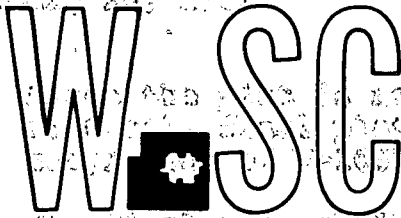


WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL - TENTH FLOOR

455 NORTH MAIN STREET

WICHITA, KANSAS 67202

February 20, 1981

Bill G. Yung

1355 N. Waco

Wichita, Ks. 67203

Re: S/D 80-91 - Preliminary plat of Guy's Addition

Dear Mr. Yung:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission February 19, 1981, the above-captioned plat was considered. The action of the Committee was to approve the preliminary plat and authorize preparation of the final plat subject to the following:

- A. Prior to or at the time of submitting a final plat, a final drainage plan shall be submitted for this site.
- B. The applicant shall guarantee any drainage improvements required by the platting of this property.
- C. The applicant shall guarantee the extension of City water and sanitary sewer to serve all the lots being platted. An analysis of sewage flows for the area indicates that the existing sanitary sewer system will accommodate this proposed development.
- D. The applicant shall guarantee the paving of the loop street, Rosalie from the south line of Zimmerly to the north line of Grail and Zimmerly adjacent to this plat.
- E. Since Zimmerly Street is a collector street, the applicant shall guarantee the installation of a sidewalk on this street adjacent to this plat.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. The applicant shall make arrangements for the removal of the existing structure on proposed Lot 12 from the proposed utility easement (i.e., shifting of the easement to the south or guaranteeing removal by letter of credit).
- H. Approval of this final plat with a large Lot 15 as shown shall be subject to approval of the associated zone case.

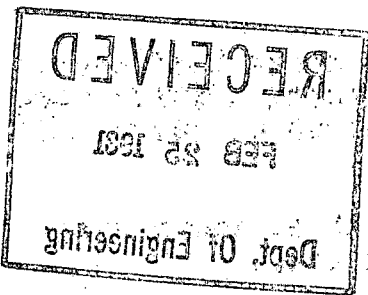
- I. Since the plat is not dedicating the east half of Rosalie south of Grail, final plat approval shall be subject to satisfactory completion of V-1057.
- J. The final plat shall indicate a 10-foot utility easement between Lots 6 and 7, 9 and 10, 11 and 12, all in Block 1.
- K. More than 30 feet of right-of-way exists for the west half of Rosalie. Prior to preparing the final plat, the applicant's agent shall contact the City Engineer's office for a determination of the amount of right-of-way needed from the plat for the east half of Rosalie north of Grail.
- L. 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.

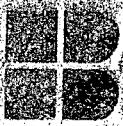
M. Requirements for a final plat (see pages 20-25, Part 4, Article 8 of the MAPC Subdivision Regulations). Enclosed herewith is the "marked" copy of the preliminary plat for your information and files. If you should have any questions concerning this matter, please call.

Sincerely,

Forrest L. Hagley
Forrest L. Hagley
Junior Planner

cc: Casado, Inc. Realtors, c/o John McKay, 67302
Mike Lindberk, City Engineering





BAUGHMAN COMPANY, P.A.

S U R V E Y O R S

316/262-7271 • 330 LAURA • WICHITA, KANSAS 67211

CONFIRMATION MEMO

PROJECT Guy's Addition

DATE March 3, 1981

JOB NO. _____

COPIES TO:

TO Chris Breitenstein

FROM Brent Wooten

REFERENCE Drainage Plan

FINAL PLAN IS SCHEDULED FOR SUBDIVISION FOR THURSDAY, MARCH 5, 1981.

LOTS 1-4, BLK 1, AND LOTS 1-14, BLK 2 ARE TO BE DRAINED AS INDICATED. APPROXIMATELY 135' OF EXISTING PAVEMENT ON BOSTON PRESENTLY DRAINS TO THE EAST, AS DOES APPROX. 62' OF GRAIL.

HALF OF CAPRI WILL BE DRAINED NORTH TO GRAIL AND N. ON ROSALIE TO ZIMMERLY. THE OTHER HALF OF CAPRI WILL BE DRAINED TO THE SOUTH TO BOSTON WITH THE UNDERSTANDING APPROX. 35' OF PAVEMENT WILL NEED TO BE REMOVED AND REPLACED TO DRAIN TO THE WEST.

