December 22, 1986

Baughman Company, P.A.
315 Ellis
Wichita, KS 67211

Re: Final Plat S/D 86-115 - GUETERSLOH ADDITION

Dear Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on December 22, 1986, 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 December 18, 1986.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the Board of City Commissioners for consideration:

1-7-87

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.

2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the plattor.

3. Certification that all real estate taxes for the first half of 1986 and all prior years have been paid.

Please call if you have any questions.

Sincerely,

Forrest L. Nagley
Senior Planner

FLN:dlk

cc: Glenn E. Guetersloh, 6904 E. Aberdene, Wichita, KS 67206

AT APPROVED BY THE SUBDIVISION
ON 12/18/86
LETTER DATED 12/18/86

FINAL PLAT

# GUETERSLOH ADDITION

WICHITA, KANSAS

OFFICE COPY
DO NOT REMOVE

State of Kansas } S.S.
Sedgwick County }

We, Baughman Company, P.A., Surveyors in aforesaid county, and state do hereby certify that we have surveyed and platted "GUETERSLOH ADDITION", Wichita Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of Lot 12, Edminister Gardens, Sedgwick County, Kansas.

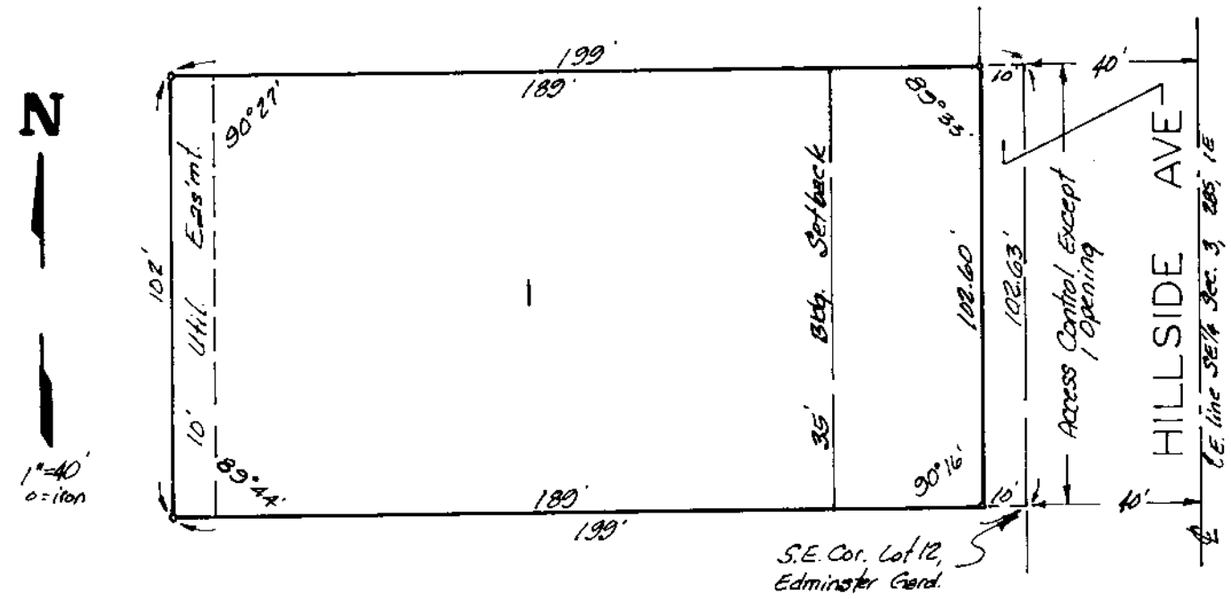
The utility easement being vacated by virtue of K.S.A. 12-512(b).

All being situated in the SE¼ of Sec. 3, Twp. 28S, R-1-E of the 6th. P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Date

Mark A. Savoy Surveyor




Know all men by these presents that we, the undersigned, have caused the land described in the surveyors certificate to be platted into a Lot and street to be known as "GUETERSLOH ADDITION", Wichita, Kansas. The utility easement is hereby granted as indicated for the construction and maintenance of all public utilities. The street is hereby dedicated to and for the use of the public. All abutters rights of access to or from Hillside Ave. over and across the east line of Lot 1 are hereby granted to the City of Wichita, provided however that Lot 1 shall have access to Hillside Ave. at 1 point as shall be determined by the City Engineer of the City of Wichita, Kansas.

Glenn Guetersloh

Janice Guetersloh

State of Kansas } S.S.
Sedgwick County }

The foregoing instrument acknowledged before me, this ____ day of _____ 198–, by Glenn Guetersloh and Janice Guetersloh, his wife.

Notary Public

My App't. Exp. _____

This plat of "GUETERSLOH ADDITION", Wichita, Kansas has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas.

Dated this ____ day of _____ 1986.

Wichita-Sedgwick County Metropolitan Area Planning Commission.

John Terry Moore Chairman

Michael E. Lindebak Secretary

This plat approved and all dedications shown hereon accepted by the Board of Commissioners of the City of Wichita, Kansas, dated this ____ day of _____ 1987.

Tony Casado Mayor

Donald C. Gisick City Clerk

Entered on transfer record this ____ day of _____ 1987.

Don Wright County Clerk

State of Kansas } S.S.
Sedgwick County }

This is to certify that this plat has been filed for record in the office of the Register of Deeds, this ____ day of _____ 1987, at _____ o'clock __M; and is duly recorded.

Pat Kettler Register of Deeds

Ed Rese Deputy

Final Plat
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No.: 86-115 Name: GUETERSLOH ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 12/18/86

## DESCRIPTION

General Location: West side of Hillside, in an area north of 31st Street South.
Owner: Glenn E. Guetersloh, 6904 E. Aberdene, Wichita, KS 67206
Surveyor/Engineer: Baughman Company, P.A., 315 Ellis, Wichita, KS 67211

1. Gross Acreage of Plat: 0.47
2. Number of Lots:
   - Residential:
   - Office:
   - Commercial: 1
   - Industrial:
   - Total: 1
3. Minimum Lot Area: 19,847.32 Sq. Ft.
4. Existing Zoning: "AA"
5. Proposed Zoning: "LC" (Z-2792)

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STAFF COMMENTS:

NOTE: The applicant's associated zone case requesting "AA" (single-family) to "LC" (light commercial) zoning (Z-2792) has been approved subject to replatting.

A. The applicant shall guarantee any drainage improvements required by the platting of this property.

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

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. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).

E. Recording of the plat within 30 days after approval by the Board of City Commissioners.

F. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage plan. Specifically, are any drainage guarantees required?

NOTE: This plat has been submitted in final form only.