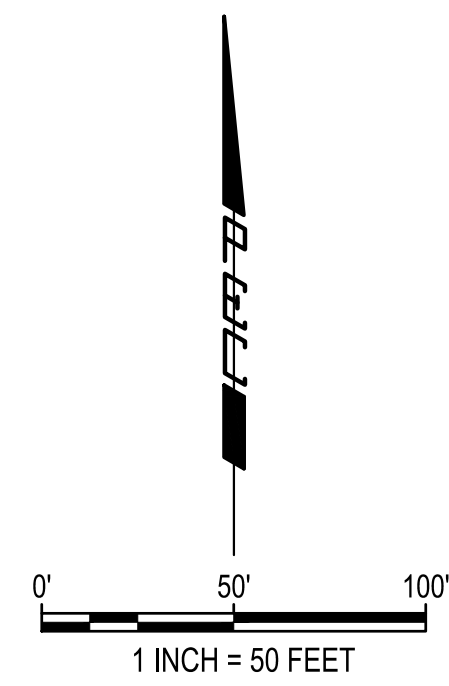


NE SUB YARD ADDITION

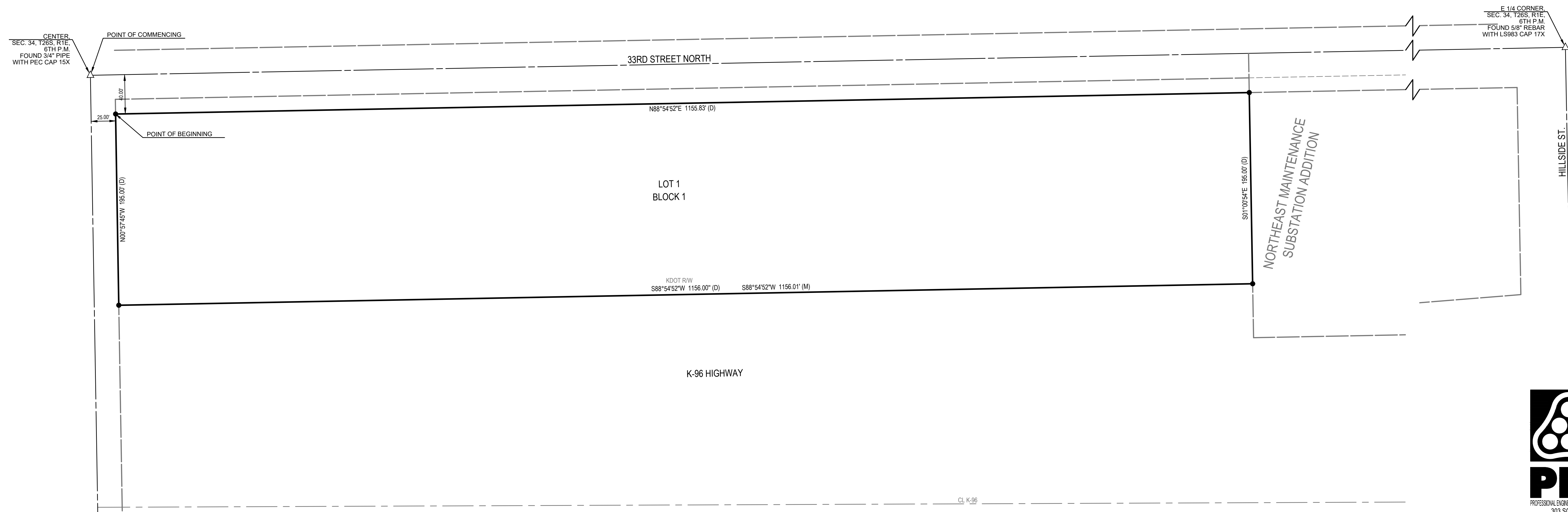
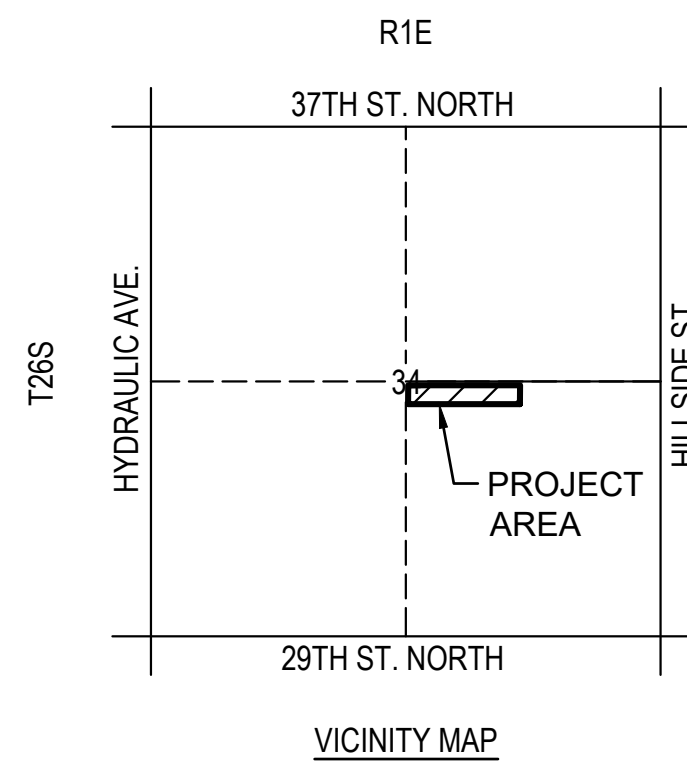
WICHITA, SEDGWICK COUNTY, KANSAS

