

# J.K. OGDON ADDITION

## SEDGWICK COUNTY, KANSAS

This plat of "J.K. OGDON ADDITION", Sedgwick County, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2019  
Wichita-Sedgwick County Metropolitan Area Planning Commission

\_\_\_\_\_, Chair  
Cindy Miles  
\_\_\_\_\_, Secretary  
Dale Miller

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_, Mayor,  
Jeff Longwell, City of Wichita  
\_\_\_\_\_, City Clerk  
Karen Sublett

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgwick County, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_, Chairman  
David T. Dennis, Third District  
ATTEST: \_\_\_\_\_, County Clerk  
Kelly B. Arnold

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

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

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_, County Clerk  
Kelly B. Arnold

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 \_\_\_\_\_, 2019 at \_\_\_\_\_ o'clock \_\_\_\_\_ M, and is duly recorded.

\_\_\_\_\_, Register of Deeds  
Tanya Buckingham  
\_\_\_\_\_, Deputy  
Kenly Zehring

State of Kansas) SS We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and plotted "J.K. OGDON ADDITION", Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows: A tract of land described as the North 10 acres of the Southeast Quarter of the Southeast Quarter of Section 21, Township 26 South, Range 1 West of the 6th P.M., Sedgwick County, Kansas, EXCEPT the west 393.25 feet of said tract; and EXCEPT the north 150 feet of the east 334 feet of said tract; and EXCEPT the east 40 feet thereof for road.  
Existing public easements, building setback lines, dedications, and access controls, if any, being vacated by virtue of K.S.A. 12-512b, as amended.  
Baughman Company, P.A.

\_\_\_\_\_, Surveyor  
Michael G. Conroy, P.S. #9971

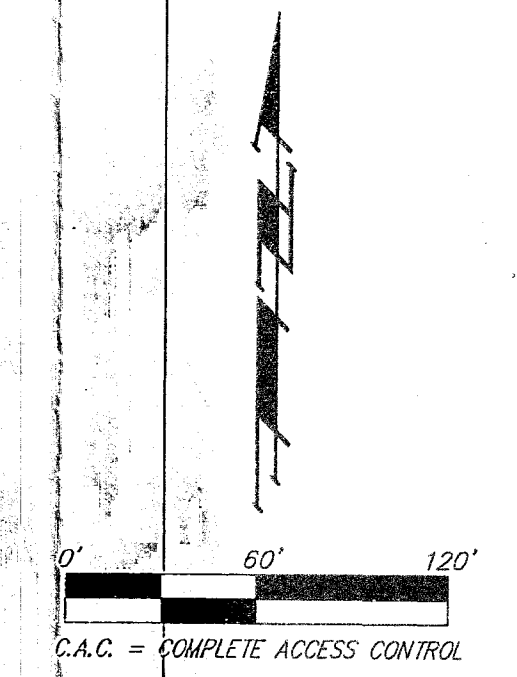
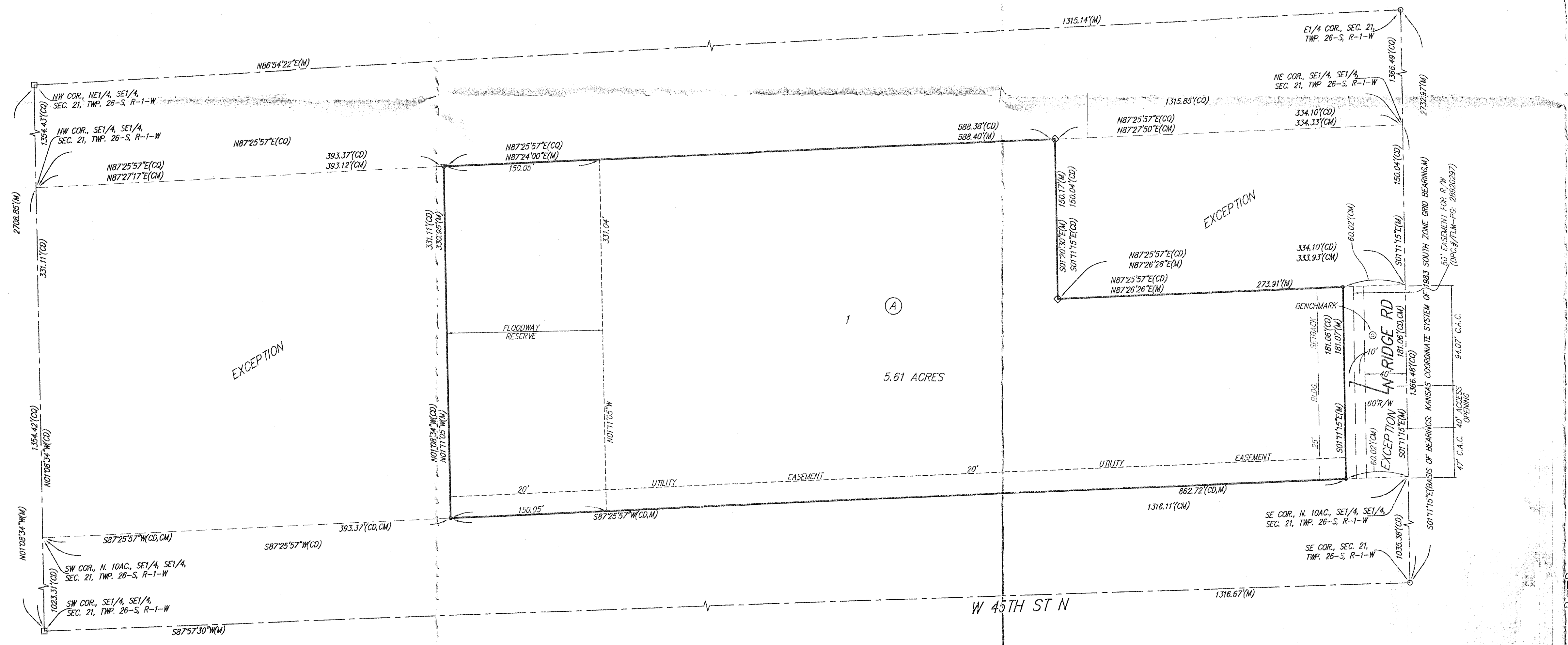
Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into a Lot, a Block, and Streets, to be known as "J.K. OGDON ADDITION", Sedgwick County, Kansas. The utility easement is hereby granted as indicated for the construction and maintenance of all public utilities. The floodway reserve is hereby reserved for floodway reserve purposes and shall be the responsibility of the owners of Lot 1, Block A, 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 floodway 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 said appropriate governing body. The street is hereby dedicated to and for the use of the public. Access controls shall be as depicted on the face of the plat and are hereby granted to the appropriate governing body. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat. FEMA floodplain and regulatory floodway boundaries are subject to periodic change and such change may affect the intended land use within the subdivision.

