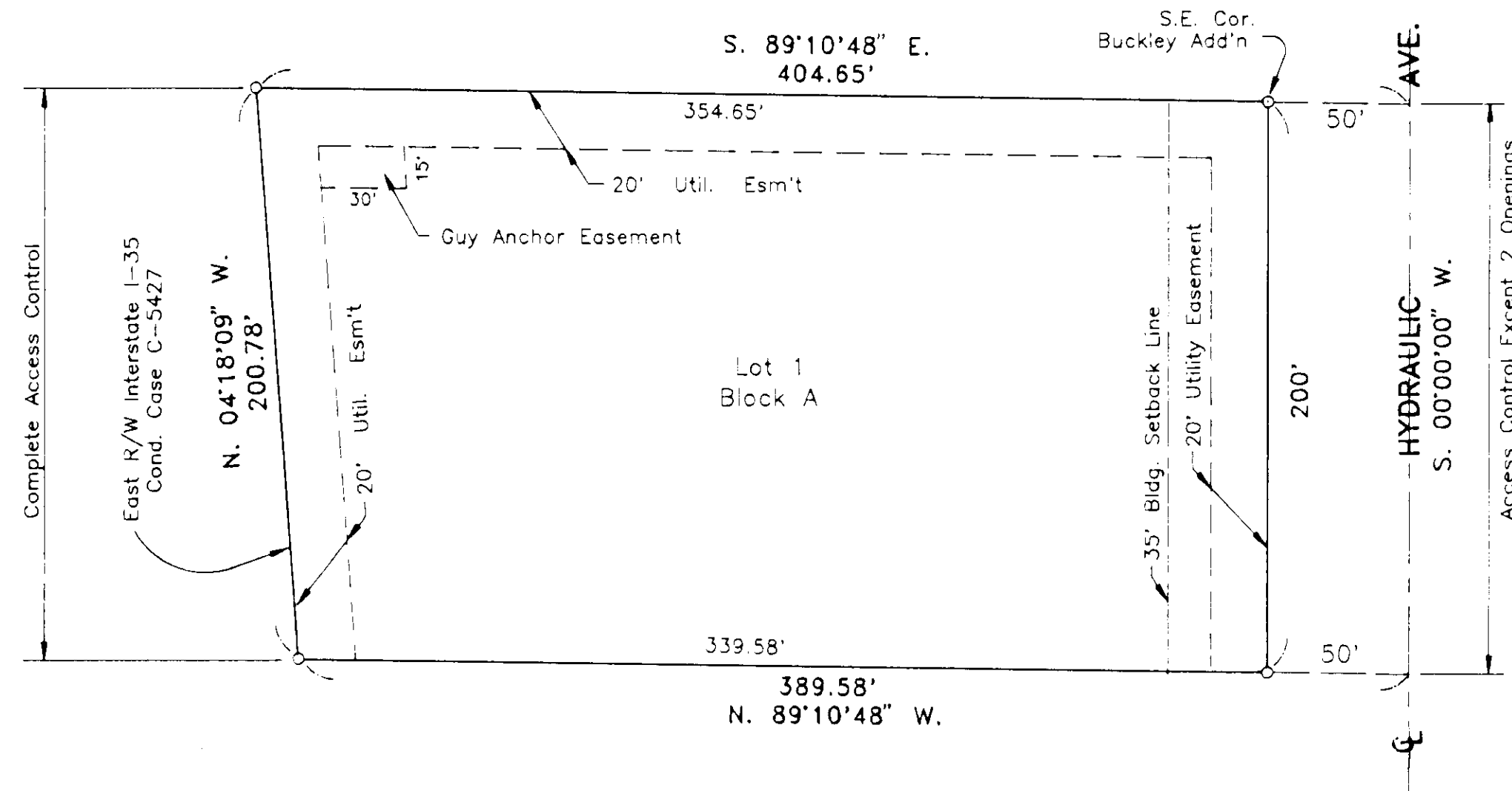
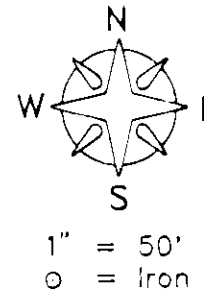


HAMPEL ADDITION

TO WICHITA, SEDGWICK COUNTY, KANSAS

Copied from
Drawing 3/24/95



THIS PLAT OF "HAMPEL ADDITION" TO WICHITA, SEDGWICK COUNTY, KANSAS, HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN PLANNING COMMISSION.

DATED THIS 67th DAY OF August, 1995.