FINAL PLAT

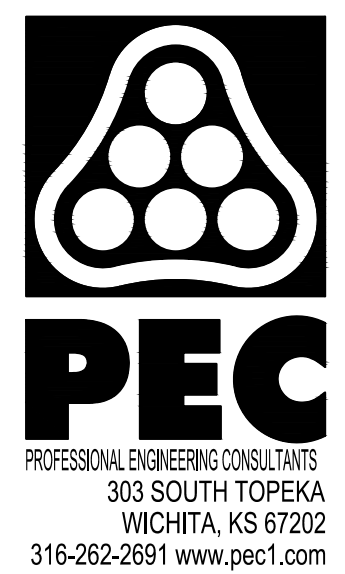


PLAT LEGEND

- △ FOUND CORNER AS NOTED
- SET 1/2" REBAR WITH PEC CAP
- (M) MEASURED BEARING/DISTANCE
- (D) DEED



P:\2025\2025-01-20-NE SUB YARD ADDITION\PLAT\2025-01-20-NE SUB YARD ADDITION.FINAL.PLAT.DWG
 PLOTTED: 11/17/2025 8:28:59 AM BY: REBECCA WELLES
 C:\WICHITA\2025\2025-01-20-NE SUB YARD ADDITION\PLAT\2025-01-20-NE SUB YARD ADDITION.FINAL.PLAT.DWG



NE SUB YARD ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS

FINAL PLAT

CERTIFICATE OF SURVEY:

STATE OF KANSAS)
 COUNTY OF SEDGWICK)SS

ON THIS _____ DAY OF _____, 2025, 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 RESPONSIBLE CHARGE OF THE UNDERSIGNED, WE HAVE SURVEYED AND PLATTED NE SUB YARD ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS, INTO A LOT AND A 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:

PARCEL DESCRIPTION

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 26 SOUTH, RANGE 01 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, BEING DESCRIBED AND PREPARED ON 12/20/2024 BY BRIAN MARTIN PS #1747 AND PROFESSIONAL ENGINEERING CONSULTANTS P.A., C.L.S. #65, AS FOLLOWS:

