

STORM SEWER PLANS FOR TEAL COVE S.W.S. NO. 293 PROJECT NO. 468-76-245-81474-000-000-001

CITY OF WICHITA, KANSAS
MICHAEL E. LINDEBAK, CITY ENGINEER
JANUARY, 1986

GENERAL NOTES

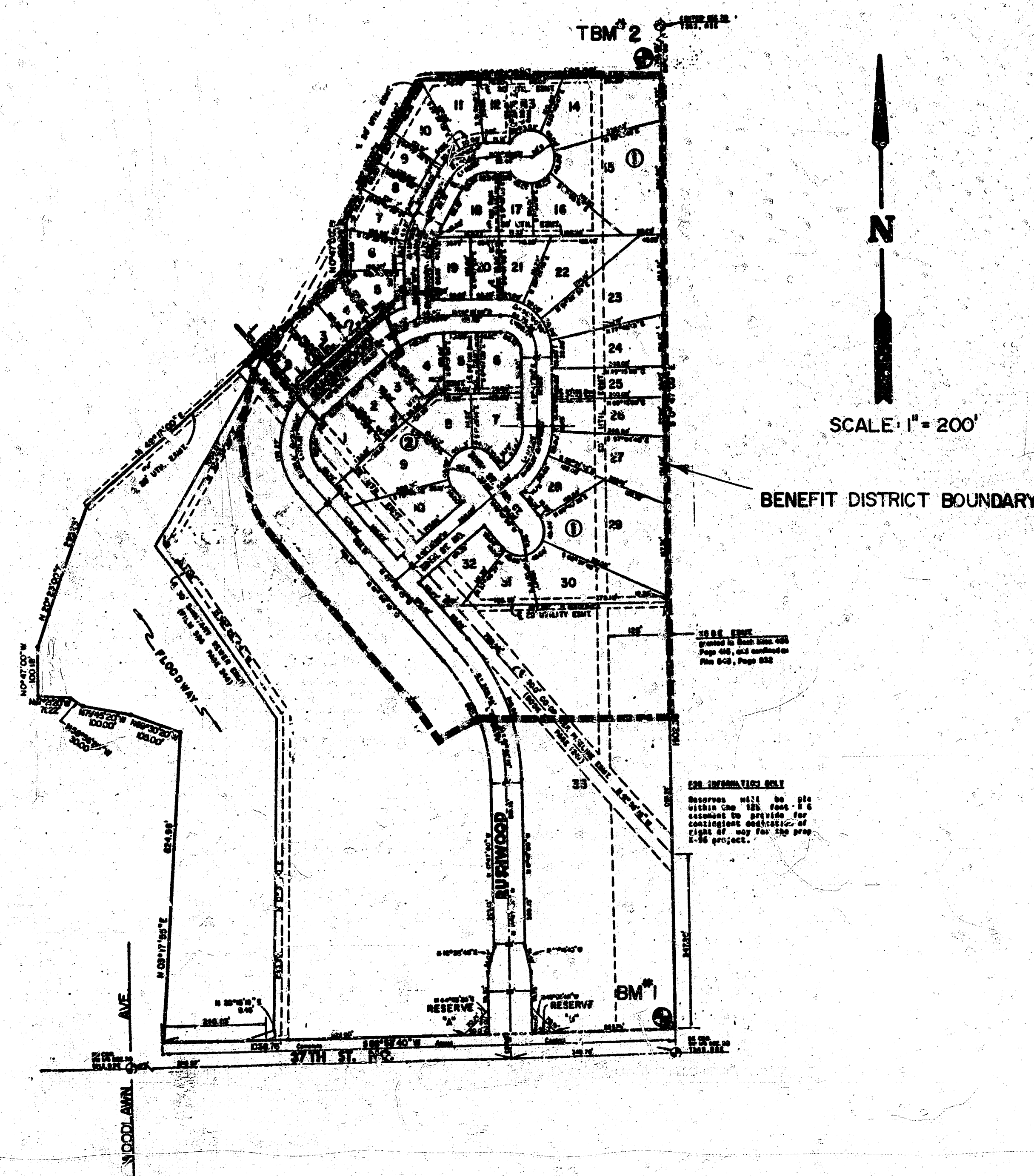
1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PRESERVING PROPERTY IRONS. THE CONTRACTOR SHALL BE REQUIRED TO RE-ESTABLISH ANY PROPERTY IRONS WHICH ARE DAMAGED OR DESTROYED BY HIS CONSTRUCTION OPERATIONS. SUCH IRONS SHALL BE RE-ESTABLISHED BY A LICENSED LAND SURVEYOR OR A LICENSED PROFESSIONAL ENGINEER IN ACCORDANCE WITH STATE LAWS.
2. CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES OF CONSTRUCTION SCHEDULING.
3. EXISTING UTILITIES AND THEIR LOCATIONS, AS SHOWN ON THE PLANS, REPRESENT THE BEST INFORMATION OBTAINABLE FOR DESIGN. LOCATION INFORMATION HAS BEEN OBTAINED FROM THE VARIOUS UTILITY COMPANIES AND IS EITHER FROM COMPANY RECORD DRAWINGS OR COMPANY PROVIDED FIELD LOCATIONS. THE PLAN LOCATIONS SHOWN ARE NOT GUARANTEED. ADDITIONAL EXISTING UTILITIES MAY ALSO BE ENCOUNTERED.

