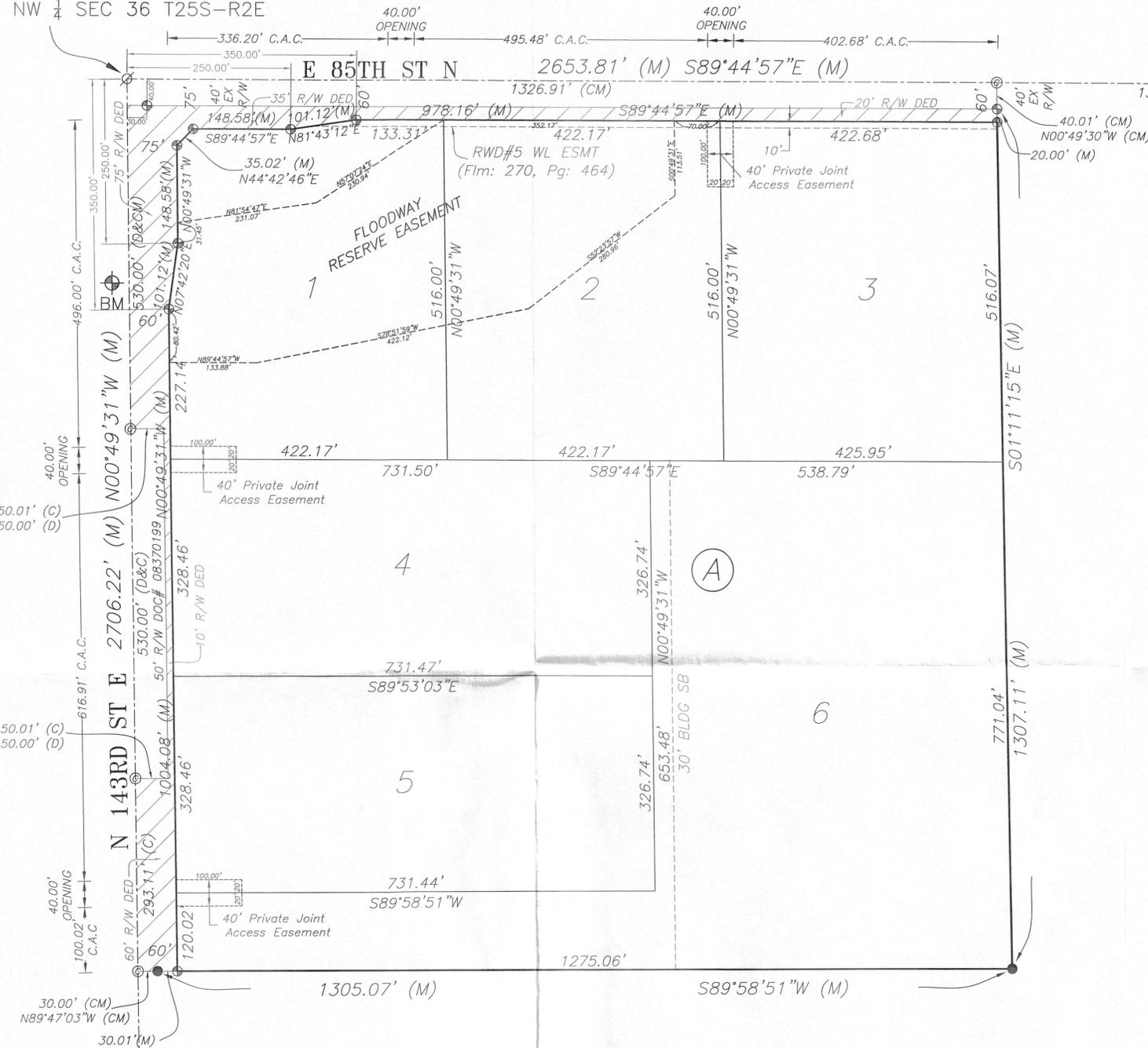


**WILDFLOWER ADDITION**

Part of the NW 1/4 of the NW 1/4, of Section 36,  
 Township 25 South, Range 2 East of the 6th P.M.,  
 Sedgwick County, Kansas

