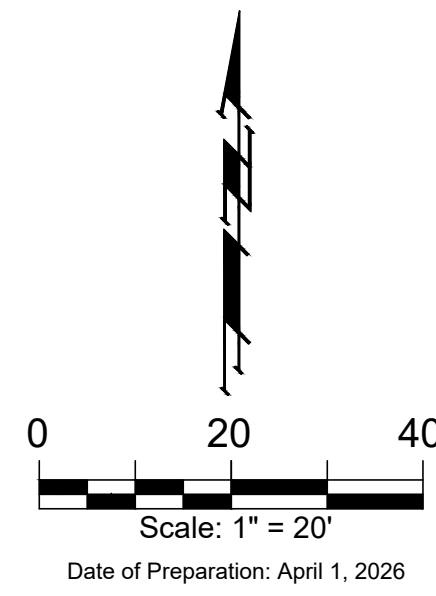


FINAL PLAT

SUMAC ADDITION

SEDGWICK, SEDGWICK COUNTY, KANSAS



MINIMUM BUILDING PAD ELEVATION FOR LOWEST OPENING TO THE STRUCTURES		
LOT	BLOCK	ELEVATION NAVD88
1-6	A	1375.0

- = #4 REBAR W/ "BAUGHMAN" CAP (SET)
 - = #4 REBAR W/ "ALPHA" CAP (FOUND)
 - △ = #4 REBAR W/ "TILTS" CAP (FOUND)
 - ◐ = #4 REBAR (FOUND)(ORIGIN UNKNOWN)
 - ◑ = #5 REBAR W/ "GARBER" CAP (FOUND)
 - ◒ = #5 REBAR (FOUND)(ORIGIN UNKNOWN)
 - ◓ = 1/2" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
 - ◔ = 3/4" IRON PIPE (FOUND)(ORIGIN UNKNOWN)
 - ⊠ = 60D NAIL (FOUND)(ORIGIN UNKNOWN)
 - ⊡ = BECHMARK
- (D) = DESCRIBED
(M) = MEASURED
(P) = PLATTED
(CD) = CALCULATED PER DESCRIBED INFO.
(CM) = CALCULATED PER MEASURED INFO.

BENCHMARK:
BM-#1:
SQUARE CUT ON CONCRETE, NORTH SIDE OF SUELYNN DR., 34.7± NORTH AND 8.1± WEST OF NW CORNER, LOT A, BLOCK A, SUMAC ADDITION.
ELEV. = 1372.93 NAVD88

BM-#2:
SQUARE CUT ON TOP OF CURB, NORTH SIDE OF SUELYNN DR., 39.2± NORTH AND 9.8± EAST OF NE CORNER, LOT 6, BLOCK A, SUMAC ADDITION.
ELEV. = 1374.43 NAVD88

NOTE:
ALL LOTS WITHIN SUMAC ADDITION SHALL HAVE A 5 FOOT INTERIOR SIDEYARD SETBACK.

State of Kansas) SS We, Baughman Company, P.A., Surveyors in aforesaid Sedgwick County) do hereby certify that we have surveyed and platted "SUMAC ADDITION", Sedgwick, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as a portion of the Northwest Quarter of Section 3, Township 25 South, Range 1 West of the 6th Principal Meridian, Sedgwick County, Kansas, more particularly described by Daniel E. Garber, Professional Surveyor #683, on February 19, 2025 as follows: Commencing at the Northwest corner of the Northwest Quarter of Section 3, Township 25 South, Range 1 West of the 6th Principal Meridian; Thence with a bearing of South 00°59'19" East (basis of bearings is NAD 83 Kansas South Zone) along the West line of said Northwest Quarter a distance of 1,220.24 feet for the point of beginning; Thence North 89°28'57" East a distance of 481.12 feet; Thence South 00°59'19" East parallel with the West line of said Northwest Quarter a distance of 100.84 feet; thence South 89°28'57" West a distance of 481.12 feet (481.25 feet per Record) to the West line of said Northwest Quarter; Thence North 00°59'19" West along the West line of said Northwest Quarter a distance of 100.84 feet to the point of beginning.

Existing public easements, dedications, building setbacks and access controls, if any, being vacated by virtue of K.S.A. 12-512b, as amended.

Baughman Company, P.A.

Preston A. Stewart, P.L.S.#1386, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots and a Block to be known as "SUMAC ADDITION", Sedgwick, Sedgwick County, Kansas. The utility easements are hereby granted to the public as indicated for the construction and maintenance of all public utilities. FEMA floodplain and regulatory floodway boundaries are subject to periodic change and such change may affect the intended land use within the subdivision. The Minimum Building Pad Elevations for the lowest opening to the structures shall be as indicated on the face of the plat. Access controls shall be as depicted on the face of the plat and are hereby granted to the City of Sedgwick, Kansas.

Peace by Piece, LLC
a Kansas limited liability company

Matthew Crabtree, Member

Kimberly Crabtree, Member

State of Kansas) SS The foregoing instrument acknowledged before me, this _____ day of _____, 2026, by Matthew Crabtree and Kimberly Crabtree, as Member and Member of Peace by Piece, LLC, a Kansas limited liability company, on behalf of the limited liability company.

_____, Notary Public

My App't. Exp. _____

has been submitted to and approved by the Sedgwick Planning Commission, Sedgwick, Sedgwick County, Kansas.

Dated this _____ day of _____, 2026.

