

OCA150004

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ORDINANCE NO. 49-828

AN ORDINANCE INCLUDING AND INCORPORATING CERTAIN BLOCKS, PARCELS, PIECES AND TRACTS OF LAND WITHIN THE LIMITS AND BOUNDARIES OF THE CITY OF WICHITA, KANSAS. (A14-04)

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF WICHITA, KANSAS:

SECTION 1. The governing body, under the authority of K.S.A. 12-517, et seq, hereby annexes the following blocks, parcels, pieces and tracts of land and they are hereby included and brought within the corporate limits of the City of Wichita, Kansas and designated as being part of City Council District II:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 27 SOUTH, RANGE 2 EAST OF THE 6TH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID QUARTER SECTION; THENCE ON AN ASSUMED BEARING OF N00°48'14"W ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 237.15 FEET; THENCE N89°11'46"E A DISTANCE OF 100.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF WEBB ROAD, SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE N05°27'26"W ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 431.42 FEET; THENCE N00°48'14"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 347.99 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 37.00 FEET, A CHORD BEARING OF S75°45'58"E AND A CHORD LENGTH OF 19.30 FEET, AN ARC LENGTH OF 19.52 FEET; THENCE N89°07'07"E A DISTANCE OF 33.71 FEET; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 53.00 FEET, A CHORD BEARING OF S74°19'38"E AND A CHORD LENGTH OF 30.20 FEET, AN ARC LENGTH OF 30.63 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 97.00 FEET, A CHORD BEARING OF S66°13'46"E AND A CHORD LENGTH OF 28.53 FEET, AN ARC LENGTH OF 28.63 FEET; THENCE ON A CURVE TO THE RIGHT HAVING A RADIUS OF 163.00 FEET, A CHORD BEARING OF S37°44'41"E AND A CHORD LENGTH OF 195.92 FEET, AN ARC LENGTH OF 210.18 FEET; THENCE S00°48'14"E A DISTANCE OF 96.07 FEET; THENCE N89°07'07"E A DISTANCE OF 876.06 FEET; THENCE S00°28'31"E A DISTANCE OF 670.57 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF U.S. 54 HIGHWAY; THENCE S88°59'56"W ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 554.28 FEET; THENCE N87°21'45"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 99.27 FEET; THENCE N79°32'59"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 100.74 FEET; THENCE N87°49'18"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 180.29 FEET; THENCE N00°48'14"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 136.35 FEET; THENCE S89°11'46"W CONTINUING ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 130.00 FEET TO THE POINT OF BEGINNING.

AND ALSO: That part of the West Half of the Southwest Quarter of Section 21, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows:

