

# STONEBRIDGE 2ND ADDITION SEDGWICK COUNTY, KANSAS

State of Kansas) SS We, **Baughman Company, P.A.**, Surveyors in and for Sedgwick County, Kansas, do hereby certify that we have surveyed and platted "STONEBRIDGE 2ND ADDITION", Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28 and 29, Block B, together with all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, and 32, Block C, together with all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, and 32, Block D, together with all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, and 32, Block E, together with all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, and 32, Block F, together with all of Reserves "A", "B", "C", "D", "E", and "F", all as platted in Stonebridge Addition, Sedgwick County, Kansas, together with all of Ridgehurst, Ridgehurst Ct., Terhune, Terhune Ct., Graystone, Sundance, and Summerfield, all as dedicated in said Stonebridge Addition.

Existing public easements and dedications being vacated by virtue of K.S.A. 12-512(b), **Baughman Company, P.A.**

Michael G. Conroy, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, Blocks, Reserves, and Streets, to be known as "STONEBRIDGE 2ND ADDITION", Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The drainage and utility easements are hereby granted as indicated for drainage purposes, and for the construction and maintenance of all public utilities. The drainage easements are hereby granted as indicated for drainage purposes. The contingent pedestrian access easement is hereby granted as indicated for pedestrian access to or from the Burlington, Northern and Santa Fe Railroad right-of-way, contingent upon said railroad right-of-way being railbanked and the construction of public improvements that allow public access within said railroad right-of-way. Fences shall be allowed within this easement unit such time as the Burlington Northern and Santa Fe Railroad right-of-way is railbanked and the construction of public improvements within said railroad right-of-way has occurred. The streets are hereby dedicated to and for the use of the public. Reserves "A", "B", "C", "D", "E", and "F" are hereby reserved for the public use, space, drainage purposes, and utilities. The public shall not bear the cost of any repair or replacement of improvements within said Reserves "A", "B", "C", "D", "E", and "F" shall be owned and maintained. Reserve "B" is hereby reserved for entry monuments, landscaping, open space, berms, drainage purposes, and utilities as confined to easements. Reserves "D", "E", and "F" are hereby reserved for floodway, and utilities as confined to easements. No buildings shall be constructed or placed on or within said floodway, nor shall any fill, change of grade, creation of channel, or any other work be carried on without the permission of the Engineer for the appropriate governing body. Reserve "F" is hereby reserved for lakes, landscaping, open space, berms, sidewalks, parking, a swimming pool and accessories, recreational activities, gazebos, drainage purposes, and utilities as confined to easements. Reserve "A", "B", "C", "D", "E", and "F" shall be owned and maintained by the homeowners association for the addition. Access to the streets shall be as depicted on the face of the plat and are hereby granted to the appropriate governing body. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

FLKS Land Development, LLC  
a Kansas limited liability company

Steven R. Barrett, Member

State of Kansas) SS The foregoing instrument acknowledged before me, this \_\_\_\_\_ day of \_\_\_\_\_, 2007, by Steven R. Barrett, Member of FLKS Land Development, LLC, a Kansas limited liability company, on behalf of the limited liability company

My App't. Exp. \_\_\_\_\_, Notary Public

We, the undersigned holders of a mortgage on the above described property do hereby consent to this plat of "STONEBRIDGE 2ND ADDITION", Sedgwick County, Kansas. Commerce Bank, N.A.

State of Kansas) SS The foregoing instrument acknowledged before me, this \_\_\_\_\_ day of \_\_\_\_\_, 2007, by \_\_\_\_\_ of Commerce Bank, N.A., on behalf of the bank

My App't. Exp. \_\_\_\_\_, Notary Public

This plat of "STONEBRIDGE 2ND ADDITION", Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2007.  
Wichita-Sedgwick County Metropolitan Area Planning Commission  
Darrell A. Downing, Chair  
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 \_\_\_\_\_, 2007.

