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 "GREENWICH BUSINESS CENTER ADDITION" an addition to Wichita, Sedgwick County, Kansas, into Lots, Blocks, Reserves, and Streets, the same being accurately set forth in the accompanying plat and described herein:

A tract of land lying within a portion North Half of Section 3, Township 27 South, Range 2 East of the 6th P.M., Sedgwick County, Kansas, said tract being described as follows:
All of Government Lot 2, and the West Half of the South Half of the Northeast Quarter, said Section 3;
TOGETHER WITH,
All of Government Lots 3 and 4, said Section 3,
Said tract of land being more particularly described as follows:
BEGINNING at the Northwest corner of the of said Section 3, being coincident with the Northwest corner of said Government Lot 4, thence along the North line of said Section 3 and said Government Lots 4 and 3 on a Kansas Coordinate System 1983 South Zone grid bearing of N89°16'15"E, 2645.11 feet to the Northwest corner of said Government Lot 2; thence along the North line of said Government Lot 2 and said Section 3, N88°52'42"E, 1325.94 feet to the Northeast corner of said Government Lot 2; thence along the East line of said Government Lot 2 extended, S00°33'27"E, 2679.83 feet to the South line of said Northeast Quarter; thence along the said South line, being coincident with the North line of The Fairmont, an addition to Wichita, Sedgwick County, Kansas, S89°07'06"W, 1324.14 feet to the Center Quarter corner being the Northwest corner of said The Fairmont; thence along the West line of said Northeast Quarter, N00°35'43"W, 1331.13 feet to the Southeast corner of said Government Lot 3; thence along the South lines of said Government Lots 3 and 4, S89°14'33"W, 2646.39 feet to the Southwest corner of said Government Lot 4 being coincident with the West line of said Section 3; thence along said West line N00°32'28"W, 1344.46 feet to the POINT OF BEGINNING.

All reserves, streets, utility easements, building setbacks, access control, together with that part of a right-of-way agreement recorded Misc. Book 601, Page 385, together with that part of Road Record Book B, Page 394, together with any and all other public dedication, rights-of-way, and or easements 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___day of ______________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, Reserves, and Streets the same to be known as "GREENWICH BUSINESS CENTER ADDITION," an addition to Wichita, Sedgwick County, Kansas. This plat shall adhere and conform to the recitals of P.O. #155 and #74 as approved and recorded at the Wichita-Sedgwick County Metropolitan Area Planning Department.

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

All abutters right to access to or from Greenwich Road over and across the West line of "GREENWICH BUSINESS CENTER ADDITION," are hereby granted to the appropriate governing body, provided however, Lots 1, 2, 3, and 4, Block 1, shall have access to Greenwich Road as indicated hereon; And all abutters right to access to or from 29th Street over and across the North line of "GREENWICH BUSINESS CENTER ADDITION," are hereby granted to the appropriate governing body, provided however, Lots 1, 6, 7, 8, and 9, Block 1 shall have access to 29th Street as indicated hereon and as specified within the access control note as shown.

A drainage plan has been developed for this plat and all drainage easements, right-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.

Lots 5, 6, 7, 16, 17, and 18, Block 1, and Lots 2, 3, 10-17 inclusive, Block 3, are required to adhere to the minimum pad elevation as shown on the "Minimum Pad Elevations" table.

Reserves "A" and "B" are platted for drainage, signs, landscaping, irrigation, pergolas and or gazebos, open space, berms, and monuments. Reserves "C", "D", "E", "F", "G" are platted for berms, monuments, signs, drainage, landscaping, and irrigation. The The Reserves shall be owned and maintained by the Lot Owner Association, provided however, that the undersigned or Lot Owner's Association as the undersigned successors in interest may, at its discretion deed parcels of said Reserves to an owner(s) of an adjoining lot subject to the obligation to maintain such deeded parcel in compliance with the provisions hereof and in compliance with the maintenance covenants of any applicable restrictive covenants or regulations.

