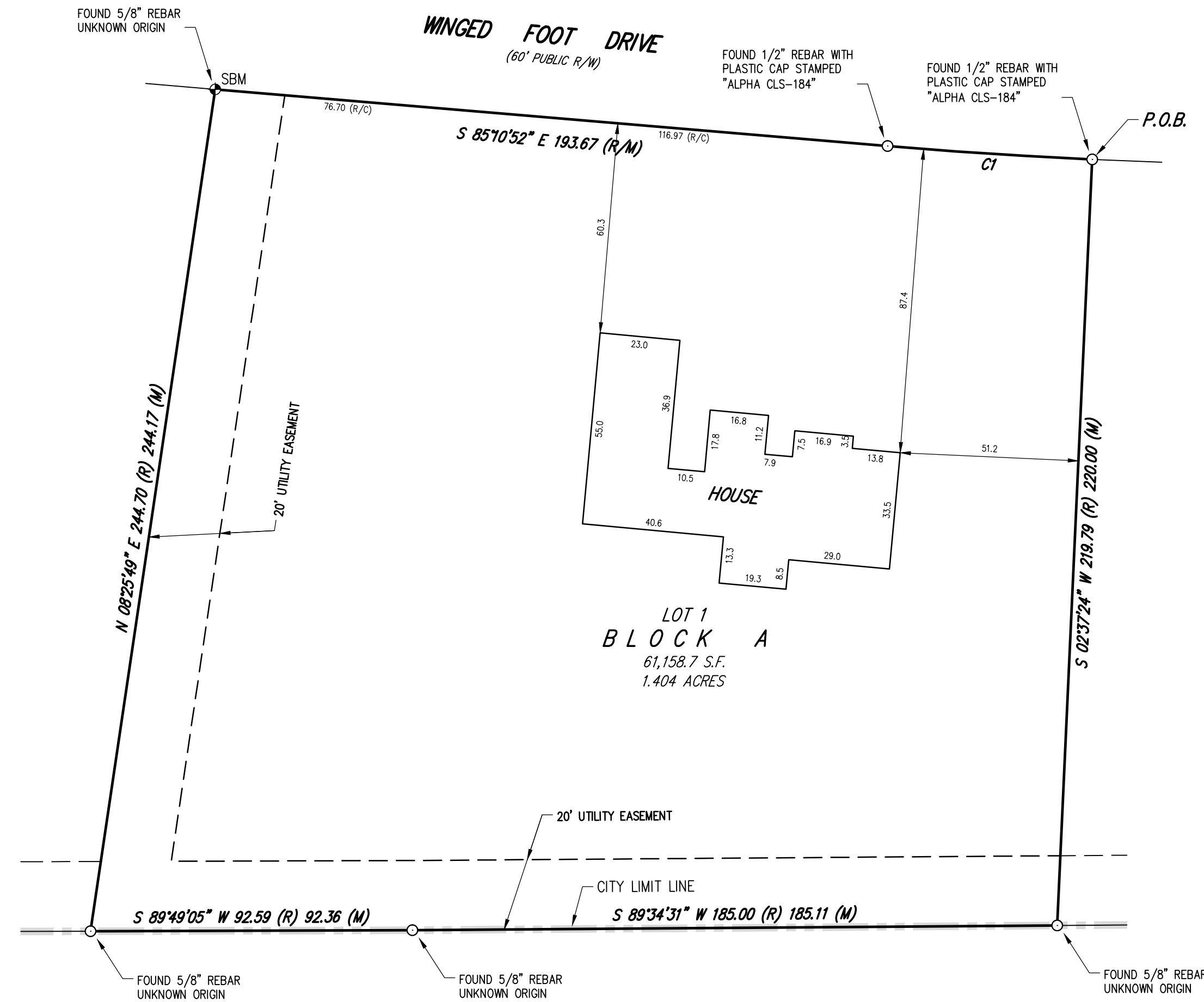


MEADOWLARK DUNES

FINAL PLAT

A REPLAT OF A PORTION OF LOT 13 AND ALL OF LOT 14, BLOCK B, SPYGLASS HILLS SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 22 SOUTH, RANGE 5 WEST OF THE 6TH PRINCIPAL MERIDIAN, RENO COUNTY, HUTCHINSON, KANSAS.



CURVE DATA					
CURVE	RADIUS	DELTA	ARC LENGTH	TANGENT	CHORD BEARING/DISTANCE
C1	1546.38 (R) 1546.52 (C)	02°10'53" (C)	58.88 (C)	29.44 (C)	S 86°16'20" E 58.88 (C)

CLOSURE REPORT						
TYPE	FROM	TO	DIRECTION	DISTANCE	NORTHING	EASTING
					0.0000	0.0000
TRAV	1	2	S 02°37'24" W	220.00	-219.7694	-10.0694
TRAV	2	3	S 89°34'31" W	185.11	-221.1416	-195.1743
TRAV	3	4	S 89°49'05" W	92.36	-221.4349	-287.5338
TRAV	4	5	N 08°25'49" E	244.17	20.0968	-251.7371
TRAV	5	6	S 85°10'52" E	193.67	3.8273	-58.7517
TRAV	6	7	S 86°16'20" E	58.88	-0.0008	0.0038

