1 of 2

final tracing received 5/31/02

COLLEGE HILL SQUARE
WICHITA, SEDGWICK COUNTY, KANSAS

State of Kansas)
Sedgwick County) SS

We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "COLLEGE HILL SQUARE", Wichita, Sedgwick County, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as certain tracts of land lying in the NW1/4 of Sec. 23, Twp. 27-S, R-1-E of the 6th P.M., Sedgwick County, Kansas, and further described as follows: All of Lots 5 through 10, 12, 20 and 27, Howard's Addition to College Hill Addition in the County of Sedgwick and State of Kansas, except that part platted as First General Addition, Wichita, Sedgwick County, Kansas, together with Lot 1, First General Addition, Wichita, Sedgwick County, Kansas, together with Lots 1, 3, 5 and 7 on Hillside Avenue, Lots 2, 4, 6, and 8 on Holyoke Avenue, (now vacated), and Lots 1, 3, 5, 7, 9 and 11 on Holyoke Avenue, (now vacated), all in Floral Second Addition to Wichita, Kansas, together with Lot 1 on Hillside Avenue, Lot 2 on Floral Place, (now Holyoke Avenue), Lot 1 on Floral Place, (now Holyoke Avenue), and Lot 2 on Rutan Avenue, all in Floral Addition to Wichita, Kansas, together with that part of Frances Avenue, (now vacated), as dedicated in said Howard's Addition lying east of the east right-of-way line of Hillside Avenue and lying west of the west right-of-way line of Park Avenue, (now Rutan Avenue), together with that part of Holyoke Avenue, (now vacated), as dedicated in said Floral Second Addition lying north of the north right-of-way line of Frances Avenue, (now vacated), together with that part of Holyoke Avenue, (now vacated), as dedicated in said Floral Second Addition lying south of the south right-of-way line of Frances Avenue, (now vacated) and lying north of the north right-of-way line of Third Street, together with that part of Howard Street, (now Third Street), as dedicated in said Howard's Addition lying east of the east right-of-way line of Hillside Avenue and lying west of the west right-of-way line of Park Avenue, (now Rutan Avenue), together with that part of said Floral Place, (now Holyoke Avenue), as dedicated in said Floral Addition lying south of the south right-of-way line of Howard Street, (now Third Street), and lying north of the following described line: Beginning at the SE corner of Lot 2 on Floral Place, (now Holyoke Avenue), in said Floral Addition; thence easterly to the SW corner of Lot 1 on Floral Place, (now Holyoke Avenue), in said Floral Addition, and there ending.

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

All being situated in the NW1/4 of Sec. 23, Twp. 27-S, R-1-E of the 6th P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Michael G. Conrey, LS-971, Registered Land Surveyor, Kansas

Michael G. Conrey 5-24-2002, Surveyor

Know all men by these presents that we, the undersigned, have caused the land in the surveyors certificate to be platted into Lots, a Block, and Streets, to be known as "COLLEGE HILL SQUARE", Wichita, Sedgwick County, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The drainage easement is hereby granted as indicated for drainage purposes. The wall easements are hereby granted as indicated for the construction and maintenance of a private screening wall and utility main lines and service lines shall be allowed to cross these easements. The streets are hereby dedicated to and for the use of the public. All abutters 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.

NOTICE OF POSSIBLE REVERSION

Starr Holdings Company, L.L.C., a Kansas Limited Liability Company hereinafter called "Declarant", acknowledges and provides notice as follows:

WHEREAS, the plat of College Hill Square is a City Council requirement for the approval of PUD 2001-00002,

and

WHEREAS, Declarant is the Lessee pursuant to four (4) long-term leases, each having a remaining term in excess of 50 years, covering a portion of Lots 1, 2, and 5, Block A, College Hill Square,

and

WHEREAS, the City of Wichita Sedgwick County Subdivision Regulations and relevant City of Wichita Ordinances permit a holder of a long term lease to execute the plat, including easements and dedications, without the necessity of the lessors' consents,

