

# EAGLES LANDING AT NORTH OLIVER 2ND

## WICHITA, SEDGWICK COUNTY, KANSAS

PC 132 - 8

**BENCHMARK:**  
 OLIVER AND 45TH ST. N. - TOP OF BRASS PLATE ON  
 SW CORNER OF R.C.S.C. EAST OF INTERSECTION.  
 ELEV. = 1398.88 NGVD (211.48 CITY DATUM)

604 MAIL IN H.L.D., 31' S. OF THE NW CORNER OF GOVT. LOT 1  
 IN THE NE 1/4 OF SEC. 26, TWP. 26-S, R-1-E OF THE 6TH P.M.  
 ELEV. = 1372.19 NGVD (188.79 CITY DATUM)

**NOTE:**  
 A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THE COMMERCIAL LOTS  
 AND IS ON FILE WITH THE CITY OF WICHITA, KANSAS. DRAINAGE  
 INTENT SHALL REMAIN AS DEPICTED OR AS MODIFIED WITH THE  
 APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS.  
 NO OBSTRUCTIONS WHICH IMPED THE FLOW OF THIS DRAINAGE PLAN  
 SHALL BE ALLOWED.

A MASTER GRADING PLAN FOR DRAINAGE HAS BEEN DEVELOPED FOR  
 THE RESIDENTIAL LOTS AND IS ON FILE WITH THE CITY OF WICHITA,  
 KANSAS. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, OR RESERVES  
 SHALL REMAIN AS ESTABLISHED OR AS MODIFIED WITH THE  
 APPROVAL OF THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS.  
 NO OBSTRUCTIONS WHICH IMPED THE FLOW OF THIS DRAINAGE  
 SYSTEM SHALL BE ALLOWED.

MINIMUM BUILDING PAD ELEVATIONS FOR LOWEST OPENING TO THE STRUCTURES			
LOT	BLOCK	ELEVATION	
		CITY DATUM	NGVD
37-39, 41-44	A	205.0	1392.4
28-40, 43-46	C	201.0	1388.4
2	D	201.0	1388.4
3	D	206.0	1393.4
5	D	204.0	1391.4
6	D	203.0	1390.4
7	D	202.5	1389.9
8	D	201.5	1388.9
9	D	201.0	1388.4
10-11	D	200.5	1387.9
12	D	198.0	1385.4
13-17	D	196.5	1383.9
1	E	196.5	1383.9
2	E	200.5	1387.9
3	E	202.5	1389.9
4	E	206.0	1393.4

We the undersigned holders of a mortgage on the  
 above described property, do hereby consent to this plat of "EAGLES  
 LANDING AT NORTH OLIVER 2ND", Wichita, Sedgwick County, Kansas.

