

# WICHITA REGIONAL FIRE TRAINING ADDITION

## AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

FILE COPY

TRACING RECORD

4/8/09 (Sub 2009 14)

STATE OF KANSAS )  
COUNTY OF SEDGWICK ) SS

WE, PROFESSIONAL ENGINEERING CONSULTANTS, P.A., ENGINEERS AND SURVEYORS IN AFORESAID STATE AND COUNTY, DO HEREBY CERTIFY THAT THIS 27th DAY OF April, 2009, WE HAVE SURVEYED AND PLATTED WICHITA REGIONAL FIRE TRAINING ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS, INTO A LOT AND BLOCK, THE SAME BEING DESCRIBED AS FOLLOWS:

LOT 1, ROBERT E. BLEVINS ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS; TOGETHER WITH THAT PART OF THE SE 1/4 OF SEC. 2, TWP. 28-S, R-1-E OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS DESCRIBED AS FOLLOWS: COMMENCING AT THE SW CORNER OF SAID SE 1/4; THENCE EASTERLY ALONG THE SOUTH LINE OF SAID SE 1/4, 1,159.84 FEET TO THE INTERSECTION WITH THE EASTERLY RIGHT-OF-WAY LINE OF KANSAS TURNPIKE AUTHORITY (DEEDED AND DESCRIBED IN SPECIAL WARRANTY DEED, (DEED BOOK 1085, PAGE 469), AND DESIGNATED THEREIN AS KANSAS TURNPIKE TRACT NO. 7-34, REVISED APRIL 22, 1957); THENCE NORTHEASTERLY WITH A DEFLECTION ANGLE TO THE LEFT OF 64°25'30" ALONG SAID EASTERLY KANSAS TURNPIKE AUTHORITY RIGHT-OF-WAY LINE, 130.00 FEET TO THE INTERSECTION WITH THE NORTH LINE OF KANSAS TURNPIKE TRACT NO. 7-34K AS DEEDED AND DESCRIBED IN SAID SPECIAL WARRANTY DEED, (DEED BOOK 1085, PAGE 469), AND FOR A POINT OF BEGINNING; THENCE CONTINUING NORTHEASTERLY ALONG SAID EASTERLY KANSAS TURNPIKE AUTHORITY RIGHT-OF-WAY LINE, 426.17 FEET; THENCE SOUTHEASTERLY WITH A DEFLECTION ANGLE TO THE RIGHT OF 84°42'18", 271.03 FEET; THENCE SOUTHERLY WITH A DEFLECTION ANGLE TO THE RIGHT OF 69°43'12" AND PERPENDICULAR TO THE SOUTH LINE OF SAID SE 1/4, 333.97 FEET TO A POINT ON THE NORTH LINE OF SAID KANSAS TURNPIKE TRACT NO. 7-34K; THENCE WESTERLY WITH A DEFLECTION ANGLE TO THE RIGHT OF 95°40'09" ALONG THE NORTH LINE OF SAID KANSAS TURNPIKE TRACT NO. 7-34K, 440.36 FEET TO THE POINT OF BEGINNING.

AND THAT PART OF THE SE 1/4 OF SEC. 2, TWP. 28-S, R-1-E OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SE 1/4 OF SEC. 2, TWP. 28-S, R-1-E OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS; THENCE BEARING N00°00'00"E ALONG THE EAST LINE OF SAID SE 1/4, A DISTANCE OF 312.00 FEET; THENCE BEARING S89°10'47"W, A DISTANCE OF 59.50 FEET TO NE CORNER OF LOT 1, ROBERT E. BLEVINS ADDITION AND THE POINT OF BEGINNING; THENCE BEARING N13°59'21"E, A DISTANCE OF 39.26 FEET TO A POINT THAT IS 50.00 FEET WEST OF THE EAST LINE OF SAID SE 1/4; THENCE BEARING N00°00'00"E, PARALLEL WITH THE EAST LINE OF SAID SE 1/4, A DISTANCE OF 151.13 FEET; THENCE BEARING S89°10'47"W PARALLEL WITH THE SOUTH LINE OF SAID SE 1/4, A DISTANCE OF 849.58 FEET; THENCE BEARING S44°09'31"W, A DISTANCE OF 142.16 FEET; THENCE BEARING N70°41'25"W, A DISTANCE OF 20.30 FEET; THENCE BEARING S00°58'13"E, A DISTANCE OF 333.97 FEET; THENCE BEARING S85°18'04"E, A DISTANCE OF 240.66 FEET TO A POINT THAT IS 50.00 FEET NORTH OF THE SOUTH LINE OF SAID SE 1/4; THENCE BEARING N89°10'47"E PARALLEL WITH THE SOUTH LINE OF SAID SE 1/4, A DISTANCE OF 422.26 FEET TO THE SW CORNER OF LOT 1, ROBERT E. BLEVINS ADDITION; THENCE BEARING N00°00'00"E ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE 262.00 FEET TO THE NORTH LINE OF LOT 1; THENCE BEARING N89°10'47"E ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 290.50' FEET TO THE POINT OF BEGINNING.