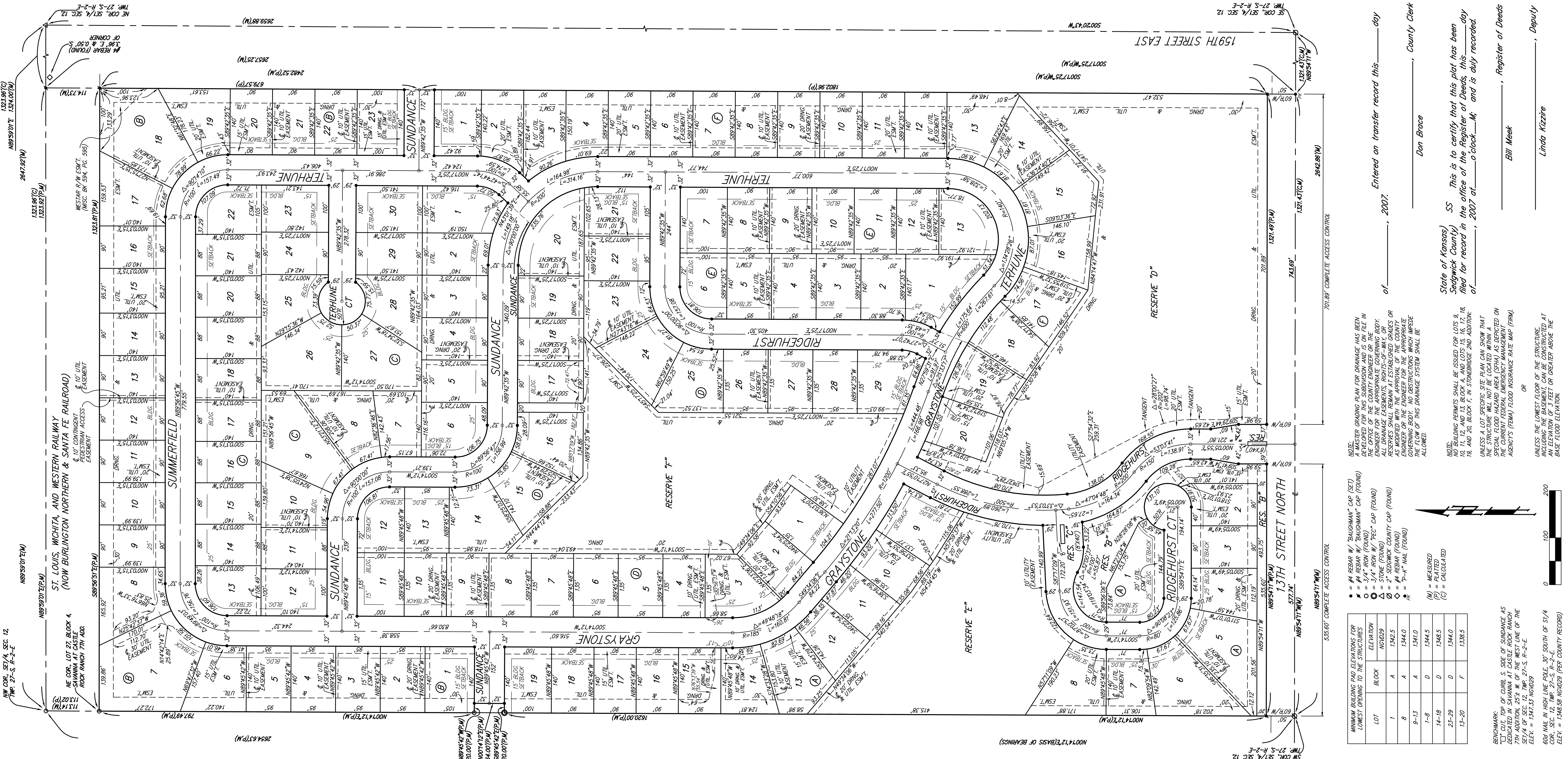
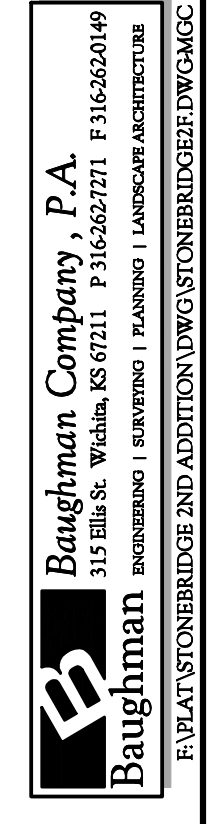
Mayor  
Carl G. Brewer  
City Clerk  
Karen Sublett