NOTE: NOTIFY THE FOLLOWING COMPANIES PRIOR TO ANY EXCAVATION:

ARKL GAS COMPANY	942-8350
BELL TELEPHONE COMPANY	268-2256
CABLEVISION	269-3340
KPB L COMPANY	263-7511
KANSAS GAS & ELECTRIC	261-6375
KANSAS ONE-CALL	1-800-344-7233

BENCH MARKS

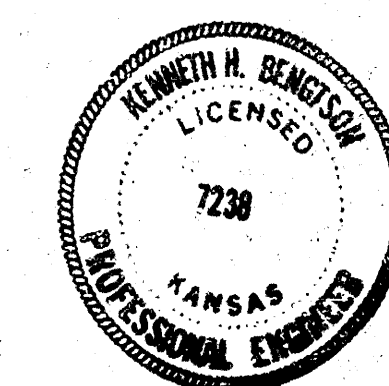
- BM #1 CITY STD. 30' NORTH AND 34' WEST OF QUARTER SECTION CORNER AT 37TH & GOVERNOR
ELEV. = 185.84
- TBM #2 RAILROAD SPIKE IN WEST FACE OF WEST LEG OF "M" POLE AT THE NORTHEAST CORNER OF TEAL COVE.
ELEV. = 179.24



INDEX TO DRAWINGS

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	LINE 1
3	LINE 2
4-5	DETAILS
6	FINAL PLAT