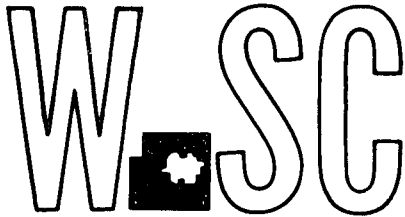
LOT 15 WILL BE DRAINED TO HARRY ST. VIA FLUMES OR DRIVEWAYS OR BOTH.

LOT 15 AREA = 4.0 ACRES, C = 0.60, I_s = 5.21 IN/HR

$$Q_s = (0.60)(5.21)(4.0)$$

$$Q_s = 12.50 \text{ cfs.}$$

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

March 6, 1981

Baughman Company
330 Laura
Wichita, Ks. 67211

Re: S/D 80-91 - Final plat of Guy's Addition

Gentlemen:

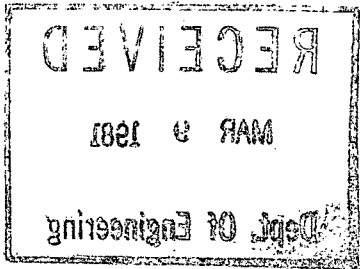
At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on March 5, 1981, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- A. Prior to the MAPC meeting of 3-12-81, the applicant shall work with City Engineering to resolve the drainage problems associated with the platting of this property. Any drainage improvements required to adequately drain this property shall be guaranteed as a condition of final plat approval.
- B.. The right-of-way for Rosalie being vacated by the associated vacation case V-1057 shall be retained as a utility and drainage easement from Harry to Boston. Only that portion of vacated Rosalie from Boston to Grail which is needed for the sanitary sewer, shall be retained as a utility easement.
- C. The applicant shall guarantee the extension of City water and sanitary sewer to serve all the lots being platted. The applicant shall contact City Engineering regarding the sanitary sewer benefit districts and the easements needed for sanitary sewer.
- D. The applicant shall guarantee the paving of the loop street, Rosalie from the south line of Zimmerly to the north line of Grail and Zimmerly adjacent to this plat.
- E. Since Zimmerly Street is a collector street, the applicant shall guarantee the installation of a sidewalk on this street adjacent to this plat.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. The applicant shall make arrangements for the removal of the existing structure on proposed Lot 12 from the proposed utility easement (i.e., shifting of the easement to the south or guaranteeing removal by letter of credit).

RECEIVED

MAR 9 1981

Dept. Of Engineering



WICHITA - SEDGWICK COUNTY METROPOLITAN AREA PLANNING DEPARTMENT CITY HALL - TENTH FLOOR 455 NORTH MAIN STREET WICHITA, KANSAS 67202 (316) 268-4551

March 6, 1981
Baughman Company
330 Lauris
Wichita, Ka. 67211

Re: S/D 80-91 - Final plat of Guy's Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on March 2, 1981, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- A. Prior to the MARC meeting of 3-12-81, the applicant shall work with City Engineering to resolve the drainage problems associated with the platting of this property. Any drainage improvements required to adequately drain this property shall be guaranteed as a condition of final plat approval.
- B. The right-of-way for Rosalie being vacated by the associated vacation case V-1027 shall be retained as a utility and drainage easement from Harry to Boston. Only that portion of vacated Rosalie from Boston to Graft which is needed for the sanitary sewer, shall be retained as a utility easement.
- C. The applicant shall guarantee the extension of City water and sanitary sewer to serve all the lots being platted. The applicant shall contact City Engineering regarding the sanitary sewer benefits districts and the easements needed for sanitary sewer.
- D. The applicant shall guarantee the paving of the loop street, Rosalie from the south line of Zimmermanly to the north line of Graft and Zimmermanly adjacent to this plat.
- E. Since Zimmermanly Street is a collector street, the applicant shall guarantee the installation of a sidewalk on this street adjacent to this plat.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. The applicant shall make arrangements for the removal of the existing structure on proposed lot 12 from the proposed utility easement (i.e., shifting of the easement to the north or guaranteeing removal by letter of credit).