ALL PUBLIC EASEMENTS AND DEDICATED STREETS LYING WITHIN THE ABOVE DESCRIBED TRACT OF LAND ARE HEREBY VACATED AND REPLATTED BY VIRTUE OF KSA 12-512(b) AMENDED.

JAMES R. BECKETT  
REGISTERED PROFESSIONAL ENGINEER AND SURVEYOR  
KANSAS  
No. 104  
LS 322  
April 1, 2009

JAMES R. BECKETT, R.L.S. NO. 832  
PROFESSIONAL ENGINEERING CONSULTANTS, P.A.

EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND DRAINAGE ARE HEREBY GRANTED.

ACCESS CONTROLS AS INDICATED ARE HEREBY GRANTED TO THE APPROPRIATE GOVERNING BODY.

A DRAINAGE PLAN HAS BEEN APPROVED FOR THIS PLAT. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, OR RESERVES SHALL REMAIN AT ESTABLISHED GRADES AND UNOBSTRUCTED TO ALLOW FOR THE CONVEYANCE OF STORM WATER, UNLESS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER.

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED PROPERTY OWNERS OF THE LAND AS ABOVE SET FORTH IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE LAND TO BE SURVEYED AND PLATTED INTO A LOT AND BLOCK. THE SAME TO BE KNOWN AS WICHITA REGIONAL FIRE TRAINING ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS.

OWNERS:  
THE CITY OF WICHITA, KANSAS, A MUNICIPAL CORPORATION

\_\_\_\_\_, MAYOR  
CARL BREWER

STATE OF KANSAS )  
COUNTY OF SEDGWICK ) SS

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2009, BY CARL BREWER, MAYOR.

\_\_\_\_\_, NOTARY PUBLIC

MY APPOINTMENT EXPIRES: \_\_\_\_\_

THIS PLAT OF WICHITA REGIONAL FIRE TRAINING ADDITION, 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

\_\_\_\_\_, CHAIR  
DARRELL DOWNING

\_\_\_\_\_, SECRETARY  
JOHN L. SCHLEGEL

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2009.

\_\_\_\_\_  
TRICIA L. ROBELLO, LS #1246  
DEPUTY COUNTY SURVEYOR  
SEDGWICK COUNTY, KANSAS

THIS PLAT IS APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2009.

