

FINAL TRACING REC'D

FILE COPY

FINAL PLAT

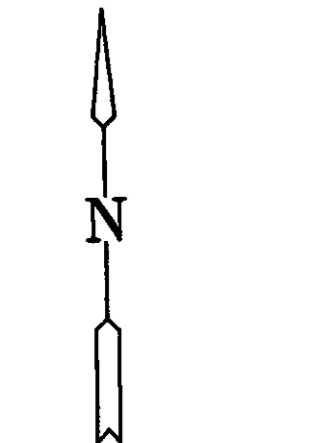
# KRUG SOUTH ADDITION

## AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

9/28/07  
(Sub 2006-94)

NW Cor., NE 1/4, Sec. 11,  
T27S, R2E, 6th P.M.  
Fnd. 3/2" Pipe

NE Cor., NE 1/4, Sec. 11,  
T27S, R2E, 6th P.M.  
Fnd. 1/2" w/ cap



1"=100' / 1:1200  
100 0 100

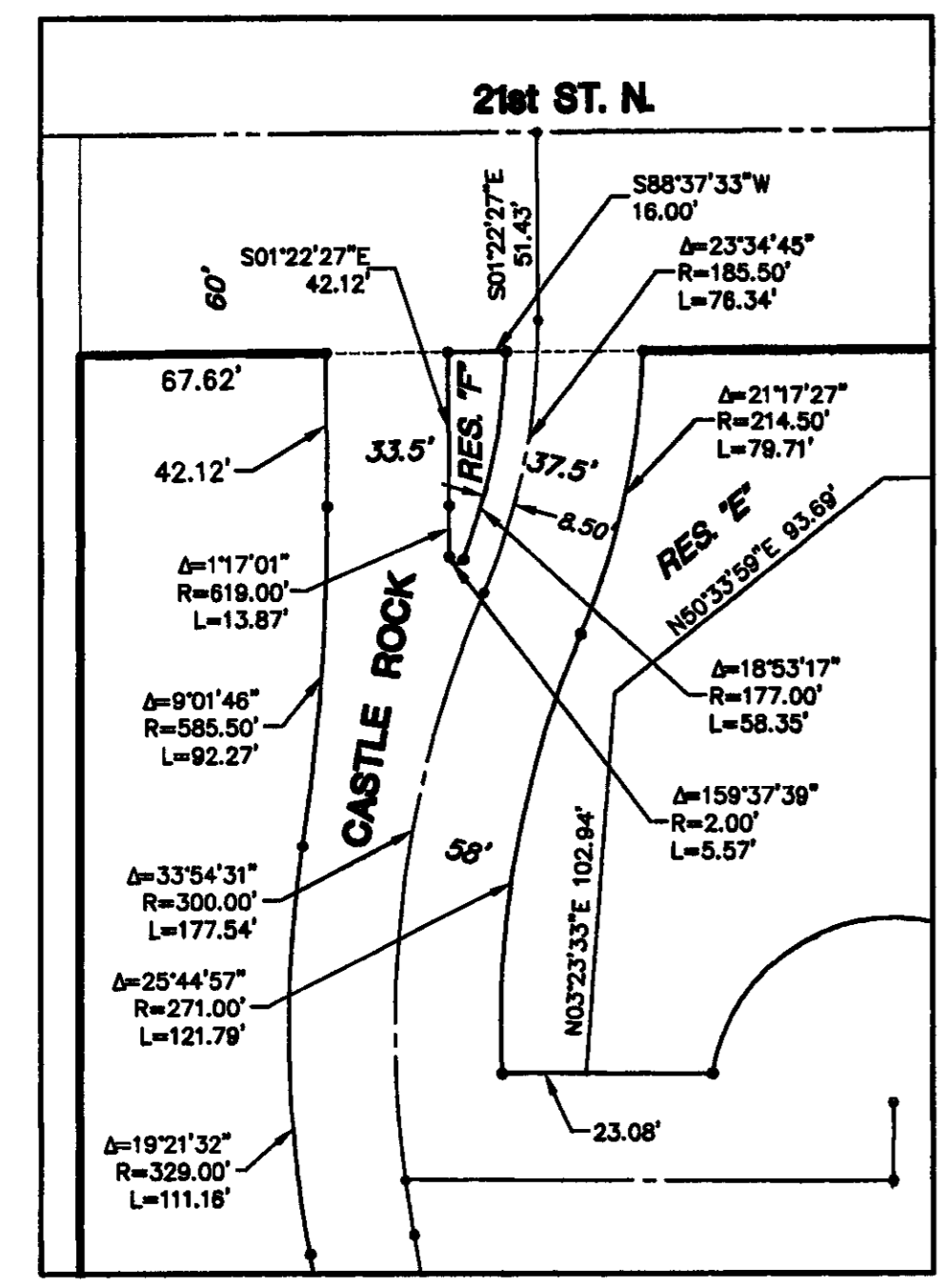
Basis of Bearings: Kansas coordinate system 1983 south zone bearing of N88°37'33"E along the N. Line of NE 1/4, Sec. 11 T27S, R2E, 6th P.M.