NOW THEREFORE, the Declarant acknowledges and provides notice that in the event the owners of the following tracts do not file of record their consents and ratifications to the College Hill Square plat on or before the expiration of each respective long term lease, then said property shall revert to the zoning classification, physical configuration including easements, rights-of-way and dedications, and permitted uses as permitted or as existed prior to this plat's effective date:

CLONINGER TRACT

Beginning at a point 150 feet south of the NW corner of Lot 8, Howard's Addition to College Hill Addition, City of Wichita, thence north on the east line of Hillside Avenue 25.4 feet, thence east 151.75 feet; south 25.25 feet; thence west 151.75 feet to the place of beginning, except the east 10 feet for alley; also all land which might revert to the above description by reason of future alley or street vacation. (Lease expires June 30, 2058)

REDFIELD TRACT

Beginning 150 feet south of the NW corner of Lot 8, Howard's Addition to College Hill Addition, thence east 151.75 feet; south 25.9 feet; west 151.75 feet; north 25.9 feet to place of beginning, except the east 10 feet for alley; also all land which might revert to the above description by reason of future alley or street vacation. (Lease expires August 30, 2059)

LOSHBAUGH TRACT

Beginning at the NW corner of Lot 8 in Howard's Addition to College Hill Addition, thence south 74.62 feet, thence east 141.75 feet to a point 74.88 feet south of the north line of Lot 8, thence north 74.88 feet to the north line of said Lot 8, thence west 141.75 feet to point of beginning; also all of Lots 7 and 10 in Howard's Addition to College Hill Addition, except the west 10 feet for alley; also all land which might revert to the above description by reason of future alley or street vacation. (Lease expires June 30, 2058)

MERCER TRACT

West 50 feet of Lot 6, on Central Avenue, in Howard's Addition to College Hill Addition, to the City of Wichita. (Lease expires February 28, 2058)

Starr Investments, L.L.C.

Steven R. Barrett, Managing Member

Starr Holdings Company, L.L.C.

Steven R. Barrett, Managing Member

TDFW, L.L.C.

Steven R. Barrett, Manager

City of Wichita, Kansas, a Municipal Corporation
At the direction of the City Council

Chris Cherches, City Manager

Attest: Pat Burnett, City Clerk

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 23rd day of May, 2002, by Steven R. Barrett, Managing Member of Starr Investments, L.L.C., on behalf of the limited liability company.

Jewel Hidalgo, Notary Public

My App't. Exp. 4-11-06

JEWEL HIDALGO
Notary Public - State of Kansas
My Appt. Expires 4-11-06

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "COLLEGE HILL SQUARE", Wichita, Sedgwick County, Kansas.

Fidelity Bank

Timothy B. Nelson, Vice President (Title)

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 20 day of May, 2002, by Timothy B. Nelson, Vice-President (Title) of Fidelity Bank, on behalf of the bank.

Rita Igo, Notary Public

My App't. Exp. 5/22/04

RITA IGO
NOTARY PUBLIC
STATE OF KANSAS
My Appt. Exp. 5/22/04

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "COLLEGE HILL SQUARE", Wichita, Sedgwick County, Kansas.

American State Bank & Trust Company, N.A.

Michael J. Walts, Pres. (Title)

State of Kansas)
Barton County) SS

The foregoing instrument acknowledged before me, this 21st day of May, 2002, by Michael J. Walts, President (Title) of American State Bank & Trust Company, N.A., on behalf of the bank.

Michelle Woydziak, Notary Public

MICHELLE WOYDZIAK

My App't. Exp. 6-2-05

NOTARY PUBLIC - State of Kansas
MICHELLE WOYDZIAK
My Appt. Exp. 6-2-05

We, the undersigned holders of a mortgage on the above described property, do hereby consent to this plat of "COLLEGE HILL SQUARE", Wichita, Sedgwick County, Kansas.