NORTH GREENWICH/29TH LLC, a Kansas limited liability company
and
GREENWICH 4/LLC, a Kansas limited liability company
and
RITCHIE DEVELOPMENT CORPORATION

______________________________, Vice President
Rob Ramseyer, Vice President
Ritchie Development Corporation, manager

STATE OF KANSAS, SEDGWICK COUNTY} ss:

This instrument was acknowledged before me on this _____ day of ____________ , 2007, Rob Ramseyer, Vice President, Ritchie Development Corporation, Manager, North Greenwich/29th LLC, a Kansas limited liability company; and manager of Greenwich 4/LLC, a Kansas limited liability company.

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:
Print below
My Term Expires: ________________.

INTRUST Bank, N.A. holders of a mortgage on the above described property, does hereby consent to the plat of "GREENWICH BUSINESS CENTER ADDITION."

INTRUST Bank, N.A.

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

This instrument was acknowledged before me on this _____ day of ____________ , 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.

____________________, Notary Public
Notary Public:
Print below
My Term Expires: ________________.

STATE OF KANSAS, SEDGWICK COUNTY} ss:

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

Dated this _____ day of ____________ , 2007

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

______________________________, Chair
Darrell A. Downing, Chair

Attest:

______________________________, Secretary
John L. Schlegel, Secretary

Affix Seal

This plat of "GREENWICH BUSINESS CENTER ADDITION" has been submitted to and approved by the City Council of the City of Wichita, Sedgwick County, Kansas. The easements, rights-of-way and other public dedications are accepted by the City Council.
Dated this _____ day of ____________ , 2007.
At the direction of the City Council.

______________________________, Mayor
Carl Brewer, Mayor

Attest:

______________________________, City Clerk
Karen Sublett, City Clerk

STATE OF KANSAS, SEDGWICK COUNTY} ss:

Entered on transfer record this _____ day of ____________ , 2007

______________________________, County Clerk
Don Brace, County Clerk

Affix Seal

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

Affix Seal

Attest:

______________________________, Deputy
Tonya E. Buckingham, Deputy

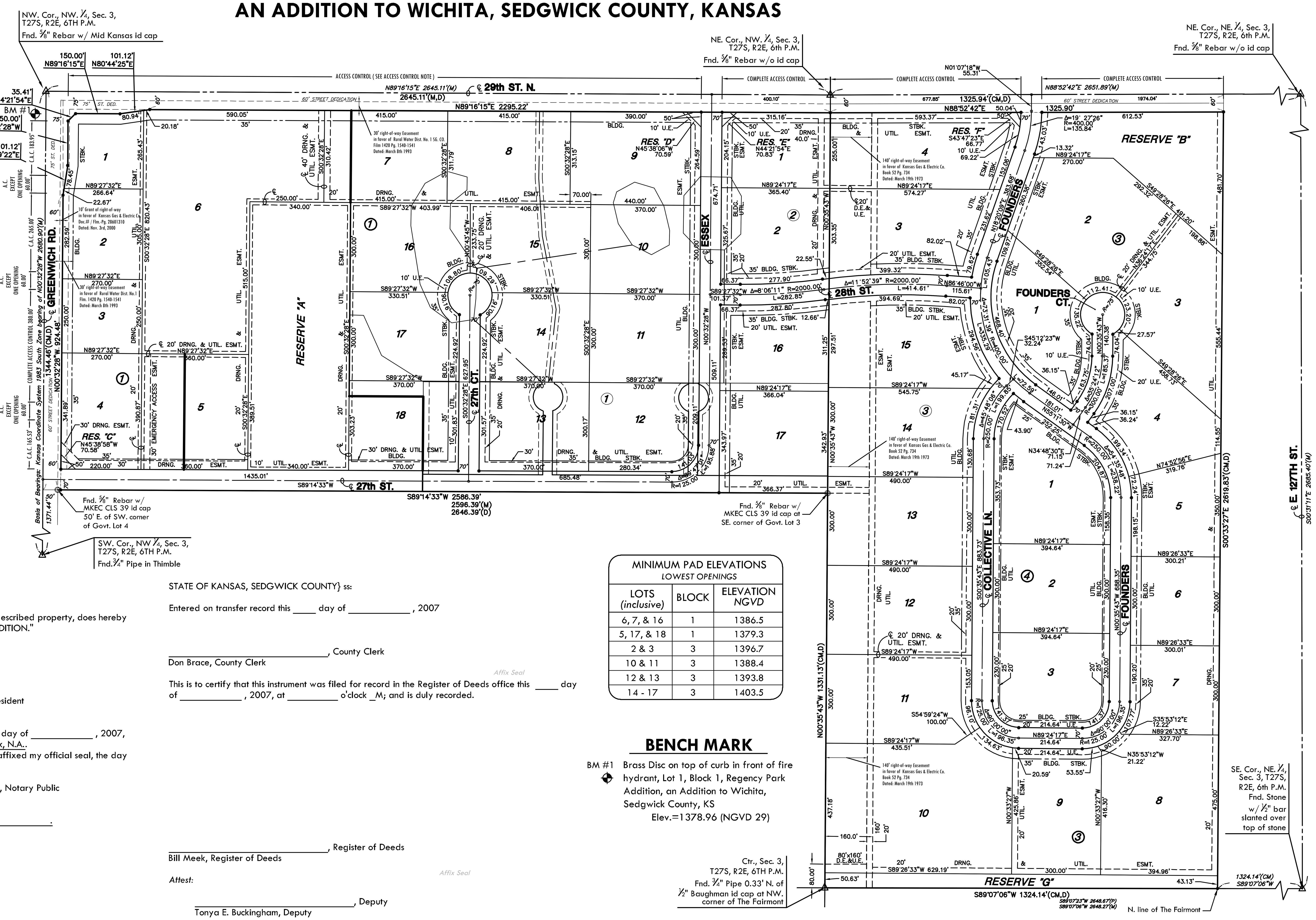
Reviewed in accordance with K.S.A. 58-2007 on this _____ day of ____________ , 2007.