Legacy Bank

*Brad E. Jaeger* SVP  
 BRAD E. JAEGER

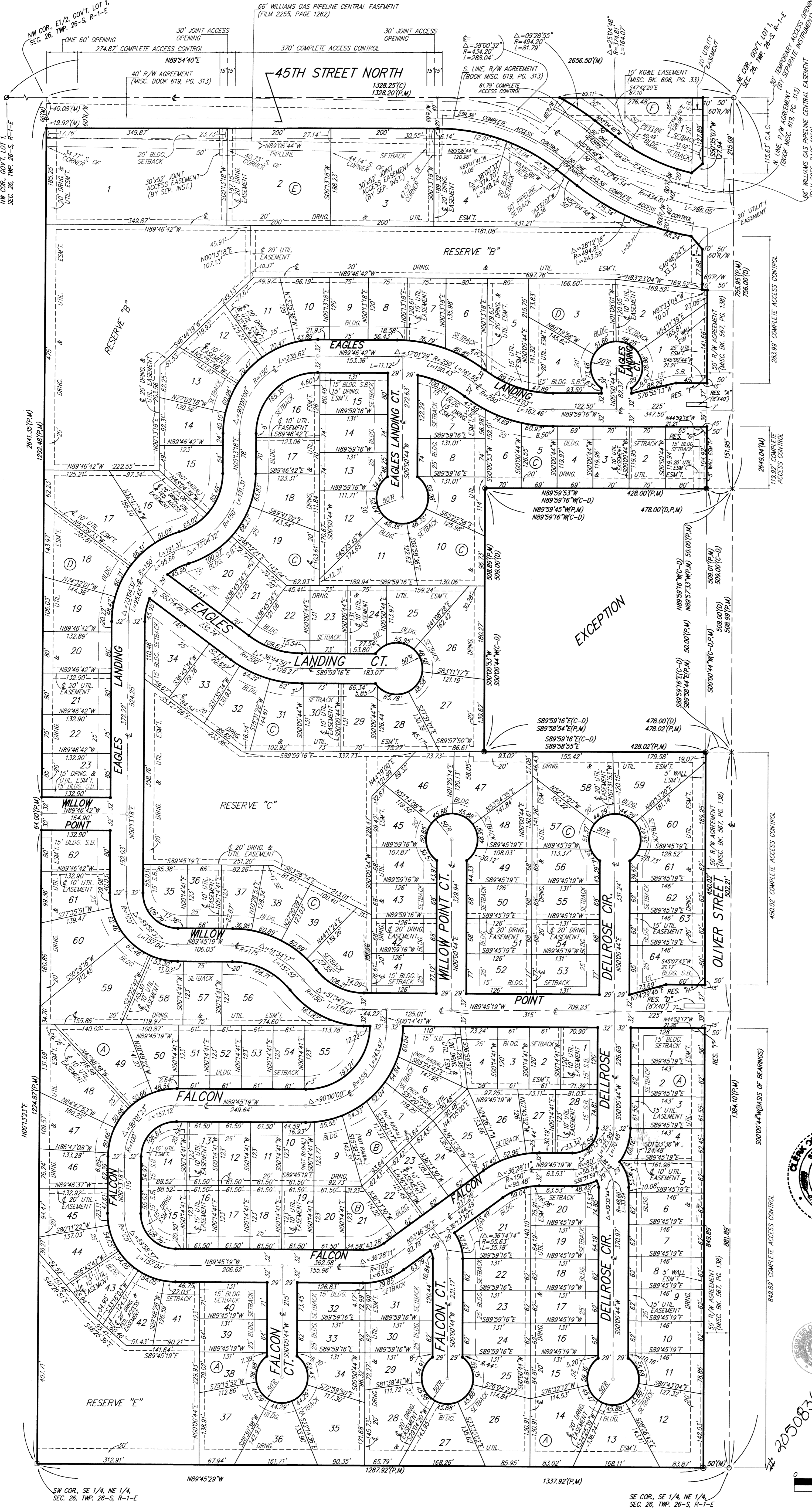
State of Kansas) SS  
 Sedgwick County) The foregoing instrument acknowledged before  
 me, this 14th day of DECEMBER, 2001, by BRAD E. JAEGER,  
 SR. V.P.  
 of Legacy Bank, on behalf of the bank.

JUDITH M. TERHUNE  
 Notary Public, State of Kansas  
 My App. Expires 11-7-2005  
*Judith M. Terhune*, Notary Public  
 JUDITH M. TERHUNE  
 My App. Exp. 11-7-2005

State of Kansas) SS  
 Sedgwick County) We, Baughman Company, P.A.,  
 surveyors in aforesaid county and state do hereby certify that we  
 have surveyed and platted "EAGLES LANDING AT NORTH OLIVER  
 2ND", 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 Lots 1 through 56, inclusive, Block A,  
 together with all of Lots 1 through 24, inclusive, Block B, together  
 with all of Lots 1 through 39, inclusive, Block C, together with all  
 of Lots 1 through 24, inclusive, Block D, together with all of Lots 1  
 through 4, inclusive, Block E, together with all of Lot 1, Block F,  
 together with all of Reserves "A", "B", "C", "D", and "E", and together  
 with all of Eagles Landing, all three Eagles Landing Courts, Willow Point,  
 Willow Point Court, Falcon, both Falcon Courts, Dellrose, both Dellrose  
 Courts, 45th Street North, and Oliver Street, all as platted or dedicated  
 in Eagles Landing at North Oliver, Wichita, Sedgwick County, Kansas.

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

Baughman Company, P.A.



*Michael G. Conroy* 12/15/2001, Surveyor  
 MICHAEL G. CONROY  
 Registered Professional Surveyor  
 No. 15-97  
 State of Kansas

Know all men by these presents that we,  
 the undersigned, have caused the land in the surveyors certificate to be  
 platted into Lots, Blocks, Streets, and Reserves to be known as "EAGLES  
 LANDING AT NORTH OLIVER 2ND", Wichita, 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  
 drainage and pedestrian access easement is hereby granted as indicated  
 for drainage purposes and for pedestrian access purposes to or from  
 Reserve "E" and no fences or other obstructions shall be constructed  
 or placed on or within this easement. The drainage, utility, and pedestrian  
 access easement is hereby granted as indicated for drainage purposes,  
 for the construction and maintenance of all public utilities, and for  
 pedestrian access purposes to or from Reserve "B" and no fences or  
 other obstructions shall be constructed or placed on or within this  
 easement. The streets are hereby dedicated to and for the use of the  
 public. Reserves "A" and "D" are hereby reserved for entry monuments,  
 landscaping, open space, streets, and utilities. Reserves "B", "C", and  
 "E" are hereby reserved for lakes, drainage purposes, landscaping, sidewalks,  
 open space, berms and utilities as confined to easements. Reserves "F",  
 "G", "H", and "I" are hereby reserved for entry monuments, open space,  
 landscaping, berms, screening walls, and utilities. Reserves "A", "B", "C",  
 "D", "E", "F", "G", "H", and "I" shall be owned and maintained by the  
 homeowners association for the addition of all utilities rights of access  
 shall be as depicted on the face of the plat and are hereby granted to  
 the City of Wichita, Kansas. The permitted opening locations shall be  
 as determined by the City Engineer of the City of Wichita, Kansas. The  
 Minimum Building Pad Elevations for the lowest opening to the structures  
 shall be as indicated on the face of the plat.  
 Leewood Homes, Inc.

