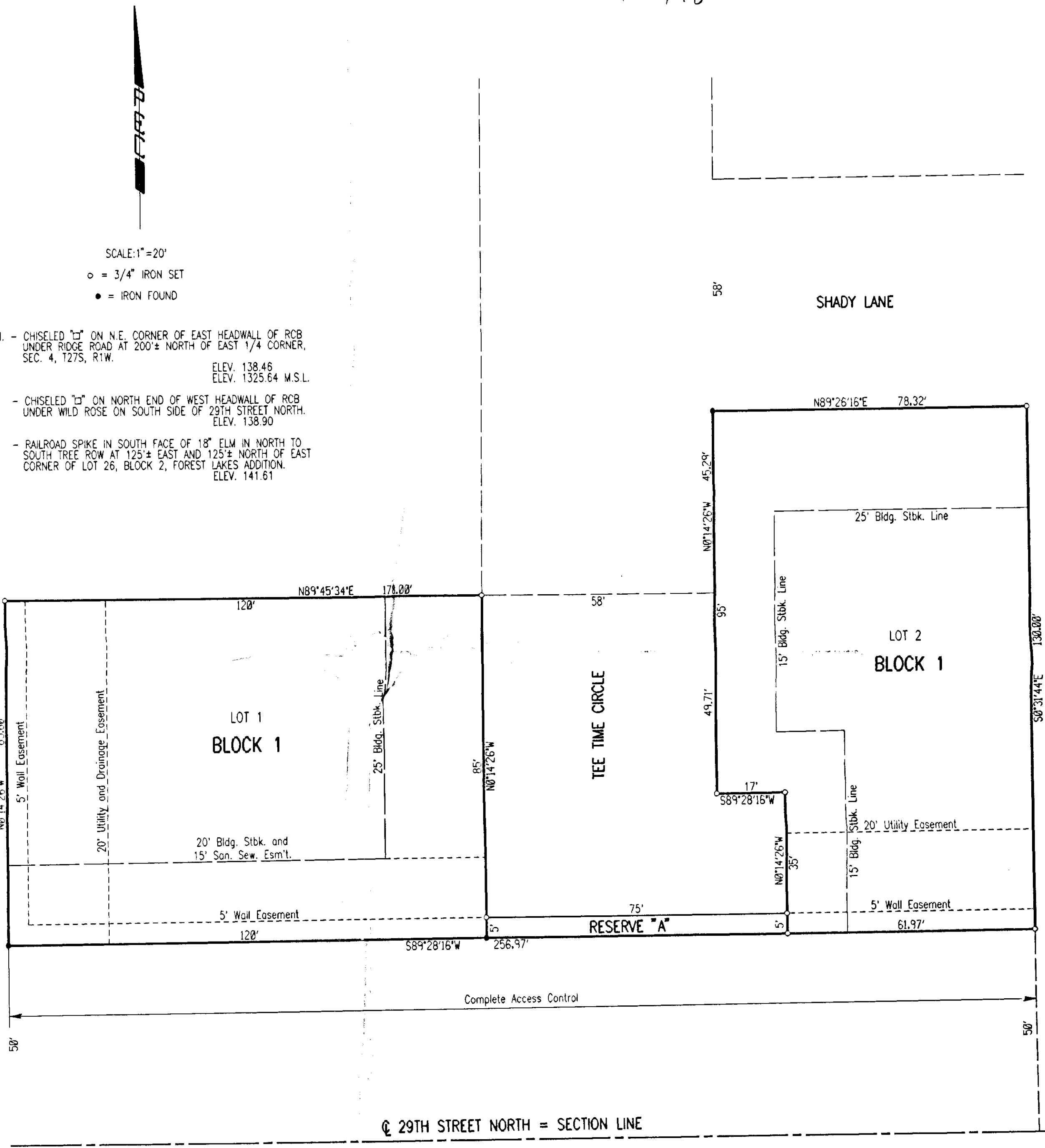


FOREST LAKES 2ND ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

*Copied from the Tracer &
5/30/96*



- SCALE: 1"=20'
- = 3/4" IRON SET
 - = IRON FOUND
- DATUM B.M. - CHISELED "I" ON N.E. CORNER OF EAST HEADWALL OF RCB UNDER RIDGE ROAD AT 200'± NORTH OF EAST 1/4 CORNER, SEC. 4, T27S, R1W.
ELEV. 138.46
ELEV. 1325.64 M.S.L.
- B.M. - CHISELED "I" ON NORTH END OF WEST HEADWALL OF RCB UNDER WILD ROSE ON SOUTH SIDE OF 29TH STREET NORTH.
ELEV. 138.90
- B.M. - RAILROAD SPIKE IN SOUTH FACE OF 18" ELM IN NORTH TO SOUTH TREE ROW AT 125'± EAST AND 125'± NORTH OF EAST CORNER OF LOT 26, BLOCK 2, FOREST LAKES ADDITION.
ELEV. 141.61



STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

I, MICHAEL W. BERRY, A REGISTERED LAND SURVEYOR IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT ON THIS 23RD DAY OF MAY, 1996, I HAVE CAUSED TO BE SURVEYED AND PLATTED INTO LOTS, A BLOCK, A STREET, AND A RESERVE, THE SAME BEING A REPLAT OF LOT 10, BLOCK 1, AND LOT 1, BLOCK 4, IN FOREST LAKES AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

THAT PORTION OF TEE TIME STREET BETWEEN THE EXTENSION OF THE NORTH LINE OF LOT 1, BLOCK 4, FOREST LAKES AND ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS AND THE NORTH LINE OF 29TH STREET NORTH IS HEREBY VACATED AND REPLATTED BY VIRTUE OF K.S.A. 12-512(b) AMENDED.

Michael W. Berry
MICHAEL W. BERRY, R.L.S. NO. 545
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY OWNERS OF THE LAND, AS ABOVE SET FORTH IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO LOTS, A BLOCK, A STREET, AND A RESERVE, THE SAME TO BE KNOWN AS FOREST LAKES 2ND ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

EASEMENTS AS INDICATED FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND DRAINAGE ARE HEREBY GRANTED. THE STREETS ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC.