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of Sedgwick County, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

Chairman  
David M. Ulrich  
County Clerk  
Don Brace

Reviewed in accordance with K.S.A. 58-2005 on this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

Tricia L. Robbetta, L.S. #1246  
Deputy County Surveyor  
Sedgwick County, Kansas



MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES

LOT	BLOCK	ELEVATION
1	A	1342.5
8	A	1344.0
9-13	A	1341.0
14-18	D	1344.5
21-29	D	1344.0
13-20	F	1338.5

- = #4 REBAR W/ BAUGHMAN CAP (SET)
- = #4 REBAR W/ BAUGHMAN CAP (FOUND)
- = 3/4" IRON W/ (FOUND)
- = 3/4" IRON W/ "PEC" CAP (FOUND)
- = STONE (FOUND)
- = #2 SEDGWICK COUNTY CAP (FOUND)
- = #4 REBAR (FOUND)
- = 1/4" x 1/4" NAIL (FOUND)

NOTE: A MASTER GRADING PLAN FOR DRAINAGE HAS BEEN DEVELOPED FOR THE SUBDIVISION AND IS ON FILE IN THE OFFICE OF THE COUNTY ENGINEER. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, OR RESERVES SHALL REMAIN AT ESTABLISHED GRADES OR UNLESS A LOT SPECIFIC SITE PLAN CAN SHOW THAT THE STRUCTURE WILL NOT BE LOCATED WITHIN A FLOOD HAZARD ZONE. THE ENGINEER OF THE APPROPRIATE GOVERNING BODY, NO OBSTRUCTIONS WHICH WOULD INTERFERE WITH THE FLOW OF THIS DRAINAGE SYSTEM SHALL BE ALLOWED.

NOTE: NO BUILDING PERMITS SHALL BE ISSUED FOR LOTS 9, 10, 11, 12, AND 13, BLOCK A, AND LOTS 15, 16, 17, 18, 19, AND 20, BLOCK C, IN STONEBRIDGE 2ND ADDITION UNLESS A LOT SPECIFIC SITE PLAN CAN SHOW THAT THE STRUCTURE WILL NOT BE LOCATED WITHIN A FLOOD HAZARD ZONE. THE ENGINEER OF THE APPROPRIATE GOVERNING BODY, NO OBSTRUCTIONS WHICH WOULD INTERFERE WITH THE FLOW OF THIS DRAINAGE SYSTEM SHALL BE ALLOWED.

NOTE: UNLESS THE LOWEST FLOOR OF THE STRUCTURE, INCLUDING THE BASEMENT, CAN BE CONSTRUCTED AT OR ABOVE THE BASE FLOOD ELEVATION.

State of Kansas) SS This is to certify that this plat has been filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day of \_\_\_\_\_, 2007 at \_\_\_\_\_ o'clock \_\_\_\_\_ M.