### LEGEND

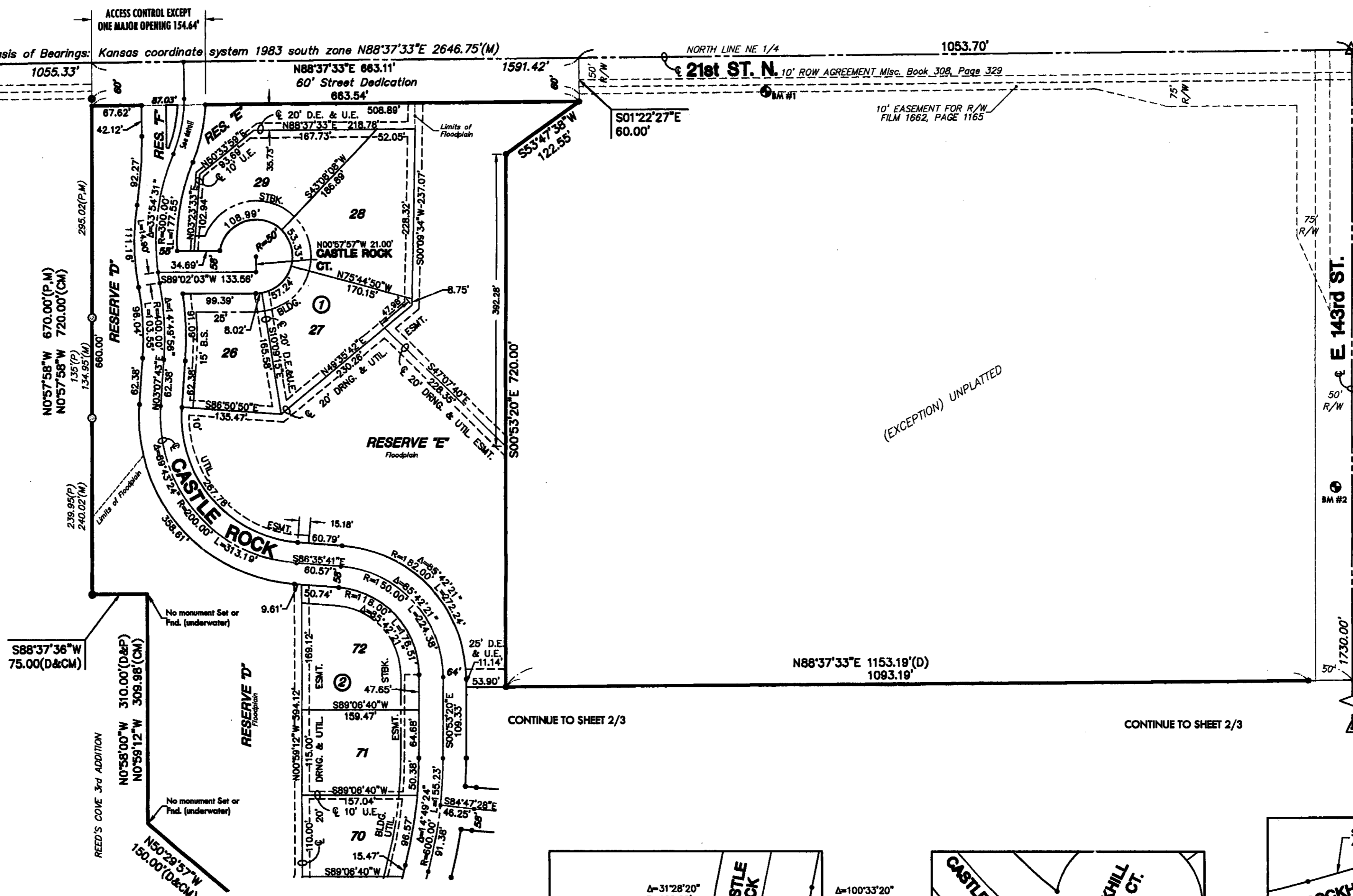
Date of Survey: September, 2007

- △ = Section Corner Monument Found
- ⊙ = Found 3/8" Rebar w/ MKEC CLS 39 Id. cap
- = Set 3/8" Rebar w/ MKEC CLS 39 Id. cap
- ⊙ = Found 1/2" Rebar w/ Baughman Id. cap
- (M) = Measured
- (CM) = Calculated from measured
- (P) = Platted
- (D) = Deeded or Described