Stillwater National Bank & Trust

John M. Freese, President (Title)

State of
County) SS

The foregoing instrument acknowledged before me, this 23rd day of May, 2002, by John M. Freese, President (Title) of Stillwater National Bank & Trust, on behalf of the bank.

Jewel Hidalgo, Notary Public

My App't. Exp. 4-11-06

JEWEL HIDALGO
Notary Public - State of Kansas
My Appt. Expires 4-11-06

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 23rd day of May, 2002, by Steven R. Barrett, Managing Member of Starr Holdings Company, L.L.C., on behalf of the limited liability company.

Jewel Hidalgo, Notary Public

My App't. Exp. 4-11-06

JEWEL HIDALGO
Notary Public - State of Kansas
My Appt. Expires 4-11-06

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this 23rd day of May, 2002, by Steven R. Barrett, Manager of TDFW, L.L.C., on behalf of the limited liability company.

Jewel Hidalgo, Notary Public

My App't. Exp. 4-11-06

JEWEL HIDALGO
Notary Public - State of Kansas
My Appt. Expires 4-11-06

State of Kansas)
Sedgwick County) SS

The foregoing instrument acknowledged before me, this ____ day of ____, 2002, by Chris Cherches, City Manager of the City of Wichita, Kansas, a Municipal Corporation, on behalf of the corporation.

____, Notary Public

My App't. Exp. ____

This plat of "COLLEGE HILL SQUARE", 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 ____, ____.
Wichita-Sedgwick County Metropolitan Area Planning Commission

____, Chair
J. D. Michaelis

____, Secretary
Marvin S. Krout

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

At the direction of the City Council

____, City Manager
Chris Cherches

____, City Clerk
Pat Burnett

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

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

Entered on transfer record this ____ day of ____, 2002.

____, County Clerk
Don Brace

State of Kansas)
Sedgwick County) SS

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this ____ day of ____, 2002 at ____ o'clock ___ M; and is duly recorded.