THE 5 FOOT WALL EASEMENT ALONG THE SOUTH AND WEST LINES OF THIS PLAT AS SHOWN, IS HEREBY PLATTED FOR THE CONSTRUCTION AND MAINTENANCE OF A PRIVATE WALL. UTILITIES MAY CROSS THE WALL EASEMENTS.

RESERVE "A" IS HEREBY PLATTED FOR A PRIVATE WALL AND LANDSCAPING. RESERVE "A" SHALL BE OWNED AND MAINTAINED BY THE FOREST LAKES HOMEOWNERS ASSOCIATION.

ALL ADJUTERS' RIGHTS OF ACCESS TO AND FROM 29TH STREET NORTH OVER AND ACROSS THE SOUTH LINE OF THIS PLAT, AS SHOWN, ARE HEREBY GRANTED TO THE CITY OF WICHITA.

OWNER: FOREST LAKES, INC.

Marvin Schellenberg
MARVIN SCHELLENBERG, VICE PRESIDENT

OWNERS:
Shawn G. Ray Becky G. Ray
SHAWN G. RAY BECKY G. RAY

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 24TH DAY OF MAY, 1996, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME MARVIN SCHELLENBERG, VICE PRESIDENT, FOREST LAKES, INC. TO ME, INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING FOR AND ON BEHALF AND AS THE ACT AND DEED OF SAID CORPORATION, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Connie S. Johnston
CONNIE S. JOHNSTON, NOTARY PUBLIC
MY COMMISSION EXPIRES July 18, 1997

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 24TH DAY OF MAY, 1996, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME SHAWN G. RAY AND BECKY G. RAY, HUSBAND AND WIFE, TO ME PERSONALLY KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME AS THEIR VOLUNTARY ACT AND DEED, IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Connie S. Johnston
CONNIE S. JOHNSTON, NOTARY PUBLIC
MY COMMISSION EXPIRES July 18, 1997

WE, EMPRISE BANK, IN WICHITA, KANSAS, HOLDER OF A MORTGAGE ON PART THE ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATTING OF FOREST LAKES 2ND ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

