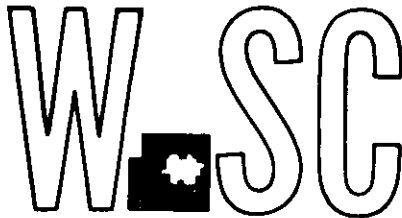


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

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



June 6, 1985

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

Re: S/D 85-44 - Final Plat of Thunderbird 4th Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, June 6, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Prior to scheduling this case before the Board of City Commissioners, the existing structures which encroach into the utility easements being granted must be removed. Once the structures have been removed, a letter so stating shall be submitted from the platting surveyor.
- B. The applicant shall guarantee the extension of sanitary sewer to serve proposed Lots 2 and 3.
- C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- D. In order to allow additional building area for Lots 1 and 2, the final plat may indicate the platting of a 20-foot front yard building setback from Murdock.
- E. On the final plat tracing the north line of the proposed 15-foot utility easement shall abut the south line of Murdock or, if the easement does not abut the street, the easement shall be increased to 20 feet in width.
- F. Closure computations shall be submitted with the final plat tracing.
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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Baughman Company, P.A.

Re: S/D 85-44 - Final Plat of Thunderbird 4th Addition

June 6, 1985

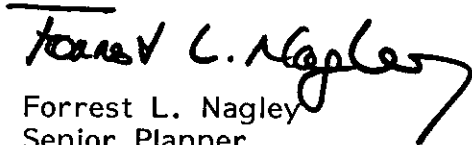
Page 2

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, June 13, 1985 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

  
Forrest L. Nagley  
Senior Planner

FLN:mlh

Enclosure

cc: David W. Entriken, 902 North West Street, Wichita, KS 67203  
Mike Lindebak, City Engineer

Proc-Sub June 6, 1985

1. Leslie Bills, Lot 34 Robsons Heights. No water in easement to be vacated. No water problem.
2. Edger Griffin, Floodway Vacation. No water in area. No water problem.
3. Timbrook 3rd Addition. Item C. Water to be extended as necessary.
4. Dhon Addition. Item C. Water to be extended as necessary. Existing 8" in Corp, City 6" in 30th St. City 12" in 31st St. 8" to be extended in Lawrence.
5. Thunderbird Fourth Addition. Existing water mains adjacent to the property. No water problems.
6. East Hampton Addition. Existing 24" Water Main on the West side of Woodlawn. Interior mains to be extended (Item B).
7. Windemere Addition. Item B. Mains to be extended from Oxford.
8. Ritchie Paving, Inc., Street Dedication. No city water in area. No water problem.
9. Charles S. Testerman, Street Dedication. No water mains in area. No water problems.
10. Other Matters.

THE CITY OF WICHITA

OFFICE OF MAPD/DESIGN

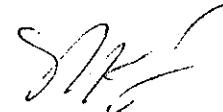
DATE July 1, 1985

TO Forest Nagley, Senior Planner

FROM Mike Lindebak, City Engineer

SUBJECT Daniels Second Addition  
Thunderbird Fourth Addition  
Midtown 4th Addition  
Midtown 3rd Addition  
Bratcher Addition

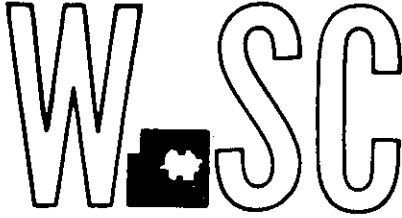
Please be advised that the necessary petitions for public improvements have been submitted for the above-referenced additions.



Mike Lindebak  
City Engineer

ML:mgr

WICHITA—SEDGWICK COUNTY



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(316) 268-4561



June 13, 1985

Baughman Company, P.A.

Re: S/D 85-44 - Final Plat of Thunderbird 4th Addition

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on June 13, 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 June 6, 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 platlor.
3. Certification that all real estate taxes for 1984 (both first and second halves) and prior years have been paid.

Please call if you have any questions.

Very truly yours,

Barbara R. Bonanni  
Junior Planner

BRB:mih

cc: David W. Entriken, 902 North West Street, Wichita, KS 67203  
✓ Mike Lindebak

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