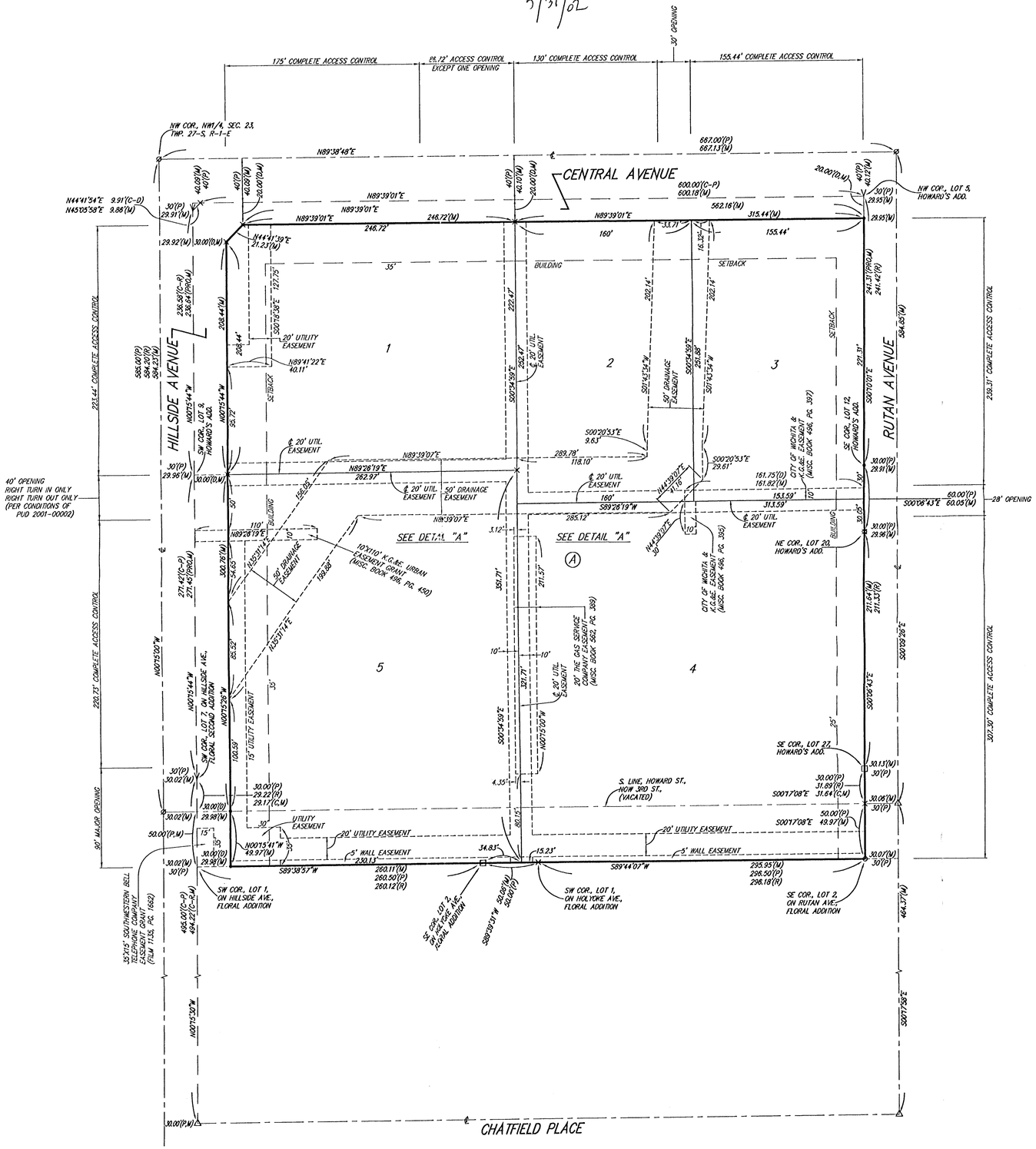
____, Register of Deeds
Bill Meek

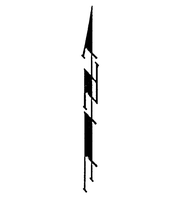
____, Deputy
Linda Kizzire

BAUGHMAN COMPANY P. A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

2 of 2
final tracing
received
5/31/02

COLLEGE HILL SQUARE
WICHITA, SEDGWICK COUNTY, KANSAS



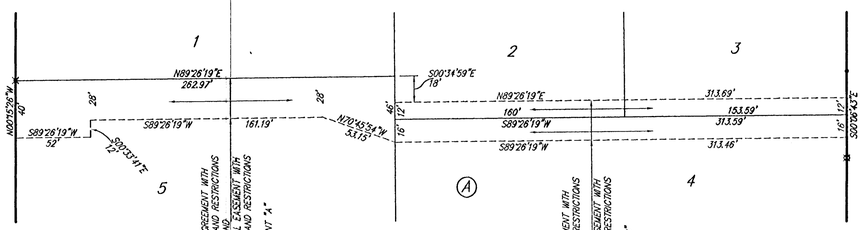


ADDITIONAL BUILDING SETBACK PER PLANNED UNIT DEVELOPMENT (PUD 2001-00002).

- ● = 1/4 REBAR W/ "BAUGHMAN" CAP (SET)
- □ = 1/4 REBAR W/ "SRB" CAP (FOUND)
- ✕ = "P-K" NAIL (FOUND)
- ✕ = CROSS (FOUND)
- V = "V" NOTCH (FOUND)
- ○ = 1/2" IRON (FOUND)
- ⌀ = 3/4" IRON (FOUND)
- ⊠ = 1" IRON (FOUND)
- △ = 3/4" IRON IN THIMBLE (FOUND)

- (M) = MEASURED
- (P) = PLATTED
- (R) = RECORD MEASUREMENT
- (D) = DESCRIBED
- (C) = CALCULATED
- (PRO) = PRORATED
- (C-P) = CALCULATED PER PLATTED INFO.
- (C-D) = CALCULATED PER DESCRIBED INFO.
- (C-R) = CALCULATED PER RECORD INFO.

