

Proc-Sub 7-31-86

1. Calvary Bible Church. Vacation of Alley R/W. No water lines in alley. No water problem.
 2. Fox Meyer Drug Co. . Vacation of Building Setback. No water problem.
 3. Andeel and Andeel Property and Frank Carney. Vacation of Drainage Dedication. No water lines in vacation area. No water problem.
 4. Carson & Company. Vacation of Street R/W. No water problem.
 5. CPC Properties of Kansas, Inc. . Vacation of Street R/W. Existing 8" water parallel to St. R/W in easement. No water problem.
 6. Autumn Ridge. Final plat. Item A, mains to be extended. Existing 12" main in 119th St.
 7. Schaffield - Hatchett Addition. Final plat. Area now served by 12" and 8" mains. No water problem.
 8. Fantasea II. Preliminary Plat. Area now served by existing 12" main in 32nd St. North. No water problem.
 9. Woodland Estates. Final Plat. Item B, mains to be extended. No water problem.
 10. Willian C. Moutray. Dedicate St. R/W. No water available. No water problem
 11. Willian C. Moutray. Dedicate Access Control. No water available. No water problem.
 12. Other matters.
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S/D No.: 86-65 Name: SCHOLFIELD-HATCHETT ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 7/31/86

DESCRIPTION

General Location: On the southwest corner of Carp and Broadway.
Owner: Scholfield-Hatchett Partnership, c/o Mark Ayesh, 11212 E. Kellogg,
Wichita, KS 67207
Surveyor/Engineer: Professional Engineering Consultants, P.A., 1440 E. English,
Wichita, KS 67211

1. Gross Acreage of Plat: 0.6 Acre
 2. Number of Lots:
 - Residential:
 - Office:
 - Commercial: 1
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 0.6 Acre
 4. Existing Zoning: "C"
 5. Proposed Zoning: "C"
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STAFF COMMENTS:

- A. Since there is already a plat by this name, (southwest corner of Gouverneur and Kellogg) the final plat tracing shall reference this as Scholfield-Hatchett 2nd Addition.
- B. Since a sidewalk system does not exist to the west, it is recommended that the sidewalk required on Carp, by this lot's commercial zoning, be waived.
- C. The final plat tracing shall label the centerline of Broadway adjacent to this plat.
- D. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- E. Recording of the plat within 30 days after approval by the Board of City Commissioners.

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

July 31, 1986



Professional Engineering Consultants, P.A.
1440 E. English
Wichita, KS 67211

Re: Final Plat S/D 86-65 - SCHOLFIELD-HATCHETT ADDITION

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, July 31, 1986, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. Since there is already a plat by this name, (southwest corner of Gouverneur and Kellogg) the final plat tracing shall reference this as Scholfield-Hatchett 2nd Addition.
- B. Since a sidewalk system does not exist to the west of this plat, the Subdivision Committee recommends a waiver of the sidewalk required on Carp Street because of this lot's commercial zoning. This exemption is in accordance with Section 3(c)4 of the City's Sidewalk Ordinance, since construction of a sidewalk would produce a stub extension.
- C. The final plat tracing shall label the centerline of Broadway adjacent to this plat.
- D. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- E. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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.

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Final Plat S/D 86-65 - SCHOLFIELD-HATCHETT ADDITION
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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, August 7, 1986 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

FLN

Forrest L. Nagley
Senior Planner

FLN:dlk

Enclosure

cc: Scholfield-Hatchett Partnership, c/o Mark Ayesh, 11212 E. Kellogg,
Wichita, KS 67207
Larry Krier, Jeff Krehbiel and Associates, 1300 E. Lewis,
Wichita, KS 67211
~~X~~ Mike Lindebak, City Engineer

Pt. No. = 205 5263.277428 N 7339.955172 E
 apr 4 08

*SCHOOLFIELD HATCHETT
 2ND ADD.
 CLOSURE &
 COORDINATES*

204 201 202 203			
From Pt. = 201 to Pt. = 202	Distance =	147.860 Ft.	
From Pt. = 201 to Pt. = 202	Bearing = 90 - 0 - 0.0000	Quad. = 4	
From Pt. = 202 to Pt. = 203	Distance =	187.941 Ft.	
From Pt. = 202 to Pt. = 203	Bearing = 0 - 8 - 15.4502	Quad. = 4	
From Pt. = 203 to Pt. = 204	Distance =	131.996 Ft.	
From Pt. = 203 to Pt. = 204	Bearing = 90 - 0 - 0.0000	Quad. = 1	
From Pt. = 204 to Pt. = 201	Distance =	188.648 Ft.	<i>Chord</i>
From Pt. = 204 to Pt. = 201	Bearing = 4 - 57 - 41.6478	Quad. = 2	<i>Chord bearing</i>

Total Area = 26298.186 Sq.Ft. 0.604 Acres
 smi 204 201 d 204 205

From Pt. = 204 to Pt. = 205	Distance =	1959.859 Ft.
Segment from Pt. 204 to Pt. 201	Radius =	1959.859 Ft.
Chord Length =	188.648 Ft.	
Arc Length =	188.721 Ft.	
Segment Area =	285.661 Sq.Ft.	0.007 Acres

Total Area = 26012.525 Sq.Ft. 0.597 Acres

dmp Save Some Coord. and Curves 07-14-1986 17:58:39
 201 - 205 0 - 0
 eqj07-14-1986 17:58:57

Pt.No. = 201	5000.000000 N	5397.860048 E
Pt.No. = 202	5000.000000 N	5250.000000 E
Pt.No. = 203	5187.940943 N	5249.548563 E
Pt.No. = 204	5187.940943 N	5381.544365 E
Pt.No. = 205	5263.277428 N	7339.955172 E