

S/D No.: 87-26 Name: PILAND LAKE ADDITION

Preliminary Approved: _____
Scheduled S/D Meeting: 4/9/87

DESCRIPTION

General Location: East side of Seneca, in an area north of I-235.
Owner: Gregory L. Piland, 727 W. MacArthur, Wichita, KS 67217
Surveyor/Engineer: Baughman Company, P.A., 315 Ellis, Wichita, KS 67211

1. Gross Acreage of Plat: 5.0
 2. Number of Lots:
 - Residential: 1
 - Office:
 - Commercial:
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 208,450 Sq. Ft.
 4. Existing Zoning: "AA"
 5. Proposed Zoning: "AA"
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STAFF COMMENTS:

- 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 is advised that generally lots of this large size are discouraged within the urban growth area, and particularly within the City Limits, because of the potential for very large assessments for sewer, water and street pavement.
- C. 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.
- D. 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.
- E. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- F. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- G. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage plan.

NOTE: This plat has been submitted in final form only.