

S/D No. 81-69 Name Niedens 4th  
Date Application Rec'd. 8-21-81 Preliminary Approval \_\_\_\_\_  
Scheduled S/D Meeting 9-3-81

DESCRIPTION

General Location East side of Tyler Road, in an area north of Bekemeyer

Owner Prairie Homes, Inc., Dennis Niedens  
Surveyor/Engineer Baughman Company, P.A.  
Address 330 Laura, Wichita, Ks. Zip Code 67211 Phone 262-7271

- |                                                                                    |                                                           |
|------------------------------------------------------------------------------------|-----------------------------------------------------------|
| 1. Gross Acreage of Plat <u>0.57 acres</u>                                         | 7. Lineal Feet of New Street                              |
| 2. Number of Lots :                                                                | a. _____ R/W _____ ft.                                    |
| Residential _____                                                                  | b. _____ R/W _____ ft.                                    |
| Commercial _____                                                                   | c. _____ R/W _____ ft.                                    |
| Industrial _____                                                                   | d. _____ R/W _____ ft.                                    |
| Other <u>1</u>                                                                     | e. _____ R/W _____ ft.                                    |
| Total Number of Lots <u>1</u>                                                      | TOTAL _____ ft.                                           |
| 3. Minimum Lot Frontage <u>100</u>                                                 | 8. Sidewalk adjacent to all streets <u>x</u> yes _____ no |
| 4. Minimum Lot Area <u>19,800</u>                                                  |                                                           |
| 5. Existing Zoning <u>AA</u>                                                       |                                                           |
| 6. Proposed Zoning <u>BB-Z-2364</u>                                                |                                                           |
| 9. Is public water available <u>X</u> Yes _____ No, Name <u>City of Wichita</u>    |                                                           |
| 10. Is sanitary sewer available <u>X</u> Yes _____ No, Name <u>City of Wichita</u> |                                                           |
| 11. Has Health Dept. approval been obtained (where applicable) _____ Yes _____ No  |                                                           |
| 12. City of Wichita <u>X</u> 3-Mile Area _____ Outside of 3-Mile Area _____        |                                                           |

STAFF COMMENTS:

NOTE: The applicant's associated zone case (Z-2364) requesting "AA" to "BB" has been approved subject to platting.

- A. The representative from the City Engineer's Office should be prepared to comment on the status of the applicant's drainage plan.
- B. Recording of the plat within 30 days after approval by the Board of City Commissioners.

NOTE: This plat has been submitted in final form only, as provided for in Article 4, Part 5 of the MAPC Subdivision Regulations. The Utility Advisory Committee should be prepared to comment on existing utilities and other various improvements, or discuss the feasibility of the applicant extending and/or installing same.