Don Brace, County Clerk  
Bill Meek, Register of Deeds  
Linda Kitzire, Deputy

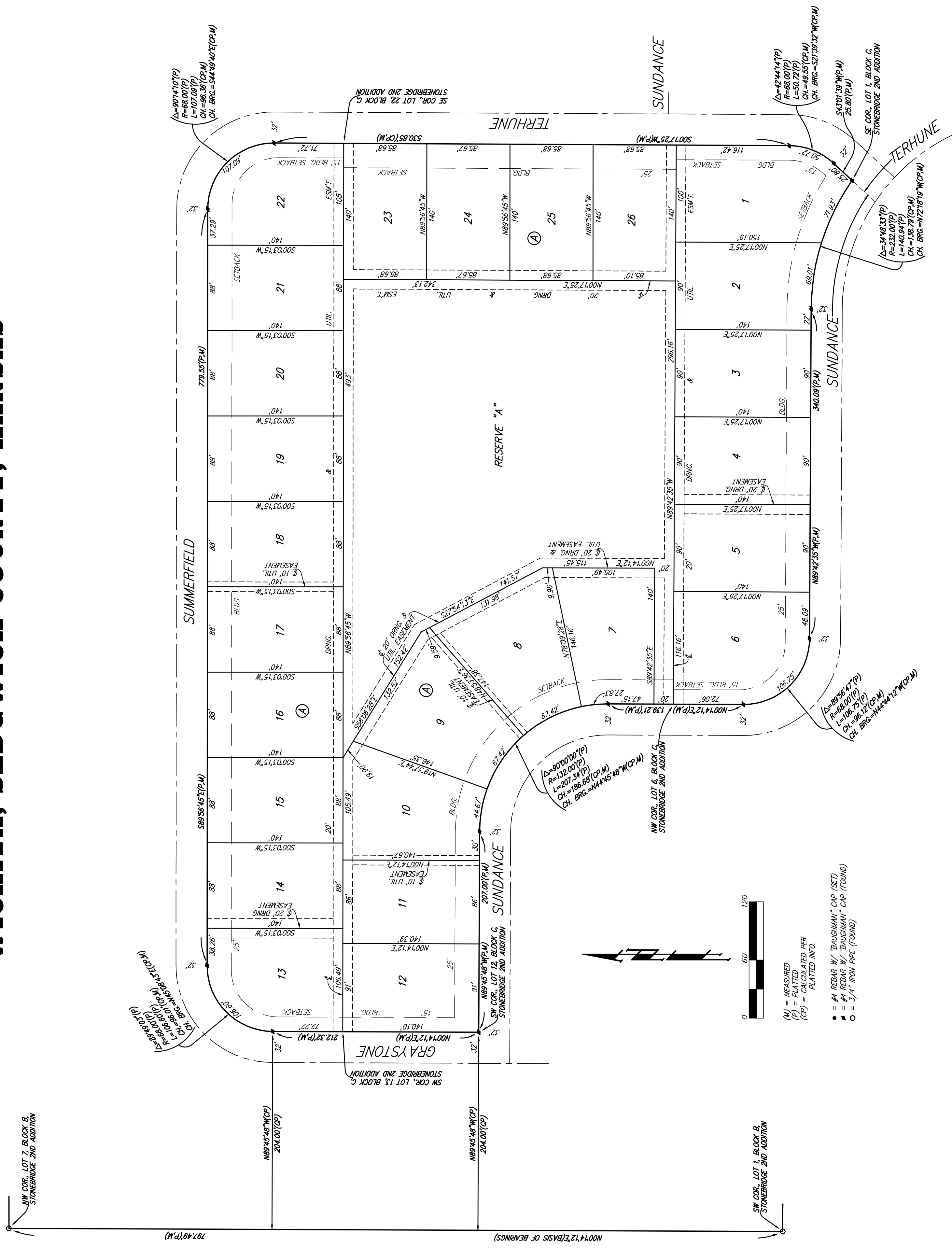
Entered on transfer record this \_\_\_\_\_ day of \_\_\_\_\_, 2007.



BENCHMARK: "CT" C&G TOP OF CURB S. SIDE OF SUNDANCE AS DEDICATED IN SAVANNAH AT CASTLE ROCK RANCH 7TH ADDITION, 25' S. W. OF THE WEST LINE OF THE SECTION OF SEC. 12, TWP. 27-S, R-2-E. ELEV. = 1347.35 (HIGHER)

604' NAIL IN HIGH LINE POLE, 30' SOUTH OF S1/4 COR. SEC. 12, TWP. 27-S, R-2-E. ELEV. = 1348.56 (HIGHER (PER COUNTY RECORD))

# STONEBRIDGE 3RD ADDITION WICHITA, SEDGWICK COUNTY, KANSAS



State of Kansas) SS We, **Baughman Company, P.A.**, Surveyors in and Sedgwick County) and state do hereby certify that we have surveyed and plotted "STONEBRIDGE 3RD ADDITION", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of all of Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, Block C, Stonebridge 2nd Addition, Sedgwick County, Kansas, together with all of Terhune Ct as dedicated in said Stonebridge 2nd Addition.