*AS BUILT PLANS
5/20/86
GREENE*



**TEAL COVE
STORM WATER SEWER
PLAN**

MID-KANSAS ENGINEERING CONSULTANTS PA
3500 NORTH ROCK ROAD
BUILDING #300
WICHITA, KANSAS 67226

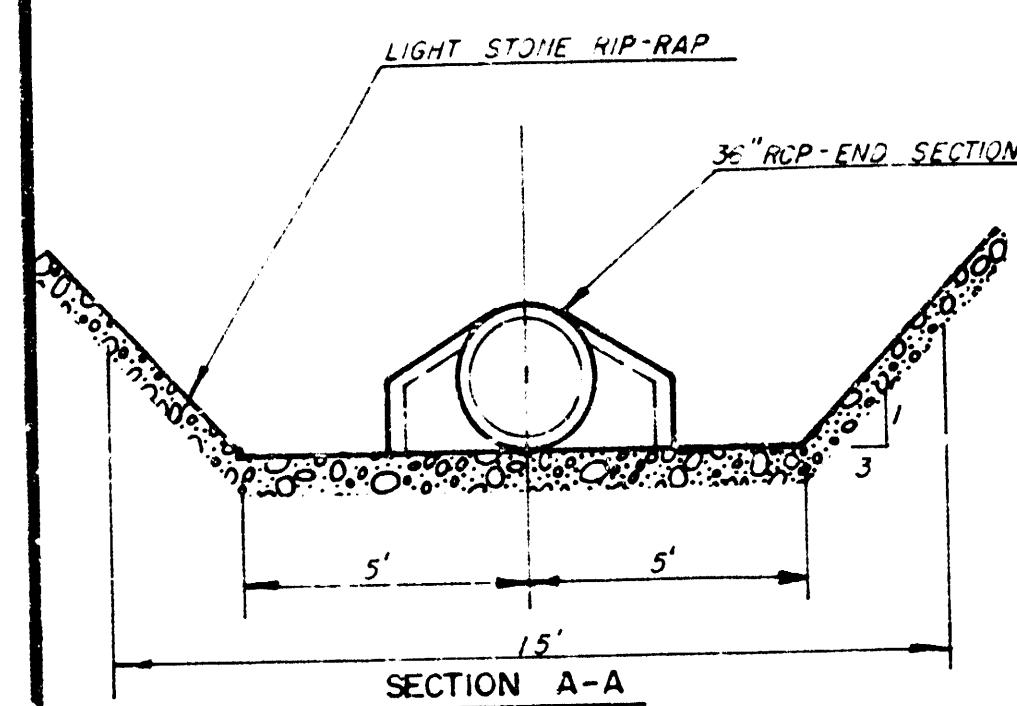
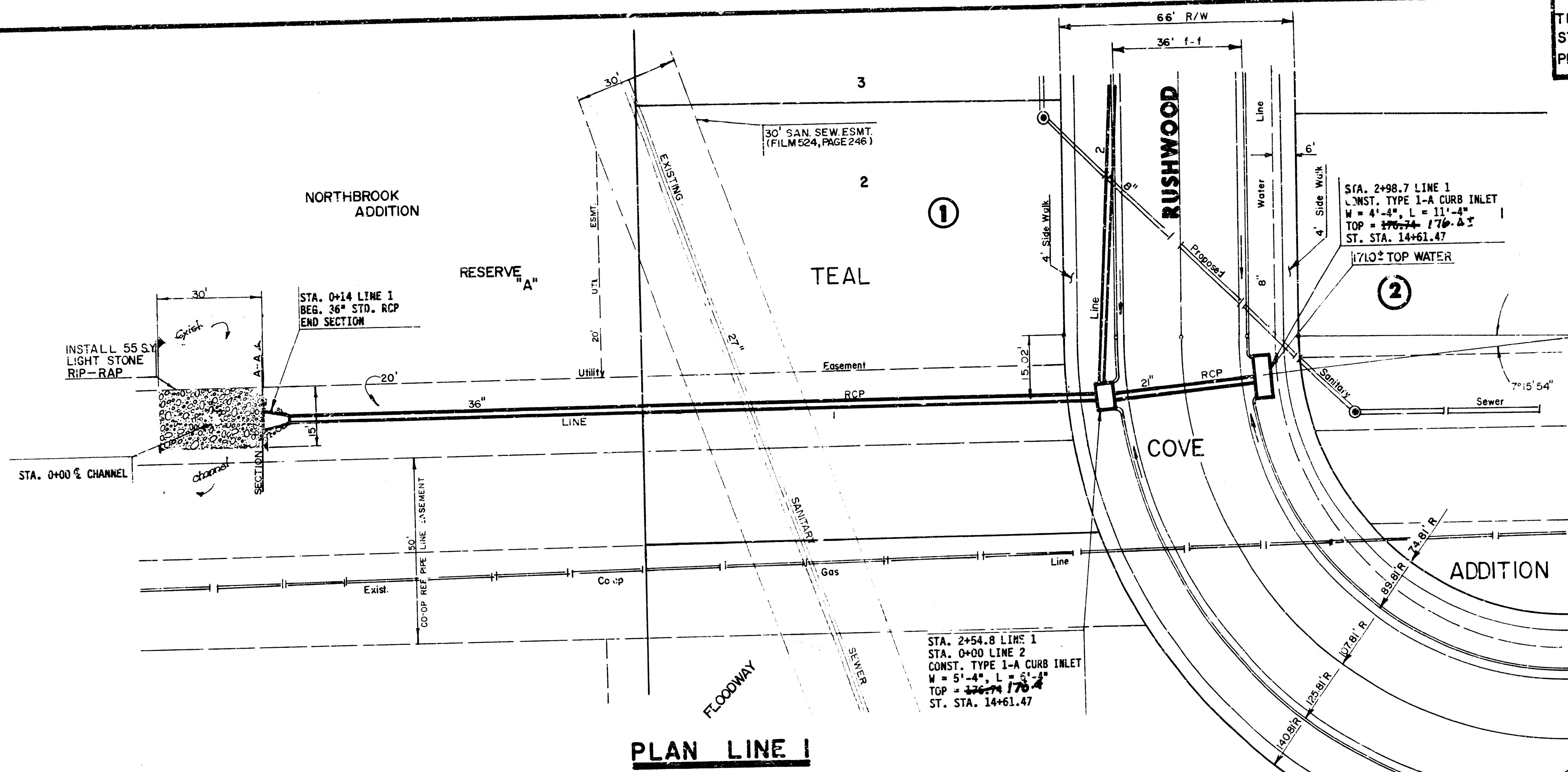
682-6561