COMMENCING; AT THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER; THENCE N88°54'52"E (BEARINGS KANSAS REGIONAL COORDINATE SYSTEM, ZONE 17 WICHITA ZONE) ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER A DISTANCE OF 25.00 FEET; THENCE S00°57'45"E A DISTANCE OF 40.00 FEET TO THE NORTH LINE OF A PROPERTY DESCRIBED IN FLM/PG# 22281180 IN THE SEDGWICK COUNTY REGISTER OF DEEDS AND THE **POINT OF BEGINNING**; THENCE N88°54'52"E ALONG SAID NORTH PROPERTY LINE A DISTANCE OF 1155.83 FEET TO THE EAST LINE OF SAID PROPERTY; THENCE S01°00'54"E ALONG SAID EAST PROPERTY LINE A DISTANCE OF 195.00 FEET TO THE SOUTH LINE OF SAID PROPERTY; THENCE S89°54'52"W ALONG SAID SOUTH PROPERTY LINE A DISTANCE OF 1156.00 FEET TO THE WEST LINE OF SAID PROPERTY; THENCE N00°57'45"W ALONG SAID WEST PROPERTY LINE A DISTANCE OF 195.00 FEET TO THE **POINT OF BEGINNING**.

ENCOMPASSING 5.17 ACRES MORE OR LESS.

 BRIAN MARTIN P.S. NO. 1747
 PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

OWNER'S CERTIFICATION AND DEDICATION:

THIS IS TO CERTIFY THAT WE, THE OWNERS OF THE LAND DESCRIBED IN THE CERTIFICATE OF SURVEY, HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED ON THE ACCOMPANYING PLAT INTO A LOT AND A BLOCK, TO BE KNOWN AS NE SUB YARD, 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.

EASEMENTS AS SHOWN FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES ARE HEREBY GRANTED TO THE PUBLIC. NO SIGNS, LIGHT POLES, PRIVATE DRAINAGE SYSTEMS, MASONRY FENCES, MASONRY TRASH ENCLOSURES OR OTHER STRUCTURES SHALL BE LOCATED WITHIN PUBLIC EASEMENTS UNLESS A USE OF EASEMENT PERMIT IS OBTAINED FROM THE CITY OF WICHITA PUBLIC WORKS & UTILITIES DEPARTMENT.

FEMA FLOODPLAIN AND REGULATORY FLOODWAY BOUNDARIES ARE SUBJECT TO PERIODIC CHANGE AND SUCH CHANGE MAY AFFECT THE INTENDED LAND USE WITHIN THE SUBDIVISION.

A MASTER DRAINAGE PLAN HAS BEEN DEVELOPED FOR THIS PLAT. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, AND RESERVES SHALL REMAIN AT ESTABLISHED GRADES (UNLESS MODIFIED WITH THE APPROVAL OF THE APPLICABLE CITY OR COUNTY ENGINEER) AND SHALL BE UNOBSTRUCTED TO ALLOW FOR THE CONVEYANCE OF STORMWATER IN ACCORDANCE WITH THE STORMWATER MANUAL.

OWNER: CITY OF WICHITA

_____, MAYOR
 LILY WU

NOTARY CERTIFICATE:

STATE OF KANSAS)
 COUNTY OF SEDGWICK)SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2025, BY LILY WU, MAYOR OF THE CITY OF WICHITA, OWNER OF THE PROPERTY DESCRIBED.

_____, NOTARY PUBLIC

MY APPOINTMENT EXPIRES _____

PLANNING COMMISSION CERTIFICATE:

THIS PLAT OF NE SUB YARD ADDITION HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY PLANNING COMMISSION, WICHITA, KANSAS, APPROVED THE _____ DAY OF _____, 2025.

_____, CHAIR
 BRYAN K. FRYE

_____, SECRETARY
 SCOTT A. WADLE

COUNTY SURVEYOR'S CERTIFICATE

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS _____ DAY OF _____, 2025.

 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 _____, 2025.

_____, MAYOR
 LILY WU

ATTEST:

_____, DEPUTY CITY CLERK
 SHINITA RICE

TRANSFER RECORD:

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 2025.

_____, COUNTY CLERK
 KELLY B. ARNOLD

REGISTER OF DEEDS CERTIFICATE:

STATE OF KANSAS)
 COUNTY OF SEDGWICK)SS

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE, AT _____ O'CLOCK _____ M, ON THIS _____ DAY OF _____, 2025.

_____, REGISTER OF DEEDS
 TONYA BUCKINGHAM

_____, DEPUTY
 KENLY ZEHRING