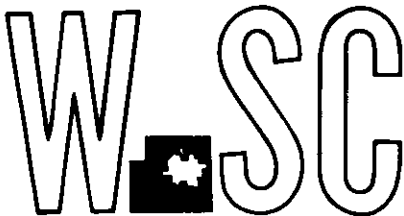
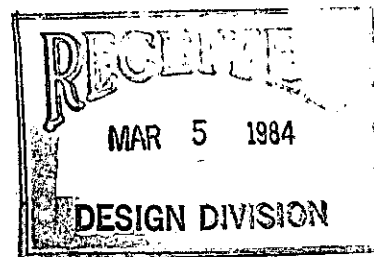


WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

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



March 2, 1984

Baughman Co., P.A.
330 Laura
Wichita, Ks. 67211

Re: S/D 84-20 - Final plat of Venture Park

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, March 1, 1984, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Approval of this final plat should be subject to approval of the applicant's associated zone case. (Z-2585).
- B. The applicant shall submit the standard avigational easement and restrictive covenant for this property.
- C. Closure computations shall be submitted with the final plat tracing.
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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 March 8, 1984, at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Forrest L. Nagley
Forrest L. Nagley
Junior Planner

cc: Frank Carney, 302 N. Rock Rd., #210, 67206
X Mike Lindebak, City Engineer



**Van Doren
Hazard
Stallings**

Architects • Engineers • Planners

250 Rockborough Building
260 North Rock Road
Wichita, Kansas 67206
316/686-7303

DATE 8/27/84 JOB NO. _____
PROJECT RCB Construction,
Venture Park Addition
TO Don Schneider, P.E.
FROM Steven E. Anderson, P.E.
REFERENCE Plan submittal

transmittal

COPIES TO:

David Haines
Ken Helmer
Mike Lindebak
Chris Breitenstein

File

- FOR YOUR APPROVAL
- APPROVED AS TO GENERAL CORRECTNESS
- APPROVED AS CORRECTED
- REVISE & RESUBMIT
- FOR YOUR FILES
- FOR YOUR USE
- FOR YOUR REVIEW

We are sending you the following items:

- PRINTS
- SPECIFICATIONS
- SHOP DRAWINGS
- TRACINGS
- BULLETIN
- CORRESPONDENCE
- OTHER

REMARKS: Please give your comments and approval of this private project
at your earliest convenience. We will be happy to meet with
you to discuss the project after you have reviewed the plans.
Thank you.

Signed *Steve*

Steven E. Anderson, P.E.

RECEIVED
DEC 20 1985
DESIGN DIVISION

December 20, 1985

Office of the City Engineer
Seventh Floor-City Hall
455 North Main St.
Wichita, Ks. 67202

Att'n: Mr. Mike Lindebak, City Engineer

Dear Mike:

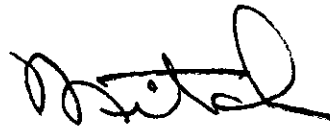
Reference is made to my letter of December 4 transmitting the Second Draft of a revised Temporary Drainage Dedication which would extend the term of the one filed with Vacation Case V-1265. Copies were also sent to Galbraith and to Powell who reviewed that Draft.

Transmitted with this letter is the Third Draft, revised to incorporate the comments by you, Galbraith and Powell. At Powell's suggestion, the instrument is now titled "Amended Temporary Drainage Dedication" and sets a term of three years from the original date of October 9, 1984.

