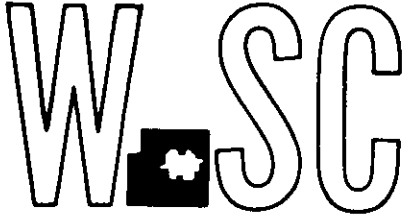


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

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



August 16, 1985

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

Re: S/D 85-60 - Final Plat of S.B.M.S. Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, August 15, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The final plat tracing shall indicate the platting of a 35-foot building setback from West Street.
- B. The applicant shall dedicate, on the final plat tracing, an additional ten feet for West Street to comply with the FAS Standard of 60 feet of half-street right-of-way.
- C. Approval of this plat is subject to approval of the applicant's associated Conditional Use Case.
- D. On the final plat tracing, a notary acknowledgment shall be provided for Stephen Straight's signature.
- E. The final plat tracing shall indicate, on the plat and in the plat's text, that this plat is subject to a required minimum building pad elevation of 1368 Mean Sea Level.
- F. The final plat tracing shall indicate "Access control except for one (1) opening" to West Street across the east line of this lot.
- G. Closure computations shall be submitted with the final plat tracing.
- H. Recording of the plat within 30 days after approval by the Board of City Commissioners.

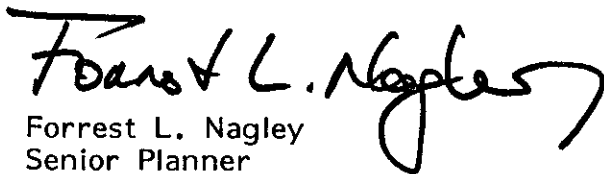
The enclosed "marked" copy of the final plat is for your information and files.

C
O
P
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Baughman Company, P.A.
Re: S/D 85-60 - Final Plat of S.B.M.S. Addition
August 16, 1985
Page 2

This matter will be forwarded to the Planning Commission for its consideration on Thursday, August 22, 1985. If you have any questions concerning this matter, please call.

Sincerely,

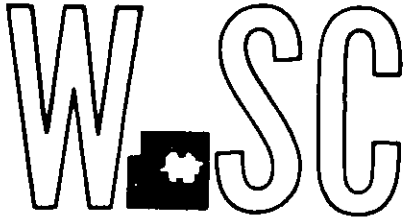

Forrest L. Nagley
Senior Planner

FLN:mlh

Enclosure

cc: Charles M. Loyd, 415 West 6th Street, Sedgwick, Kansas 67135
Paul T. Loyd, 10 Cedar Drive, Newton, Kansas 67114
✓ Mike Lindebak, City Engineer
Jim Weber, County Engineer's Office

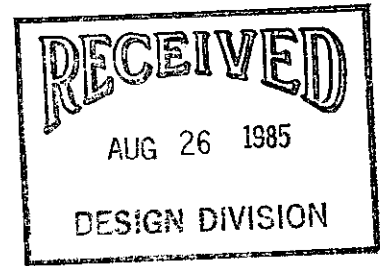
WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

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455 NORTH MAIN STREET
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August 22, 1985



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

Re: S/D 85-60 - Final plat of S.B.M.S. Addition

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on August 22, 1985, the above-captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of August 16, 1985.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the Board of City Commissioners for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the platfor.
3. Certification that all real estate taxes for the first half of 1985 and all prior years have been paid.

Please call if you have any questions.

Very truly yours,

Barbara R. Bonanni
Junior Planner

BRB:mlh

cc: Charles M. Loyd, 415 West 6th Street, Sedgwick, Kansas 67135
Paul T. Loyd, 10 Cedar Drive, Newton, Kansas 67114
✓ Mike Lindebak, City Engineer
Jim Weber, County Engineer's Office

C
O
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