

D-0590 - Land Enterprises, Inc.
dedicates drainage easements in
area north of Harry and west of
Webb Road.

POSTED
2-19-74
C-4

ACTION

	DATE
SID COMMITTEE	accept 2.21.74
M.A.P.C.	accepted 2.28.74
B.C.C. / B.C.C.	Accepted 3.12.74

MAPC CASE NO. D-0590 Dedication of Drainage easements

Dedicated by: Land Enterprises Company

Generally located in an area north of Harry
and west of Webb Road

This dedication is given for the following reason:

Drainage purposes for Quail Meadows Addition

ACTION: Accept the dedication and instruct the City Clerk to
file with the Register of Deeds.

T9-325



ON SAFETY
PHASE II

THE CITY OF WICHITA

OFFICE OF Ass't. Supt. of Public Works Maint. DATE Jan. 31, 1974

TO Jack Galbraith, Chief Planner, MAFD

FROM M. S. Mitchell

SUBJECT - Drainage Easements by separate instrument for Quail Meadows Addn.

Enclosed are three (3) easements and exhibits providing a 30 foot strip of land for drainage purposes along centerline of Laurel Drive as shown on the preliminary plat of subject addition. We have checked the dimensions and descriptions. They are satisfactory.

Please place the easements on whatever agenda is proper for approval and provide us with a copy when it has been filed with the Register of Deeds.

A handwritten signature in dark ink, appearing to read "M. S. Mitchell".

M. S. Mitchell,
Ass't. Superintendent of
Public Works Maintenance

MSM/glm

cc: G. H. Wilton
Bill Keltner - PEC
Quail Meadows Addn. Plat File



DRAINAGE EASEMENT


THIS EASEMENT made this 10th day of January, 19 74,
by and between LAND ENTERPRISES COMPANY of the first part
A Kansas Partnership
and the City of Wichita or the second part.

WITNESSETH: That the said first part, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, do hereby grant and convey unto the said second party a perpetual right-of-way and easement for the purpose of constructing, maintaining, and repairing drainage system according to the plans and specifications now on file in the office of the City Engineer of the City of Wichita, Kansas, over, along and under the following described real estate situated in Sedgwick County, Kansas; to wit:

A tract of land in the Southeast quarter of Section 29, Township 27, South Range 2 East of the 6th P.M. described as follows: Being 15' either side of a centerline. Beginning at a point on the centerline of Laurel, as platted in Quail Meadows 1st Addition to Wichita, Sedgwick County, Kansas, and 32.00 feet Southwest of the Westerly corner of Lot 32 in said Quail Meadows 1st Addition; thence along the centerline extended of Laurel bearing N 39°30' W a distance of 434.72 feet to the P.C. of a curve to the right; thence along said curve to the right having a radius of 325.00 feet and through a central angle of 39°30' a distance of 224.06 feet; thence bearing N 0°00' E a distance of 543.78 feet to the North line of said SE 1/4. Said tract containing 0.828 acres more or less.

And said second party is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining, and repairing such drainage system.

IN WITNESS WHEREOF: The said first party has signed these presents the day and year first written.

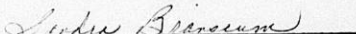

Corb S. Bedell, Partner

STATE OF KANSAS)
SEDGWICK COUNTY) SS

Personally appeared before me, a notary public, in and for the County and State aforesaid Corb S. Bedell
to me personally known to be the same person who executed the foregoing instrument of writing and said person duly acknowledged the execution thereof.

Dated at Wichita, Kansas, this 10th day of January, 19 74.

