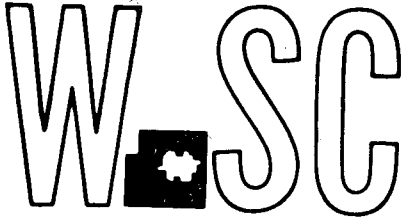


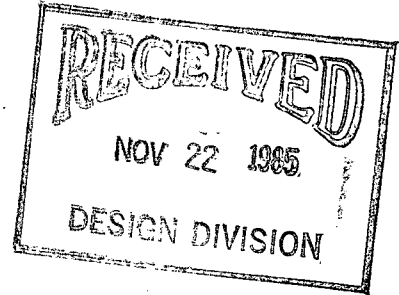
WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

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

November 22, 1985



Lowell D. High
1125 South St. Francis
Wichita, KS 67211

Re: S/D 85-101 - Final Plat of Standifer First Addition.

Dear Mr. High:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, November 21, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The final plat tracing shall indicate the west 2.5 feet of this property as additional alley right-of-way. A contingent alley dedication shall be indicated where the existing garage encroaches the alley right-of-way being dedicated by this plat.
- B. The final plat tracing shall reference, in the plat's text, that the alley is dedicated to and for the use of the public and that the contingent alley dedication is dedicated to the public contingent upon the removal of that portion of the existing building which is constructed within the area of the contingent dedication.
- C. The final plat tracing shall indicate the platting of a 20-foot front yard building setback.
- D. The final plat tracing shall indicate the various names needed to complete approval signature blocks.
- E. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- F. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

C
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P
Y

Lowell D. High

Re: S/D 85-101 - Final Plat of Standifer First Addition.

November 22, 1985

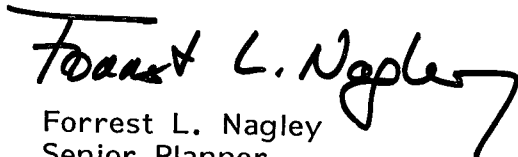
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Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. The certificate will be required if petitions are submitted. Forms for the bond and irrevocable Letter of Credit are 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 Monday, November 25, 1985 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,



Forrest L. Nagley
Senior Planner

FLN:mlh

Enclosure

cc: Daryl E. Standifer, 311 St. James, Wichita, KS 67206
Mike Lindebak, City Engineer