

STAFF COMMENTS:

- A. Approval of this plat shall be subject to approval of the associated zone case (Z-3004) and any conditions of that approval.
- B. The applicant shall guarantee the closure of the driveway to English located in the area being indicated for complete access control on this plat.
- C. 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.
- D. 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.
- E. 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.

September 13, 1990

STAFF REPORT
(Final Plat Approved 9/6/90)

CASE NUMBER: S/D 90-54 - REISMAN ADDITION

OWNER/APPLICANT: Harry W. Dickerson, 2924 E. Douglas, Wichita,
KS 67214

SURVEYOR/ENGINEER: Terra Tech Land Surveying, Inc.

LOCATION: Southwest corner of Hillside and English

SITE SIZE: .3 Acres

NUMBER OF LOTS
Residential:
Office:
Commercial: 1
Industrial:
Total: 1

MINIMUM LOT AREA: 11,000 sq. ft.

CURRENT ZONING: "A" Two Family

PROPOSED ZONING: "BB" Office District (Z-3004)

VICINITY MAP:



102- SEDGWICK COUNTY

METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4561

September 14, 1990

T.L. Daniels
Terra Tech Land Surveying
245 West Dewey
Wichita, KS 67202

Re: S/D 90-54 (Final Plat) Reisman Addition

Dear Mr. Daniels:

At the regular meeting of the Metropolitan Area Planning Commission on September 13, 1990, 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 September 7, 1990.

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. Certification that all due real estate taxes have been paid.
3. 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.

Please call if you have any questions.

Sincerely,



Don Losew
Senior Planner

DL:sm

cc: Michael A. Reisman, 3243 E. Murdock, Suite 600, Wichita, KS
67208

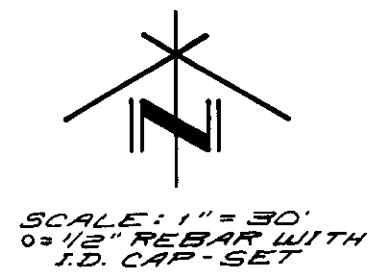
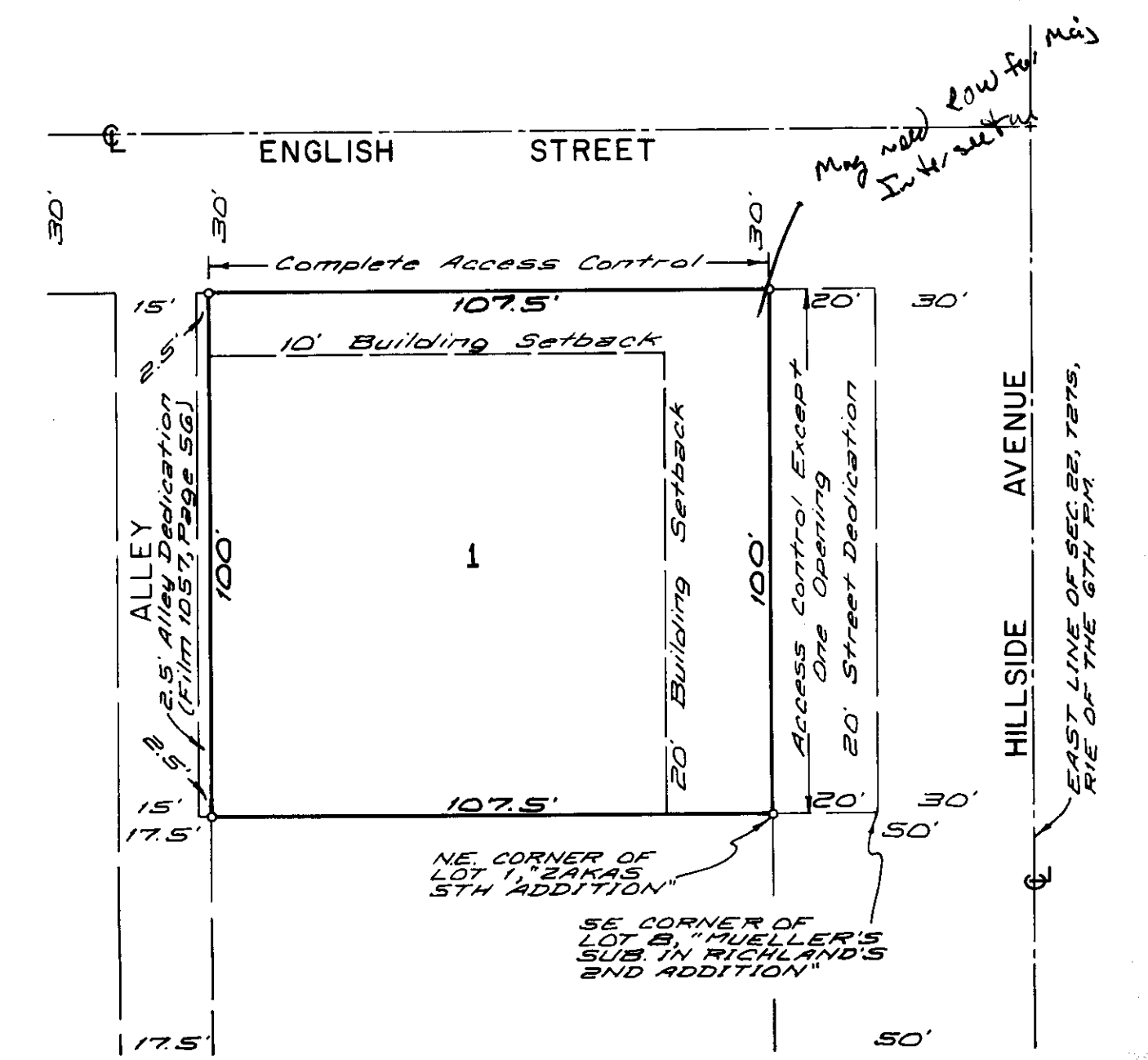
Harry W. Dickerson, 2924 E. Douglas, Wichita, KS 67214
Mike Lindebak, City Engineer

