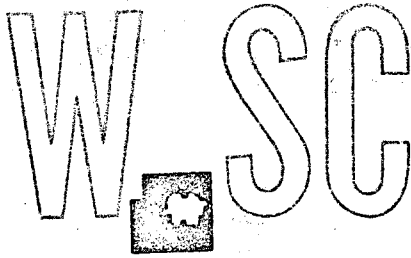


1. Glenn and Wanda Davis. Vacation of utility easement. No water problem.
2. Martin Burdick. Vacation of roadway reserve. No water problem.
3. John Dugan. Vacation of utility easement. No water problem.
4. Inland Investment Co. Inc. Vacation of utility easement. No water problem.
5. DeLoara M. Donovan. Vacation of Street R/W. No water problem.
6. Scholfield-Hatchell Partnership. Vacation of alley R/W. No water problem.
7. Huntington Place Second Addition. Final plat. Items, mains to be extended. No water problem.
8. Davis-Moore 5th Addition. Preliminary Plat. 8" Main north of Elberts 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 S. 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 site 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, main to be extended. Main size to be 12". Tie at north end at Cumberland Way and at Service.
13. 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 12, 1987



Reiss & Goodness Engineers  
2160 West 21st Street North  
Wichita, KS 67203

Re: Preliminary Plat S/D 87-20 - KEELER INDUSTRIAL TRACTS

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 approve the preliminary and authorize preparation of the final plat, subject to the following:

- A. The applicant shall guarantee the extension of sanitary sewer to serve the lots being platted.
- B. The applicant shall guarantee the extension of City Water to serve the lots being platted.
- C. Since both sanitary sewer service and municipal water will be provided to this property from the Oaklawn/Sunview Improvement District, the applicant shall obtain written confirmation from the Improvement District stating their willingness and ability to serve this property. The written confirmation shall state what appropriate guarantees for the water and sewer systems construction have been received by the Improvement District.
- D. The applicant shall guarantee any drainage improvements required by the platting of this property.
- E. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- F. On the final plat, appropriate reference to the establishment of the 20-foot wide Railroad Spur Easement, shall be made in the plat's text.

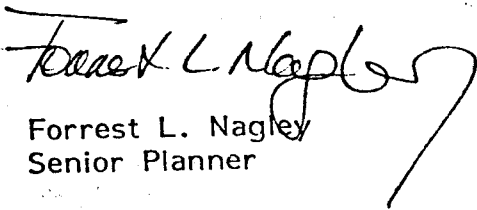
WICHITA - SEDGWICK COUNTY

Preliminary Plat S/D 87-20 - KEELER INDUSTRIAL TRACTS  
Page 2

- G. The applicant shall submit an avigational easement and restrictive noise covenant for this property. Section 7-107.
- H. The final plat shall indicate the platting of a 35-foot wide building setback from Clifton on lots 1, 2, 3, 5, and 6. A setback is not proposed to be platted on lot 4 because of the applicant's pending County BZA case to vary the 35-foot building setback required by the County zoning resolution.
- I. Prior to, or at the time of submitting the final plat, the applicant shall submit a drainage plan to County Engineering for review and approval.
- J. 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.
- K. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- L. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

The enclosed "marked" copy of the plat is for your information and files. If you should have any questions, please call.

Sincerely,



Forrest L. Nagley  
Senior Planner

FLN:dik

Enclosure

cc: Richard T. Hardison and the Walt Keeler Company, Inc., 5944 Jones,  
Lot 16, Wichita, KS 67217  
Jim Weber, County Engineering  
✓ Mike Lindebak, City Engineer