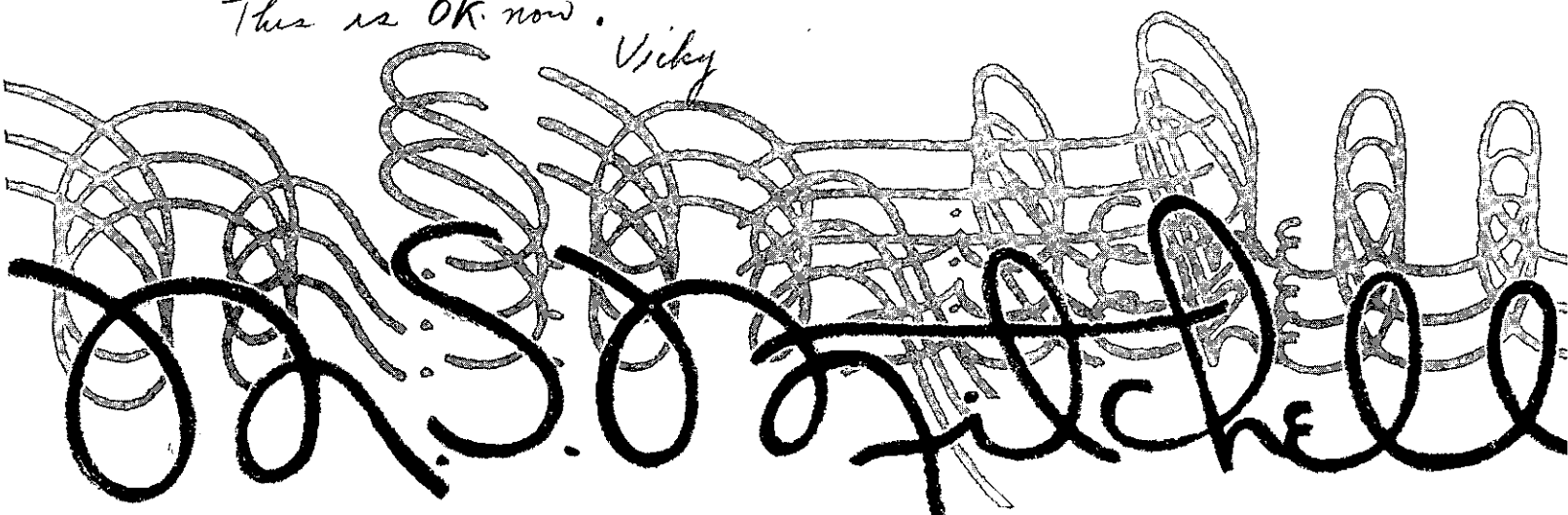
Please review this draft and I will use it, together with those of Galbraith and Powell to prepare the instrument for execution by the Carneys.

Yours truly,

enc.
MSM/e



This is OK now.
Vicky



M. S. Mitchell
Flood Plain Management & Land Development Specialist
1215 Forest • Wichita, KS. 67203
(316) 265-9812



AMENDED TEMPORARY DRAINAGE DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That, pursuant to the City Commission action of October 9, 1984 in approving Vacation Case V-1265, for and in consideration of One No/100 Dollar (\$1) and other good and valuable consideration, receipt of which is hereby acknowledged, the undersigned, Frank L. Carney and Zenda Carney, being owners of the following described real estate in the City of Wichita, Sedgwick County, Kansas, to-wit:

A 62 foot wide strip of the Drainage Dedication platted in Brookhollow Addition, more particularly described as follows: Beginning at the Southeast corner of Venture Park Addition; thence North along the East line of said Venture Park Addition a distance of 63.55 feet to a point on a curve whose radius is 707 feet; thence Southeasterly along said 707 foot radius curve to the right a distance of 591.11 feet to its point of intersection with the Southeast line of Lot 1 of Block A of Rockborough Addition extended; thence South 60° West a distance of 62 feet to the Southeast corner of said Lot 1; thence Northwesterly along the East line of said Lot 1, said line being a curve whose radius is 645 feet, for a distance of 525.95 feet to the point of beginning, containing 0.794 acres, more or less,

did dedicate the above described real estate to the public as a temporary drainage easement subject to several terms and conditions, among which was the condition that dedication of the above described drainage easement was temporary only and for a term of two (2) years from October 9, 1984. Because of unforeseen delays in the preparation of drainage plans for the project which the retaining wall was intended to serve, the undersigned wish to extend the term of that temporary easement from its present termination date of October 9, 1986 for a period of one (1)

DRAFT

DRAFT

DRAFT

additional year so that its new termination date would become October 9, 1987 and do hereby dedicate the above described real estate to the public temporarily for drainage purposes on the following terms and conditions:

A. That this amended dedication of a drainage easement across the above described real property is temporary only and shall be for a term of three (3) years from October 9, 1984. However, the term of this dedication may be perpetuated beyond the amended three year period by the commencement of construction, during such three year period, of the retaining wall contemplated by the City of Wichita and the undersigned and described in a separate instrument executed by Carney guaranteeing the construction of said retaining wall, and shall continue so long thereafter as it may take to construct said wall.

B. In the event the term of this amended temporary drainage dedication is perpetuated by construction beyond the amended three year period, this amended temporary drainage dedication shall cease upon the completion of said retaining wall and said retaining wall will be considered, for all purposes, completed upon an affidavit of completion being duly filed with the Register of Deeds of Sedgwick County, Kansas by the Project Engineer, retained by Carney for the purposes of designing and supervising construction of said retaining wall. Said Project Engineer to be an engineer duly licensed by the State of Kansas to design and oversee the construction of said project.

DRAFT

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C. In the event the construction of the retaining wall has not been commenced by October 9, 1987, this temporary drainage dedication shall expire and the vacated drainage right-of-way shall automatically revert back to an outright drainage dedication.

This Temporary Drainage Dedication is executed this _____ day of _____, 1985.

Frank L. Carney

Zenda Carney

DRAFT

DRAFT

DRAFT