Commencing at the southwest corner of said Southwest Quarter; thence northerly along the west line of said Southwest Quarter 60.60 feet to the north right-of-way line of U.S. Highway 54 as condemned in District Court Case No. A-17549; thence easterly with a deflection angle to the right of $90^{\circ}00'17''$, 95.00 feet to the intersection with the east line of a permanent easement for road right-of-way as established in the Dedication recorded in Film 574 at Page 847, and for a point of beginning; thence northwesterly with a deflection angle to the left of $134^{\circ}43'14''$ and along a segment of the east line of said Dedication, 35.53 feet to a deflection corner in said east line, said deflection corner being 70.00 feet normally distant east of the west line of said Southwest Quarter; thence northerly with a deflection angle to the right of $44^{\circ}42'57''$ and along a segment of the east line of said Dedication, (said segment being parallel with the west line of said Southwest Quarter), 110.00 feet to a deflection corner in said east line; thence westerly with a deflection angle to the left of $90^{\circ}11'51''$ and along a segment of the east line of said Dedication, (said segment being parallel with the south line of said Southwest Quarter), 26.00 feet to a deflection corner in said east line, said deflection corner being 44.00 feet normally distant east of the west line of said Southwest Quarter; thence northerly with a deflection angle to the right of $83^{\circ}29'06''$ and along a segment of the east line of said Dedication, 34.22 feet to a deflection corner in said east line, said deflection corner being 40.00 feet normally distant east of the west line of said Southwest Quarter and on the east right-of-way line of Webb Road; thence northerly with a deflection angle to the right of $06^{\circ}42'45''$ and along the east right-of-way line of said Webb Road, (said east right-of-way line being parallel with the west line of said Southwest Quarter), 52.00 feet to a deflection corner in the east line of a permanent easement for road right-of-way as established in the Dedication recorded in Film 574 at Page 847; thence easterly with a deflection angle to the right of $89^{\circ}48'09''$ and along a segment of the east line of said Dedication, (said segment being parallel with the south line of said Southwest Quarter), 5.00 feet to a deflection corner in said east line, said deflection corner being 45.00 feet normally distant east of the west line of said Southwest Quarter; thence northerly with a deflection angle to the left of $89^{\circ}48'09''$ and along a segment of the east line of said Dedication, (said segment being parallel with the west line of said Southwest Quarter), 271.00 feet to a deflection corner in said east line; thence westerly with a deflection angle to the left of $90^{\circ}11'51''$ and along a segment of the east line of said Dedication, (said segment being parallel with the south line of said Southwest Quarter), 4.00 feet to a deflection corner in said east line, said deflection corner being 41.00 feet normally distant east of the west line of said Southeast Quarter; thence northerly with a deflection angle of $90^{\circ}11'51''$ and along a segment of the east line of said Dedication, (said segment being parallel with the west line of said Southwest Quarter), 26.00 feet to a deflection corner in said east line; thence easterly with a deflection angle to the right of $89^{\circ}48'09''$ and along a segment of the east line of said Dedication, (said segment being parallel with the south line of said Southwest Quarter), 4.00 feet to a deflection corner in said east line, said deflection corner being 45.00 feet normally distant east of the west line of said Southwest Quarter; thence northerly with a deflection angle to the left of $89^{\circ}48'09''$ and along a segment of the east line of said Dedication, (said segment being parallel with the west line of said Southwest Quarter), 112.00 feet to a deflection corner in said east line, said deflection corner also being a deflection corner in the east line of a Right-of-Way Agreement as recorded in Film 595 at Page 814; thence northerly along the east line of said Right-of-Way Agreement, (said east line being parallel with and 45.00 feet normally distant east of the west line of said Southwest Quarter), 446.39 feet; thence southerly with a deflection angle to the right of $168^{\circ}41'24''$, 101.98 feet to a point 65.00 feet normally distant east of the west line of said Southwest Quarter; thence southerly with a deflection angle to the right of $11^{\circ}18'36''$ and parallel with the west line of said Southwest Quarter, 370.00 feet; thence southerly with a deflection angle to the left of $04^{\circ}39'12''$, 431.42 feet to a point 100.00 feet normally distant east of the west line of said Southwest Quarter; thence easterly with a deflection angle to the left of $85^{\circ}20'48''$ and perpendicular to the west line of said Southwest Quarter, 130.00 feet to a point 230.00 feet normally distant east of the west line of said Southwest Quarter; thence southerly with a deflection angle to the right of $90^{\circ}00'00''$ and parallel with the west line of said Southwest Quarter, 136.35 feet to a point 100.00 feet normally distant north of the south line of said Southwest Quarter; thence easterly with a deflection angle to the left of $87^{\circ}01'04''$, 180.29 feet to a point 90.00 feet normally distant north of the south line of said Southwest Quarter; thence easterly with a

deflection angle to the right of $08^{\circ}16'19''$, 100.74 feet to a point 70.00 feet normally distant north of the south line of said Southwest Quarter; thence easterly with a deflection angle to the left of $07^{\circ}48'46''$, 99.27 feet to a point 63.70 feet normally distant north of the south line of said Southwest Quarter; thence easterly with a deflection angle to the left of $03^{\circ}38'19''$, 715.62 feet to a point on the east line of the West Half of said Southwest Quarter, said point being 63.70 feet north of the southeast corner of the West Half of said Southwest Quarter; thence southerly with a deflection angle to the right of $90^{\circ}09'44''$ and along the east line of the West Half of said Southwest Quarter, 5.56 feet to a point on the north right-of-way line of said U.S. Highway 54, said point being 58.14 feet north of the southeast corner of the West Half of said Southwest Quarter; thence westerly with a deflection angle to the right of $89^{\circ}48'49''$ and along the north right-of-way line of said U.S. Highway 54, 558.66 feet to a deflection corner in said north right-of-way line, said deflection corner being 57.90 feet normally distant north of the south line of said Southwest Quarter; thence westerly with a deflection angle to the right of $00^{\circ}13'36''$ and along the north right-of-way line of said U.S. Highway 54, 669.90 feet to the point of beginning.

