31.2 W. OF THE SW COR., NW 1/4 SEC. 2, TWP. 27-S, R-1-W, ELEV. = 1327.57 NAVD89
CITY OF WICHITA BENCHMARK DISK - 26.2 S. & 46.1 W. OF THE NW COR., NW 1/4 SEC. 5, TWP. 27-S, R-1-W, ELEV. = 1330.50 NAVD89
CITY OF WICHITA BENCHMARK DISK - 0.9 E. & 29 N. OF THE NE COR., NW 1/4 SEC. 10, TWP. 27-S, R-1-W, ELEV. = 1326.19 NAVD89

NOTE:
A drainage plan has been developed for the plat and all drainage easements, rights-of-way, or reserves shall be shown on this plat. The plat is subject to the approval of the applicable City or County Engineer and is unobstructed to allow for the conveyance of stormwater.

SS We, Baughman Company, P.A., Surveyors in Sedgwick County and state do hereby certify that we have surveyed and platted "SANDCREST", an Addition to Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, and 33, Block A, together with all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, and 31, Block B, together with all of Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L", "M", and "N", together with all of Pearl Beach St., Curtis St., Gulf Breeze St., both Gulf Breeze Cts., Gulf Breeze Cir., and Wavecrest Cir., all as platted and dedicated in Pearl Beach, an Addition to Wichita, Sedgwick County, Kansas.

Existing public easements, building setbacks access controls, and dedications, if any, being vacated by virtue of K.S.A. 12-512b, as amended All being situated in the Northwest Quarter of Section 2, Township 27 South, Range 1 West of the Sixth Principal Meridian, Sedgwick County, Kansas.

Baughman Company, P.A.
Michael G. Conroy
16-071
Surveyor

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 "SANDCREST", 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 easements are hereby granted as indicated for drainage purposes. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. The street, drainage, and utility easements are hereby granted as indicated for street purposes, for drainage purposes, sidewalks, and for the construction and maintenance of all public utilities. The waterline easement is hereby granted as indicated for the construction and maintenance of a public waterline system and related appurtenances. The emergency access easement is hereby granted as indicated for emergency access purposes and no fences or any other obstructions shall be constructed or placed on or within this easement. The emergency access easement shall allow emergency access to or from Wavecrest Cir. over and across Reserve "I" to or from the future street right-of-way that shall abut the south line of said Reserve "I". The streets are hereby dedicated to and for the use of the public. Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L", "M", and "N" are hereby reserved for open space, landscaping, drainage purposes, entry monuments, utilities, and streets. Reserves "D", "G", "I", and "M" are hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements. Reserve "J" is hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements. Reserve "K" is hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements. Reserve "L" is hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements. Reserve "M" is hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements. Reserve "N" is hereby reserved for open space, landscaping, berms, drainage purposes, entry monuments, and utilities as confined to easements.

RSR/HP, LLC
a Kansas limited liability company

Joy W. Russell, President
of L. Russell Development and Management, Inc.

The foregoing instrument acknowledged before me, this 10th day of MAY, 2016, by Joy W. Russell, President of L. Russell Development and Management, Inc., Manager of RSR/HP, LLC, a Kansas limited liability company, on behalf of the limited liability company

JUDITH M. TERHUNE
Notary Public - State of Kansas
My Comm. Expires 11-17-17

My App't. Exp. 11-7-17

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

Emprise Bank

State of Kansas) SS The foregoing instrument acknowledged before me, this 10th day of MAY, 2016, by

Sedgwick County) fore me, this _____ day of _____, 2016, by _____ of Emprise Bank, on behalf of the bank.

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 _____, 2016 at _____ o'clock _____ M., and is duly recorded.

Sedgwick County) Kelly B. Arnold, County Clerk

State of Kansas) Tonya Buckingham, Register of Deeds

Sedgwick County) Judy J. Paget, Deputy

State of Kansas) Tricia L. Robella, L.S. #1246, Deputy County Surveyor, Sedgwick County, Kansas

Sedgwick County) Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

Carol Chapman Neugert, Chair
Dale Miller, Secretary
Jeff Longwell, Mayor
Karen Sublett, City Clerk

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2016.

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2016.

Wichita, Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.