NOTE:
A drainage plan has been developed for this subdivision 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 impede the flow of this drainage plan shall be allowed.



DETAIL "A"

BAUGHMAN COMPANY P.A.
ENGINEERING, SURVEYING, & PLANNING
316-262-7271 • 315 ELLIS • WICHITA, KANSAS 67211

F:\PLAT\COLLEGE HILL SQUARE\DWG\COLLEGE.DWG-MSC

File Copy

CITY OF WICHITA

January 18, 2002

Wichita-Sedgwick County Metropolitan Area Planning Department

BAUGHMAN COMPANY PA
315 ELLIS
WICHITA KS 67211

RE: SUB2001-00130 COLLEGE HILL SQUARE ADDITION

At the regular meeting of the Metropolitan Area Planning Commission on January 24, 2002, the above captioned plat was considered. The action of the Planning Commission was to approve the plat as recommended by the Subdivision Committee subject to the conditions stated in our letter dated January 17, 2002:

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the City Council and/or County Commission for consideration:

1. Submission of the fully completed and signed tracing of the subdivision, along with four (4) copies, to the Metropolitan Area Planning Department.

2. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.

3. Subdivision Regulations now require a detailed Lot Grading Plan be submitted to Engineering prior to the tracing being released. This applies to all multi-lot, residential developments.

4. Submission of a disk to the Planning Department detailing the final plat in digital format in Autocad. This will be used by the City and County GIS Departments.

If you have any questions concerning this matter, please call.

Neil Evan Strahl, Senior Planner
Current Plans Division

NES:vyr

Copies to: Starr Holding, LLC (Steven R. Barrett), 150 N Market, Wichita KS 67202
Bill Lauer, 12 Sequoia, Wichita, KS 67206
Karin Rieger, 3111 E. Central, Wichita KS 67214
Kim Hamlin, 547 N Yale, Wichita KS 67208
Mike Lindebak, City Engineering, Mail Stop (1-71)
Jim Weber, PE-Director, Sewer Operations & Maintenance Department, Bureau of Public Services, 1144 S. Seneca, Wichita, KS 67213

FILE COPY

CITY OF WICHITA

Wichita-Sedgwick County Metropolitan Area Planning Department

January 17, 2002

BAUGHMAN COMPANY PA
315 ELLIS
WICHITA KS 67211

RE: SUB2001-00130 COLLEGE HILL SQUARE ADDITION

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, January 17, the above captioned plat was considered. The action of the Committee was to approve the final plat, subject to the following:

STAFF COMMENTS:

A. Municipal services are available to serve the site. City Engineering needs to comment on the need for guarantees or easements. *No guarantees are needed.*

B. A temporary easement by separate instrument should be submitted to cover the existing sewer line to be relocated. A guarantee is also needed for the sewer relocation.

C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.

D. City Engineering needs to comment on the status of the applicant's drainage plan. *The drainage plan is approved. A drainage easement needs to be denoted on the plat.*

E. County/Traffic Engineering needs to comment on the need for any improvements to perimeter streets. *No improvements are required.*

F. Access controls have been platted in accordance with the PUD approval. The plat proposes two access openings along both Hillside and Central, and one opening along Rutan. In accordance with the Subdivision regulations, any access openings located within 250 feet of the intersection of Central and Hillside are limited to right-turns only, and shall be referenced on the face of the plat; or a guarantee provided for the future construction of a raised medial. In accordance with the PUD approval, full turning movements are permitted for the northernmost opening along Hillside until the southern opening on Lot 5 is constructed. Following the development of Lot 5, only right turns are permitted for the northern opening. Said language or reference to the PUD shall be denoted on the plat.