NW Corner  
 NW 1/4 SEC 36 T25S-R2E

NE Corner  
 NW 1/4 SEC 36 T25S-R2E

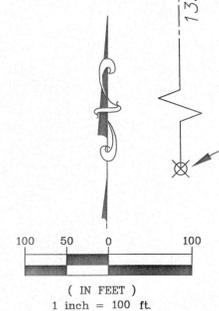


Minimum Pad Elevation		
Lot	Block	Elev NAVD 88
1	A	1360.3
2	A	1358.2

**Benchmarks:** BM  
**BM:** Cross approximately 309.60 feet North and 21.50 feet East to the Northwest Corner of the Northwest Quarter of Section 36, Township 25 South, Range 2 East  
 Elevation = 1360.96 (NAVD88)

**LEGEND**

- (M) - Measured
- (C) - Calculated
- (CM) - Calculated Measured
- (D) - Described
- C.A.C. - Complete Access Control
- ⊕ - 1/2" Rebar w/ KEMPA Cap (Set)
- - 5/8" Rebar w/ Armour Cap (Found)
- ⊘ - 3/4" Iron Pipe (Found)
- ⊗ - 1" Iron Pipe (Found)
- ⊙ - Calculated Point



State of Kansas )  
 County of Sedgwick ) SS

I, Keith A. Severns, a licensed land surveyor of the State of Kansas, do hereby certify that the following described tract of land was surveyed on this 26th day of November, 2024 and the accompanying preliminary 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**

The North Half of the Northwest Quarter of the Northwest Quarter of Section 36, Township 25 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, except the North 40 feet thereof for road, and except that part for road established on Film 837, Page 199.

AND TOGETHER WITH

The South Half of the Northwest Quarter of the Northwest Quarter of Section 36, Township 25 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas, except that part for road as established on Film 837, Page 199.

Keith A. Severns, PS #1355

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, and Streets to be known as Wildflower Addition, Sedgwick County, Kansas. Any street dedications shown are dedicated to the appropriate governing body. A master drainage plan has been developed for this plot. All drainage easements, rights-of-way, and reserves shall remain at established grades (unless modified for 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. FEMA floodplain and regulatory floodway boundaries are subject to periodic change, and such change may affect the intended land use within the subdivision. Buildings shall be constructed at the specified minimum pad elevation. The access controls are hereby granted to the appropriate governing body as shown hereon. 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.

The area designated as Floodway Reserve Easement is reserved for the purposes of providing flood protection, preserving natural drainage, and protecting the safety and welfare of County. The Floodway Reserve Easement shall be owned by Lot 1, Block A, Wildflower Addition, and Lot 2, Block A, Wildflower Addition, hereinafter collectively referred to as "Owner". Owner hereby covenants and agrees for such Owner and Owner's grantees, devisees, successors and assigns that: (1) no human habitat or other construction may be built in said reserve and that no obstruction shall be placed therein; (2) no levee or any fill, change of grade, creation of channels or other work shall be constructed in said reserve except with the approval of the Kansas State Board of Agriculture, Division of Water Resources in accordance with K.S.A. 24-126 and the County Engineer; (3) said reserve shall be the responsibility of Owner until such time as the governing body exercising jurisdiction under K.S.A. 82a-301 elects to assume the responsibility for maintenance of and improvements to drainage; and (4) the appropriate governing body has the right to maintain said reserve in the event the owner(s) fail to do so and charge-back the cost of such maintenance to the owner(s).

By: Benjamin Voegeli, Owner, Date \_\_\_\_\_  
 Triple Crown Investments LLC

State of Kansas )  
 County of Sedgwick ) SS

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_ of 2025, by, Benjamin Voegeli, Owner, Triple Crown Investments LLC

\_\_\_\_\_, Notary Public

My commission expires: \_\_\_\_\_

State of Kansas )  
 City of Wichita ) SS

This plat of Wildflower 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 \_\_\_\_\_, 2025.

\_\_\_\_\_, Chair  
 Bryan K. Frye

\_\_\_\_\_, Secretary  
 Scott A. Wadle

State of Kansas )  
 County of Sedgwick ) SS

This plat of Wildflower Addition, Sedgwick County, Kansas, has been submitted to and approved by the Board of County Commissioners of Sedgwick County, Kansas. On this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_, Chairman  
 Ryan Baty, Fourth District

Attest: Kelly B. Arnold, County Clerk

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

Kelly B. Arnold, County Clerk

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 \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2025, and is duly recorded.

\_\_\_\_\_, Register of Deeds  
 Tonya Buckingham

\_\_\_\_\_, Deputy  
 Kenly Zehring

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

