

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4561

March 24, 1989

Poe & Associates of Kansas, Inc.
Attn: Kenny E. Hill
434 N. Oliver, Suite 110
Wichita, KS 67208

Re: S/D - 89-15 PRAIRIE VIEW ADDITION

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, March 23, 1989, 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 neither municipal water nor sanitary sewer is available to serve this property, 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 sewerage facilities and water wells. A memorandum shall be obtained specifying approval.
- B. The applicant shall guarantee any drainage improvements required by the platting of this property.
- C. On the final plat complete access control shall be indicated from Lot 1 to both 231st Street West and 23rd Street South in the area corresponding to the major intersection dedication (75-foot dedication plus the taper section to 50-feet of half street right-of-way).
- D. Access control except for two openings shall be indicated from each lot to the adjacent street(s) on the final plat, except; Lot 1 shall indicate only one opening to 23rd Street South.
- E. These access controls shall also be referenced in the plat-tor's text. The access control shall be dedicated to Sedgwick County with the openings being approved by the County Engineer.

- F. As requested by Southwestern Bell the final plat shall indicate a 10-foot utility easement along the north and east line of this plat.
- G. 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.
- H. 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.
- I. 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.
- J. 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,



R. Timothy Bickhaus
Associate Planner

RTB:svm

Enclosure

cc: United Auto Parts, Inc., 2235 Southwest Blvd, Wichita, KS
67213
JBL, Inc., 946 N. West St., Wichita, KS 67203
Goddard Planning Commission, City Hall, 122 N. Main,
Goddard, KS 67052
Jim Weber, County Engineer
Ron Worley, County Public Works
Mike Lindebak, City Engineer