MINIMUM PAD ELEVATIONS LOWEST OPENINGS		
LOTS (inclusive)	BLOCK	ELEVATION NGVD
26	1	1359.7
27	1	1359.7
28 and 29	1	1362.1
70, 71, 72	2	1355.8

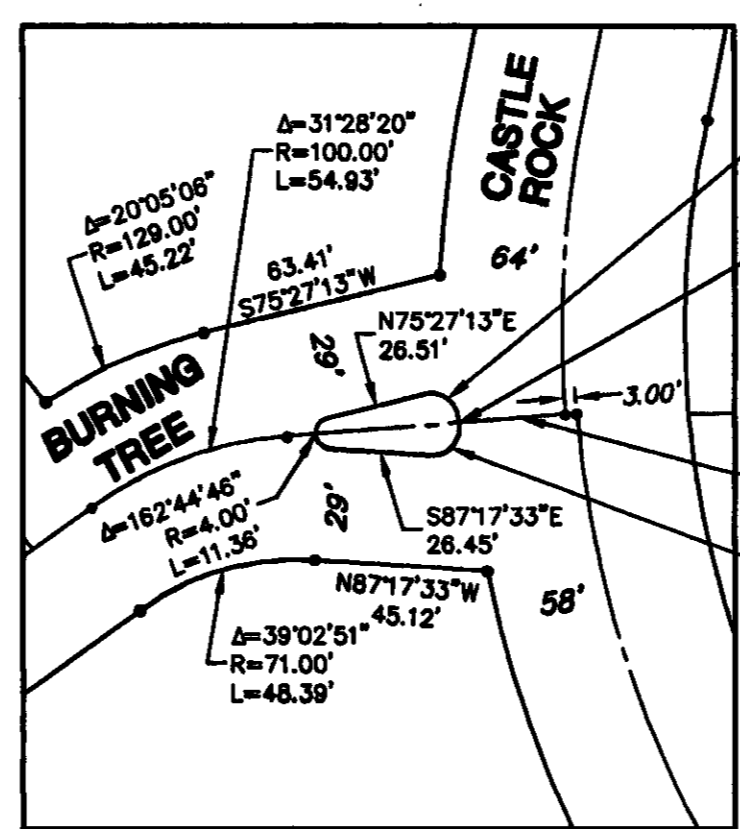


DETAIL RESERVE "F"  
1"=30'