CLOSURE:
 CLOSING LINE: N 00°00'14" E 0.0039 FROM 7 TO 1
 LATITUDE (N): 0.0008 PERIMETER: 994.1898
 DEPARTURE (E): -0.0038 ERROR OF CLOSURE: 1:25766

DESCRIPTION

A PORTION OF LOT 13 AND ALL OF LOT 14, BLOCK B, SPYGLASS HILLS SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 22 SOUTH, RANGE 5 WEST OF THE 6TH PRINCIPAL MERIDIAN, RENO COUNTY, KANSAS DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 14; THENCE SOUTH 02°37'24" WEST (BASIS OF BEARING IS NAD83 GRID KANSAS SOUTH ZONE) ALONG THE EAST LINE OF SAID LOT 14 A DISTANCE OF 220.00 FEET (219.79 FEET RECORD) TO THE SOUTHEAST CORNER OF SAID LOT 14; THENCE SOUTH 89°34'31" WEST ALONG THE SOUTH LINE OF SAID LOT 14 A DISTANCE OF 185.11 FEET (185.00 FEET RECORD) TO THE SOUTHWEST CORNER OF SAID LOT 14; THENCE SOUTH 89°49'05" WEST ALONG THE SOUTH LINE OF SAID LOT 13 A DISTANCE OF 92.36 FEET (92.59 FEET RECORD); THENCE NORTH 08°25'49" EAST 244.17 FEET (244.70 FEET RECORD) TO THE NORTH LINE OF SAID LOT 13; THENCE SOUTH 85°10'52" EAST ALONG THE NORTH LINE OF SAID LOTS 13 AND 14 A DISTANCE OF 193.67 FEET; THENCE FOLLOWING THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 1546.52 FEET (1546.38 FEET RECORD) EASTERLY ALONG THE NORTH LINE OF SAID LOT 14 A DISTANCE OF 58.88 FEET (CHORD BEARING SOUTH 86°16'20" EAST 58.88 FEET) TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR IN THE STATE OF KANSAS, WITH EXPERIENCE AND PROFICIENCY IN LAND SURVEYING; THAT THE HERETOFORE DESCRIBED PROPERTY WAS SURVEYED AND SUBDIVIDED BY ME, OR UNDER MY SUPERVISION; THAT ALL OF THE SUBDIVISION REGULATIONS OF THE CITY OF HUTCHINSON, KANSAS, HAVE BEEN COMPLIED WITH IN THE PREPARATION OF THE PLAT; AND THAT ALL OF THE MONUMENTS SHOWN HEREIN ACTUALLY EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN TO THE BEST OF MY KNOWLEDGE AND BELIEF.

GIVEN UNDER MY HAND AND SEAL AT _____, KANSAS, THIS ____ DAY OF _____, 20 ____.

 LLOYD P. DORZWEILER, L.S. #885

REVIEW SURVEYOR'S CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT I HAVE REVIEWED THIS PLAT ON THIS ____ DAY OF _____, 20 ____.
 THIS PLAT HAS BEEN REVIEWED FOR FILING, PURSUANT TO K.S.A. 58-2005 AND K.S.A. 58-2001 FOR CONTENT ONLY AND IS IN COMPLIANCE WITH THOSE PROVISIONS. NO OTHER WARRANTIES ARE EXTENDED OR IMPLIED.

 HOMER L. GILSON, L.S. #1278

OWNER'S CERTIFICATE AND DEDICATION

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

THIS IS TO CERTIFY THAT THE UNDERSIGNED OWNER(S) OF THE LAND DESCRIBED IN THE LAND SURVEYOR'S CERTIFICATE HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED ON THE ACCOMPANYING PLAT INTO LOTS, BLOCKS UNDER THE NAME OF "MEADOWLARK DUNES, A REPLAT OF A PORTION OF LOT 13 AND ALL OF LOT 14, BLOCK B, SPYGLASS HILLS SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 22 SOUTH, RANGE 5 WEST OF THE 6TH PRINCIPAL MERIDIAN, RENO COUNTY, HUTCHINSON, KANSAS"; THAT ALL EASEMENTS AS DENOTED ON THE PLAT ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC FOR THE PURPOSE OF CONSTRUCTING, OPERATING, MAINTAINING AND REPAIRING PUBLIC IMPROVEMENTS; AND FURTHER THAT THE LAND CONTAINED HEREIN IS HELD AND SHALL BE CONVEYED SUBJECT TO ANY APPLICABLE RESTRICTIONS, RESERVATIONS AND COVENANTS NOW ON FILE OR HEREAFTER FILED IN THE OFFICE OF THE REGISTER OF DEEDS, RENO COUNTY, KANSAS.

