

SUBDIVISION REPORT

S/D No. 83-112 Name Terra Vue Preliminary Approval _____
Date Application Rec'd. 12-9-83 Scheduled S/D Meeting 12-22-83

DESCRIPTION

General Location On the east side of 143rd St. East, 850 feet north of 13th Street

Owner Larry G. Stephenson
Surveyor/Engineer Professional Engineering Consultants, P.A., (Gary Wiley)
Address 1440 E. English, Wichita, Ks. Zip Code 67211 Phone 262-2691

- 1. Gross Acreage of Plat 5.4 ac. +
- 2. Number of Lots :
Residential _____
Commercial _____
Industrial _____
Other 1 Office
- 3. Total Number of Lots 1
- 4. Minimum Lot Frontage 330 ft.
- 5. Minimum Lot Area 5.0 ac
- 6. Existing Zoning R-1
- 7. Proposed Zoning BB & R-1 (SCZ-0520)

- 7. Lineal Feet of New Street
a. 50 R/W 330 ft.
b. _____ R/W _____ ft.
c. _____ R/W _____ ft.
d. _____ R/W _____ ft.
e. _____ R/W _____ ft.
TOTAL 330 ft.
- 8. Sidewalk adjacent to all streets yes X no

- 9. Is public water available _____ Yes X No, Name _____
- 10. Is sanitary sewer available _____ Yes X No, Name _____
- 11. Has Health Dept. approval been obtained (where applicable) X Yes _____ No _____
- 12. City of Wichita _____ 3-Mile Area X _____ Outside of 3-Mile Area _____

STAFF COMMENTS:

NOTE: Approximately the east half of this property has been approved for "BB" zoning, subject to platting. A 60-foot-wide strip for access purposes out to 143rd Street has also been approved for "BB" zoning.

- A. The County Engineer's representative shall be prepared to comment on the applicant's lot grading plan.
- B. Access control except for one opening to 143rd Street East shall be granted in the platting's text and delineated on the final plat tracing.
- C. The applicant shall contact the Environmental Health Division of the Health Department to find out what tests may be necessary and what standards are to be met for approval of on-site sewerage facilities and water wells. A memorandum shall be obtained specifying approval.
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Note: This plat is submitted in final form only as provided for in Article 4, Part 5 of the MAPC Subdivision Regulations.