SANDRA BRANSCUM
★ NOTARY PUBLIC ★
SEDGWICK CO., KANSAS
MY COMM. EXP. SEPT. 26, 1976

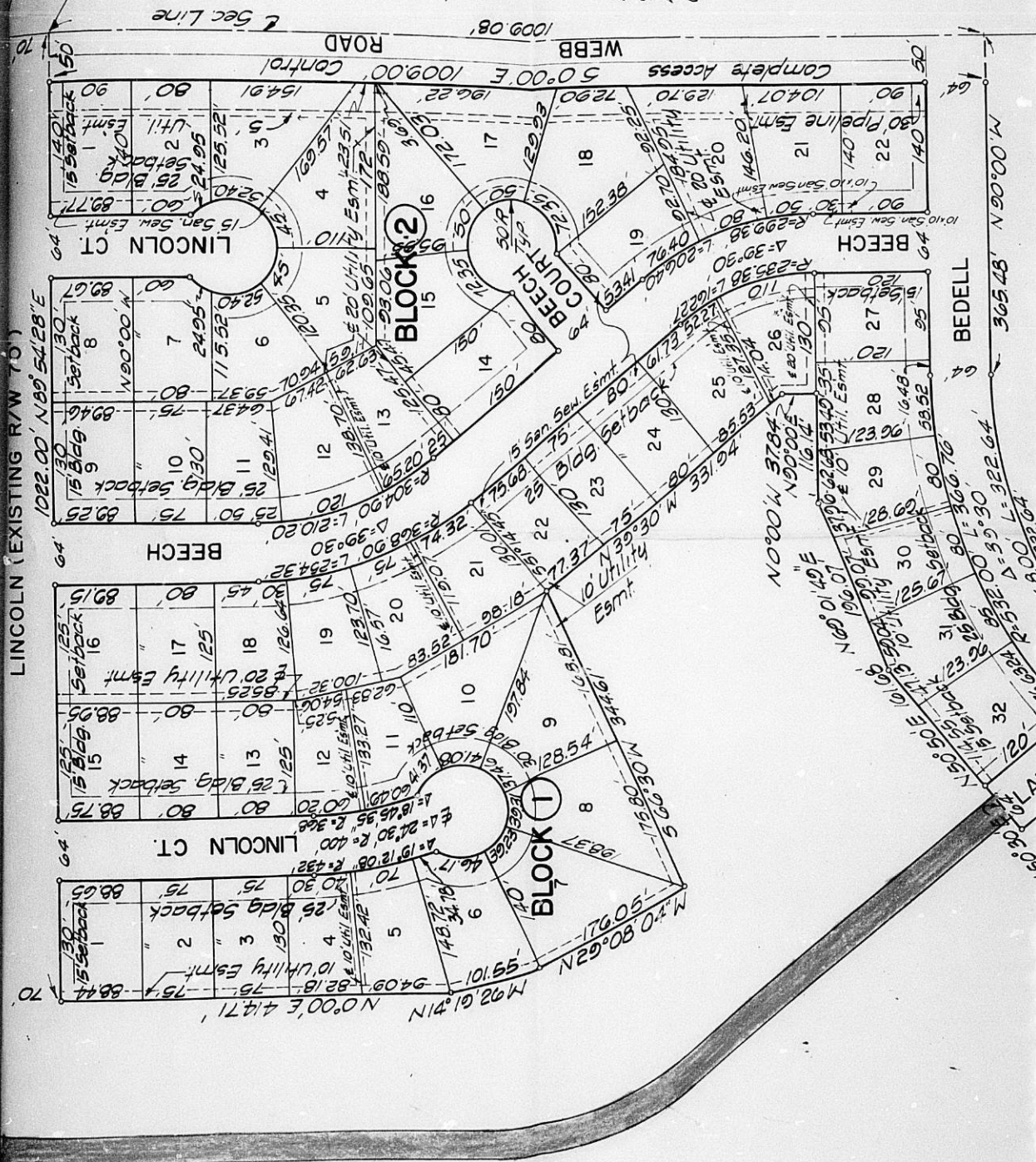

Notary Public

My Commission Expires Sept. 26, 1976

VE 200
TE 75

Pt. of

SCALE 1" = 10'
B.M. 734.50. 3
& Intersection of
Kellogg El. = 179
(City of Wichita)



LINCOLN (EXISTING RAW 75)