BRANDON R. MAHONEY REVOCABLE TRUST
 OWNER OF 4509 WINGED FOOT DRIVE

DATE SIGNED: _____

 BRANDON R. MAHONEY, TRUSTEE

????, TRUSTEE

NOTARY CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

THAT ON THIS ____ DAY OF _____, 20 ____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, CAME BRANDON R. MAHONEY, TRUSTEE OF THE BRANDON R. MAHONEY REVOCABLE TRUST, WHO IS KNOWN TO ME TO BE THE SAME PERSON(S) AND EXECUTED THE FOREGOING PLAT AND THE WITHIN INSTRUMENT OF WRITING.

IN TESTIMONY WHEREOF:

IN HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR MENTIONED ABOVE.

MY COMMISSION EXPIRES: _____

_____, NOTARY PUBLIC

PLANNING COMMISSION CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

THIS PLAT WAS APPROVED BY THE CITY OF HUTCHINSON PLANNING COMMISSION ON THIS ____ DAY OF _____, 20 ____, AND WAS RECOMMENDED FOR APPROVAL BY THE CITY COUNCIL OF HUTCHINSON, KANSAS.

DATE SIGNED: _____

 JON RICHARDSON, CHAIR

ATTEST:

 RYAN HVTILOK, SECRETARY

CITY COUNCIL CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

THIS PLAT IS APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE HEREBY ACCEPTED BY THE CITY COUNCIL OF THE CITY OF HUTCHINSON, KANSAS THIS ____ DAY OF _____, 20 ____.

DATE SIGNED: _____

 STEVE GARZA, MAYOR

ATTEST (SEAL)

 KAREN WELTMER, CITY CLERK

REGISTER OF DEEDS CERTIFICATE

STATE OF KANSAS)
) SS
 COUNTY OF RENO)

RECORDED THIS ____ DAY OF _____, 20 ____ A.D. : ____ (A.M.) (P.M.)

FEE PAID: _____, FILED IN PLAT FILE: _____, SLEEVE: _____.

 MICHELLE UPDEGROVE, REGISTER OF DEEDS

ENTERED IN THE TRANSFER RECORD THIS ____ DAY OF _____, 20 ____.

 DONNA PATTON, COUNTY CLERK

EASEMENTS

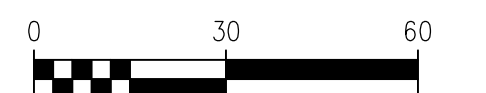
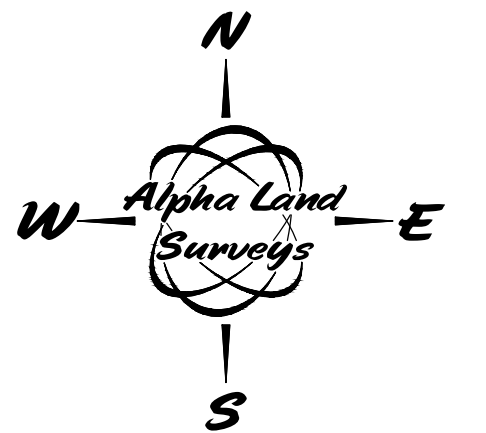
EASEMENTS AS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PUBLIC, AND SAID EASEMENTS MAY BE EMPLOYED IN PERPETUITY AS A COVENANT RUNNING WITH THE LAND FOR THE PURPOSE OF INSTALLING, REPAIRING, REINSTALLING, REPLACING AND MAINTAINING SEWER, WATER LINES, GAS LINES, ELECTRIC LINES AND POLES, TELEPHONE LINES AND OTHER FORMS AND TYPES OF PUBLIC UTILITIES NOW OR HEREAFTER GENERALLY UTILIZED BY THE PUBLIC.

FLOODPLAIN NOTE

THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE "X" (OTHER AREAS); AREA OF MINIMAL FLOOD HAZARD AS DETERMINED BY THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP FOR RENO COUNTY, KANSAS, COMMUNITY PANEL NUMBER 20155C0305G. EFFECTIVE DATE JANUARY 29, 2021.

LEGEND OF SYMBOLS & ABBREVIATIONS

- △ SECTION SUBDIVISION CORNER FOUND
- FOUND 5/8" REBAR UNKNOWN ORIGIN
- SET 1/2"x24" REBAR WITH PLASTIC CAP STAMPED "ALPHA CLS-184"
- N. NORTH
- S. SOUTH
- E. EAST
- W. WEST
- ° DEGREES
- ' FEET OR MINUTES
- " INCHES OR SECONDS
- SQ. SQUARE
- FT. FEET
- VOL. VOLUME
- PG. PAGE
- O.R. OFFICIAL RECORD
- C. CALCULATED
- R. RECORD
- M. MEASURED
- R/W RIGHT OF WAY
- P.O.B. POINT OF BEGINNING



BASIS OF BEARINGS IS NAD83 GRID
 KANSAS SOUTH ZONE

Alpha Land Surveys, Inc.

102 EAST 4TH AVENUE
 HUTCHINSON, KANSAS 67501
 PH. (620) 728-0012 FAX: (620) 728-0413

SURVEY DATE: 02/24/2021 PLOT DATE: 03/24/2021
 DRAWN BY: RB PROJ. NO.: 210043P
 CHECKED BY: LPD SHEET 1 OF 1