G. The applicant shall guarantee the closure of any driveway openings located in areas of complete access control or that exceed the number of allowed openings.

H. In accordance with the PUD approval, a cross-lot circulation agreement is needed to assure internal vehicular movement between the lots.

I. The opening along Hillside on the south line of the property shall permit cross-lot access for the benefit of the abutting property to the south, if and when said lot is developed for non-residential use. A restrictive covenant shall be provided addressing this condition. ***The Subdivision Committee did not require cross-lot access.***

J. A guarantee shall be provided for a sidewalk along Rutan.

K. **Traffic Engineering** needs to comment on the need for additional right-of-way. The Subdivision Regulations require a 75-ft half street right-of-way at the intersection of arterials. The applicant has platted a triangular corner clip with a 60-ft right-of-way. ***No additional right-of-way is needed.***

L. Since the vacation of Third St. has created an off-site stub, a guarantee shall be provided for a hammerhead turnaround for the terminus of Holyoke.

M. The 20-ft setback along Rutan does not conform with the 25-ft building setback line established by the PUD. If the proposed setback reduction is approved with this plat, an adjustment to the PUD will be needed.

N. A PUD Certificate shall be submitted to MAPD prior to City Council consideration, identifying the approved PUD and its special conditions for development on this property.

O. The year "2002" needs to replace "2001" within the signature blocks.

P. The Applicant is reminded that a platting binder is required with the final plat. Approval of this plat will be subject to submittal of this binder and any relevant conditions found by such a review.

Q. The plattor's text shall include language that a drainage plan has been developed for the plat and that all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of stormwater.

R. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)

S. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.

T. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management Coordinator (Phone 316-946-4556) prior to development of the plat so that the type of

delivery, and the tentative mailbox locations can be determined.

U. The applicant is advised that various State and Federal requirements (specifically but not limited to the Army Corps of Engineers, Kanopolis Project Office, Rt. 1, Box 317, Valley Center, KS 67147) for the control of soil and wind erosion and the protection of wetlands may impact how this site can be developed. It is the applicant's responsibility to contact all appropriate agencies to determine any such requirements.

V. The owner of the subdivision should be aware of the fact that the development of any subdivision greater than five (5) acres in size may require an NPDES Storm Water Discharge Permit from the Kansas Department of Health and Environment in Topeka. Further, on all construction sites, the City of Wichita requires that best management practices be used to reduce pollutant loadings in storm water runoffs.

W. Perimeter closure computations shall be submitted with the final plat tracing.

X. Recording of the plat within thirty (30) days after approval by the City Council and/or County Commission.

Y. The representatives from the utility companies should be prepared to comment on the need for any additional utility easements to be platted on this property. ***KGE requests additional easements. Any relocation or reconstruction of utilities shall be the responsibility of the applicant. Utilities will cross the wall easement.***

Z. The applicant is reminded that a disk shall be submitted with the final plat tracing to the Planning Department detailing this plat in digital format in AutoCAD. This will be used by the City and County GIS Department.

If this plat requires the guaranteeing of improvements, a list of the five methods which have been adopted as being acceptable is available through the Planning Department. Certificates, which are required if petitions are submitted, and forms for the bond and Irrevocable Letter of Credit are also available from this office.

This case will be forwarded to the Planning Commission on Thursday, January 24, 2002, at 1:00 p.m.

The enclosed "marked" copy of the plat is for your information and files.

If you have any questions concerning this matter, please call.

