

S/D No. 81-81 Name West Towne Baptist Church Addition
Date Application Rec'd. July 22, 1981 Preliminary Approval
Scheduled S/D Meeting 8-6-81

DESCRIPTION

General Location On the east side of Maize Rd., approximately 1/4 mile south of 21st St. North

Owner West Towne Baptist Church, Inc. (Rev. Earl D. Fowler)
Surveyor/Engineer Professional Engineering Consultants, P.A. (Gary Wiley)
Address 1440 E. English, Wichita, Ks Zip Code 67211 Phone 263-1107

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|---|---|
| 1. Gross Acreage of Plat <u>1.2 acres</u> | 7. Lineal Feet of New Street |
| 2. Number of Lots : | a. <u> </u> R/W <u> </u> ft. |
| Residential <u>1</u> | b. <u> </u> R/W <u> </u> ft. |
| Commercial <u> </u> | c. <u> </u> R/W <u> </u> ft. |
| Industrial <u> </u> | d. <u> </u> R/W <u> </u> ft. |
| Other <u> </u> | e. <u> </u> R/W <u> </u> ft. |
| Total Number of Lots <u>1</u> | TOTAL <u>-0-</u> New <u> </u> ft. |
| 3. Minimum Lot Frontage <u>167</u> | 8. Sidewalk adjacent to all streets: <u> </u> yes <u> </u> no |
| 4. Minimum Lot Area <u>40,000 sq. ft.</u> | |
| 5. Existing Zoning <u>R-1</u> | |
| 6. Proposed Zoning <u>R-1</u> | |
| 9. Is public water available <u> </u> Yes <u>x</u> No, Name <u> </u> | |
| 10. Is sanitary sewer available <u> </u> Yes <u>x</u> No, Name <u> </u> | |
| 11. Has Health Dept. approval been obtained (where applicable) <u>x</u> Yes <u> </u> No | |
| 12. City of Wichita <u> </u> 3-Mile Area <u>x</u> Outside of 3-Mile Area <u> </u> | |

STAFF COMMENTS:

- A. Since neither municipal water or sewer is available to serve this site, 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 water wells and sewerage facilities. A memorandum shall be obtained specifying approval.
- B. As indicated on the final plat, the applicant proposes to grant "complete access control" to Maize Road from this site provided however, that one temporary point of access be permitted until adjacent side streets are dedicated and opened along the north and south lines of this plat. The property owner who is selling this site to the church owns approximately 30 adjacent acres and has prepared a development plan for his entire ownership which provides for future side streets to the north and south of this lot.
- C. The County Engineer's representative shall be prepared to comment on the applicant's lot grading plan.
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.