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

FINAL PLAT
GREENWICH BUSINESS CENTER ADDITION
AN ADDITION TO WICHITA, SEDGWICK COUNTY, KANSAS

ACCESS CONTROL NOTE

29th Street - The minimum distance between full turning movement drives shall be 400'. The minimum distance between a right-in/right-out drive and either another right-in/right-out drive or a full movement drive shall be 200'.



MINIMUM PAD ELEVATIONS *LOWEST OPENINGS*		
LOTS *(inclusive)*	BLOCK	ELEVATION *NGVD*
6, 7, & 16	1	1386.5
5, 17, & 18	1	1379.3
2 & 3	3	1396.7
10 & 11	3	1388.4
12 & 13	3	1393.8
14 - 17	3	1403.5

BENCH MARK

BM #1 Brass Disc on top of curb in front of fire hydrant, Lot 1, Block 1, Regency Park Addition, an Addition to Wichita, Sedgwick County, KS
Elev.=1378.96 (NGVD 29)

LEGEND

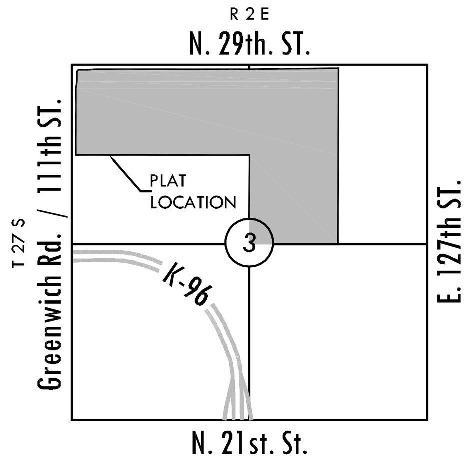
- △ = Section Corner Monument Found
- ◎ = Found Survey Monument 5/8" Rebar w/ MKEC CLS 39 id cap EXCEPT where annotated
- ● = Set 5/8" Rebar w/ MKEC CLS 39 id. cap
- (M) = Measured
- (D) = Deeded
- (CM) = Calculated from measured

N

1"=200' / 1 : 2400

200 0 200

Basis of Bearings: Kansas Coordinate System 1983 South Zone bearing of N00°32'28"W along the W. line of the NW. 1/4, Sec. 3, T27S, R2E, 6th P.M.



VICINITY MAP

MKEC ENGINEERING CONSULTANTS, INC.
411 N. WEBB ROAD
WICHITA, KS. 67206
316-684-9600

J:\Civil\05039\dwg\Prop\05039a.dwg 8/15/2007 9:42:18 AM CDT