BY: Gregory K. Wilson
GREGORY K. WILSON, EXECUTIVE VICE PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 24TH DAY OF MAY, 1996, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME GREGORY K. WILSON, EXECUTIVE VICE PRESIDENT OF EMPRISE BANK IN WICHITA, KANSAS, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE ACT AND DEED OF SAID BANK. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Lisa Ann Ingersoll
LISA ANN INGERSOLL, NOTARY PUBLIC
MY COMMISSION EXPIRES 12/19/99

WE, PRAIRIE STATE BANK, IN WICHITA, KANSAS, HOLDER OF A MORTGAGE ON PART THE ABOVE DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLATTING OF FOREST LAKES 2ND ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

BY: Chris A. Anderson
CHRIS A. ANDERSON, SR. VICE PRESIDENT

STATE OF KANSAS)
COUNTY OF SEDGWICK) SS

BE IT REMEMBERED ON THIS 24TH DAY OF MAY, 1996, BEFORE ME, A NOTARY PUBLIC IN AFORESAID STATE AND COUNTY, CAME CHRIS A. ANDERSON SR. VICE-PRESIDENT OF PRAIRIE STATE BANK IN WICHITA, KANSAS, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME FOR AND ON BEHALF AND AS THE ACT AND DEED OF SAID BANK. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Walter Hood
WALTER HOOD, NOTARY PUBLIC
MY COMMISSION EXPIRES May 17, 1997

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN COMMISSION, WICHITA, KANSAS, DATED THIS 11TH DAY OF MAY, 1995.

Susan Osborne-Howes, CHAIR
SUSAN OSBORNE-HOWES

MARVIN S. KROUT, SECRETARY

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, DATED THIS _____ DAY OF _____, 1996.

BOB KNIGHT, MAYOR

PAT BURNETT, CITY CLERK

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 1996.

SUSAN E. CROCKETT-SPOON, COUNTY CLERK

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT _____ M., ON THIS _____ DAY OF _____, 1996.

PAT KETTLER, REGISTER OF DEEDS

ED RESA, DEPUTY

S.E. Corner, S.E. 1/4
Sec. 33, T26S, R1W
of the 6th P.M.
(5/8" bar on thimble)

Q 29TH STREET NORTH = SECTION LINE



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4421
FAX (316) 268-4390

May 11, 1995

Marvin Schellenberg
Forest Lakes, Inc.
7926 W. 21st Street North
Wichita, KS 67205

Re: S/D 95-24 FOREST LAKES 2nd ADDITION (Final Plat)

Dear Mr. Schellenberg:

At the regular meeting of the Metropolitan Area Planning Commission on May 11, 1995, the above captioned plat was considered. The action of the Planning Commission was to approve the plat subject to the following conditions:

- A. If determined necessary by City Engineering, revised petitions or an agreement may be needed for existing guarantees.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- C. On the final plat tracing, the plattor's text shall also reference the granting of the indicated utility easements and the dedication of street right-of-way.
- D. The applicant shall submit a covenant providing for the ownership and maintenance of Reserve A.
- E. Since this property is a replat of a portion of Forest Lakes Addition, the applicant shall submit appropriate legal documents for recording which provide for this property to share the responsibility for the maintenance of the reserves platted as a part of the original plat.
- F. The applicant shall submit a covenant which provides for four (4) off-street parking spaces per dwelling unit on each lot which abuts a 58-foot street. The covenant shall inventory the affected lots by lot and block number and shall state that the covenant runs with the land and is binding on future owners and assigns.
- G. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
- H. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the

notary's signature.

- I. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management Coordinator (phone 316-946-4527) prior to development of the plat so that the type of delivery, and the tentative mailbox locations can be determined.
- J. Perimeter closure computations shall be submitted with the final plat tracing Section 5-101(c).
- K. Recording of the plat within 30 days after approval by the City Council.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the City Council for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.
3. Subdivision regulations now require a detailed Lot Grading Plan be submitted to Engineering prior to the tracing being released. This applies to all multi-lot and residential developments.

Please call if you have any questions.

