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STAFF COMMENTS:

- A. The applicant shall submit a request for the annexation of this site to Wichita. If the site has not been annexed before City Council review, and there goes to the County, the plat's title should delete reference to Wichita.
- B. **City Engineering** needs to indicate requirements for the extension of sanitary sewer and municipal water to this site at this time or if petitions for the future extension of these services would be acceptable.
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- D. The **applicant** shall attempt to obtain any needed right-of-way for 23rd Street North in order to provide a full 70-foot industrial type street and a full cul-de-sac for a circular turn around. Also, the applicant shall attempt to obtain a valid paving petition for this street.
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- G. If any of this site's drainage is directed onto the adjacent railroad right-of-way (Missouri Pacific), a letter shall be provided from that railroad indicating their willingness to accept such drainage.
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- I. On the final plat tracing, the spelling of "utilities" in the last line of the plat's text shall be corrected.

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- K. 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.
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- M. Recording of the plat within thirty (30) days after approval by the City Council and/or County Commission.
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- P. The representatives from **City and/or County Engineering** should be prepared to comment on the status of the applicant's drainage plan.

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

May 8, 1997

STAFF REPORT
(Final Plat, Deferred from 4/17/97)

CASE NUMBER: S/D 97-32 - SCHRAFT INDUSTRIAL PARK

OWNER/APPLICANT: William G. Schraft and Jennie F. Schraft
9430 Bent Tree, Wichita, KS 67226

SURVEYOR/ENGINEER: Savoy, Ruggles & Bohm, P.A.
924 N. Main, Wichita, KS 67203

LOCATION: West of Hoover Road, North of 21st Street North.

SITE SIZE: 5.04 Acres

NUMBER OF LOTS

Residential:
Office:
Commercial:
Industrial: 1

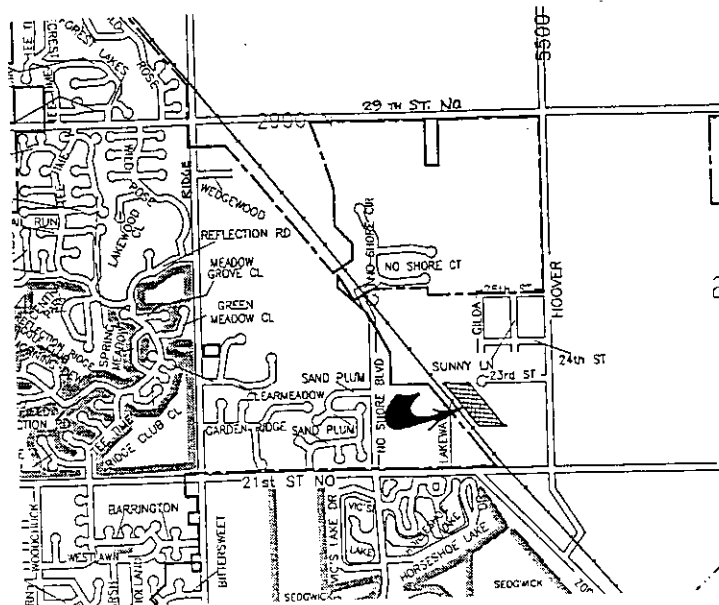
Total: 1

MINIMUM LOT AREA: 219,346.6 square feet

CURRENT ZONING: "LI" and "SF-20"

PROPOSED ZONING: "LI" (SCZ-0733)

VICINITY MAP:



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June 19, 1997

STAFF REPORT

(Final Plat, Deferred from 4/17/97, 5/8/ 97, and 6/5/97)
(Applicant requests deferral to July 10, 1997)

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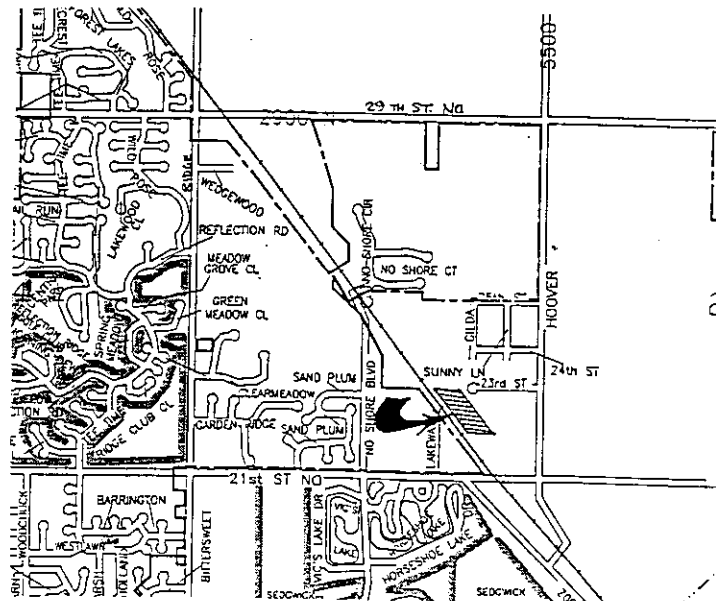
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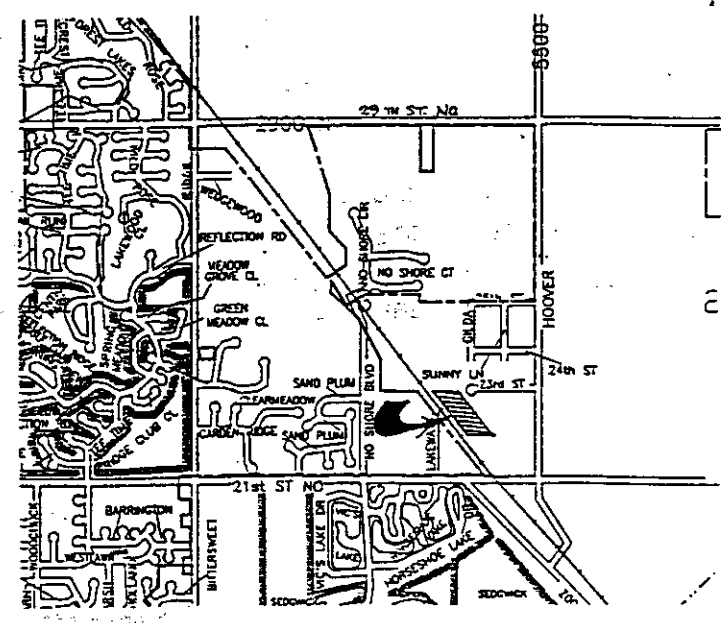
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