\_\_\_\_\_, MAYOR  
CARL BREWER

\_\_\_\_\_, CITY CLERK  
KAREN SUBLETT

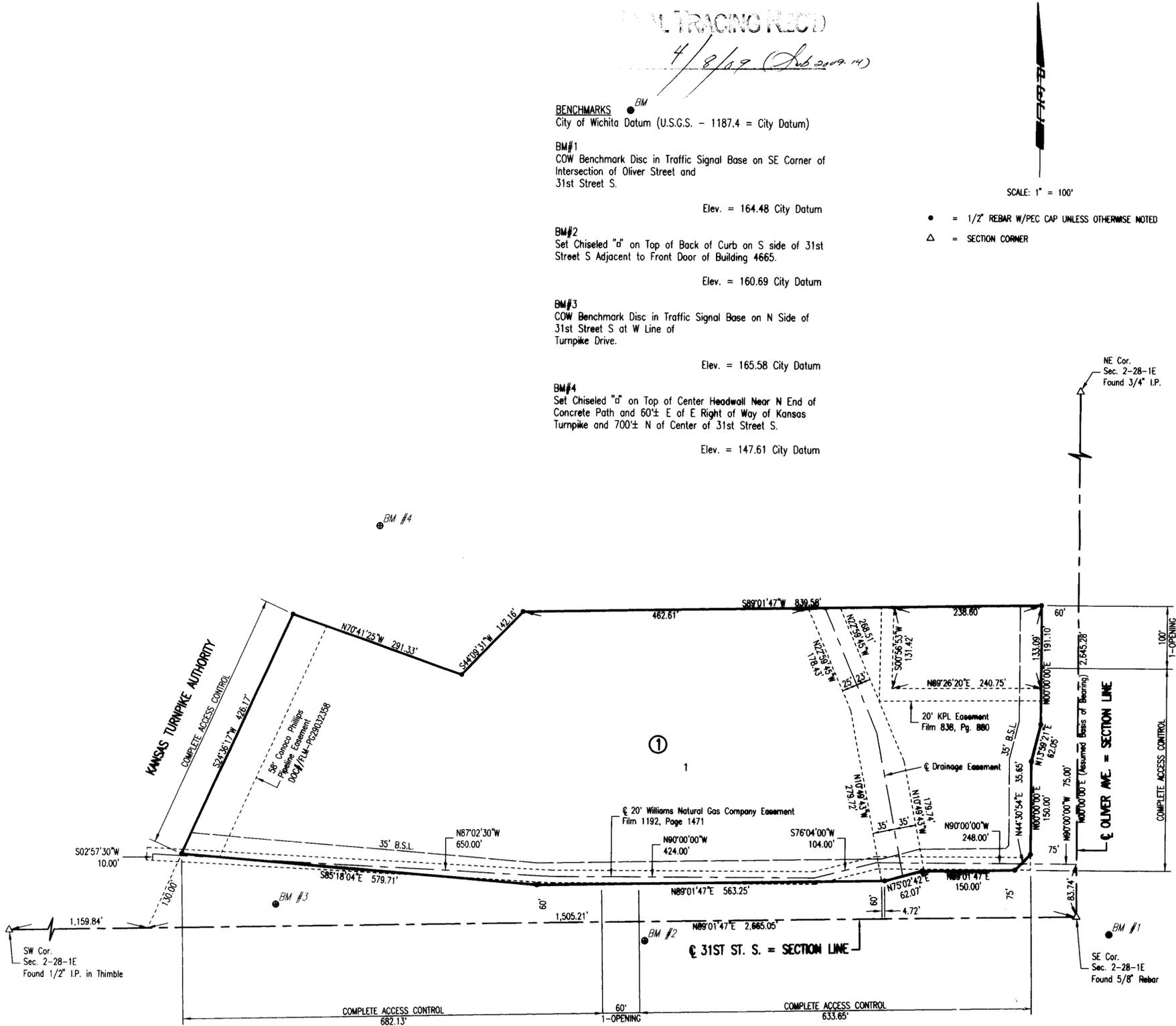
ENTERED ON TRANSFER RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2009.

\_\_\_\_\_, COUNTY CLERK  
KELLY B. ARNOLD

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE AT \_\_\_\_\_, M., ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2009.

\_\_\_\_\_, REGISTER OF DEEDS  
BILL MEEK

\_\_\_\_\_, DEPUTY  
TONYA BUCKINGHAM



SCALE: 1" = 100'

● = 1/2" REBAR W/PCC CAP UNLESS OTHERWISE NOTED  
△ = SECTION CORNER

**BENCHMARKS**  
City of Wichita Datum (U.S.G.S. - 1187.4 = City Datum)

**BM#1**  
COW Benchmark Disc in Traffic Signal Base on SE Corner of Intersection of Oliver Street and 31st Street S.

Elev. = 164.48 City Datum

**BM#2**  
Set Chiseled "d" on Top of Back of Curb on S side of 31st Street S Adjacent to Front Door of Building 4665.

Elev. = 160.69 City Datum

**BM#3**  
COW Benchmark Disc in Traffic Signal Base on N Side of 31st Street S at W Line of Turnpike Drive.

Elev. = 165.58 City Datum

**BM#4**  
Set Chiseled "d" on Top of Center Headwall Near N End of Concrete Path and 60± E of E Right of Way of Kansas Turnpike and 700± N of Center of 31st Street S.

Elev. = 147.61 City Datum

NE Cor.  
Sec. 2-28-1E  
Found 3/4" I.P.

BM #4

SW Cor.  
Sec. 2-28-1E  
Found 1/2" I.P. in Thimble

SE Cor.  
Sec. 2-28-1E  
Found 5/8" Rebar