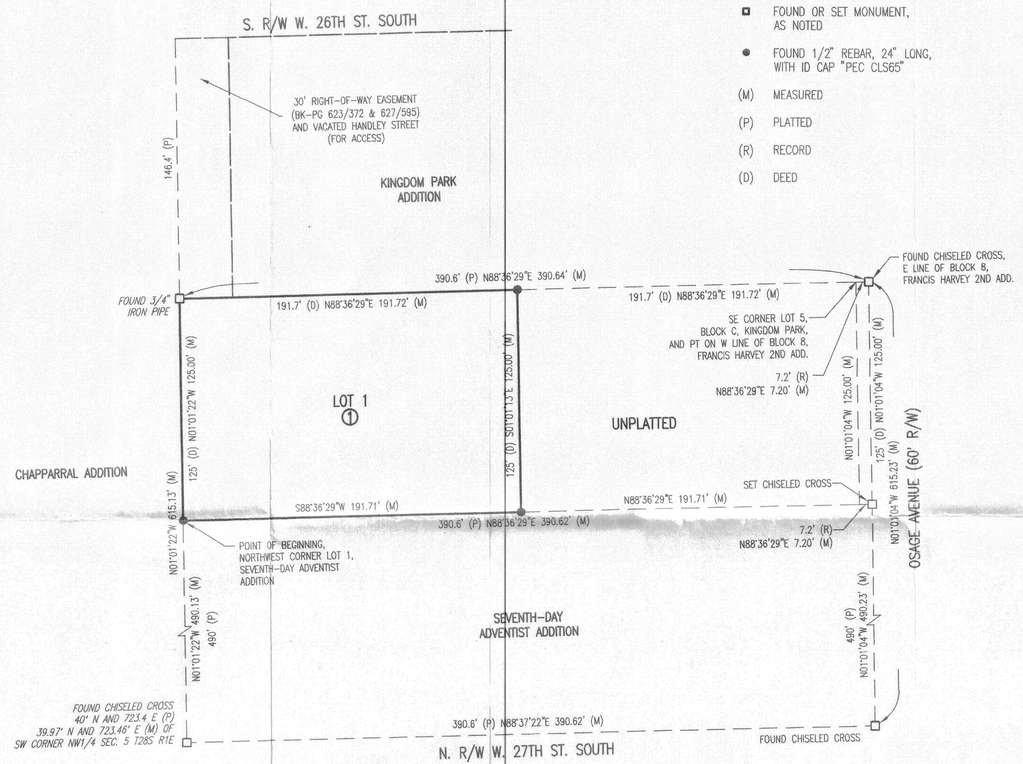
CITY HALL – ENGINEERING
MAIL STOP 1-71
Arceli Rosas
FOR YOUR FILES

FINAL TRACING REC'D 7-24-20

SENECA SUBSTATION ADDITION

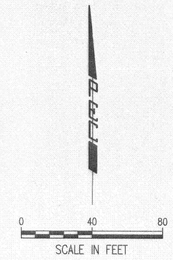
TO WICHITA, SEDGWICK COUNTY, KANSAS

FINAL PLAT



LEGEND

- ◘ FOUND OR SET MONUMENT, AS NOTED
- ● FOUND 1/2" REBAR, 24" LONG, WITH ID CAP "PEC CLS65"
- (M) MEASURED
- (P) PLATTED
- (R) RECORD
- (D) DEED



SURVEYOR'S CERTIFICATE

STATE OF KANSAS)
) SS
COUNTY OF SEDGWICK)