Neil Evan Strahl, Senior Planner
Current Plans Division

NES:vyr

Enclosure: Marked Copy of Plat

METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 3-1
January 24, 2002

STAFF REPORT
(One-Step Final Plat)

CASE NUMBER: SUB 2001-130 – COLLEGE HILL SQUARE ADDITION

OWNER/APPLICANT: Starr Holdings, LLC, Attn: Steven R. Barrett, 150 N. Market, Wichita, KS 67202

SURVEYOR/ENGINEER: Baughman Company, P.A., 315 Ellis, Wichita, KS 67211

LOCATION: Southeast corner of Central and Hillside

SITE SIZE: 7.6 Acres

NUMBER OF LOTS

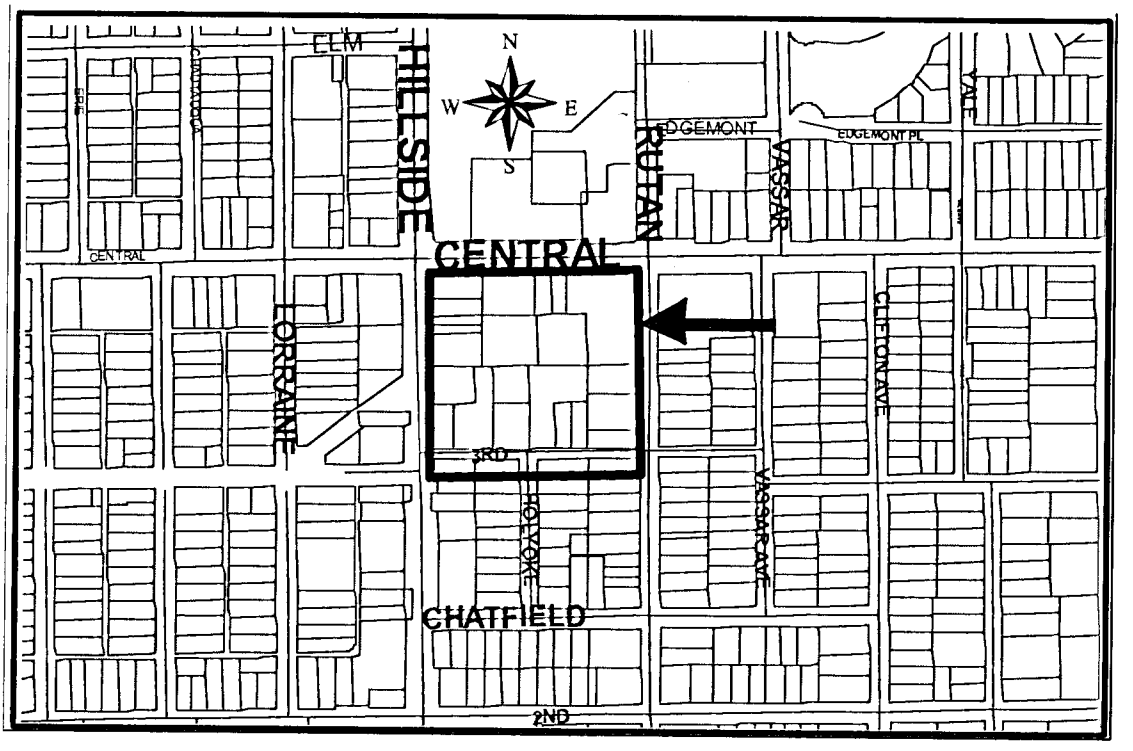
Residential:	
Office:	
Commercial:	5
Industrial:	
Total:	5

MINIMUM LOT AREA: 38,905 Square Feet

CURRENT ZONING: GC, General Commercial, B, Multi-Family Residential, TF-3, Two-Family Residential, GO, General Office, LC, Limited Commercial

PROPOSED ZONING: PUD, Planned Unit Development

VICINITY MAP



Note: This is a replat of lots in the Howard's Addition, First General Addition, Floral and Floral 2nd Additions which includes the vacation of Holyoke Avenue and Third St. The site has been approved for a zone change (PUD 2001-02) to Planned Unit Development for an office/commercial development.

STAFF COMMENTS:

A. Municipal services appear to be available to serve the site. **City Engineering** needs to comment on the need for guarantees or easements.