*Joe H. Lee*, President  
 JOE H. LEE

State of Kansas) SS  
 Sedgwick County) The foregoing instrument acknowledged before  
 me, this 13th day of DECEMBER, 2001, by Joe H. Lee, President of  
 Leewood Homes, on behalf of the corporation.

JUDITH M. TERHUNE  
 Notary Public, State of Kansas  
 My App. Expires 11-7-2005  
*Judith M. Terhune*, Notary Public  
 JUDITH M. TERHUNE  
 My App. Exp. 11-7-2005

This plat of "EAGLES LANDING AT NORTH  
 OLIVER 2ND", Wichita, Sedgwick County, Kansas has been submitted to and  
 approved by the Wichita-Sedgwick County Metropolitan Area Planning  
 Commission, Wichita, Kansas.  
 Dated this 10th day of January, 2002  
 Wichita-Sedgwick County Metropolitan Area Planning Commission

*J. D. Wichojas*, Acting Chair  
 J. D. WICHOJAS  
*Marvin S. Krout*, Secretary  
 MARVIN S. KROUT

This plat approved and all dedications shown  
 hereon accepted by the City Council of the City of Wichita, Kansas,  
 this 15th day of January, 2002.

At the direction of the City Council  
*Chris Churches*, City Manager  
*Pat Burnett*, Deputy City Clerk

Reviewed in accordance with K.S.A. 58-2005  
 on this 4th day of January, 2002

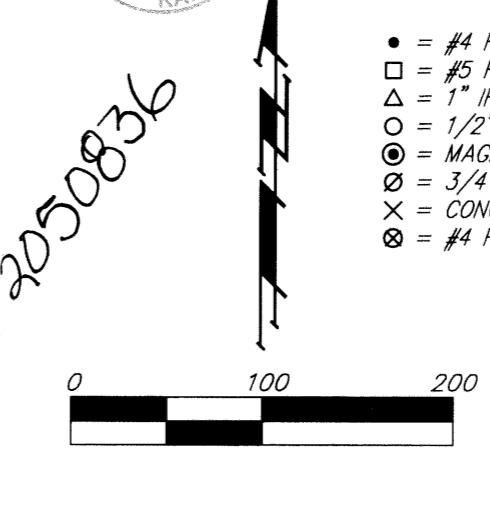
*Tricia L. Rabella*  
 TRICIA L. RABELLA, L.S. #1246  
 Deputy County Surveyor  
 Sedgwick County, Kansas

Entered on transfer record this 23rd day  
 of January, 2002.  
*Don Brace*, County Clerk

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 4th day  
 of January, 2002 at 9:25 o'clock A.M. and is duly recorded.

*Bill Meek*, Register of Deeds  
 BILL MECK  
*Linda Kizire*, Deputy  
 LINDA KIZIRE

- #4 REBAR W/ "BAUGHMAN" CAP (FOUND)
- #4 REBAR W/ "MCKE" CAP (FOUND)
- 1" IRON (FOUND)
- 1/2" IRON IN THIMBLE (FOUND)
- MAGNETIC NAIL W/ WASHER IN POST (FOUND)
- 3/4" IRON (FOUND)
- CONCRETE NAIL (FOUND)
- #4 REBAR W/ "TITS" CAP (FOUND)
- (M) = MEASURED
- (D) = DESCRIBED
- (P) = PLATTED
- (C) = CALCULATED
- (C-D) = CALCULATED PER DESCRIBED INFO.
- C.A.C. = COMPLETE ACCESS CONTROL



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Inches

This digital plat record accurately reproduces in all details the  
 original plat filed with the Sedgwick County Register of Deeds.  
 Digitized under the supervision of Register of Deeds Bill Meek by  
 Sedgwick County Geographic Information Systems.  
 Bill Meek, Register of Deeds  
 Digitized rendition of original signature

Inches

**BAUGHMAN COMPANY P.A.**  
 ENGINEERING, SURVEYING, & PLANNING  
 318-282-7271 • 315 LUIS • WICHITA, KANSAS 67211  
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EAGLES LANDING AT NORTH OLIVER 2ND