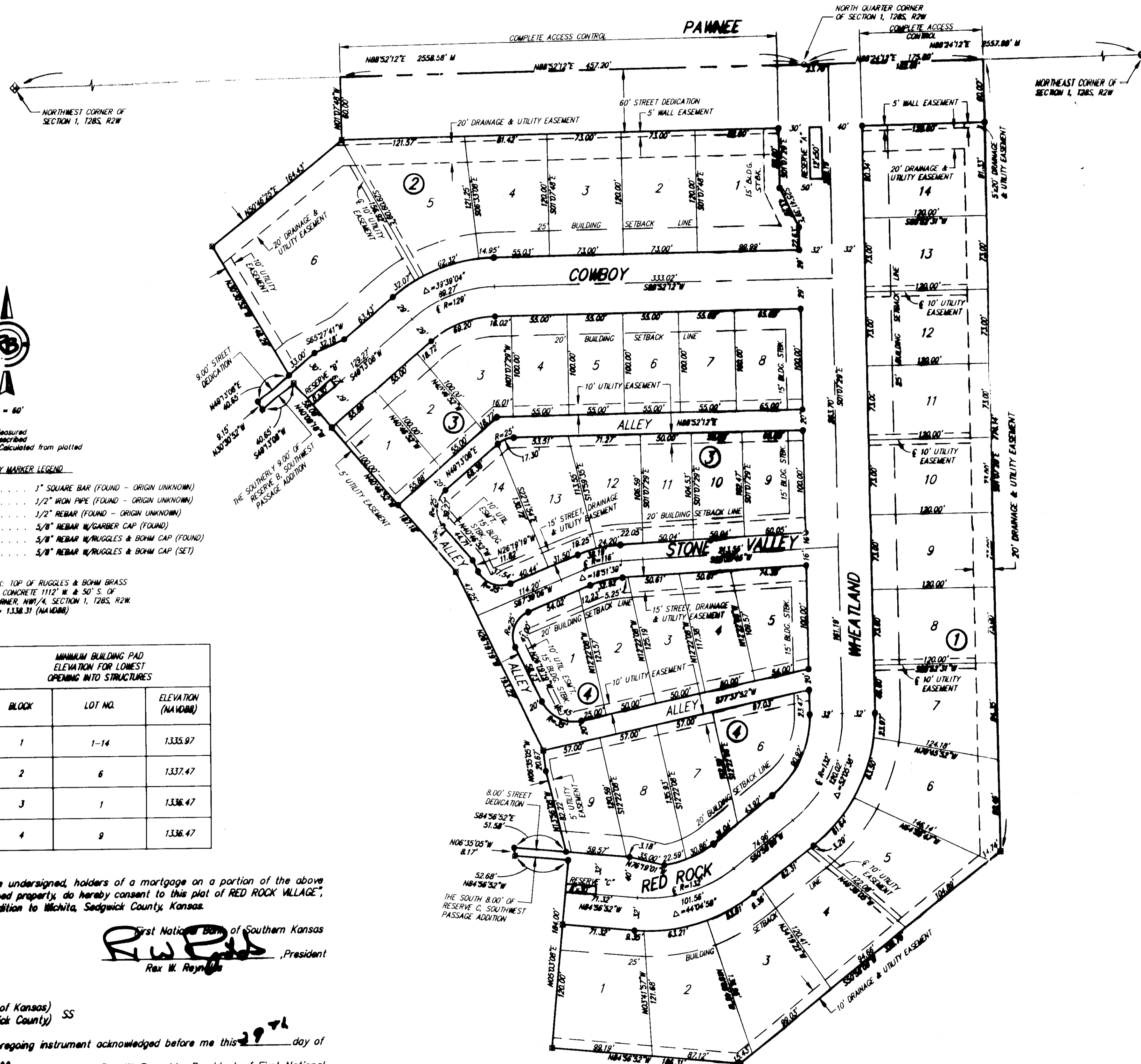


6-17-09

Sept 2009-20

# RED ROCK VILLAGE

an Addition to Wichita, Sedgwick County, Kansas



M = Measured  
D = Described  
CP = Calculated from plotted

**SURVEY MARKER LEGEND**

- 1" SQUARE BAR (FOUND - ORIGIN UNKNOWN)
- 1/2" IRON PIPE (FOUND - ORIGIN UNKNOWN)
- 1/2" REBAR (FOUND - ORIGIN UNKNOWN)
- 5/8" REBAR W/GARBER CAP (FOUND)
- 5/8" REBAR W/RUGGLES & BOHM CAP (FOUND)
- 5/8" REBAR W/RUGGLES & BOHM CAP (SET)