Baughman Company

Page 2

March 6, 1981

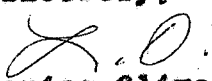
- H. Approval of this final plat with a large Lot 15 as shown shall be subject to approval of the associated zone case.
- I. Since the plat is not dedicating the east half of Rosalie south of Grail, final plat approval shall be subject to satisfactory completion of V-1057.
- J. At the time of preliminary plat approval, a 10-foot utility easement was requested between Lots 6 and 7, 9 and 10 and, 11 and 12, all in Block 2. These utility easements shall be indicated on the final plat tracing.
- K. The existing structure on the rear of Lots 6 and 7, Block 2 which is located across a requested 10-foot utility easement shall be removed from the utility easement prior to release of the plat for recording. A letter stating that the encroachment has been removed shall be submitted to the Planning Department.
- L. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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 12, 1981, at 1:30 p.m. If you should have any questions concerning this matter, please call.

Sincerely,


Louise Olivarez
Senior Planner

LO:bh

cc: John McKay, Casado, Inc., Realtors, 236 S. Topeka, 67202
Mike Lindebak, City Engineering

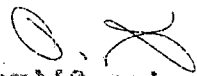
- H. Approval of this final plat with a large lot is as shown shall be subject to approval of the associated zone case.
- I. Since the plat is not dedicating the east half of Resale south of Grant, final plat approval shall be subject to satisfactory completion of V-1027.
- J. At the time of preliminary plat approval, a 10-foot utility easement was requested between lots 6 and 7, 9 and 10 and 11 and 12, all in Block 2. These utility easements shall be indicated on the final plat tracing.
- K. The existing structure on the rear of lots 6 and 7, Block 2 which is located across a requested 10-foot utility easement shall be removed from the utility easement prior to release of the plat for recording. A letter stating that the encroachment has been removed shall be submitted to the Planning Department.
- L. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Inclosed 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 plates. 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.

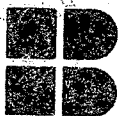
This matter will be forwarded to the Planning Commission for its consideration on Thursday, March 12, 1981, at 1:30 p.m. If you should have any questions concerning this matter, please call.

Sincerely,


Louise Olivares
Senior Planner

LO:ph

cc: John McKay, Casado, Inc., Realtors, 236 S. Topoka, 67302
Mike Lindberk, City Engineering



CONFIRMATION
MEMO

PROJECT City's ADDN

DATE 3-12-81

JOB NO. _____

COPIES TO:

TO CHRIS BREITENSTEIN

FROM BRENT WOOTEN

MIKE LINDBERAK

REFERENCE DRAINAGE

AREA 1 - 3.7 ACRES WILL BE DRAINED
BY INLET AS INDICATED.

AREA 2 - 4.9 ACRES WILL BE DRAINED
BY A BEEHIVE-TYPE INLET MANHOLE LOCATED
APPROX. 200' N OF HARRY.

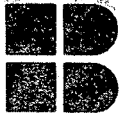
THE AREA OF THE PLAT NORTH OF AREA 1
WILL DRAIN NORTH VIA STREET PAVEMENT THRU
ROSALIE AND EAST ON ZIMMELLY.

LOT 15 IN AREA 2 WILL BE DRAINED BY
SWS., FLUMBS, OR DRIVEWAYS OF WHICH THE SOUTH
200' WILL BE ALLOWED TO DRAIN BY FLUMBS OR
DRIVEWAYS TO HARRY. THIS AREA AMOUNTS TO 2 ACRES.

Pipe SIZES & FLOWS.

$$\text{AREA 1 } Q = (0.35)(0.98)(3.7) = 11.4 \text{ cfs.}$$

- USE A 15" PIPE BETWEEN THE INLETS @ 0.60 % GRADE.
- USE A 21" PIPE BETWEEN INLET & BEEHIVE MANHOLE
@ 0.500 % GRADE.



BAUGHMAN COMPANY, P.A.

S U R V E Y O R S

316/262-7271 • 330 LAURA • WICHITA, KANSAS 67211

CONFIRMATION
MEMO

PROJECT _____

DATE _____

JOB NO. _____

COPIES TO:

TO _____

FROM _____

REFERENCE _____

$$\text{AREA 2 } Q = (0.65)(8.98)(4.9) = 28.6 \text{ cfs.}$$

TOTAL FLO AT BLEEHIVE-WILLY MH FROM AREA 1 & 2
= 40.0 cfs for 100 yr storm.

USE A 24" PIPE FROM THE BLEEHIVE-WILLY MH
TO THE OUTFALL INTO N. SIDE DITCH OF HARRY ST.