_____, Chair
Seth Queen

_____, Secretary
Jenessa Baldenow

This plat approved and all dedications shown herein accepted by the Governing Body of the City of Sedgwick, Kansas, this _____ day of _____, 2026.

_____, Mayor
Bryan Chapman, City of Sedgwick

_____, City Clerk
Shelia Agee

This plat is approved pursuant to K.S.A. 12-401.
Date signed: _____, 2026.

_____, City Attorney
Jennifer Hill

Reviewed in accordance with K.S.A. 58-2005 on this _____ day of _____, 2026.

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

Entered on transfer record this _____ day of _____, 2026.

_____, County Clerk
Kelly B. Arnold

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 _____, 2026 at _____ o'clock _____ M. and is duly recorded.

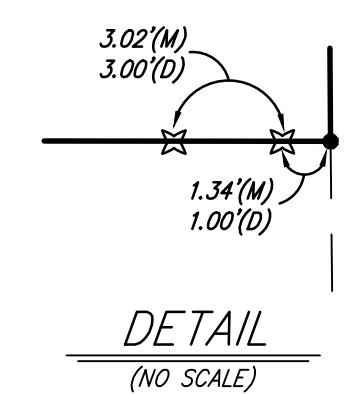
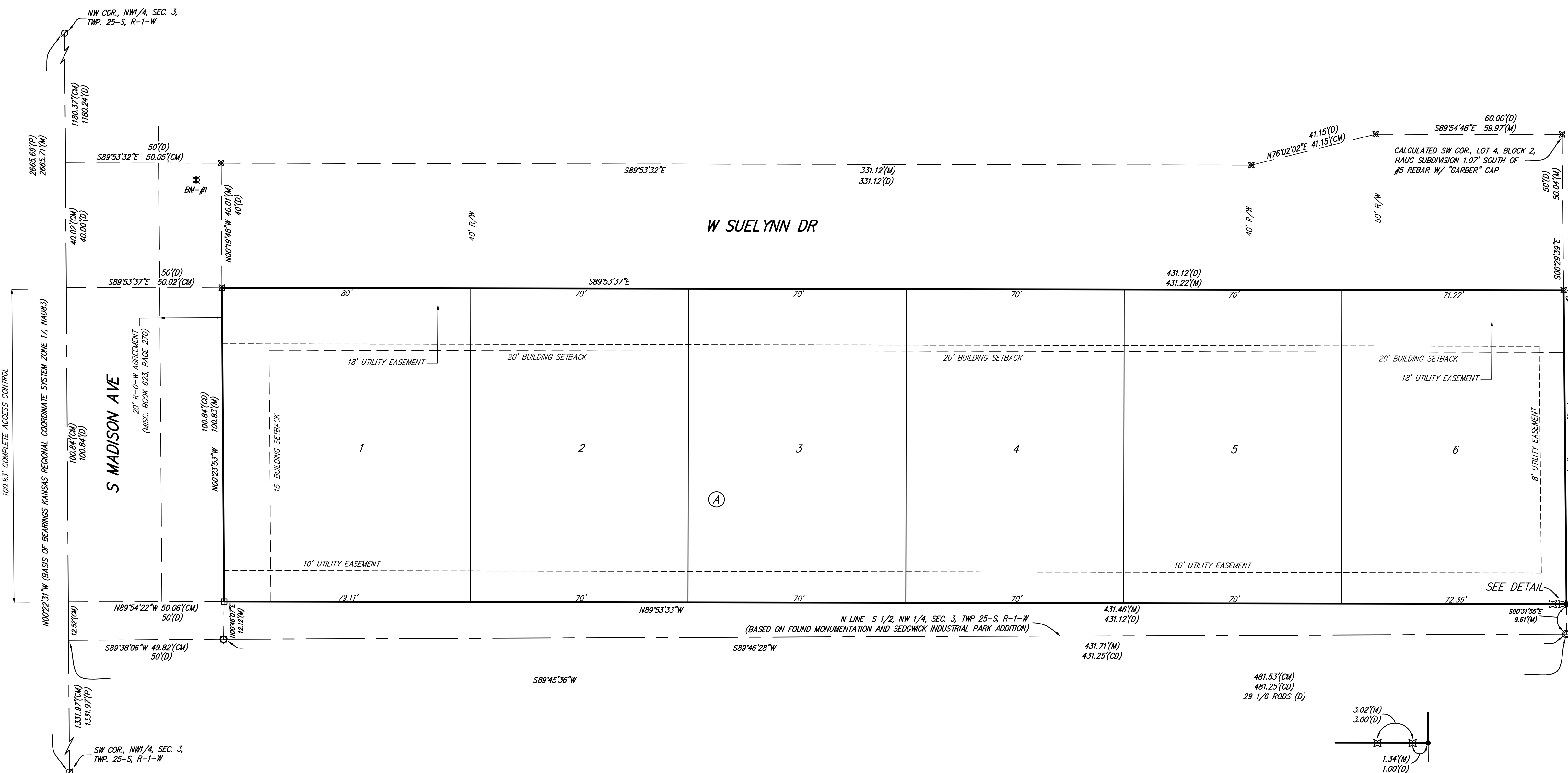
_____, Register of Deeds
Tonya Buckingham

_____, Deputy
Kenly Zehring

FINAL PLAT SUMAC ADDITION

April 1, 2026

BAUGHMAN COMPANY
315 Ellis St. Wichita, KS 67211 316-262-7271
BaughmanCo.com



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