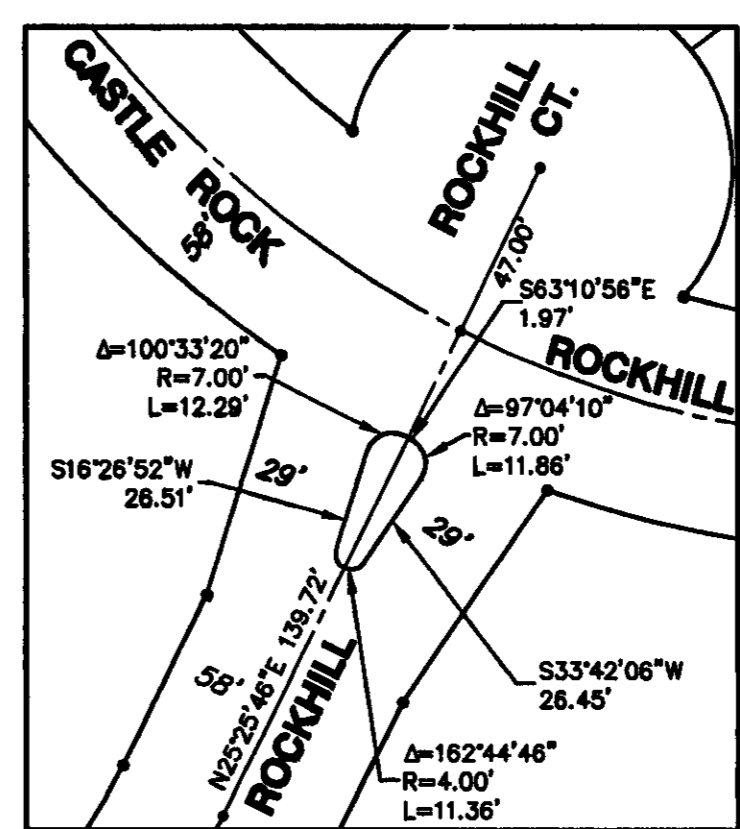


### BENCH MARKS

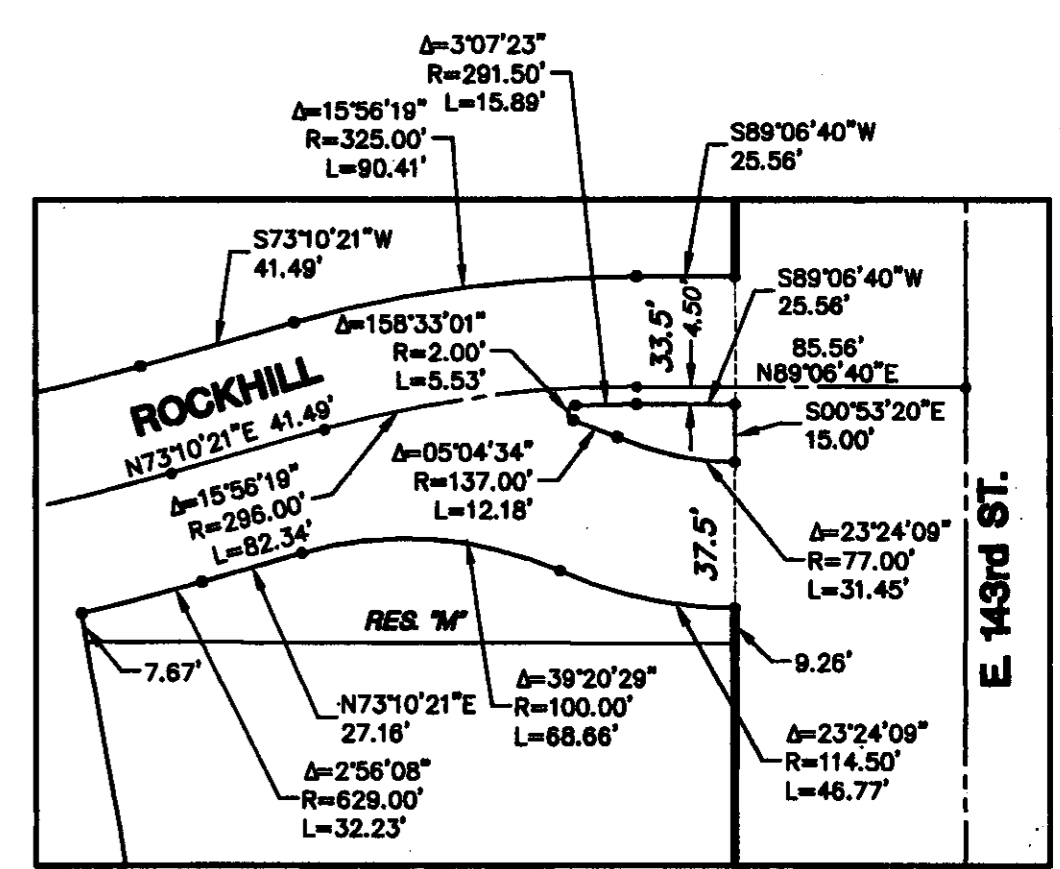
- Datum BM: □ at NE corner of inlet on S. side of Williamsgate over bridge in Hawthorne Addition. Elev. = 1355.74 (NGVD 29)
- BM#1: RR spike in S. face of PP, 3rd PP W. of 143rd St. (799' from CL) S. side of 21st St. (49' from CL) Elev. = 1362.17 (NGVD 29)
- BM#2: FH NE bolt w/ tag on top of flange, W. side of 143rd St. NW of drive. (23' from CL) Elev. = 1382.81 (NGVD 29)