$1022.00' N 80^{\circ} 54' 28'' E$

BEECH

LINCOLN CT

BLOCK 2

BLOCK 1

BEECH COURT

WEBB ROAD

Complete Access
 $5^{\circ} 00' E 1009.00'$ Control

BEECH

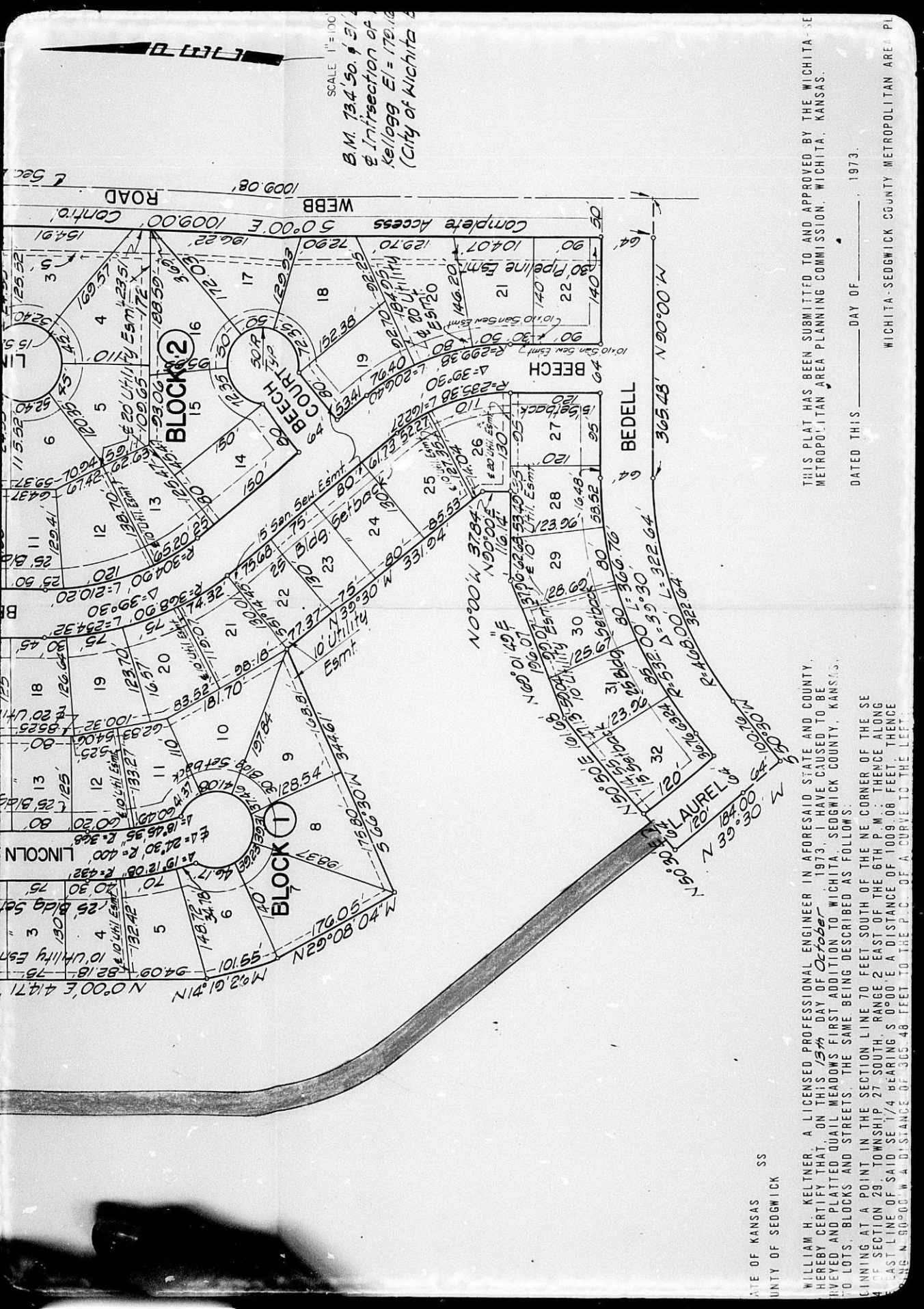
BEDELL

$365.48' N 90^{\circ} 00' W$

$322.64' L 35^{\circ} 30'$

$332.64' L 35^{\circ} 30'$

$332.64' L 35^{\circ} 30'$



SCALE 1" = 100'
 B.M. 734'50.4' ± 1/4"
 @ Intersection of
 Kellogg St = 172.12
 (City of Wichita)

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SE
 METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS _____ DAY OF _____ 1973.