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

_____, CHAIRMAN
JOHN W. MCKAY, JR.

_____, SECRETARY
MARVIN S. KROUT

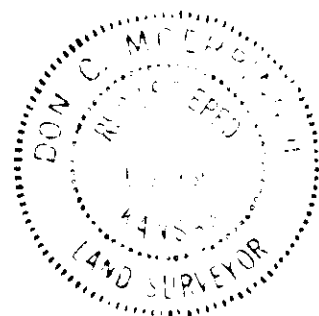
THIS PLAT HAS BEEN APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, THIS _____ DAY OF _____, 1995.

_____, MAYOR
BOB KNIGHT

_____, DEPUTY CITY CLERK
PAT BURNETT

STATE OF KANSAS, COUNTY OF SEDGWICK, SS:

I, DON C. MOEHRING II, A REGISTERED LAND SURVEYOR IN SAID STATE AND COUNTY, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND PLATTED "HAMPEL ADDITION" TO WICHITA, SEDGWICK COUNTY, KANSAS, INTO A LOT, A BLOCK AND A STREET, THE SAME BEING ACCURATELY SET FORTH ON THE ACCOMPANYING PLAT, AND DESCRIBED AS BEING THE NORTH 200 FEET OF THE NORTH 470 FEET OF THAT PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 26 SOUTH, RANGE 1 EAST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS; LYING EAST OF THE EAST RIGHT-OF-WAY OF THE INTERSTATE HIGHWAY 35W.



DON C. MOEHRING II _____ SURVEYOR

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED, PROPERTY OWNERS OF THE LAND AS ABOVE SET FORTH IN THE SURVEYOR'S CERTIFICATE, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO A LOT, A BLOCK AND A STREET, TO BE KNOWN AS "HAMPEL ADDITION" TO WICHITA, SEDGWICK COUNTY, KANSAS. THE STREETS ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC. EASEMENTS FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES, AS INDICATED ON THE ACCOMPANYING PLAT, ARE HEREBY GRANTED. ALL ABUTTER'S RIGHTS OF ACCESS OVER AND ACROSS THE EAST LINE IF I-35W RIGHT-OF-WAY, AND THE WEST LINE OF HYDRAULIC AVENUE ARE HEREBY GRANTED TO THE CITY OF WICHITA, PROVIDED HOWEVER THAT LOT 1, BLOCK "A", SHALL HAVE ACCESS TO HYDRAULIC AVENUE AT 2 LOCATIONS, TO BE DETERMINED BY THE CITY ENGINEER OF THE CITY OF WICHITA.

HAMPEL OIL DISTRIBUTOR'S, INC.

WILLIAM J. HAMPEL, PRESIDENT

STATE OF KANSAS, COUNTY OF SEDGWICK, SS:

BE IT REMEMBERED THAT THIS 22nd DAY OF August, 1995, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, CAME HAMPEL OIL DISTRIBUTOR'S, INC. BY WILLIAM J. HAMPEL, PRESIDENT, ON BEHALF OF THE CORPORATION, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF THE SAME ON BEHALF OF AND AS THE ACT AND DEED OF SAID CORPORATION. IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL THE DAY AND YEAR ABOVE WRITTEN.

VIRGINIA L. MERRIMAN, NOTARY PUBLIC

MY COMMISSION EXPIRES 3-22-98

_____, REGISTER OF DEEDS
PAT KETTLER

_____, DEPUTY
ED RESA

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 1995.

_____, COUNTY CLERK
SUSAN E. CROCKETT-SPOON

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
456 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
316/268-4421
FAX 316/268-4390

August 17, 1995

Moehring & Associates S/D 95-53
433 S. Hydraulic
Wichita, KS 67211

Re: S/D 95-53 HAMPEL ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on August 17, 1995, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of August 10, 1995.

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 for consideration:

1. Submission of the fully completed and signed tracing of the subdivision 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 and residential developments.

Please call if you have any questions.

Sincerely,

Don Losew
Senior Planner

DL:rh

cc: Hampel Oil Distributors, Inc., 3727 S. West Street, P. O. Box 12346, Wichita, KS
67277
Mike Lindebak, City Engineer

SEDGWICK COUNTY



August 10, 1995

METROPOLITAN AREA PLANNING DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1538
316-268-4421
FAX: 316-268-4390

Moehring & Associates S/D 95-53
433 S. Hydraulic
Wichita, KS 67211

Re: S/D 95-53 HAMPEL ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, August 10, 1995, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted. Additional utility easement, off-site, shall also be provided for the extension of such sewer service.
- ~~B.~~ The applicant shall guarantee any drainage improvements required by the platting of this property. Such improvements may be provided at the time of site development.
- ~~C.~~ If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- ~~D.~~ On the final plat tracing, the word "complete" shall be deleted on the face of the plat where access control to Hydraulic is shown.
- ~~E.~~ 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.)
- ~~F.~~ 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.
- G. The applicant is advised that if any drainage from this site is directed to the Interstate Highway, a letter will be required from the appropriate authority (KDOT) indicating their willingness to accept such drainage.