BENCH MARK: TOP OF RUGGLES & BOHM BRASS  
DISK SET IN CONCRETE 1112' W & 50' S OF  
THE N.E. CORNER, NW1/4, SECTION 1, T28S, R2W.  
ELEVATION = 1,338.31 (NAVD83)

BLOCK	LOT NO.	ELEVATION (NAVD83)
1	1-14	1,335.97
2	6	1,337.47
3	1	1,336.47
4	9	1,336.47

We the undersigned, holders of a mortgage on a portion of the above described property, do hereby consent to this plat of RED ROCK VILLAGE, an Addition to Wichita, Sedgwick County, Kansas.

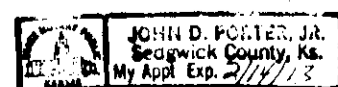
*Rex W. Reynolds*  
Rex W. Reynolds, President  
First National Bank of Southern Kansas

State of Kansas)  
Sedgwick County) SS

The foregoing instrument acknowledged before me this 19<sup>th</sup> day of May, 2009, by Rex W. Reynolds, President of First National Bank of Southern Kansas, on behalf of the Bank.

*John D. Pate*  
John D. Pate, Notary Public

My appointment expires 8-14-13



State of Kansas)  
Sedgwick County) SS

We, Ruggles & Bohm, P.A., Land Surveyors in aforesaid county and state, do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "RED ROCK VILLAGE", an Addition to Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

That part of Sec. 1, T28S, R2W of the 6th P.M., Sedgwick County, Kansas described as commencing at the N.W. corner of said Sec. 1; thence N88°52'12"E, 2558.58' M along the north line of said Sec. 1, 2101.38 feet to the Northeast corner of Southwest Passage Addition, Wichita, Sedgwick County, Kansas, for a place of beginning; thence N88°51'55"E, along the north line of said NW1/4, 457.28 feet to the N.E. corner of said NW1/4; thence N88°24'07"E, along the north line of the NE1/4 of said Sec. 1, 175.84 feet; thence S01°07'29"E, 774.14 feet to the Northeast corner of Reserve D as platted in said addition; thence S50°58'09"W, 328.75 feet to a corner of said Reserve D; thence N84°56'52"W, 186.31 feet to a corner of said Reserve D; thence N05°03'08"E, 120.00 feet to a corner of said Reserve D, said corner being on the south line of Red Rock Street as platted in said addition; thence S84°56'52"E, 45.00 feet to the Southeast corner of said Red Rock Street; thence along a curve to the left, having a radius of 168.00 feet, a chord distance of 193.06 feet, bearing N59°58'55"E, 205.66 feet to a corner of Reserve C, in said addition; thence S88°52'16"W, 233.87 feet to a corner of said Reserve C; thence N06°35'05"W, 20.67 feet to a corner of said Reserve C; thence N26°19'19"W, 193.22 feet to a corner of said Reserve C; thence N40°46'52"W, 187.18 feet to the easterly most corner of Cowboy Street as platted in said addition; thence N40°08'18"W, 58.00 feet to the northerly most corner of said Cowboy Street; thence N30°30'52"W, 157.44 feet to a corner of Reserve B as platted in said addition; thence N50°46'25"E, 164.43 feet to the Northeast corner of said Reserve B; thence N01°07'48"W, 60.00 feet to the place of beginning.

That part of Reserve C, Southwest Passage Addition, Wichita, Sedgwick County, Kansas, described as beginning at the Southeast corner of Lot 5, Block 2, in said addition; thence N06°35'05"W along the east line of said Lot 5, 8.17 feet to a point 8.00 feet north of Red Rock as platted in said addition; thence S84°56'52"E parallel with said north line, 51.58 feet; thence N13°56'08"W, 82.22 feet to a corner on the east line of said Reserve C; thence N88°52'16"E, 233.87 feet; thence along a curve to the right, having a radius of 168.00 feet, a chord distance of 193.06 feet, bearing S59°58'55"W, 205.66 feet to the point of tangency and the northeast corner of Red Rock in said addition; thence N84°56'52"W along said north line, 97.68 feet to the point of beginning.

