

1. Glenn and Wonda Davis. Vacation of utility easement. No water problem.
2. Martin Burdick. Vacation of floodway reserve. No water problem.
3. John Dugan. Vacation of utility easement. No water problem.
4. Inland Investment Co. Inc. Vacation of utility easement. No water problem.
5. Debara M. Donovan. Vacation of Street R/W. No water problem.
6. Scholfield-Hatchett Partnership. Vacation of alley R/W. No water problem.
7. Huntington Place Second Addition. Final plat. Item 6, mains to be extended. No water problem.
8. Davis - Moore 5th Addition. Preliminary Plat. 8" Main north of Eilerts St. on Courtleigh to be abandoned. Fire hydrant at Kellogg and Courtleigh to be relocated if necessary. Cost of water line work to be at expense of developer. Water meter 5. of Kellogg on Courtleigh to be relocated to public R/W if still in use as necessary.
9. Concord Business Park. Preliminary Plat. Item 8, mains to be extended. Line in Bunker Hill shall be abandoned in that part of Bunker Hill being vacated. All lots in this plat shall receive service from the line in Concord. Line size shall be 8" to adequately feed fire hydrants. If buildings along Bunker Hill face Bunker Hill Court (vacated), service may be received from the existing line in Bunker Hill. Cost of abandoning line in Bunker Hill shall be at expense of Developer.

10. Woolcott First Addition. Final Plat. Area now served. No water problem.
11. Wood River Addition. Preliminary Plat. Item 8, mains to be extended. Mains to be sized to provide fire protection. Eventual feed from 47th St So.
12. Keeler Industrial Tracts. Preliminary Plat. Item 8, mains to be extended. Main size to be 12". Ties at north end of Cumberland Way and at Sunview.

B. Other Matters.

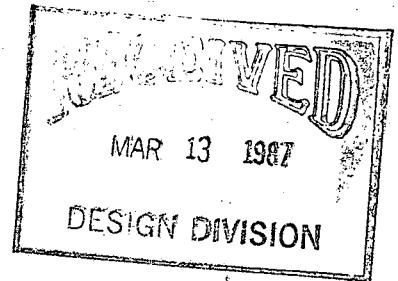
WICHITA -- SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

March 13, 1987



Mid-Kansas Engineering Consultants, P.A.
3500 N. Rock Road #800
Wichita, KS 67226

Re: Final Plat S/D 87-19 - HUNTINGTON PLACE SECOND ADDITION

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, March 12, 1987, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted.
- B. The applicant shall guarantee construction of the storm sewers required by this plat.
- C. The applicant shall guarantee the extension of City Water to serve the lots being platted.
- D. The applicant shall guarantee the paving of the proposed interior streets .
- E. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- F. Provisions shall be made for ownership and maintenance of the proposed reserves. The applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserves will be deeded to the association and who is to own and maintain the reserves prior to the association taking over those responsibilities.

- G. For those reserves being platted for drainage purposes, the required covenant which provides for ownership and maintenance of the reserves shall grant, to the City, the authority to maintain the drainage reserves in the event the owner(s) fail to do so. The covenant shall provide for the cost of such maintenance to be charged back to the owner(s) by a method similar to special assessments.
- H. The applicant shall submit a covenant which provides for four (4) off-street parking spaces per dwelling unit on each lot which abuts a 58-foot street. The covenant shall inventory the affected lots by lot and block number and shall state that the covenant runs with the land and is binding on future owners and assigns.
- I. On the final plat tracing, the existing utility easement on this property, near the southwesterly line of Reserve A and on lots 10 and 11 of Block 1, shall be indicated. This existing utility easement shall be dimensioned and its perimeter shall be provided with distances and bearings. The subject easement is shown on the approved preliminary plat. The easement's recording information shall be referenced.
- J. The final plat tracing shall more clearly label the 20-foot utility easement adjacent to the west lines of lots 1 thru 10 of Block 1. As shown on the final plat, the 10-foot utility easement labeling on lot 1, Block 1, can be misinterpreted to also apply to the 10-foot strip of ground between the west line of the lots and the west line of a 20-foot easement.
- K. At the time the preliminary plat was approved, KG&E requested certain side lot line utility easements. The final plat tracing shall indicate these easements. The easements were marked on the engineer's copy of the approved preliminary plat.
- L. Since a street easement is not being granted by this plat, the platator's text, on the final plat tracing, shall be amended to delete reference to the granting of this type of easement.
- M. The final plat tracing shall indicate a 10-foot wide utility easement centered on the lot line common to Lots 2 and 3, Block 1.
- N. 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.
- O. On the final plat tracing, the City Commission signature block shall be amended to reference Dale E. Rea, Deputy City Clerk.
- P. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).

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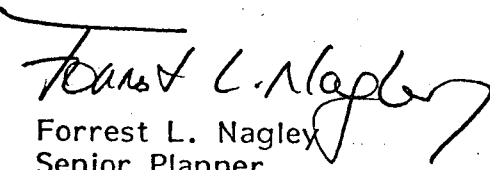
- Q. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- R. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management Coordinator (phone 316-946-4527) prior to development of the plat so that the type of delivery, and the tentative mail box locations can be determined.

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 Thursday, March 19, 1987 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,



Forrest L. Nagley
Senior Planner

FLN:dlk

Enclosure

cc: Huntington Corporation, 1125 S. Rock Road, Wichita, KS 67207
Mike Lindebak, City Engineer