\_\_\_\_\_,  
James Ken Ogdon  
\_\_\_\_\_,  
Joyce L. Ogdon

State of Kansas) SS The foregoing instrument acknowledged before me, this 18<sup>th</sup> day of July, 2019, by James Ken Ogdon and Joyce L. Ogdon, husband and wife.

\_\_\_\_\_, Notary Public  
LUNETTE A. SAUBER

My App't. Exp. 09-20-22



09-20-22

⊙ = BENCHMARK

BENCHMARK: CHISELED SQUARE - NW CORNER OF TOP OF CATCH BASIN, 28' E. & 46' S. OF MOST EASTERLY NE CORNER, LOT 1, BLOCK A. ELEV. = 1337.44 NAVD88

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION NAVD88
1	A	1339.6

- ⊙ = #4 REBAR W/ "BAUGHMAN" CAP (SET)
- ⊙ = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
- ⊙ = 1/2" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
- ⊙ = 60D NAIL (SET) IN CHISELED CROSS (FOUND)(ORIGIN UNKNOWN)
- ⊙ = #5 REBAR W/ "AMPA" CAP (FOUND)

- (M) = MEASURED
- (D) = DESCRIBED
- (C) = CALCULATED FROM MEASURED INFO.
- (O) = CALCULATED FROM DESCRIBED INFO.
- (S) = CALCULATED FROM SUBDIVISION OF QUARTER SECTION

GROUNDWATER NOTE:  
The property is within a zone identified by the City Engineer's office as likely to have groundwater at some or all times within ten feet of the ground surface elevation. Building with specially engineered foundations or with the lowest floor opening above groundwater is recommended and owners seeking building permits on this property will be similarly advised. More detailed information on recorded groundwater elevations in the vicinity of this property is available in the City Engineer's office.