CERTIFICATE OF SURVEY: ON THIS 10TH DAY OF FEBRUARY, 2020, WE, PROFESSIONAL ENGINEERING CONSULTANTS, P.A., A PROFESSIONAL ASSOCIATION DULY AUTHORIZED TO PRACTICE LAND SURVEYING (CLS65) IN THE AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT, UNDER THE DIRECT SUPERVISION OF THE UNDERSIGNED, WE HAVE SURVEYED AND PLATTED, SENECA SUBSTATION ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO LOT AND BLOCK AND THAT THE ACCOMPANYING PLAT IS A TRUE AND CORRECT EXHIBIT OF THE PROPERTY SURVEYED TO THE BEST KNOWLEDGE AND BELIEF OF THE PROFESSIONAL ASSOCIATION, DESCRIBED AS BEGINNING AT THE NORTHWEST CORNER OF LOT 1 OF SEVENTH-DAY ADVENTIST ADDITION, WICHITA, KANSAS; THENCE N01°01'22"W, ALONG THE EAST LINE OF CHAPARRAL ADDITION, WICHITA, KANSAS, A DISTANCE OF 125.00 FEET; THENCE N88°36'29"E ALONG THE SOUTH LINE OF VACATED HANDLEY STREET AND BLOCK C, KINGDOM PARK, AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, A DISTANCE OF 191.72 FEET; THENCE S01°01'13"E A DISTANCE OF 125.00 FEET TO THE NORTH LINE OF SAID LOT 1 SEVENTH-DAY ADVENTIST ADDITION; THENCE S88°36'29"W ALONG SAID NORTH LINE A DISTANCE OF 191.71 FEET TO THE POINT OF BEGINNING.

ERNEST CANTU
LICENSED
LS-1407
FEB 10, 2020
KANSAS
LAND SURVEYOR

ERNEST CANTU JR., P.S. NO. 1407
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT WE, THE OWNERS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED ON THE ACCOMPANYING PLAT INTO LOT AND BLOCK, TO BE KNOWN AS SENECA SUBSTATION ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

ALL EXISTING PUBLIC EASEMENTS, BUILDING SETBACKS, ACCESS CONTROLS, DEDICATED STREETS AND ALL OTHER PUBLIC DEDICATIONS LYING WITHIN THE LAND DESCRIBED IN THE CERTIFICATE OF SURVEY, ARE HEREBY VACATED BY VIRTUE OF K.S.A. 12-512B, AS AMENDED.

NO SIGNS, LIGHT POLES, PRIVATE DRAINAGE SYSTEMS, MASONRY FENCES, MASONRY TRASH ENCLOSURES OR OTHER STRUCTURES SHALL BE LOCATED WITHIN PUBLIC UTILITY EASEMENTS UNLESS A USE OF EASEMENT PERMIT IS OBTAINED FROM THE CITY OF WICHITA PUBLIC WORKS & UTILITIES DEPARTMENT.

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.

OWNER: EVERGY KANSAS SOUTH INC, A CORPORATION

CHRIS MEYER, SR. ENGINEER, EVERGY KANSAS SOUTH, INC.

NOTARY CERTIFICATE

STATE OF KANSAS)
) SS
COUNTY OF SHAWNEE)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____DAY OF _____, 2020, BY CHRIS MEYER, SR. ENGINEER OF EVERGY KANSAS SOUTH INC., A CORPORATION.

_____, NOTARY PUBLIC
MIKKI BELL

MY APPOINTMENT EXPIRES _____

PLANNING COMMISSION CERTIFICATE

THIS PLAT OF SENECA SUBSTATION ADDITION HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS, APPROVED THE _____DAY OF _____, 2020.

_____, CHAIR
CHARLES A. WARREN

_____, SECRETARY
SCOTT KNEBEL

COUNTY SURVEYOR'S CERTIFICATE

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS _____DAY OF _____, 2020.

TRICIA L. ROBELLO, P.S. #1246
DEPUTY COUNTY SURVEYOR
SEDGWICK COUNTY KANSAS

GOVERNING BODY CERTIFICATE

THIS PLAT IS APPROVED AND ALL DEDICATIONS SHOWN HEREON

ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, THIS

_____ DAY OF _____, 2020.

_____, MAYOR
BRANDON J. WHIPPLE

_____, CITY CLERK
KAREN SUBLETT

TRANSFER OF RECORD

ENTERED ON TRANSFER RECORD THIS _____DAY OF _____, 2020.

_____, COUNTY CLERK
KELLY B. ARNOLD

REGISTER OF DEEDS CERTIFICATE

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____M., ON THE _____DAY OF _____, 2020.

_____, REGISTER OF DEEDS
TONYA BUCKINGHAM

_____, DEPUTY
KENLY ZERHING

PEC
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.
303 SOUTH TOPEKA WICHITA, KS 67202
316-262-2691 www.pec1.com

Saved: 01-30-2020 8:52:06 AM by REBECCA.MELLES
Plot Scale: 1:1 02-03-2020 8:33:24 AM by REBECCA.MELLES_IE
J:\Topeka\2019\190320\DGS\Main\Drawings\Plat\190320-DS5 Final Plat