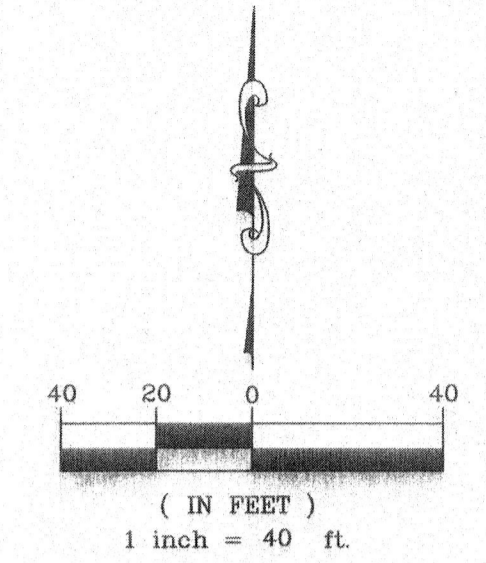


FINAL TRACING REC'D 9-24-20

Marinita 2nd Addition A Re-Plat of Part of Lot 12 Gilder's Gardens Wichita, Sedgwick County, Kansas

Tract in the NE 1/4, Sec 22, Twp 27S, R2E of the 6th P.M.



- LEGEND**
- (P) = Plotted
 - (M) = Measured
 - (D) = Discarded
 - (C) = Calculated
- REAL CORNER**
- ⊗ = Found 1/2" Rebar w/BAUGHMAN CAP
 - ⊙ = Found 1/2" Rebar w/KEMPA Cap
 - ⊕ = Set R#1 (1/2" Rebar) w/KEMPA Cap
 - ⊖ = Found 1" Iron Pipe
 - ⊗ = Found 1/2" Iron Pipe

Benchmark

Set Mag-Nail in asphalt paving at the edge of road at 50.1' NW Corner of Lot 1, Block A, Marinita 2nd Addition 30.5' West of West Line of Lot 1, Block A, Marinita 2nd Addition 39.7' North of North Line of Lot 1, Block A, Marinita 2nd Addition

Elevation=1352.30' (NAVD88)

Minimum Pad Elevations

Lots 1-5 shall be at a minimum pad elevation of 1345.5
Base Flood Elevation=1343.5 (NAVD88)

SURVEYOR'S CERTIFICATION:

State of Kansas }
County of Sedgwick } SS

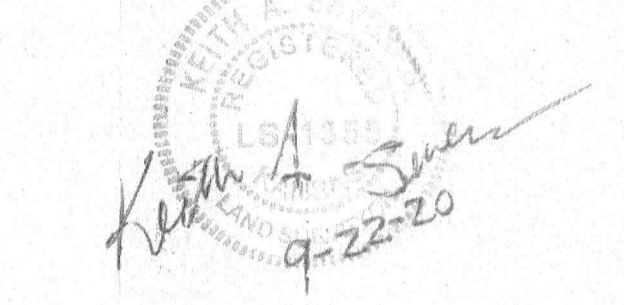
I, Keith A. Severns, a professional land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on this 2nd day of April, 2020 and the accompanying final plat prepared and that all the monuments shown herein actually exist and their positions are correctly shown to the best of my knowledge and belief.

LEGAL DESCRIPTION

A tract of land located in The Northeast Quarter of Section 22, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, being more particularly described as follows:

The North Half of Lot 12, Gilder's Gardens, Sedgwick County, Kansas.

All easements and rights-of-way within said tract are hereby vacated by virtue of "K.S.A. 12-512b, as amended".



Keith A. Severns, P.S. #1355

OWNER'S CERTIFICATION:

State of Kansas }
County of Sedgwick } SS

Know all men by these presents, that we, the undersigned, have caused the land described in the surveyor's certificate to be platted into Lots, A Block, Street and Reserve to be known as Marinita 2nd Addition, Wichita Sedgwick County, Kansas. The streets are hereby dedicated to and for the use of the public as denoted on the plat. Any easements are hereby granted as indicated for constructing, maintaining, operating, and repairing public utilities. The 30' Sanitary Sewer Film 1437, Page 122, shall remain in-place and unobstructed and unencumbered in any way as to properly maintain, operate or repair of existing sanitary sewer line which occupies said 30' Sanitary Sewer. No Private drainage systems shall be located within public drainage easements unless a Residential Drainage Relief Permit is obtained from the City of Wichita Public Works & Utilities Department. Reserve "A" is platted for storm water detention, landscaping, irrigation and beautification. Reserve "A" shall be owned and maintained by the owners of lots 1-5, Block A, Marinita 2nd Addition. A master drainage plan has been developed for this plat. 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 in accordance with the Stormwater Manual. The maintenance of all drainageways and drainage facilities in backyard drainage easements and reserves are the responsibility of the property owners. FEMA Floodplain and regulatory floodway boundaries are subject to periodic change and such change may affect the intended land use within the subdivision. And further that the land contained herein is held and shall be conveyed subject to any applicable restrictions, reservations and covenants now on file or hereafter filed in the Office of the Register of Deeds of Sedgwick County, Kansas.

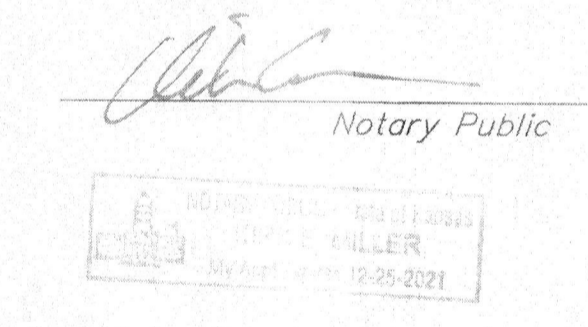
By: John Greenstreet 9-15-2020
PDS Development Co. Inc., John Greenstreet, Owner Date

NOTARY'S CERTIFICATION:

State of Kansas }
County of Sedgwick } SS

The foregoing instrument was acknowledged before me on this 15th day of September, 2020 PDS Development Co. Inc., John Greenstreet, owner.

My Commission Expires: (2/25/2021)



Tonya Buckingham, Register of Deeds

Register of Deeds Certificate:

State of Kansas }
County of Sedgwick } SS

This is to certify that this plat has been filed for record in the Office of the Register of Deeds this _____ day of _____, 2020, at _____ o'clock _____ M, and is duly recorded.

Kenley Zehring, Deputy

Transfer Record:

Entered on transfer record this _____ day of _____, 2020.

Kelly B. Arnold, County Clerk

PLANNING COMMISSION CERTIFICATE:

State of Kansas }
County of Sedgwick } SS

This plat of Marinita 2nd Addition, 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 _____, 2020

Wichita-Sedgwick County Metropolitan Area Planning Commission,

Michael C. Greene, Chair

ATTEST: Scott A. Wadle, Secretary

GOVERNING BODY CERTIFICATE:

State of Kansas }
County of Sedgwick } SS

This plat is approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this _____ day of _____, 2020.

At the Direction of the City Council

Brandon J. Whipple, Mayor

ATTEST: Karen Sublett, City Clerk

COUNTY SURVEYOR'S CERTIFICATE:

This Plat was Reviewed in Accordance with K.S.A. 58-2005 on this _____ day of _____, 2020.

Tricia Robello, P.S. #1246
County Surveyor
County of Sedgwick, State of Kansas