AND ALSO: That part of the East Half of the Southwest Quarter of Section 21, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows: Beginning at the intersection of the east line of said Southwest Quarter with the north right-of-way line of U.S. Highway 54 as condemned in District Court Case No. A-17549, said intersection being 58.70 feet north of the southeast corner of said Southwest Quarter; thence westerly along the north right-of-way line of said U.S. Highway 54, 1323.60 feet to a point on the west line of the East Half of said Southwest Quarter, said point being 58.14 feet north of the southwest corner of the East Half of said Southwest Quarter; thence northerly along the west line of the East Half of said Southwest Quarter, 5.56 feet to a point 63.70 feet north of the southwest corner of the East Half of said Southwest Quarter; thence easterly parallel with the south line of the East Half of said Southwest Quarter, 1063.06 feet; thence easterly with a deflection angle to the left of $06^{\circ}26'50''$, 100.64 feet to a point 75.00 feet normally distant northerly from the south line of said Southwest Quarter; thence easterly with a deflection angle to the right of $06^{\circ}26'50''$ and parallel with the south line of said Southwest Quarter, 80.00 feet; thence easterly with a deflection angle to the right of $00^{\circ}01'32''$, 80.57 feet to a point on the east line of said Southwest Quarter, said point being 74.96 feet north of the southeast corner of said Southwest Quarter; thence southerly along the east line of said Southwest Quarter, 16.26 feet to the point of beginning.

AND ALSO: That part of the Southwest Quarter of the Southeast Quarter of Section 21, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas described as follows: Beginning at the intersection of the west line of said Southeast Quarter with the north right-of-way line of U.S. Highway 54 as condemned in District Court Case No. A-17549, said intersection being 63.70 feet north of the southwest corner of said Southeast Quarter; thence easterly along the north right-of-way line of said U.S. Highway 54, 247.50 feet to a deflection corner in said north right-of-way line, said deflection corner also being 64.00 feet north of the south line of the Southwest Quarter of said Southeast Quarter; thence easterly with a deflection angle to the right of $00^{\circ}00'53''$ and along the north right-of-way line of said U.S. Highway 54, 2.06 feet; thence westerly with a deflection angle to the left of $173^{\circ}40'08''$, 100.60 feet to a point 75.00 feet normally distant northerly of the south line of said Southeast Quarter; thence westerly with a deflection angle to the left of $06^{\circ}17'24''$, 149.54 feet to a point on the west line of said Southeast Quarter, said point being 74.96 feet north of the southwest corner of said Southeast Quarter; thence southerly along the west line of said Southeast Quarter, 11.26 feet to the point of beginning.

AND ALSO: That portion of right-of-way designated as U.S. Highway 54 (also known as Kellogg Street) lying in Section 21, Township 27 South, Range 2 East of the Sixth Principal Meridian, Sedgwick County, Kansas

SECTION 2. That if any part or portion of this ordinance shall be held or determined to be illegal, ultra vires or void the same shall not be held or construed to alter, change or annul any terms or provisions hereof which may be legal or lawful. And in the event this ordinance in its entirety shall be held to be ultra vires, illegal or void, then in such event the boundaries and limits of said City shall be held to be those heretofore established by law.

SECTION 3. That the City Attorney is hereby instructed at the proper time to draw a resolution redefining the boundaries and limits of the City of Wichita, Kansas, under and pursuant to K.S.A. 12-517, et seq.

SECTION 4. This ordinance shall become effective and be in force from and after its adoption and publication once in the official city paper.

ADOPTED at Wichita, Kansas, this September 16, 2014.

Carl Brewer, Mayor

ATTEST:

Karen Sublett, City Clerk

Approved as to form:

Sharon L. Dickgrafe, Interim City Attorney &
Director of Law