

REVISED -5-5-08

FILE COPY

# FINAL PLAT NORTHEAST BASEBALL COMPLEX 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 "NORTHEAST BASEBALL COMPLEX ADDITION", an addition to Wichita, Sedgwick County, Kansas, into a Lot, a Block, a Street and a Reserve, the same being accurately set forth in the accompanying plat and described herein:

A tract of land located in the SE 1/4 of Section 33, Township 26 South, Range 2 East, of the 6th Prime Meridian, Wichita, Sedgwick County, Kansas, said tract being described as the South Half of said Southeast Quarter, EXCEPT that part platted as K-96 Business Park, an Addition to Wichita, Sedgwick County, Kansas AND EXCEPT that portion of 29th Street North as platted in Regency Park Addition, Wichita, Sedgwick County, Kansas.

All streets, utility easements, building setbacks, access control, together with, that portion of a sanitary sewer easement recorded as Doc#/Film-Pg: 28620146, together with, that portion of a utility easement recorded as Doc#/Film-Pg: 28620145, together with, a portion of a utility easement recorded as Film 1988, Page 207, together with any and all other easements and/or rights-of-way and/or dedications 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 7<sup>th</sup> day of December 2007.



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

### OWNER'S CERTIFICATES

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 a Lot, a Block, a Street and a Reserve, the same to be known as "NORTHEAST BASEBALL COMPLEX ADDITION," an addition to Wichita, Sedgwick County, Kansas.

Easements for the construction and maintenance of public utilities and drainage, as indicated on the accompanying plat are hereby granted to the public.

Reserve "A" is platted for utilities confined by easements, berms, monuments, landscaping, irrigation, open space, public access and for a private drive. The Reserve shall be owned and maintained by the owner of Lot 1 and is reserved for uses stated.

A drainage plan has been developed for this plat. Drainage easements, rights-of-way, or 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.

All abutters rights of access to or from Greenwich Road over and across the east most line of "NORTHEAST BASEBALL COMPLEX ADDITION," are hereby granted to the appropriate governing body, provided however the northeast most 60 feet shall have one full movement opening as indicated on sheet 1 of 2. These access controls are hereby granted to the City of Wichita, Kansas.

City of Wichita  
At the direction of the City Council.

\_\_\_\_\_, Mayor  
Carl Brewer, Mayor

STATE OF KANSAS, SEDGWICK COUNTY} ss:

This instrument was acknowledged before me on this \_\_\_\_ day of \_\_\_\_\_, 200\_\_.

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

\_\_\_\_\_, Notary Public  
Notary Public  
My Term Expires: \_\_\_\_\_.

### PLANNING COMMISSION CERTIFICATE

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

Dated this \_\_\_\_ day of \_\_\_\_\_, 200\_\_.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

\_\_\_\_\_, Chair  
M.S. Mitchell, Chair

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

AFFIX SEAL

### 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 \_\_\_\_ day of \_\_\_\_\_, 2008

At the direction of the City Council.

\_\_\_\_\_, Mayor  
Carl Brewer, Mayor

AFFIX SEAL

Attest: \_\_\_\_\_, City Clerk  
Karen Sublett, City Clerk

### TRANSFER RECORD

STATE OF KANSAS, SEDGWICK COUNTY} ss:

Entered on transfer record this \_\_\_\_ day of \_\_\_\_\_, 2008

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

AFFIX SEAL

### REGISTER OF DEEDS CERTIFICATE

This is to certify that this instrument was filed for record in the Register of Deeds office this \_\_\_\_ day of \_\_\_\_\_, 2008, at \_\_\_\_\_ o'clock \_\_\_\_ M, and is duly recorded.

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

AFFIX SEAL

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

### COUNTY SURVEYOR

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_ day of \_\_\_\_\_, 2008.