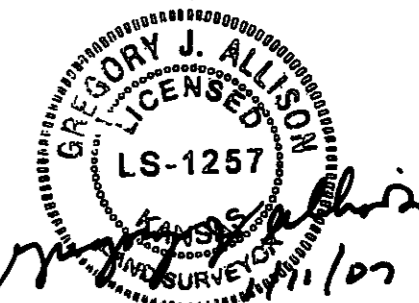
DETAIL RESERVE "G"  
1"=30'



DETAIL RESERVE "K"  
1"=30'



DETAIL RESERVES "L" & "M"  
1"=30'



411 N. WEBB ROAD  
WICHITA, KS. 67206  
316-684-9600



# FINAL PLAT

## KRUG SOUTH ADDITION

### AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

#### CERTIFICATE OF SURVEY

I, Gregory J. Allison, a registered land surveyor in Kansas, do hereby certify that I have been in responsible charge of surveying and platting of "KRUG SOUTH ADDITION", an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, and Streets, the same being accurately set forth in the accompanying plat and described herein: \*Reserves

A tract of land lying within a portion of the Northeast Quarter of Section 11, Township 27 South, Range 2 East of the Sixth Principal Meridian, Wichita, Sedgwick County, Kansas; said tract being more particularly described as follows: COMMENCING at the northeast corner of said Northeast Quarter; thence along the east line of said Northeast Quarter, on a Kansas coordinate system 1983 south zone bearing of S00°53'20"E, a distance of 850.00 feet to the POINT OF BEGINNING; thence continuing along said east line S00°53'20"E, 1811.32 feet to the southeast corner of said Northeast Quarter; thence along the south line of said Northeast Quarter S88°38'21"W, 2643.28 feet to the southwest corner of said Northeast Quarter, being coincident with the southeast corner of Reed's Cove Addition, an addition to Wichita, Sedgwick County, Kansas; thence along the west line of said Northeast Quarter being coincident with the east line of said addition, N00°57'48"W, 665.72 feet to a southerly corner of Reed's Cove 3rd Addition, Wichita, Sedgwick County, Kansas; thence along a southerly and easterly lines of said addition through the following seven courses, S77°36'40"E, 149.24 feet; thence N73°29'13"E, 269.96 feet; thence N39°30'04"E, 1100.06 feet; thence N50°29'57"W, 150.00 feet; thence N00°59'12"W, 309.98 feet; thence S88°37'36"W, 75.00 feet; thence N00°57'58"W, 720.00 feet to a point on the north line of said Northeast Quarter; thence along said North line N88°37'33"E, 663.11 feet; thence S01°22'27"E, 60.00 feet; thence S53°47'38"W, 122.55 feet; thence S00°53'20"E, 720.00 feet; thence N88°37'33"E, 1153.19 feet to the POINT OF BEGINNING.

All reserves, streets, utility easements, building setbacks, access control, together with; a Right-Of-Way Agreement, recorded in Book Misc. 308, Page 329; together with; an Easement for roadway, recorded in Film 1970, Page 228, within the above described property are hereby vacated and replatted by virtue of K.S.A. 12-512(b).

I hereby certify that the details of this plat are correct to the best of my knowledge and belief this 11<sup>th</sup> day of January, 2007.

Gregory J. Allison, PE, LS #1257  
MKEC Engineering Consultants, Inc.  
411 North Webb Road  
Wichita, Kansas 67206



Know all men by these presents that we the undersigned property owners of the land above set forth in the Registered Land Surveyor's Certificate, have caused the same to be surveyed and platted into Lots, Blocks, and Streets the same to be known as "KRUG SOUTH ADDITION," an addition to Wichita, Sedgwick County, Kansas. \*Reserves

Easements for the construction and maintenance of public utilities and drainage, as indicated on the accompanying plat are hereby granted to the public. The 5' Wall Easement along east line of the addition, as shown, is hereby platted for the construction and maintenance of a private wall. Utilities may cross the wall easement.

The streets are hereby dedicated to and for the use of the public.

All abutters right to access to or from E. 143rd Street over and across the east line of "KRUG SOUTH ADDITION," are hereby granted to the appropriate governing body, as indicated hereon. All abutters right to access to or from 21st Street N. over and across the north line of "KRUG SOUTH ADDITION," are hereby granted to the appropriate governing body, as indicated hereon.

A drainage plan has been developed for this plat. All drainage easements, rights-of-way, and reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of storm water.

Lots 26-29 Inclusive, Block 1; Lots 11, 12; 27-41 Inclusive; Lots 52-66 Inclusive; 68-72 Inclusive, Block 2, are required to adhere to the minimum pad elevation as shown on the "Minimum Pad Elevations".

