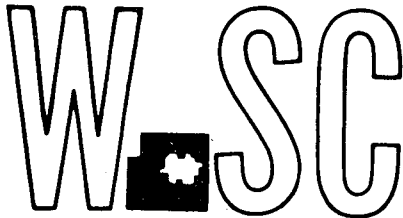


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

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



October 1, 1985

Baughman Company, P.A.  
330 Laura  
Wichita, KS 67211

Re: S/D 85-78 - Preliminary Plat of the West Side Free Will Baptist  
Church Addition.

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, September 26, 1985, 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. Since this property is adjacent to the Wichita City limits, the applicant shall request annexation for this property into the City of Wichita.
- B. The final plat shall indicate the platting of "Access control except for one (1) opening" to MacArthur Road across the south line of this lot.
- C. The final plat shall reference, in the plat's text, the dedication of access control to MacArthur Road across the south line of the plat.
- D. If municipal water is presently not available to serve this property, the applicant shall contact the Environmental Health Division of the Health Department to find out what standards are to be met and what tests may be required for approval of on-site water wells. A memorandum shall be obtained specifying approval.
- E. The applicant shall guarantee the extension of sanitary sewer to serve the lot being platted.
- F. The final plat shall indicate a 30-foot wide, east/west sanitary sewer easement across the proposed lot. This easement is necessary in order to provide for the extension of sanitary sewer to serve the property to the west of this plat. The location of the required cross-lot easement should be worked out with City Engineering prior to filing the final plat.
- G. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.

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Baughman Company, P.A.

Re: S/D 85-78 - Preliminary Plat of the West Side Free Will Baptist  
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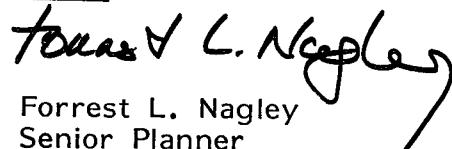
October 1, 1985

Page 2

- H. The final plat shall indicate angles or bearings for the perimeter of this plat.
- I. Prior to, or at the time of submitting a final plat, the applicant shall submit a drainage plan to both the County and City Engineer's offices for review and approval. The applicant is advised that, if drainage is directed onto Interstate right-of-way, permission will need to be obtained from the Kansas Department of Transportation.
- J. The applicant shall submit proof as to which individual(s) are authorized to execute documents on behalf of the West Side Free Will Baptist Church (e.g., copy of by-laws or certification from a title company).
- 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.

The enclosed "marked" copy of the final plat is for your information and files.

Sincerely,

  
Forrest L. Nagley  
Senior Planner

FLN:mlh

Enclosure

cc: ✓ Mike Lindebak, City Engineer  
Jim Weber, County Engineer's Office  
West Side Free Will Baptist Church, c/o Curtis E. McNay II, Caber  
Associates, 3817 West 13th Street, Wichita, KS 67203