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

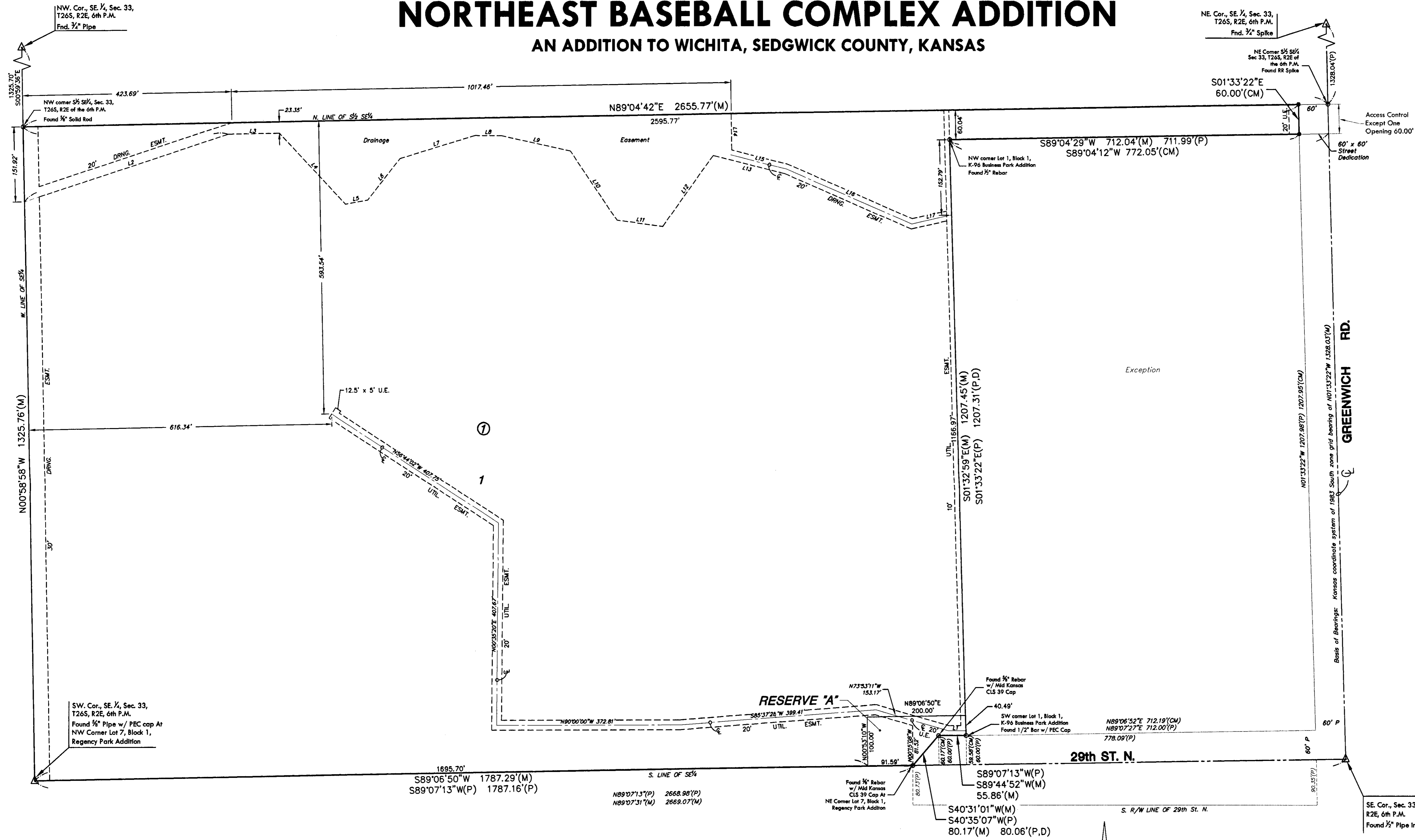


411 N. WEBB ROAD  
WICHITA, KS. 67206  
316-684-9600

12/07/2007 10:46:46 AM CST

# NORTHEAST BASEBALL COMPLEX ADDITION

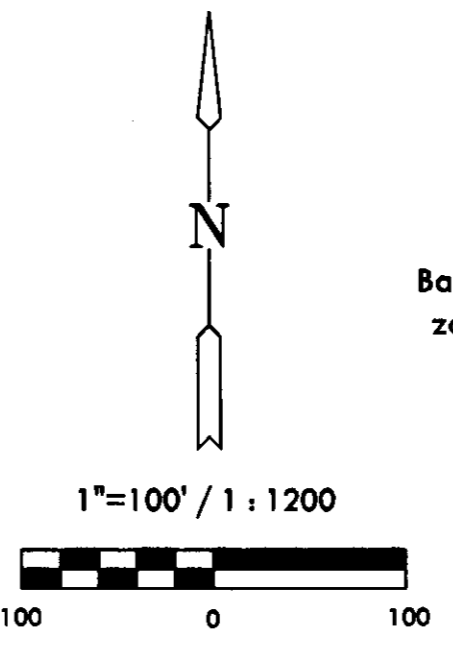
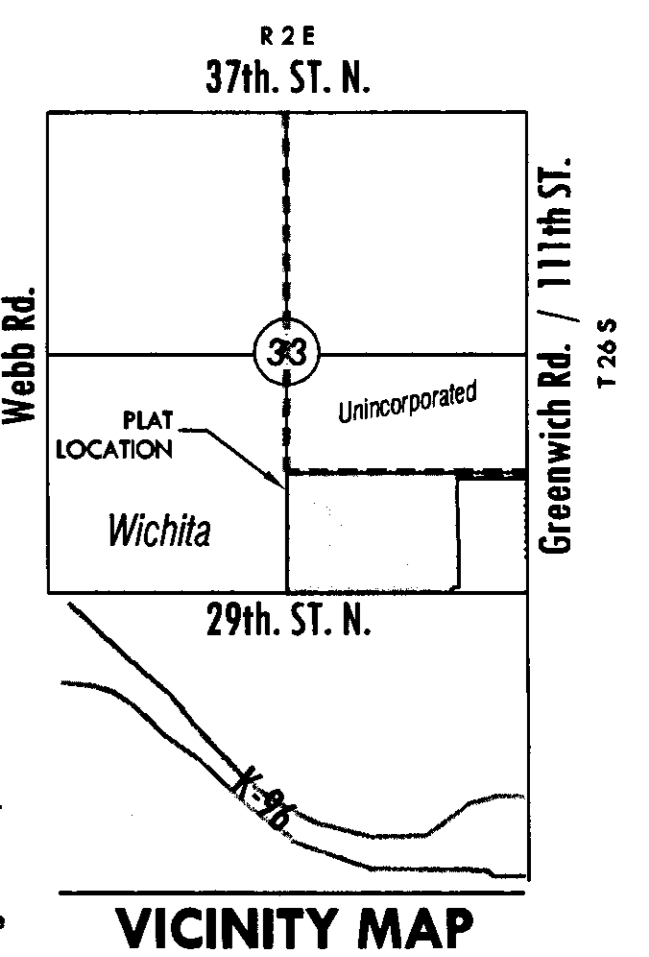
## AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS



| LINE | LENGTH | BEARING      |
|------|--------|--------------|
| L1   | 35.94  | S89°44'52\"W |
| L2   | 435.16 | S71°53'34\"W |
| L3   | 104.23 | S89°04'42\"W |
| L4   | 197.72 | S43°14'19\"E |
| L5   | 46.03  | N79°29'24\"E |
| L6   | 106.10 | N38°13'53\"E |
| L7   | 161.00 | N73°10'15\"E |
| L8   | 53.52  | S89°10'30\"E |
| L9   | 143.59 | S77°35'31\"E |
| L10  | 169.36 | S33°59'33\"E |
| L11  | 93.89  | S82°08'08\"E |
| L12  | 176.48 | S35°28'10\"W |
| L13  | 149.75 | S75°39'37\"E |
| L14  | 73.96  | N00°56'06\"W |
| L15  | 117.07 | S75°39'37\"E |
| L16  | 278.88 | S66°32'05\"E |
| L17  | 82.32  | N77°20'38\"E |

### LEGEND

- △ = Section Corner Monument Found
- = Found Survey Monument
- See annotation
- = Set 3/8\" Rebar w/ MKEC CLS 39 Id. cap
- (M) = Measured
- (P) = Platted
- (D) = Described/Recorded
- (CM) = Calculated from Measured
- - - = City Limits



Basis of Bearings: Kansas coordinate system of 1983 south zone grid bearing of N01°33'22\"W along the E. Line of SE 1/4, Sec. 33, T26S, R2E, 6th P.M.