THE VACATED STREET OF ROSALIE WILL SERVE
AS THE DRAINAGE CULVERT TO CONVEY THE PROPOSED
PIPE.

SUMMARY OF CITY OF WICHITA ZONING REGULATIONS

DISTRICT	NAME OF DISTRICT AND USES PERMITTED (FOR COMPLETE REGULATIONS AND EXCEPTIONS - SEE TEXT OF ORDINANCE)	COLOR SYMBOL	BASIC MAX. HEIGHT STORIES FEET	BASIC SETBACKS			MINIMUM LOT AREA
				FRONT YARD	SIDE YARD	REAR YARD	
AA	One Family Dwellings, Parks, Schools, Golf Courses, Nurseries, Farming, Truck Gardening, Churches	UNCOLORED	35'	25'	6'	20'	6,000 Sq. Ft.
A	Uses Permitted in "AA" District and Two Family Dwelling, Care Homes (5 & Less)	YELLOW	35'	25'	6'	20'	3,000 Sq. Ft. 3,000 Sq. Ft. per Family
RB	Any Use Permitted in More Restrictive Zones and Four Family Dwellings.	LIGHT GREEN	35'	20'	6'	15'	2,500 Sq. Ft. 2,000 Sq. Ft. per Family 1,500 Sq. Ft. per Family
R-5	Any Use Permitted in the "A" District and Multiple Family Dwellings.	FLESH	35'	25'	10% of Lot Width 6' Minimum 25' Maximum	20'	6,000 Sq. Ft. 3,000 Sq. Ft. per Family 2,500 Sq. Ft. per Family
R-6	Uses permitted are identical with those in the "R-5" District	YELLOW OCHRE w/pattern	35'	25'	10% of Lot Width 6' Minimum 25' Maximum	20'	6,000 Sq. Ft. 3,000 Sq. Ft. per Family 1,500 Sq. Ft. per Family
B	Any Use Permitted in More Restrictive Zones and Multiple Family Dwellings, Boarding and Lodging Houses, Hospitals, Greenhouses, Off Street Parking.	BROWN	55'	20'	5'	15'	2,500 Sq. Ft. 2,000 Sq. Ft. per Family 580 Sq. Ft. per Family
BB	Any Use Permitted in More Restrictive Zones and General Offices, Medical Laboratories	DARK GREEN	55'	20'	5'	15'	2,500 Sq. Ft. 2,000 Sq. Ft. per Family 580 Sq. Ft. per Family
OC	Offices, Limited Retail and Service Uses Operated Within a Building, and Residential Uses as Permitted in the "R-5" District.	BLUE	35'	20'	0' to 5'	10'	6,000 Sq. Ft. 3,000 Sq. Ft. per Family 2,500 Sq. Ft. per Family
LC	Any Use Permitted in Residential and Office Zones and Purely Retail Business Operated Within a Building	SCARLET	80'	10' to 25'	0' to 5'	15' For Residences 10' For Commercial	Variable from 580 Sq. Ft. per Family to 6,500 Sq. Ft. per Family
C	Uses Permitted in All Preceding Zones and Others not Offensive Because of Dust, Noise, Odor or Smoke	PINK	25'	0' to 25'	0' to 5'	15' For Residences NONE For Commercial	Same as "B" District
CUP	Shopping Center/Residential Permits Those Use Groups Approved as Part of a Total Development Plan	DESIGNATED BY DP-NO ON MAPS					
D	Any Use Permitted in More Restrictive Zones and Others Not Offensive Because of Dust, Noise Odor, Smoke or Fire Danger	BLUE w/pattern	25'	NONE	NONE For Dwellings See Text of Ordinance	NONE	250 Sq. Ft. per D.U.
E	All Industrial and Commercial Uses Except Those Most Offensive Because of Noise, Dust, Smoke, Odors and Except Those Uses First Permitted in AA, A, RB, R-5, R-6, B, and G Districts.	PURPLE	25'	NONE	NONE	NONE	
F	Any Use, Some Conditional Upon Specific Approval of City Commission Except Those Uses First Permitted in AA, A, RB, R-5, R-6, B, and G Districts	GRAY	25'	NONE	NONE	NONE	
G	Mobile Home Park When Complying With Title 26 of the City Code, Schools, Churches, Parks, Day Nurseries, Home Occupations	ORANGE	35'	20' to 25'	10' to 15'	10' to 15'	-Mobile Home Parks, 5 Acres at Density Level Not More than 7 Mobile HOMES/Acre -Individual Mobile Home Lots Within Mobile Home Developments Where Lots Are Sold, 5,000 Square Feet/Lot
U	Universities, Colleges, Seminaries and other institutions of learning and related uses	UNCOLORED w/pattern	NO LIMIT	20'	20'	20'	U-District must be at least 5 acres for Univ., Coll., or Seminary Other Uses - 15,000 sq. ft.