FILE COPY

Map 5647 B 2 3004

FINAL PLAT
REISMAN ADDITION
WICHITA, KANSAS

(SE 1/4 SEC. 22, T27S, R1E) **OFFICE COPY**
DO NOT REMOVE



KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS AND CONTRACT PURCHASERS OF THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE HAVE CAUSED THE SAME TO BE SURVEYED AND RE-PLATTED INTO A LOT, STREETS, AND AN ALLEY TO BE KNOWN AS "REISMAN ADDITION", WICHITA, KANSAS. THE STREETS AND ALLEY ARE HEREBY DEDICATED TO AND FOR THE USE OF THE PUBLIC. ALL ABUTTERS' RIGHTS OF ACCESS TO OR FROM HILLSIDE AVENUE, OVER AND ACROSS THE EAST LINE OF LOT 1, AND TO OR FROM ENGLISH AVENUE, OVER AND ACROSS THE NORTH LINE OF LOT 1 ARE HEREBY GRANTED TO THE CITY OF WICHITA, PROVIDED, HOWEVER, THAT LOT 1 SHALL HAVE ACCESS TO HILLSIDE AVENUE AT ONE LOCATION AS SHALL BE DETERMINED BY THE CITY ENGINEER OF THE CITY OF WICHITA, KANSAS.

HARRY W. DICKERSON

ZULPHIA R. DICKERSON

MICHAEL A. REISMAN

ELIZABETH A. REISMAN

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

DATED THIS _____ DAY OF _____, 1990.

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION

_____, ACTING CHAIRMAN

GEORGE D. SHERMAN

_____, SECRETARY

MARVIN S. KROUT

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON ARE ACCEPTED BY THE CITY COUNCIL OF THE CITY OF WICHITA, KANSAS, THIS _____ DAY OF _____, 1990.

WICHITA CITY COUNCIL

_____, MAYOR

BOB KNIGHT

_____, DEPUTY CITY CLERK

PAT BURNETT

STATE OF KANSAS)

SS
SEDGWICK COUNTY)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 1990, BY HARRY W. DICKERSON AND ZULPHIA R. DICKERSON.

_____, NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

STATE OF KANSAS)

SS
SEDGWICK COUNTY)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 1990, BY MICHAEL A. REISMAN AND ELIZABETH A. REISMAN.

_____, NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

STATE OF KANSAS)

SS
SEDGWICK COUNTY)

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE ON THE _____ DAY OF _____, 1990, AT _____ O'CLOCK _____.M.

_____, REGISTER OF DEEDS

PAT KETTLER

_____, DEPUTY

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 1990.

_____, COUNTY CLERK

DON WRIGHT

STATE OF KANSAS)
SS
SEDGWICK COUNTY)

TERRA TECH LAND SURVEYING, INC., A CORPORATION REGISTERED AND AUTHORIZED TO PRACTICE LAND SURVEYING IN THE STATE OF KANSAS, HEREBY CERTIFIES THAT IT HAS SURVEYED AND PLATTED "REISMAN ADDITION", WICHITA, KANSAS, AND THE ACCOMPANYING PLAT IS A TRUE AND CORRECT EXHIBIT OF SUCH SURVEY, BEING A REPLAT OF PROPERTIES DESCRIBED AS FOLLOWS:

LOTS 2, 4, 6, AND 8, "MUELLER'S SUBDIVISION OF LOTS 1 AND 4, IN BLOCK 4, IN RICHLAND'S 2ND ADDITION", TO WICHITA, KANSAS.

TERRA TECH LAND SURVEYING, INC.

T. L. DANIEL LS#489

DATE

THIS PLAT APPROVED BY THE SUBDIVISION COMMITTEE ON 9/4/90 SUBJECT TO THE CONDITIONS OF APPROVAL OUTLINED IN OUR LETTER DATED 9/7/90