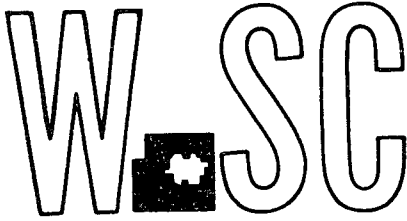


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

February 26, 1979

Bill G. Yung Design
1355 N. Waco
Wichita, Kansas 67203

Re: S/D 79-17 - Preliminary plat of Fantasea

Dear Mr. Yung:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, February 22, 1979, 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. Approval of the plat is subject to the approval of the associated cases E-2109, "AA" to "C" and "R-5" and the Commercial Community Unit Plan, DP-95.
- B. No final plat shall be submitted until the associated zone case and C.U.P. have been approved by the Planning Commission.
- C. A drainage plan shall be submitted to the City Engineer for approval prior to submission of a final plat.
- D. The applicant shall contact the Gas Service Company relative to some easements needed on the plat.
- E. The applicant shall contact the Water Department regarding the location of an existing water line on subject property.
- F. The applicant shall guarantee all drainage improvements required by the plat.
- G. The applicant shall guarantee the extension of sanitary sewer to serve subject property.
- H. The applicant shall guarantee the extension of City water to serve subject property.
- I. The applicant shall guarantee the paving of 32nd Street North from Rushwood to the east line of the plat.

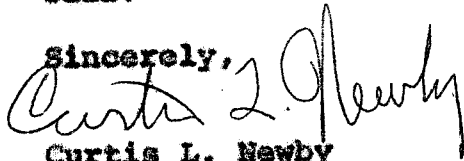
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- J. A sidewalk is required at the north side of 32nd Street. Therefore, the applicant shall submit an instrument acknowledging that the sidewalk will be constructed when building permits are requested.
- K. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

Enclosed herewith is the "marked" copy of the preliminary plat for your information and files.

If you should have any questions concerning this matter, please call.

Sincerely,



Curtis L. Newby
Junior Planner

CLN:bh

cc: Wichita Development Company, 2225 Hathway Circle, 67226
Comotara Properties, Inc., 2225 Hathway Circle, 67226
Van Doren-Hazard-Stallings, 260 N. Rock Rd, Suite 250, 67206
Dean Sellers, Assistant City Engineer