WILLIAM H. KELTNER, A LICENSED PROFESSIONAL ENGINEER IN AFORESAID STATE AND COUNTY,
 HEREBY CERTIFY THAT, ON THIS 13th DAY OF October 1973, I HAVE CAUSED TO BE
 SURVEYED AND PLATTED QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS,
 TO LOTS, BLOCKS AND STREETS, THE SAME BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SECTION LINE 70 FEET SOUTH OF THE NE CORNER OF THE SE
 4 OF SECTION 29, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE 6TH P.M.; THENCE ALONG
 EAST LINE OF SAID SE 1/4 BEARING S 09°00' E A DISTANCE OF 1009.08 FEET THENCE
 TO THE N. 90° 00' W. A DISTANCE OF 365.48 FEET TO THE P.C. OF A CURVE TO THE LEFT

STATE OF KANSAS SS
 COUNTY OF SEDGWICK

WICHITA-SEGDWICK COUNTY METROPOLITAN AREA PL

STATE OF KANSAS SS
COUNTY OF SEDGWICK

N 39° 30' W 100.76
AUREL 64' 36.76
R-400-322
100.76
50° 30' W

I, WILLIAM H. KELTNER, A LICENSED PROFESSIONAL ENGINEER IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT, ON THIS 13th DAY OF October, 1973, I HAVE CAUSED TO BE SURVEYED AND PLATTED QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO LOTS, BLOCKS AND STREETS, THE SAME BEING DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SECTION LINE 70 FEET SOUTH OF THE NE CORNER OF THE SE 1/4 OF SECTION 29, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE 6TH P. M.; THENCE ALONG THE EAST LINE OF SAID SE 1/4 BEARING S 0°00' E A DISTANCE OF 1009.08 FEET; THENCE BEARING N 90°00' W A DISTANCE OF 365.48 FEET TO THE P.C. OF A CURVE TO THE LEFT; THENCE ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 468.00 FEET, THROUGH A CENTRAL ANGLE OF 39°30' A DISTANCE OF 322.64 FEET; THENCE BEARING S 50°30' W A DISTANCE OF 100.76 FEET; THENCE BEARING N 39°30' W A DISTANCE OF 184.90 FEET; THENCE BEARING N 50°30' E A DISTANCE OF 64.00 FEET; THENCE BEARING N 50°50' E A DISTANCE OF 161.68 FEET; THENCE BEARING N 69°01'49" E A DISTANCE OF 196.07 FEET; THENCE BEARING N 90°00' E A DISTANCE OF 116.14 FEET; THENCE BEARING N 0°00' W A DISTANCE OF 37.84 FEET; THENCE BEARING N 39°30' W A DISTANCE OF 331.94 FEET; THENCE BEARING S 66°30' W A DISTANCE OF 344.61 FEET; THENCE BEARING N 29°08'04" W A DISTANCE OF 176.05 FEET; THENCE BEARING N 14°19'26" W A DISTANCE OF 101.55 FEET; THENCE BEARING N 0°00' E A DISTANCE OF 414.71 FEET TO A POINT IN THE SOUTH LINE OF LINCOLN STREET; THENCE ALONG THE SOUTH LINE OF LINCOLN STREET BEARING N 89°54'28" E A DISTANCE OF 1022.03 FEET TO THE POINT OF BEGINNING.

William H. Keltner
WILLIAM H. KELTNER
KANSAS #5642

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY OWNERS OF THE LAND AS ABOVE SET FORTH IN THE CIVIL ENGINEER'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS, BLOCKS, AND STREETS, THE SAME TO BE KNOWN AS QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS. EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND A PIPELINE EASEMENT ARE HEREBY GRANTED. THE STREETS ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC. ALL ABUTTER'S RIGHTS OF ACCESS TO AND FROM WEBB ROAD, OVER AND ACROSS THE EAST LINE OF BLOCK 2, ARE HEREBY GRANTED TO THE CITY OF WICHITA

GUNNISON COUNTY DEVELOPMENT CORPORATION,
A COLORADO CORPORATION

BY: Corb S. Bevell PRESIDENT
CORB S. BEDELL

ATTEST: C. D. Burrus SECRETARY
C. D. BURRUS

STATE OF KANSAS SS
COUNTY OF SEDGWICK

BE IT REMEMBERED THAT ON THIS 13th DAY OF October, 1973, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, CAME GUNNISON COUNTY DEVELOPMENT CORPORATION, A COLORADO CORPORATION, BY CORB S. BEDELL, PRESIDENT, AND C. D. BURRUS, SECRETARY, 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.