* No parking in front yard setback area
 ** Accessory Structures when located on the rear 1/2 of the lot only have to provide a 3 foot side yard setback
 *** Mobile homes and house trailers shall conform to the setback requirements as set forth in title 26 of the city code

SUMMARY OF COUNTY ZONING REGULATIONS

DISTRICT	NAME OF DISTRICT AND USES PERMITTED	COLOR SYMBOL	BASIC MAX. HEIGHT FEET		FRONT YARD	BASIC SETBACKS			MINIMUM LOT AREA
			STORIES	FEET		SIDE YARD	REAR YARD	YARD	
R	RURAL RESIDENTIAL Agriculture and One Family Dwellings	UN-COLORED	2½	35	*25'	10% Lot Width 20' Max.	25% Lot Depth 25' Max.	2 ACRES 200 FEET FRONTAGE	
R-1	SUBURBAN RESIDENTIAL Agriculture, One Family Dwellings, Schools and Churches	YELLOW	2½	35	*25'	10% Lot Width 10' Max.	25% Lot Depth 25' Max.	**20,000 SQUARE FEET 100 FEET FRONTAGE	
AA	ONE FAMILY DWELLING Agriculture, One Family Dwellings, Schools and Churches	LIGHT GREEN	2½	35	*25'	10% Lot Width 6' Max.	25% Lot Depth 20' Max.	6,500 SQUARE FEET 60 FEET FRONTAGE	
BB	OFFICE All Uses Permitted in More Restrictive Zones and Business and Professional Offices	DARK GREEN	3	45	*20'	10% Lot Width 10' Max.	25% Lot Depth 25' Max.	**20,000 SQUARE FEET 100 FEET FRONTAGE	
OC	OFFICE COMMERCIAL Offices, Limited Retail and Service Uses Operated Within a Building.	BLUE	NONE	35	*20'	0'-20'	10'	**10,000 SQUARE FEET 75 FEET FRONTAGE	
LC	LIGHT COMMERCIAL All Uses Permitted in More Restrictive Zones and Purely Retail Businesses Operated Within a Building	SCARLET	3	45	*35'	0-10'	10'	**10,000 SQUARE FEET 75 FEET FRONTAGE	
C	GENERAL COMMERCIAL All Uses Permitted in More Restrictive Zones Plus All Commercial Uses	PINK	NONE	NONE	*35'	0-5'	NONE	**20,000 SQUARE FEET	
E	LIGHT INDUSTRIAL All Uses Permitted in More Restrictive Zones Plus Industrial Uses Which Do Not Create Hazards or Nuisance From Fire, Dust, Odor or Smoke***	PURPLE	NONE	NONE	*35'	0-5'	NONE	**20,000 SQUARE FEET	
F	HEAVY INDUSTRIAL Any Use, Some as Conditional Uses***	GRAY	NONE	NONE	*35'	0-5'	NONE	**20,000 SQUARE FEET	

For Complete Regulations and Exceptions — See Zoning Regulations for the Unincorporated Area of Sedgwick County

* See Section 13 D. FRONT YARDS

** Sedgwick County Sanitation Code requires a minimum of 20,000 square feet for properties using an individual sewage disposal system and 40,000 square feet if the property uses a private water supply.