Existing public easements, setbacks, and dedications being vacated by virtue of K.S.A. 12-512(b). All being situated in the Southeast Quarter of Section 12, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas

**Baughman Company, P.A.**

This plat of "STONEBRIDGE 3RD 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 \_\_\_\_\_, 2011.  
Wichita-Sedgwick County Metropolitan Area Planning Commission

\_\_\_\_\_, Chair  
**Debra Miller Stevens**

\_\_\_\_\_, Secretary  
**John L. Schlegel**

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 2011.

\_\_\_\_\_, Surveyor  
**Michael G. Conrey**

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

\_\_\_\_\_, City Clerk  
**Karen Sublett**

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, a Block, and a Reserve, to be known as "STONEBRIDGE 3RD ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The drainage easements are hereby granted as indicated for drainage purposes. The drainage and utility easements are hereby granted as indicated for drainage purposes and for the construction and maintenance of all public utilities. Reserve "A" is hereby reserved for lakes, landscaping, open space, berms, sidewalks, drainage purposes, access purposes, and utilities as confined to easements. Reserve "A" shall be owned and maintained by the homeowners association for the addition. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat.

**FLKS Land Development, LLC**  
a Kansas limited liability company

\_\_\_\_\_, Member  
**Steven R. Barrett**

State of Kansas) SS The foregoing instrument acknowledged before Sedgwick County) me, this \_\_\_\_\_ day of \_\_\_\_\_, 2011, by Steven R. Barrett, Member of **FLKS Land Development, LLC**, a Kansas limited liability company, on behalf of the limited liability company.

\_\_\_\_\_, Notary Public  
My App't. Exp. \_\_\_\_\_

LOT	BLOCK	ELEVATION
2-5	A	1345.0 1345.48
7-10	A	1345.0 1345.48
15-21	A	1345.0 1345.48
22-26	A	1345.0 1345.48

BENCHMARK: 1/4" OF CURB SOUTH SIDE OF SUNDANCE AS INDICATED IN SURVEYOR'S RECORD. BENCH MARK AT CASSE ROCK BRANCH 7TH ADDITION, 24.5' WEST OF THE WEST LINE OF THE SE1/4 OF SEC. 12, TWP. 27-S, R-2-E. ELEV. = 1347.33 NGVD29  
ELEV. = 1347.81 NAVD83

604' NAIL IN HIGH LINE POLE, 30' SOUTH OF S1/4 COR. SEC. 12, TWP. 27-S, R-2-E.  
ELEV. = 1348.59 NGVD29 (PER COUNTY RECORD)  
ELEV. = 1349.06 NAVD83 (CALCULATED PER COUNTY RECORD)

NOTE: DRAINAGE PLAN FOR DRAINAGE HAS BEEN DEVELOPED FOR THIS SUBDIVISION AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. ALL DRAINAGE EASEMENTS RIGHTS-OF-WAY, OR RESERVES SHALL REMAIN AT ESTABLISHED GRADES OR AS MODIFIED WITH THE APPROVAL OF THE CITY ENGINEER. THE DRAINAGE SYSTEM SHALL BE ALLOWED TO FLOW IN THE DIRECTION WHICH THE FLOW OF THIS DRAINAGE SYSTEM SHALL BE ALLOWED.

We, the undersigned holders of mortgages on the above described property, do hereby consent to this plat of "STONEBRIDGE 3RD ADDITION", Wichita, Sedgwick County, Kansas.  
**Commerce Bank, N.A.**

State of Kansas) SS The foregoing instrument acknowledged be- Sedgwick County) fore me, this \_\_\_\_\_ day of \_\_\_\_\_, 2011, by \_\_\_\_\_, of **Commerce Bank, N.A.**, on behalf of the bank.

\_\_\_\_\_, Notary Public  
My App't. Exp. \_\_\_\_\_

\_\_\_\_\_, Deputy  
**Tonya Buckingham**

**Baughman Company, P.A.**  
315 E. 11th St., Wichita, KS 67211 P: 316.262.0149 F: 316.262.0148  
Baughman ENGINEERING | SURVEYING | PLANNING | LANDSCAPE ARCHITECTURE