Sandra Branscum NOTARY PUBLIC
Sandra Branscum
MY COMMISSION EXPIRES Sept. 26, 1976

I, WILLIAM D. SCORAH, MORTGAGEE ON THE PREVIOUSLY DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLAT OF QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

William D. Scolah
WILLIAM D. SCORAH

STATE OF New Mexico SS
COUNTY OF Bernalillo

BE IT REMEMBERED THAT ON THIS 15th DAY OF October, 1973, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, CAME WILLIAM D. SCORAH, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

Sandra Branscum NOTARY PUBLIC

CORB S. BEDELL

ATTEST CD Burrus SECRETARY
C. D. BURRUS

STATE OF KANSAS SS
COUNTY OF SEDGWICK

BE IT REMEMBERED THAT ON THIS 13th DAY OF October, 1973, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, CAME CANNISON COUNTY DEVELOPMENT CORPORATION, A COLORADO CORPORATION, BY CORB S. BEDELL, PRESIDENT, AND C. D. BURRUS, SECRETARY, 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.

Sandra Branscum NOTARY PUBLIC
Sandra Branscum
MY COMMISSION EXPIRES Sept. 26, 1976

I, WILLIAM D. SCORAH, MORTGAGEE ON THE PREVIOUSLY DESCRIBED PROPERTY, DO HEREBY CONSENT TO THE PLAT OF QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS.

William D. Scolah
WILLIAM D. SCORAH

STATE OF New Mexico SS
COUNTY OF Bernalillo

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Roy F. Miller Jr. NOTARY PUBLIC
Roy F. Miller Jr.
MY COMMISSION EXPIRES 9-10-75

649

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS _____ DAY OF _____, 1973.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

MARJORIE L. TAYLOR CHAIRMAN

ROBERT A. LAKIN SECRETARY

THIS PLAT ACCEPTED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ACCEPTED BY THE CITY COMMISSION OF THE CITY OF WICHITA, KANSAS, THIS _____ DAY OF _____ 1973.

JAMES M. DONNELL MAYOR

RALPH C. EBERLY CITY CLERK

THIS PLAT ACCEPTED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, THIS _____ DAY OF _____ 1973.

EARL E. RUSH CHAIRMAN

ELMER S. PETERS COMMISSIONER

TOM SCOTT COMMISSIONER

ATTEST.

MARIE WARDEN 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 _____, 1973.