Pre-Sub Apr. 9, 87

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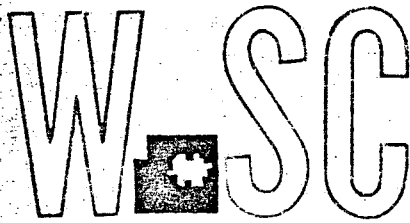
1. Somell & Hinderson. Vacants of utility easement. No water problem.
2. Broadway 47. Plose 2nd Addition. Final Plat. No water problem.
3. Broadmoor at 21st Street. Final Plat. No water problem.
4. Wood River Addition. Final Plat. Item 9, main to be extended. No water problem.
5. Keeler Industrial Tracts. Final Plat. Item 9, main to be extended. No water problem.
6. Westwind 3rd Addition. Final Plat. Item 8, main to be extended. Existing portion to separate in in Dike and 21st has been before the City Commission. No water problem.
7. Air Products 2nd Addition. Final Plat. Item 9, wells. No water problem.
8. Piland Addition. Final Plat. No city water available, no water problem. (Piland Lake Addition)
9. Topoka - Pine Addition. Final Plat. Existing main in Topoka, no main in Pine. As now platted, all land is adjacent to main and served. Final Plat isolates the land shown as an exception from existing main. As in a lot split, main is to be extend to serve that portion being split off. In this case, main in Pine should be extended to serve that portion being excepted and make it adjacent to water main as before plating. Item 4, might cover the problem.
10. St. Francis Beyond Medical Center. Dedicate utility easement. No water problem.
11. City of Wichita. Dedicate Street E/W. ~~Applicant retention~~ ~~no necessary at time of construction~~ No water problem.

Pre-Sub Apr. 9, 1987

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12. City of Wichita. Dedicate St E/W. No water problem.
13. City of Wichita. Dedicate alley E/W. No water problem.
14. Other matters.

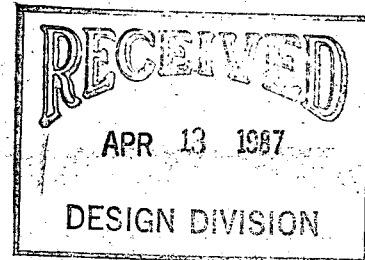
WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
DEPARTMENT

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202-1688  
(316) 268-4581

April 9, 1987



Reiss & Goodness Engineers  
2160 W. 21st Street North  
Wichita, KS 67203

Re: Final Plat S/D 87-20 - KEELER INDUSTRIAL TRACTS

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, April 9, 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 the extension of City Water to serve the lots being platted.
- C. Since both sanitary sewer service and municipal water will be provided to this property from the Oaklawn/Sunview Improvement District, the applicant shall obtain written confirmation from the Improvement District stating their willingness and ability to serve this property. The written confirmation shall state what appropriate guarantees for the water and sewer systems construction have been received by the Improvement District.
- D. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- E. The applicant shall submit an avigational easement and restrictive noise covenant for this property. Section 7-107.
- F. The final plat tracing shall indicate the amounts of half-street rights-of-way adjacent to this plat along Clifton Avenue as well as the amount of any additional rights-of-way being dedicated by this plat. The centerline of Clifton Avenue shall also be shown and labeled.
- G. The final plat tracing shall reference a tie point to a previously platted lot corner or section corner.

WICHITA - SEDGWICK COUNTY

Final Plat S/D 87-20 - KEELER INDUSTRIAL TRACTS

Page 2

- H. On the final plat tracing, the City Council signature block shall be amended to reference Dale E. Rea, Deputy City Clerk.
- I. On the final plat tracing, the County Commission's signature block shall be amended to reference the following names in the following order:
1. Tom Scott - Chairman
  2. Mark F. Schroeder - Pro-tem Chairman
  3. David Bayouth - Commissioner
  4. Bernard A. Hentzen - Commissioner
  5. Billy Q. McCray - Commissioner
- J. The plat's text shall be amended to state that the location of the permitted openings to Clifton "shall be determined by the appropriate engineer."
- K. 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.
- L. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- M. Recording of the plat within 30 days after approval by the City Council.

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, April 16, 1987 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

  
Forrest L. Nagley  
Senior Planner

FLN:dik

Enclosure

cc: Richard T. Hardison and the Walt Keeler Company, Inc., 5944 Jones,  
Lot 16, Wichita, KS 67217  
Mike Lindebak, City Engineer  
Jim Weber, Bureau of Public Services