Sincerely,



Don Losew
Senior Planner

DL:rh

cc: P.E.C., c/o Gary Wiley, 303 S. Topeka, Wichita, KS 67202
Mike Lindebak, City Engineer

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1588
316/268-4421
FAX 316/268-4390

April 6, 1995

Marvin Schellenberg
Forest Lakes, Inc.
7926 W. 21st Street North
Wichita, KS 67205

Re: S/D 95-24 FOREST LAKES 2nd ADDITION (Final Plat)

Dear Mr. Schellenberg:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, April 6, 1995, the above captioned plat was considered. The action of the Committee resulted in a 2-2 vote for denial of the plat. Since a majority vote was not obtained for approval or denial this plat in regard to the Subdivision Committee's action, is considered still a denial. You may, however, request in writing that this case be forwarded to the full Planning Commission as an appeal to the Subdivision Committee's action.

Sincerely,

Don Losew
Senior Planner

DL:rh

Enclosure: Marked Copy of plat

cc: P.E.C., c/o Gary Wiley, 303 S. Topeka, Wichita, KS 67202

Mike Lindebak, City Engineer

May 11, 1995

STAFF REPORT
(Final Plat)

CASE NUMBER: S/D 95-24 FOREST LAKES 2ND ADDITION

OWNER/APPLICANT: Marvin Schellenberg, Forest Lakes, Inc., 7926 West 21st North, Wichita, KS 67205

SURVEYOR/ENGINEER: P.E.C., P.A., c/o Gary Wiley, 303 S. Topeka, Wichita, KS 67202

LOCATION: North of 29th Street North and west of Ridge Road

SITE SIZE: 0.6 ± Acres

NUMBER OF LOTS

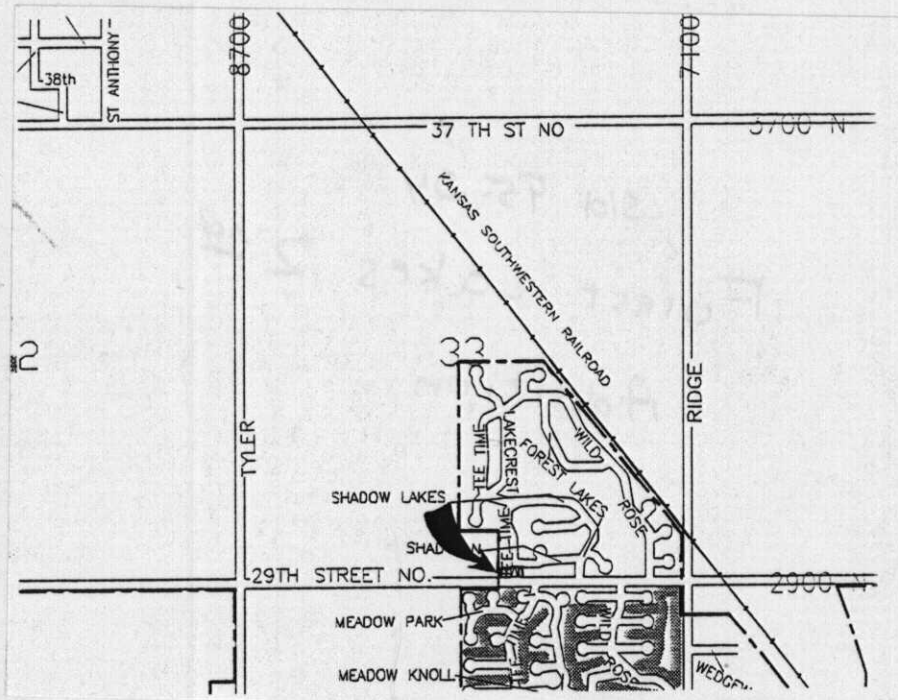
Residential:	2
Office:	
Commercial:	
Industrial:	
Total:	<u>2</u>

MINIMUM LOT AREA: 9,587 square feet

CURRENT ZONING: "AA"

PROPOSED ZONING: "AA"

VICINITY MAP:



FILE COPY

STAFF COMMENTS:

- A. If determined necessary by City Engineering, revised petitions or an agreement may be needed for existing guarantees.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- C. On the final plat tracing, the plattor's text shall also reference the granting of the indicated utility easements and the dedication of street right-of-way.
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- E. Since this property is a replat of a portion of Forest Lakes Addition, the applicant shall submit appropriate legal documents for recording which provide for this property to share the responsibility for the maintenance of the reserves platted as a part of the original plat.
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- G. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
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- J. Perimeter closure computations shall be submitted with the final plat tracing Section 5-101(c).
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FILE COPY