Sheet 1
of 6

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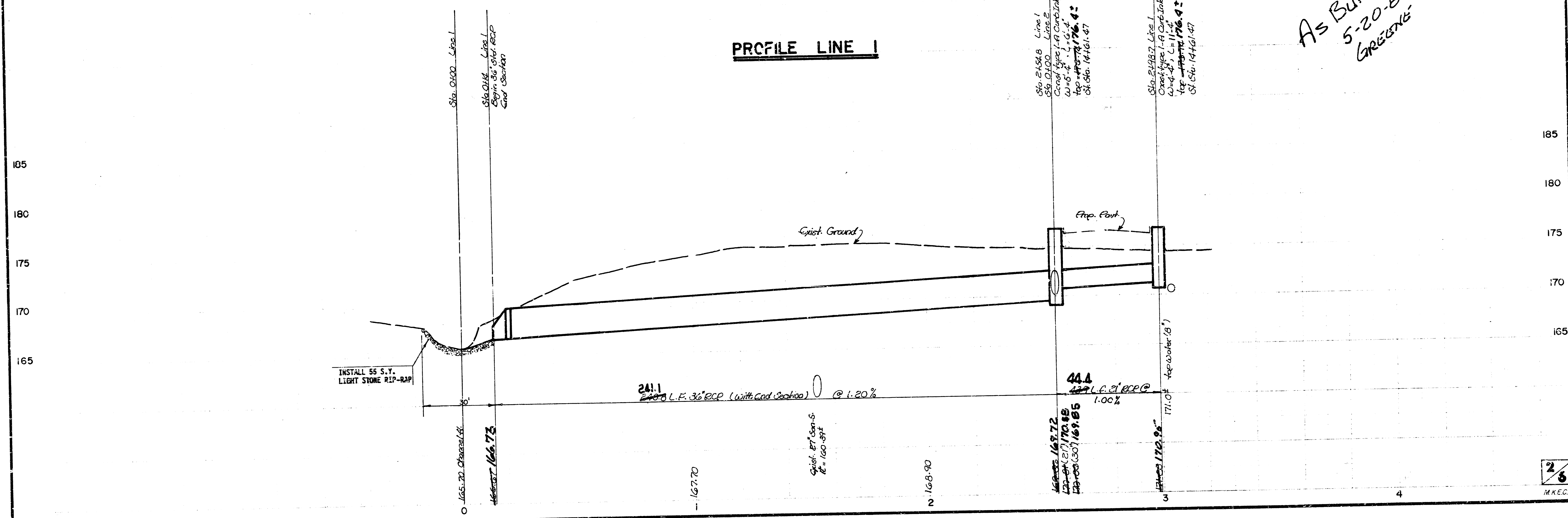
TEAL COVE
STORM WATER SEWER NO. 293
PROJ. NO. 468.76.245.81474 .000.000.000

Scale: 1" = 20' Horiz.
1" = 5' Vert.