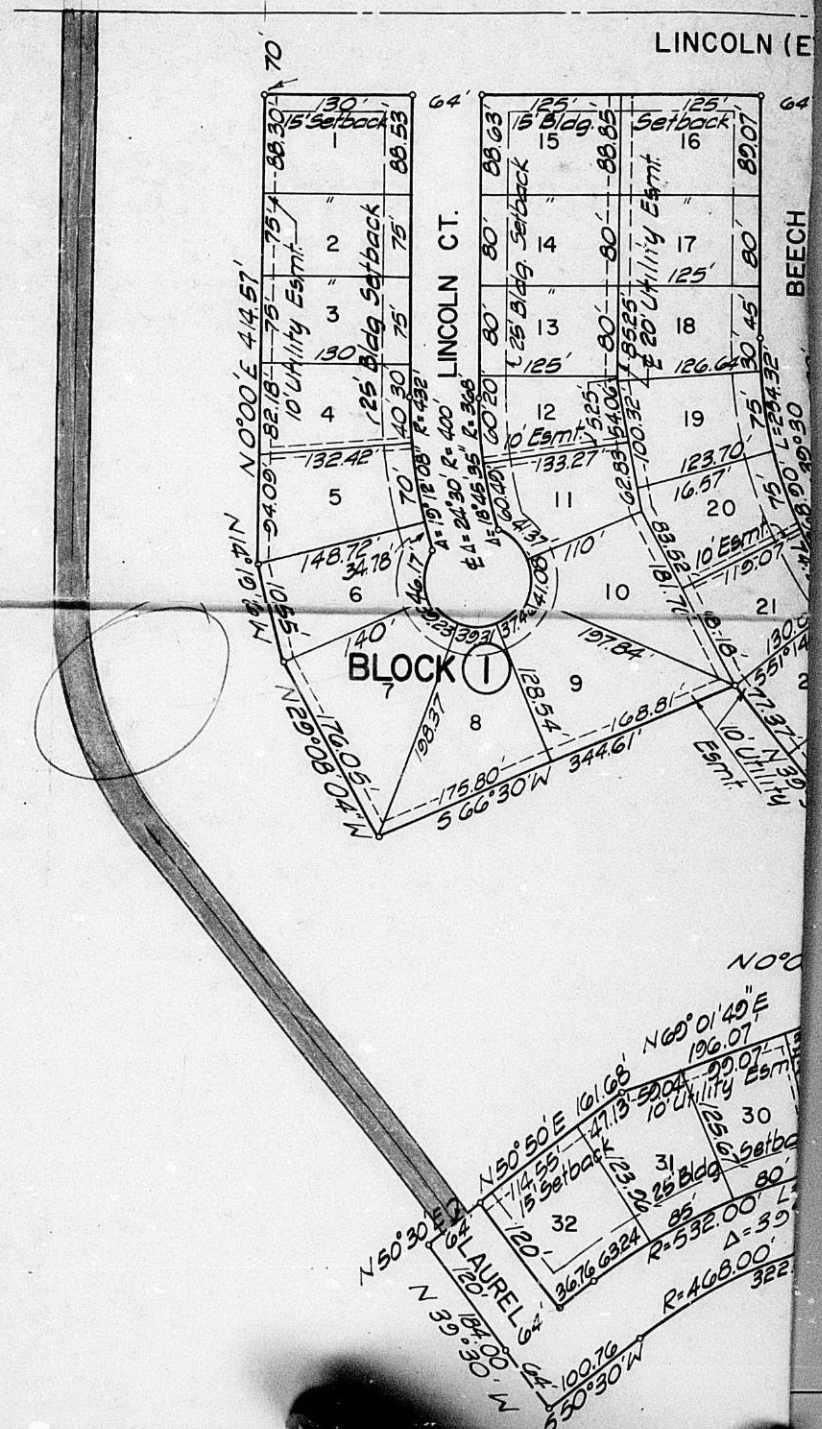
JOHN HALE REGISTER OF DEEDS

LOUISE OVERSTREET DEPUTY

ENTERED IN TRANSFER RECORD THIS _____ DAY OF _____, 1973.

MARIE WARDEN COUNTY CLERK

QUAIL MEADOWS FIRST ADDITION TO WICHITA, SEDGWICK COUNTY



STATE OF KANSAS SS
 COUNTY OF SEDGWICK

I, WILLIAM H. KELTNER, A LICENSED PROFESSIONAL ENGINEER, DO HEREBY CERTIFY THAT, ON THIS DAY OF SURVEYED AND PLATED QUAIL MEADOWS FIRST ADDITION, STATE AND COUNTY, CAUSED TO BE BY SEDGWICK COUNTY, KANSAS.