*** Mobile home parks and trailer camps are not permitted.

SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 80-91 Name Guy's Addition
Date Application Rec'd. 10-22-80 Preliminary Approval _____
Scheduled S/D Meeting 2-19-81

DESCRIPTION

General Location East of Rosalie in an area north of Harry

Owner Casado Inc. Realtors
Surveyor/Engineer Bill G. Yung
Address 1355 N. Waco, Wichita, Ks. 67203 Phone 264-0676

- | | |
|---|--|
| 1. Gross Acreage of Plat <u>8.5</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u>60'</u> R/W <u>840</u> ft. |
| Residential <u>18</u> | b. _____ R/W _____ ft. |
| Commercial _____ | c. _____ R/W _____ ft. |
| Industrial _____ | d. _____ R/W _____ ft. |
| Other <u>1 Business</u> | e. _____ R/W _____ ft. |
| Total Number of Lots <u>19</u> | TOTAL <u>840</u> ft. |
| 3. Minimum Lot Frontage <u>70</u> ft. | 8. Sidewalk adjacent to all streets? <u>yes</u> <input checked="" type="checkbox"/> <u>no</u> <input type="checkbox"/> |
| 4. Minimum Lot Area <u>8400 square feet</u> | |
| 5. Existing Zoning <u>AA</u> | |
| 6. Proposed Zoning <u>AA, A, BB</u> | |
| 9. Public Water Supply <u>yes</u> (Yes-No), Name <u>Wichita</u> | |
| 10. Public Sanitary Sewers <u>yes</u> (Yes-No), Name <u>Wichita</u> | |
| 11. Health Department Approval (where applicable) <u>Yes</u> (Yes-No) | |
| 12. City of Wichita <u>X</u> : Three-Mile Area _____ | |

STAFF COMMENTS:

NOTE: This preliminary plat and its associated vacation case (V-1057) requesting the vacation of Rosalie Street were both indefinitely deferred at the December 22, 1980 Subdivision Committee meeting. The applicant has filed an associated zone case requesting "AA" to "BB" and "A" (Z-2293). Lots 5-14, Block 2 and Lots 1-4, Block 1 are to be for duplexes. The large lot which makes up the south end of the plat is proposed for office district zoning.

- A. The representative from the City Engineer's office should be prepared to comment on the applicant's drainage concept plan.
- B. The applicant shall guarantee any drainage improvements required by the platting of this property.
- C. The applicant shall guarantee the extension of City water and sanitary sewer to serve all the lots being platted. An analysis of sewage flows for the area indicates that the existing sanitary sewer system will accommodate this proposed development.
- D. The applicant shall guarantee the paving of the loop street, Rosalie from the south line of Zimmerly to the north line of Grail and Zimmerly adjacent to this plat.
- E. Since Zimmerly Street is a collector street, the applicant shall guarantee the installation of a sidewalk on this street adjacent to this plat.
- F. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- G. The existing structure on proposed Lot 12 shall be removed from the utility easement prior to release of the plat for recording. A letter stating that the encroachment has been removed shall be submitted to the Planning Department.

- H. Approval of this final plat with a large Lot 15 as shown shall be subject to approval of the associated zone case.
- I. Since the plat is not dedicating the east half of Rosalie south of Grail, final plat approval shall be subject to satisfactory completion of V-1057.
- J. More than 30 feet of right-of-way exists for the west half of Rosalie. Prior to preparing the final plat, the applicant's agent shall contact the City Engineer's office for a determination of the amount of right-of-way needed from the plat for the east half of Rosalie north of Grail.
- 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).

EASEMENT

THIS EASEMENT made this 4 day of 11-4-81,
1981, by and between Monroe Crandall and Marcele Crandall
of the first part and the City of Wichita, of the second part.

WITNESSETH: That the said first party, in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, does hereby grant and convey unto the said second party a perpetual right-of-way and easement for the purpose of constructing, maintaining, and repairing sewer and all other public utilities, over, along and under the following described real estate situated in Sedgwick County, Kansas, to wit:

The west 10 feet of the north 760 feet of the west 6.66 acres of the east 16.66 acres of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Sec. 29, Twp. 27-S, R-2-E, Sedgwick County, Kansas.

And said second party is hereby granted the right to enter upon said premises at any time for the purpose of constructing, operating, maintaining, and repairing such sewer and all other public utilities.

IN WITNESS WHEREOF: The said first party has signed these presents the day and year first written.

Monroe Crandall
Monroe Crandall
Marcele Crandall
Marcele Crandall

STATE OF KANSAS)
SEDGWICK COUNTY) SS

Be it remembered that on this 4th day of November, 1981 before me, a notary public in and for said County and State, came Monroe Crandall and Marcele Crandall, his wife, to me personally known to be the same person(s) who executed the foregoing instrument of writing and duly acknowledged the execution of same. In testimony whereof I have hereunto set my hand and affixed my notarial seal the day and year above written.

SEAL

Betty Stokes
Notary Public

My Commission expires: June 17, 1982