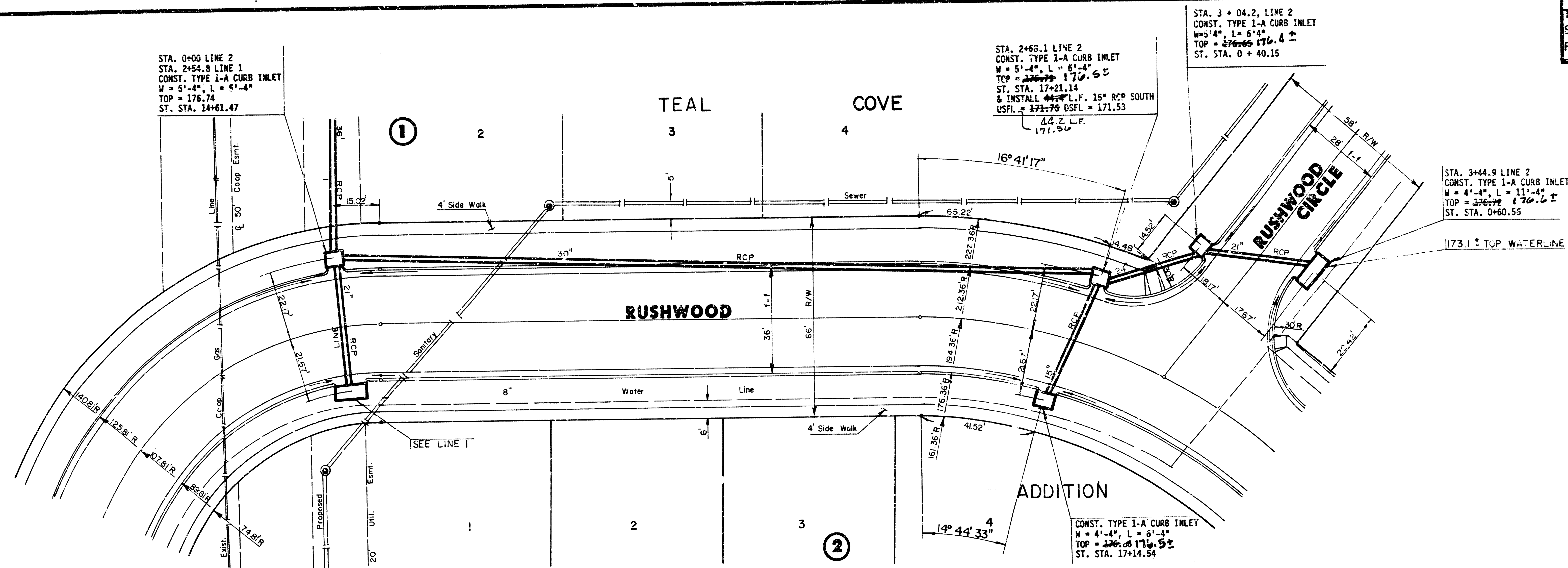
PLAN LINE 1

PROFILE LINE 1



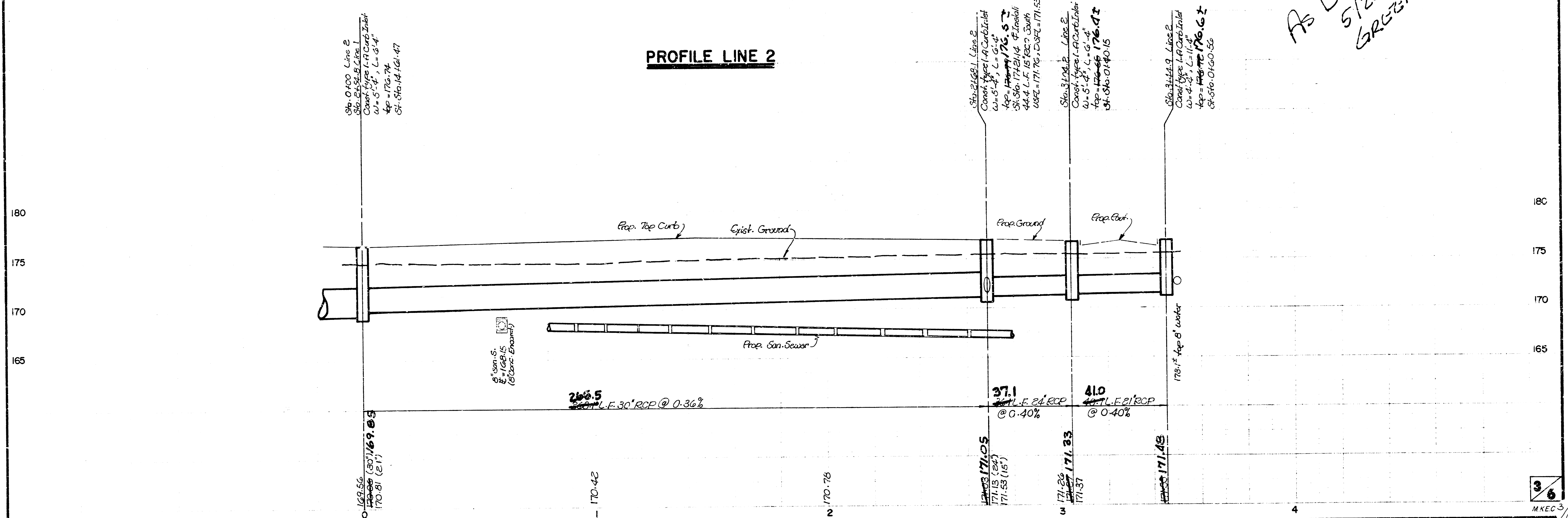
AS BUILT PLAN
5-20-86
GREENE

TEAL COVE
STORM WATER SEWER NO. 293
PROJ. NO. 468.76.245.81474 .000.000.001



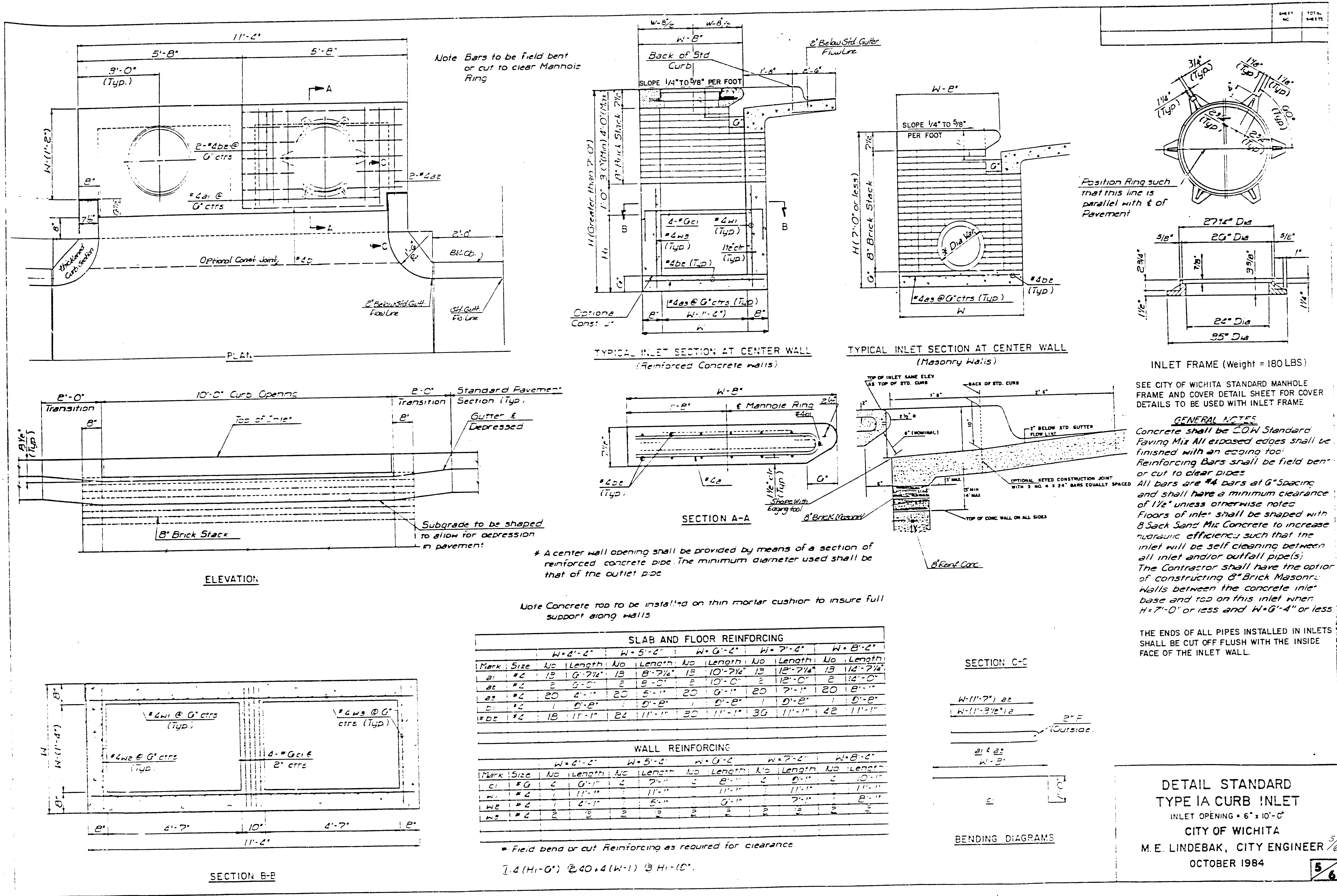
PLAN LINE 2

PROFILE LINE 2



As Built Plan
5/20/86
GREYNE





DETAIL STANDARD
TYPE IA CURB INLET
INLET OPENING = 6" x 10'-0"
CITY OF WICHITA
M. E. LINDEBAK, CITY ENGINEER 5/6
OCTOBER 1984

5/6

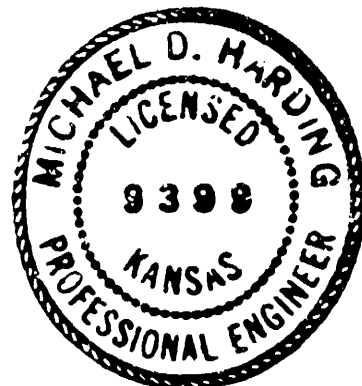
I, Michael D. Harding, a Civil Engineer in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "TEAL COVE", an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, Streets, Reserves and a Floodway. The same being accurately set forth in the accompanying plat and described herein:

A tract of land lying within the southwest quarter of Section 30, Township 26 South, Range 2 east of the 6th Principal Meridian, more particularly described as follows:

Beginning at the intersection of the east line of said southwest quarter and the north line of 37th Street North, said point being 50.00 feet north of the south line of said southwest quarter section; thence westerly along said north line bearing S 88° 53' 40" W, 1068.76 feet; thence N 03° 17' 55" E, 624.98 feet; thence N 69° 30' 20" W, 105.00 feet; thence N 79° 45' 20" W, 100.00 feet; thence N 58° 56' 20" W, 30.00 feet; thence N 87° 21' 20" W, 71.22 feet to the southeast corner of reserve "B", "Northbrook", an addition to Wichita, Sedgwick County, Kansas; thence northerly along the east line of said addition bearing N 00° 47' 00" W, 100.15 feet; thence N 20° 23' 00" E, 295.23 feet; thence N 45° 13' 00" E, 715.00 feet; thence N 00° 47' 00" W, 100.00 feet; thence N 29° 13' 00" E, 315.00 feet; thence N 89° 13' 00" E, 505.00 feet to a point on the east line of said southwest quarter section; thence southerly along said east line bearing S 00° 47' 00" E, 1902.58 feet to the point of beginning containing 43.00 acres more or less.

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 1st day of May, 1985.

Michael D. Harding
Michael D. Harding
Mid-Kansas Engineering Consultants, P.A.
3500 N. Rock Road, Bldg. 800
Wichita, KS 67226



Know all men by these presents that we the undersigned property owners of the land as above set forth in the Civil Engineers Certificate, have caused the same to be surveyed and platted into lots, blocks, streets, reserves and a floodway, the same to be known as "TEAL COVE", an addition to Wichita, Sedgwick County, Kansas. Reserves "A" and "B" are being platted for construction and maintenance of public utilities, landscaping, irrigation, walls, entry signs, entrance structures, and drainage. The floodway shall be the responsibility of the owners of Lot 1, Block 1 until such time as the governing body exercising jurisdiction elects to assume the responsibility for maintenance and improvement of the drainage, provided further that no building shall be constructed on or within said floodway, nor shall any fill, change of grade, creation of channel or other work be carried on without the permission from the City Engineers Office. Minimum pad elevation on Lots 1 thru 14 inclusive, of Block 1, shall be as indicated on the face of the plat. Reserves "A" and "B" shall be owned and maintained by the owners of Lot 1, Block 1, and Lot 33, of public utilities are hereby granted as indicated. All abutters rights of access to or from 37th Street North over and across the south line of "TEAL COVE", is hereby granted to the City of Wichita, Metropolitan Area Planning Department office. The dedication along the east line of the plat is contingent on the need for additional street right-of-way for the Northeast Circumferential project.

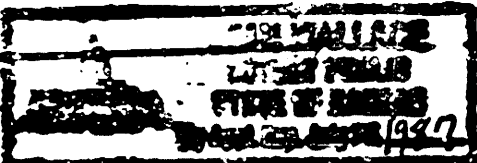
Mary Lynn Oliver
Mary Lynn Oliver
William L. Oliver Jr.
William L. Oliver Jr.

STATE OF KANSAS
COUNTY OF SEDGWICK

Be it remembered that on this 7th day of May, 1985, before me, a Notary Public in and for said State and County, came William L. Oliver Jr. and Mary Lynn Oliver to me personally known to be the same persons who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

John Wollman, Notary Public

My Appointment Expires:



This plat of "Teal Cove" has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this 15th day of November, 1984.

Wichita-Sedgwick County Metropolitan Area Planning Commission

William J. Gabel, Vice Chairman
William J. Gabel

Robert A. Lakin, Secretary
Robert A. Lakin

This plat approved and all dedications shown hereon, if any, accepted by the City Commission of the City of Wichita, Kansas, this 26th day of May, 1985.

Robert C. Brown, Mayor
Donald C. Giszka, City Clerk

Entered on transfer record this 11 day of June, 1985.

Don Wright, Commissioner
Don Wright

STATE OF KANSAS
COUNTY OF SEDGWICK

This is to certify that this instrument was filed in the Register of Deeds Office at 4:30 PM, on the 14th day of JUNE, 1985.

Pat Kettler, Register of Deeds
Pat Kettler

Ed Resa, Deputy
Ed Resa

We, the Mid-Kansas Federal Savings and Loan Association, Wichita, Kansas, mortgagees on the above described property do hereby consent to the plat of "TEAL COVE".