MEADOWS

ADDITION

COUNTY, KANSAS

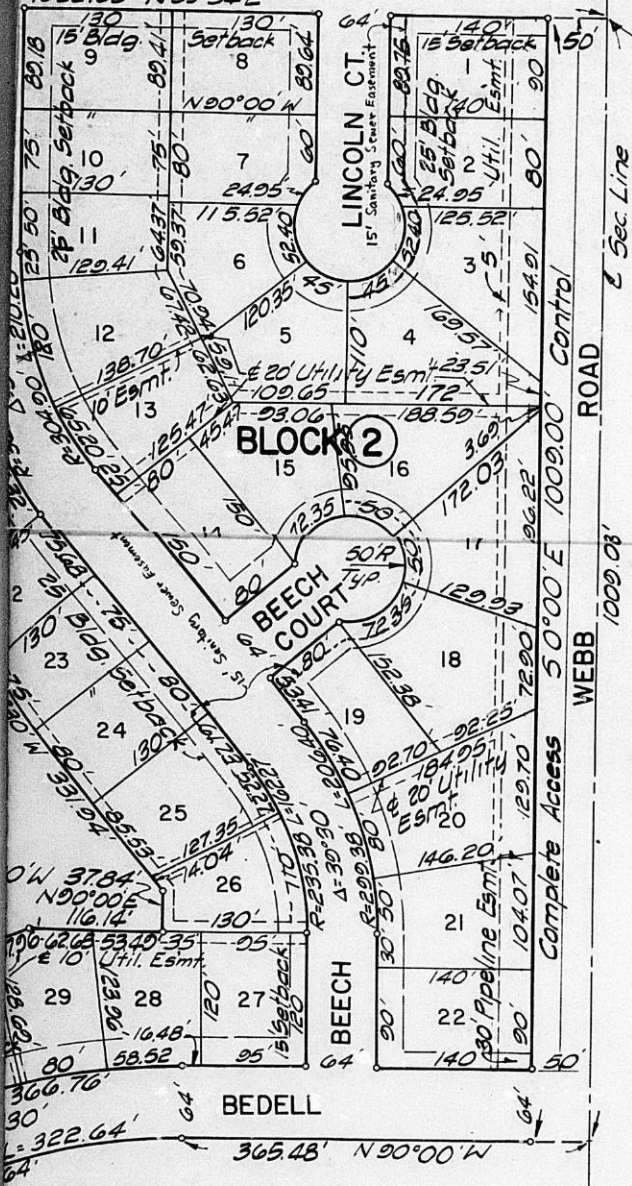
1/2 Sec. Line 7

EXISTING R/W 70'

1022.00' N89°54'E

NE. Cor., SE. 1/4, Sec. 29,
T27 S, R2E of 6th P.M.

Pt. of Beginning



SCALE 1" = 100'

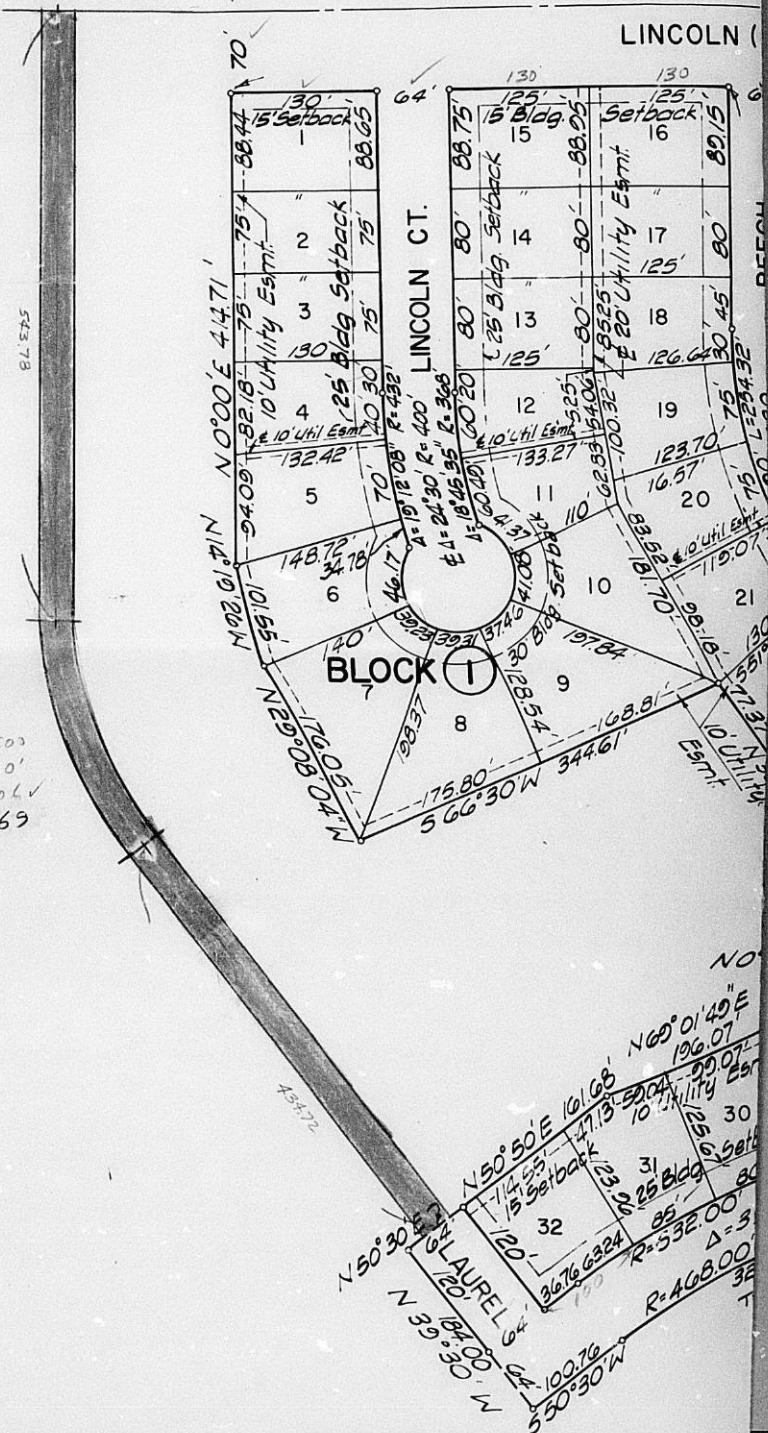
B.M. 73.4' 50. + 31' East of the
Intersection of Webb Rd &
Kellogg El = 179.163 City Datum.
(City of Wichita bench mark disc.)