Reserves "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", "K", "L" and "M" are platted for utilities confined by easements, berms, monuments, landscaping, irrigation, and open space. Reserves "B" and "C" are also platted for drainage and sidewalks. Reserve "D" and "E" are also platted for a flood control, drainage, and sidewalks. Reserve "A" is also platted for a private community pool, a club house, and a tot-lot. The Reserves shall be owned and maintained by a homeowner's association and are reserved for uses stated. Drainage Reserves 52, 53, 54, 55, 56, 58, 59, 60, 61, 62, 63, 64, and 65, are platted for drainage, irrigation, open space, landscaping, and flood purposes; all of which shall be owned and maintained by the owners of the adjoining corresponding Lot number, provided that no fill be place within said Drainage Reserves, change of grade, creation of a channel or any other earth moving work thereon be carried out without the permission of the City Engineer.

Reserves "D" and "E" are also platted for flood control, as delineated, and shall be the responsibility of the undersigned or homeowner's association until such time as the appropriate governing body exercising jurisdiction elects to assume the responsibility for the maintenance and improvements of the drainage, provided further, that no structure shall be constructed on or within said flood control area as indicated, nor shall any fill, change of grade, creation of a channel or any other work on be carried out without the permission of the City Engineer.

#### OWNER'S CERTIFICATE

RITCHIE DEVELOPMENT CORPORATION  
and  
RITCHIE ASSOCIATES INC.

Kevin M. Mullen, President  
Kevin M. Mullen, President

STATE OF KANSAS, SEDGWICK COUNTY) ss:

This instrument was acknowledged before me on this 12<sup>th</sup> day of January, 2007, Kevin M. Mullen, President, Ritchie Development Corporation and Ritchie Associates Inc.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.



Cynthia A. Womack, Notary Public  
Notary Public

My Term Expires: February 7, 2009

#### MORTGAGE CERTIFICATE

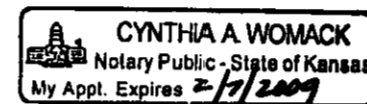
We, INTRUST Bank, N.A. holders of a mortgage on the above described property, do hereby consent to the plat of "KRUG SOUTH ADDITION."

INTRUST Bank, N.A.

Gary D. Schmitt, Executive Vice President  
Gary D. Schmitt, Executive Vice President

This instrument was acknowledged before me on this 12<sup>th</sup> day of January, 2007, by Gary D. Schmitt, Executive Vice President, INTRUST Bank, N.A.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year last above written.



Cynthia A. Womack, Notary Public  
Notary Public

My Term Expires: February 7, 2009

#### PLANNING COMMISSION CERTIFICATE

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

Dated this 12<sup>th</sup> day of December, 2007

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

Darrell A. Downing, Chair  
Darrell A. Downing, Chair

Attest: John L. Schlegel, Secretary  
John L. Schlegel, Secretary



#### GOVERNING BODY CERTIFICATE

The dedications shown on this plat are hereby accepted and this plat is hereby approved by the governing body of the City of Wichita, Kansas.

Dated this 11<sup>th</sup> day of Feb, 2007

At the direction of the City Council.

Carlos Mayans, Mayor  
Carlos Mayans, Mayor

Attest: Karen Sublett, CMC, City Clerk  
Karen Sublett, City Clerk



#### TRANSFER RECORD

STATE OF KANSAS, SEDGWICK COUNTY) ss:

Entered on transfer record this \_\_\_ day of \_\_\_\_\_, 2007

\_\_\_\_\_, County Clerk  
Don Brace, County Clerk

#### REGISTER OF DEEDS CERTIFICATE

This is to certify that this instrument was filed for record in the Register of Deeds office this day of \_\_\_\_\_, 2007, at \_\_\_\_\_ o'clock M; and is duly recorded.

\_\_\_\_\_, Register of Deeds  
Bill Meek, Register of Deeds

Attest:  
\_\_\_\_\_, Deputy  
Tonya E. Buckingham, Deputy

#### COUNTY SURVEYOR

Reviewed in accordance with K.S.A. 58-2005 on this 25<sup>th</sup> day of January, 2007.

Tricia L. Robello, Deputy County Surveyor  
Tricia L. Robello, LS #1246  
Deputy County Surveyor  
Sedgwick County, Kansas



411 N. WEBB ROAD  
WICHITA, KS. 67206  
316-684-9600

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