B. A temporary easement by separate instrument should be submitted to cover the existing sewer line to be relocated unless the sewer line is relocated before the plat is recorded.

C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.

D. **City Engineering** needs to comment on the status of the applicant's drainage plan.

E. **County/Traffic Engineering** needs to comment on the need for any improvements to perimeter streets (e.g. left turn lane at Central and Rutan).

F. Access controls have been platted in accordance with the PUD approval. The plat proposes two access openings along both Hillside and Central, and one opening along Rutan. In accordance with the Subdivision regulations, any access openings located within 250 feet of the intersection of Central and 135th St. West are limited to right-turns only, and shall be referenced on the face of the plat; or a guarantee provided for the future construction of a raised medial. In accordance with the PUD approval, full turning movements are permitted for the northernmost opening along Hillside until the southern opening on Lot 5 is constructed. Following the development of Lot 5, only right turns are permitted for the northern opening. Said language shall be referenced on the plat.

G. The applicant shall guarantee the closure of any driveway openings located in areas of complete access control or that exceed the number of allowed openings.

H. In accordance with the PUD approval, a cross-lot circulation agreement is needed to assure internal vehicular movement between the lots.

I. The opening along Hillside on the south line of the property shall permit cross-lot access for the benefit of the abutting property to the south, if and when said lot is developed for non-residential use. A restrictive covenant shall be provided addressing this condition.

J. The 20-ft utility easement along the south line of the property should be relabeled as a "pedestrian access and utility easement".

K. A guarantee shall be provided for a sidewalk for Lot 5.

L. **Traffic Engineering** needs to comment on the need for additional right-of-way. The Subdivision Regulations require a 75-ft half street right-of-way at the intersection of arterials. The applicant has platted a triangular corner clip with a 60-ft right-of-way.

M. Since the vacation of Third St. has created an off-site stub, a guarantee shall be provided for

a hammerhead turnaround for the terminus of Holyoke.

N. The 20-ft setback along Rutan does not conform with the 25-ft building setback line established by the PUD. If the proposed setback reduction is approved with this plat, an adjustment to the PUD will be needed.

O. A PUD Certificate shall be submitted to MAPD prior to City Council consideration, identifying the approved PUD and its special conditions for development on this property.

P. The year "2002" needs to replace "2001" within the signature blocks.

Q. The Applicant is reminded that a platting binder is required with the final plat. Approval of this plat will be subject to submittal of this binder and any relevant conditions found by such a review.

R. The plattor's text shall include language that a drainage plan has been developed for the plat and that all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of stormwater.

S. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)

T. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.

U. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management Coordinator (Phone 316-946-4556) prior to development of the plat so that the type of delivery, and the tentative mailbox locations can be determined.

V. The applicant is advised that various State and Federal requirements (specifically but not limited to the Army Corps of Engineers, Kanopolis Project Office, Rt. 1, Box 317, Valley Center, KS 67147) for the control of soil and wind erosion and the protection of wetlands may impact how this site can be developed. It is the applicant's responsibility to contact all appropriate agencies to determine any such requirements.

W. The owner of the subdivision should be aware of the fact that the development of any subdivision greater than five (5) acres in size may require an NPDES Storm Water Discharge Permit from the Kansas Department of Health and Environment in Topeka. Further, on all construction sites, the City of Wichita requires that best management practices be used to reduce pollutant loadings in storm water runoffs.

X. Perimeter closure computations shall be submitted with the final plat tracing.

Y. Recording of the plat within thirty (30) days after approval by the City Council and/or County Commission.

Z. The representatives from the **utility companies** should be prepared to comment on the need for any additional utility easements to be platted on this property.

AA. The applicant is reminded that a disk shall be submitted with the final plat tracing to the Planning Department detailing this plat in digital format in AutoCAD. This will be used by the City and County GIS Department.