S/D 95-53 HAMPEL ADDITION Final Plat
August 10, 1995 - Page 2

- ✓ H. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- ✓ f. Recording of the plat within 30 days after approval by the City Council.

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. Also, certificates which are required if petitions are submitted and forms for the bond and irrevocable Letter of Credit are also available from this office.

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

This matter will be forwarded to the Planning Commission for its consideration on Thursday, August 17, 1995 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

A handwritten signature in black ink, appearing to read "Don Losew". The signature is fluid and cursive, with the first name "Don" and last name "Losew" clearly distinguishable.

Don Losew
Senior Planner

DL:rh

Enclosure: Marked Copy of plat

cc: Hampel Oil Distributors, Inc., 3727 S. West Street, P. O. Box 12346, Wichita, KS 67277
Mike Lindebak, City Engineer

METROPOLITAN AREA PLANNING COMMISSION

August 17, 1995

STAFF REPORT

(Final Plat Approved 8/10/95, Preliminary Plat Approved 7/20/95)

CASE NUMBER: S/D 95-53 HAMPEL ADDITION

OWNER/APPLICANT: Hampel Oil Distributors, Inc., 3727 S. West Street, P. O. Box 12346,
Wichita, KS 67277

SURVEYOR/ENGINEER: Moehring & Associates, 433 S. Hydraulic, Wichita, KS 67211

LOCATION: South of 37th Street North and west of Hydraulic

SITE SIZE: 1.60 Acres

NUMBER OF LOTS

Residential:

Office:

Commercial:

Industrial:

Total:

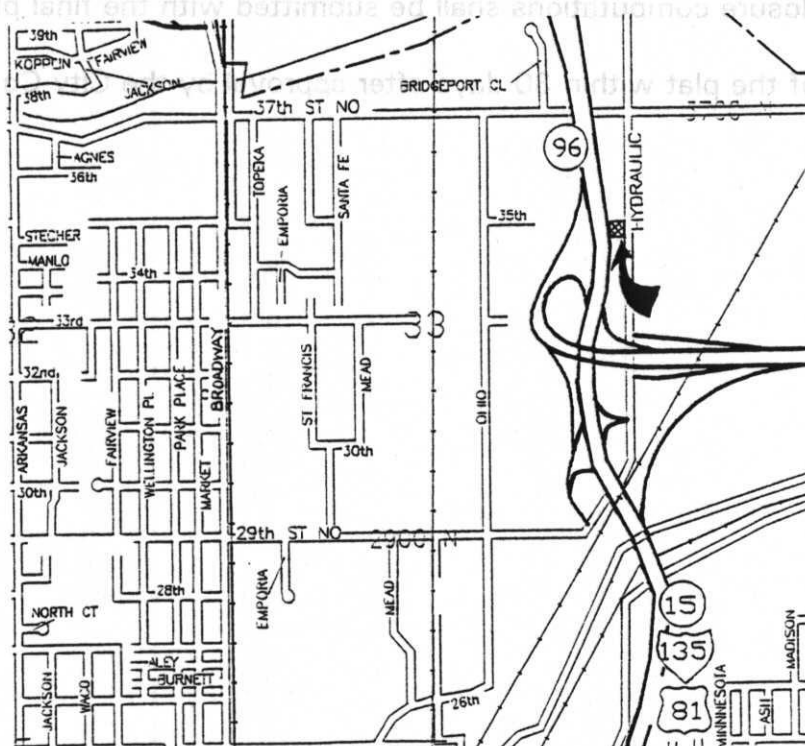
1
1

MINIMUM LOT AREA: 69,696 sq. ft.

CURRENT ZONING: "F"

PROPOSED ZONING:

VICINITY MAP:



STAFF COMMENTS:

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted. Additional utility easement, off-site, shall also be provided for the extension of such sewer service.
- B. The applicant shall guarantee any drainage improvements required by the platting of this property. Such improvements may be provided at the time of site development.
- C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- D. On the final plat tracing, the word "complete" shall be deleted on the face of the plat where access control to Hydraulic is shown.
- E. 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.)
- F. 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.
- G. The applicant is advised that if any drainage from this site is directed to the Interstate Highway, a letter will be required from the appropriate authority (KDOT) indicating their willingness to accept such drainage.
- H. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- I. Recording of the plat within 30 days after approval by the City Council.