QUAIL MEADOWS

FIRST ADDITION

TO WICHITA, SEDGWICK COUNTY, KANSAS

1022. Prelim.
1022. Final



$R = 32500$
 $\Delta = 39^\circ 30'$
 $L = 2240.6$
 $T = 11669$

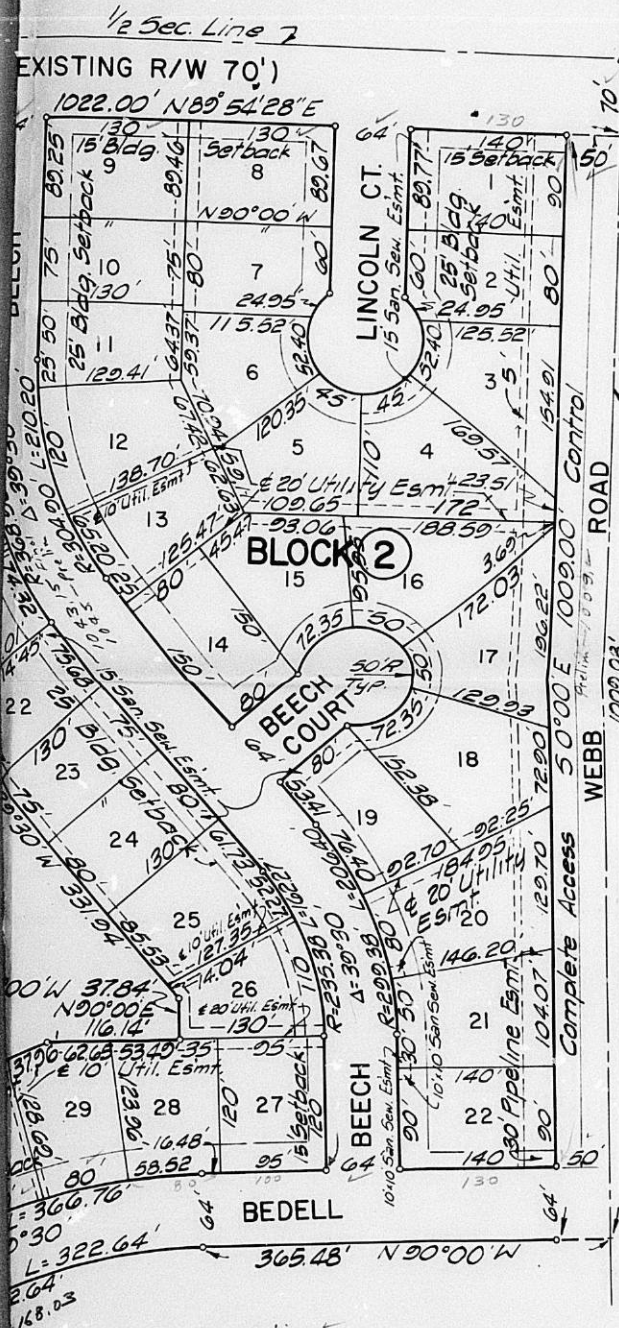
STATE OF KANSAS SS
COUNTY OF SEDGWICK

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MEADOWS

ADDITION

SEDGWICK COUNTY, KANSAS



NE. Cor., SE 1/4, Sec. 29,
T27 S, R2E of 6th P.M.

Pt. of Beginning



SCALE 1" = 100'

B.M. 73.4' 50. ± 31' East of the
& Intersection of Webb Rd &
Kellogg El = 179.163 City Datum.
(City of Wichita bench mark disc.)

769 Prelim ✓
769 Final ✓

THIS PLAT HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS _____