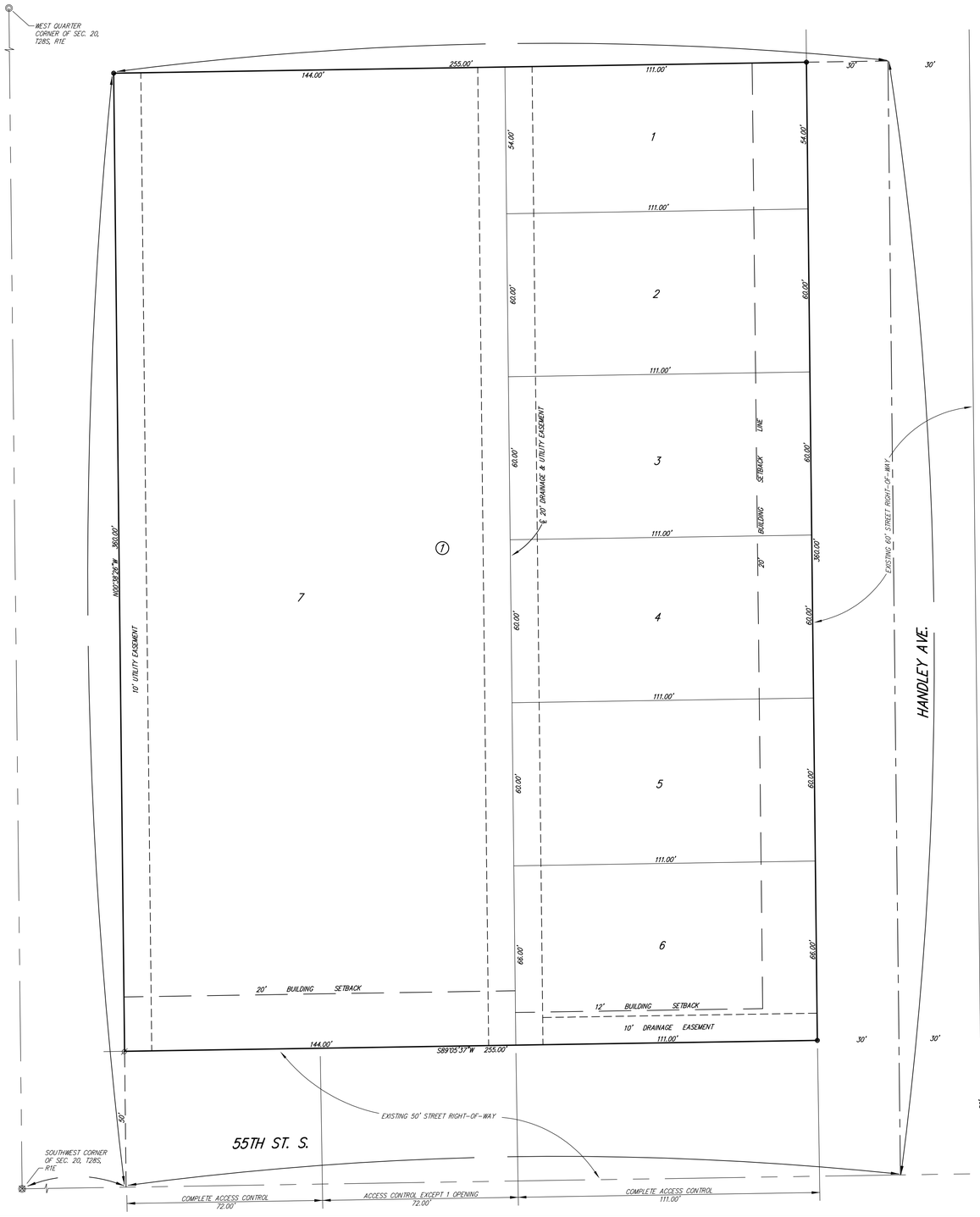

RACETRACK ADDITION

Wichita, Sedgwick County, Kansas

State of Kansas)
SS
Sedgwick County)

We, Ruggles & Bohm, P.A., Land Surveyors in aforesaid county and state, do hereby certify that, under the supervision of the undersigned, we have surveyed and platted "RACETRACK ADDITION", Wichita, Sedgwick County, Kansas, and that the accompanying plat is a true and correct exhibit of the property surveyed, described as follows:

Beginning 429 feet East of the Southwest corner of the Southwest Quarter of Section 20, Township 28 South, Range 1 East of the 6th P.M., Sedgwick County, Kansas; thence North 410 feet; thence East 285 feet; thence South 410 feet; thence West 285 feet to the point of beginning, EXCEPT the East 30 feet and South 50 feet thereof for street.

All public easements and dedications are hereby vacated by virtue of K.S.A. 12-512b, as amended.

Ruggles & Bohm, P.A.

_____ Land Surveyor
William K. Clevenger

Know all men by these presents that we, the undersigned, have caused the land described in the surveyor's certificate to be platted into Lots and a Block, to be known as "RACETRACK ADDITION", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. No signs, light poles, private drainage systems, masonry trash enclosures or other structures shall be located within public utility easements. The drainage easements are hereby granted to the public 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. Access Controls as indicated are hereby granted to the appropriate governing body. A drainage plan has been developed for this plat and all drainage easements, rights of way, or reserves shall remain at established grades, or as modified with the approval of the City Engineer, and unobstructed to allow for the conveyance of stormwater.

Nett Development Co, Inc.

_____ President
Ryan Nett

State of Kansas)
SS
Sedgwick County)

The foregoing instrument acknowledged before me, this _____ day of _____, 2017, by Ryan Nett, President, on behalf of Nett Development Co, Inc.

_____ Notary Public
Sandra L. Bohm

My appointment expires _____.

"RACETRACK 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 _____, 2016.

Wichita-Sedgwick County Metropolitan Area Planning Commission

_____ Chair
David W. Foster

_____ Secretary
Dale Miller

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this ___ day of _____, 2017.

At the Direction of the City Council

_____ Mayor
Jeff Longwell

_____ City Clerk
Karen Sublett

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2017.

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

Entered on transfer record this ____ day of _____, 2017.

_____ County Clerk
Kelly B. Arnold

State of Kansas)
SS
Sedgwick County)

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this ___ day of _____, 2017, at _____ o'clock __ M, and is duly recorded.

_____ Register of Deeds
Tonya Buckingham

_____ Deputy
Judy J. Paget

PARCEL	SQ. FT.
LOT 1, BLOCK 1	5,993.9
LOT 2, BLOCK 1	6,660.0
LOT 3, BLOCK 1	6,660.0
LOT 4, BLOCK 1	6,660.0
LOT 5, BLOCK 1	6,660.0
LOT 6, BLOCK 1	7,326.0
LOT 7, BLOCK 1	51,838.8

20' 0 10' 20'

BENCHMARK: CHISELED SQUARE WITH DIVOT ON THE TOP OF CURB AT THE SOUTH CURB RETURN AT THE SOUTHWEST CORNER OF HANDLEY AVE. AND 54TH STREET SOUTH,
ELEVATION = 1269.58 (NAVD88, G12A)

ON-SITE BENCHMARK: CHISELED SQUARE ON THE TOP OF CONCRETE AT THE SOUTHEAST CORNER OF HOUSE #1000 W. 55TH ST. S.,
ELEVATION = 1271.13 (NAVD88, G12A)

ON-SITE BENCHMARK: RAILROAD SPIKE IN SOUTH FACE OF 3RD POWER POLE WEST OF HANDLEY ON THE NORTH SIDE OF 55TH STREET SOUTH,
ELEVATION = 1270.91 (NAVD88, G12A)

SURVEY MARKER LEGEND

- ○ . . . . . 3/4" IRON PIPE (FOUND - ORIGIN UNKNOWN)
- ⌀ . . . . . 1" IRON PIPE (FOUND - ORIGIN UNKNOWN)
- ◎ . . . . . 3/4" IRON PIPE IN THIMBLE (FOUND - ORIGIN UNKNOWN)
- ⊠ . . . . . 1/2" IRON PIPE IN THIMBLE (FOUND - ORIGIN UNKNOWN)
- ● . . . . . 5/8" REBAR W/RUGGLES & BOHM CAP (SET)

RUGGLES & BOHM

ENGINEERING | SURVEYING | LANDSCAPE ARCHITECTURE | GOVERNMENT

924 NORTH MAIN WICHITA, KANSAS 67203 P:(316) 264-8008 F:(316) 264-4621
WWW.RBKANSAS.COM

DWG FILE: SURVEY BASE
PROJECT NO. 47422
FEBRUARY 1, 2017

GARVER
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KENNETH W. LEE LICENSED 15373 1-22-18 KANSAS PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION	BY

CITY OF WICHITA
WICHITA, KS

RACETRACK ADDITION

JOB NO.:
DATE: DEC 2017
DESIGNED BY:
DRAWN BY:

BAR IS ONE INCH ON ORIGINAL DRAWING
0 1"
IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

DRAWING NUMBER

SHEET NUMBER 6 of 6