Mid-Kansas Federal Savings and Loan Association
By: Max L. Herzet, Senior Vice-President
Max L. Herzet

STATE OF KANSAS
COUNTY OF SEDGWICK

Be it remembered that on this 7th day of May, 1985, before me, a Notary Public in and for said State and County, came Max L. Herzet, Senior Vice-President, on behalf of Mid-Kansas Federal Savings and Loan Association, to me personally known to be the same person who executed the foregoing instrument of writing and duly acknowledged the execution of the same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

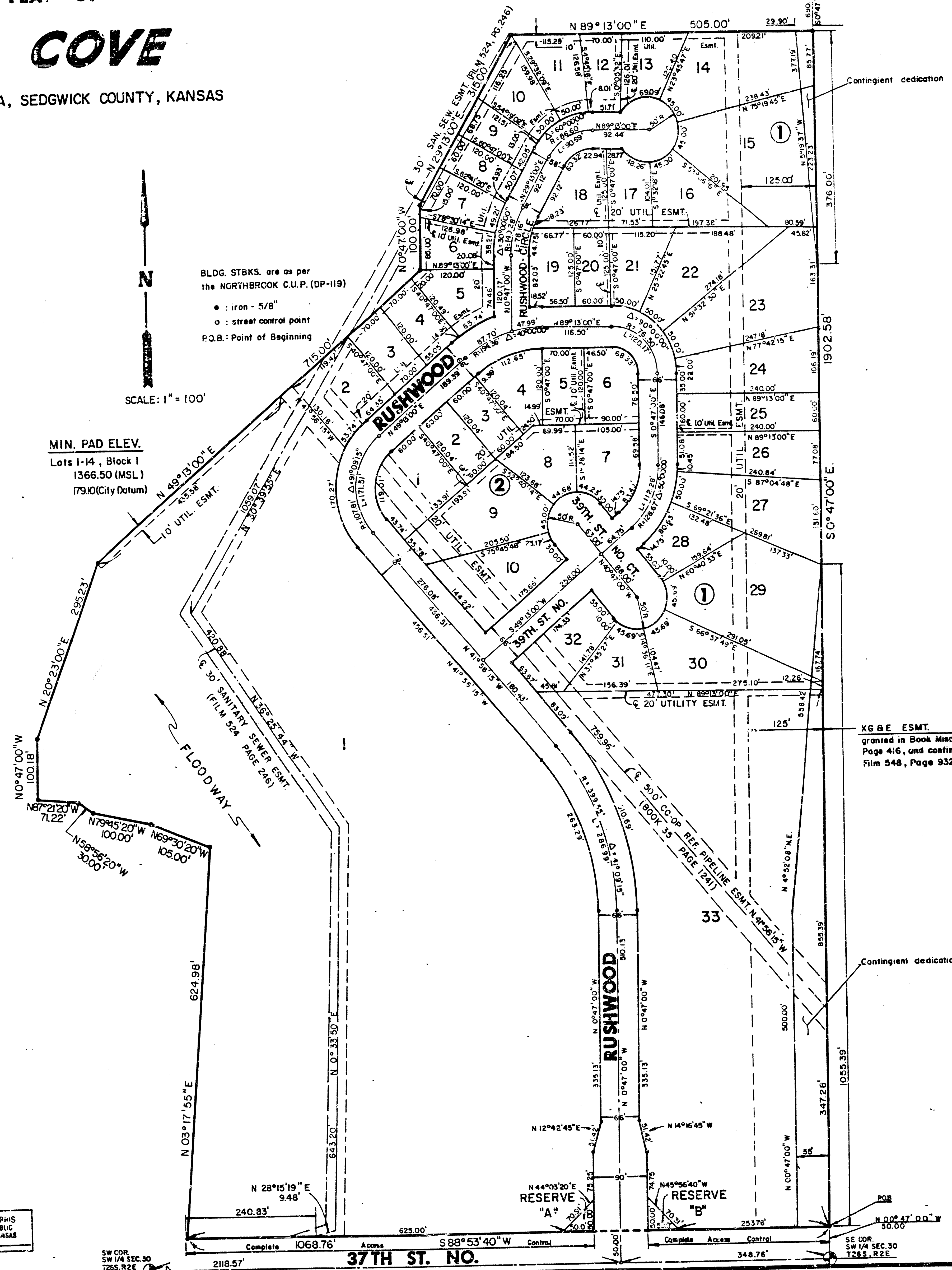
Debra L. Norris, Notary Public
Debra L. Norris

My Appointment Expires: 4-14-87

FINAL PLAT OF

TEAL COVE

AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



XG & E ESMT.
granted in Book Misc. 454
Page 416, and confirmed
Film 548, Page 932

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