The southerly 9.00 feet of Reserve B, Southwest Passage Addition, Wichita, Sedgwick County, Kansas.

All public easements and dedications are hereby vacated by virtue of K.S.A. 12-512(b).

Ruggles & Bohm, P.A.

*Thomas C. Ruggles*  
Thomas C. Ruggles, Land Surveyor

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, Blocks, Reserves and Streets, to be known as "RED ROCK VILLAGE", an Addition to Wichita, Sedgwick County, Kansas. The streets and alleys are hereby dedicated to and for the use of the public. Utility Easements are hereby granted for the construction and maintenance of all public utilities. Drainage Easements are hereby granted to the public as indicated for drainage purposes. The wall easements are hereby granted to the Home Owners Association for screening walls. Reserves "A", "B" and "C" are hereby reserved for entry features, signage, irrigation, lighting and landscaping. The Reserves shall be owned by the Home Owners Association for the addition. Access Controls as indicated are hereby granted to the appropriate governing body. A drainage plan has been developed for this plat; the property shall remain at established grades, or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of storm water.

Development Partnership

*Mark A. Chappelle*  
Mark A. Chappelle, Partner  
*Michael J. Dold*  
Michael J. Dold, Partner

Coleman Ventures, LLC

*Don Coleman*  
Don Coleman, Operating Manager

Southwest Passage Homeowner's Association

*Mark A. Chappelle*  
Mark A. Chappelle, President

State of Kansas)  
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 19<sup>th</sup> day of May, 2009, by Mark A. Chappelle, Partner, on behalf of

*Lorilee Wright*  
Lorilee Wright, Notary Public  
My appointment expires 4/13/10

State of Kansas)  
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 19<sup>th</sup> day of May, 2009, by Michael J. Dold, Partner, on behalf of Development Partnership.

*Lorilee Wright*  
Lorilee Wright, Notary Public  
My appointment expires 4/13/10

State of Kansas)  
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 19<sup>th</sup> day of May, 2009, by Don Coleman, Operating Manager, on behalf of Coleman Ventures, LLC.

*Lorilee Wright*  
Lorilee Wright, Notary Public  
My appointment expires 4/13/10

State of Kansas)  
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 19<sup>th</sup> day of May, 2009, by Mark A. Chappelle, President of Southwest Passage Homeowner's Association.

*Lorilee Wright*  
Lorilee Wright, Notary Public  
My appointment expires 4/13/10

This plat of "RED ROCK VILLAGE", an Addition to Wichita, Sedgwick County, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

Wichita-Sedgwick County Metropolitan Area Planning Commission

*Darrell Downing*  
Darrell Downing, Chair

*John L. Schlegel*  
John L. Schlegel, Secretary

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

At the Direction of the City Council

*Carl Brewer*  
Carl Brewer, Mayor

*Karen Sublett*  
Karen Sublett, City Clerk

Reviewed in accordance with K.S.A. 58-2005 on this 8<sup>th</sup> day of June, 2009.

*John L. Robella*  
John L. Robella, Deputy County Surveyor  
LS-1245  
Sedgwick County Kansas

Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

*Kelly B. Arnold*  
Kelly B. Arnold, County Clerk

State of Kansas)  
Sedgwick County) SS

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2009, at \_\_\_\_\_ o'clock \_\_\_\_\_ M, and is duly recorded.

*Bill Meek*  
Bill Meek, Register of Deeds

*Tonya Buckingham*  
Tonya Buckingham, Deputy

*Ruggles & Bohm, P.A.*  
Ruggles & Bohm, P.A., Engineering, Surveying, Land Planning

924 North Main  
Wichita, Kansas 67203  
www.rbkansas.com  
(316) 264-8008  
(316) 264-4621 fax  
E-mail: info@rbkansas.com

DWG FILE: SURVEY BASE  
PROJECT NO. 3319P  
MAY 6, 2009

