



Note: This site is located in the County within three miles of Wichita's City limits. It is situated in an area designated as "new growth" by the Wichita-Sedgwick County Comprehensive Plan. It consists of a replat of 22 lots in the Sherwood Addition and includes a vacation of 40th Street South and Crestway.

STAFF COMMENTS:

- A. City water is available to serve the site. The applicant intends to connect to Boeing's private sewer if a need arises for sanitary sewer service. The applicant shall provide a letter from Boeing consenting to provide sewer service to this plat. City Engineering needs to indicate if any guarantees or easements are required.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning department for recording.
- C. County Engineering needs to comment on the status of the applicant's drainage plan.
- D. The plat denotes complete access control along K-15 and two access openings along MacArthur Road. County Engineering needs to comment on the acceptability of these access controls.
- E. The plat should indicate the recording information for the joint access easement located along the northeast portion of the plat.
- F. The applicant shall submit an avigational easement covering all of the subject plat and a restrictive covenant assuring that adequate construction methods will be used to minimize the effects of noise pollution in the habitable structures constructed on subject property.
- G. "Paul W. Hancock" shall be replaced with "Bill Hancock".
- H. The tie point at the southwest corner of the plat needs to be revised to reference the northwest quarter section.
- I. County Engineering needs to comment on the need for improvements to MacArthur.
- J. The final plat shall be submitted with a revised name as an addition now exists with the name "Sherwood's 2nd Addition".
- K. 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. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
- L. 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.
- M. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management

Coordinator (phone 316-729-0102) prior to development of the plat so that the type of delivery, and the tentative mailbox locations can be determined.

- N. The applicant is advised that various State and Federal requirements [specifically but not limited to the Army Corps of Engineers, Kanopolis Project Office, Rt. 1, Box 317, Valley Center, KS 67147] for the control of soil and wind erosion and the protection of wetlands may impact how this site can be developed. It is the applicant's responsibility to contact all appropriate agencies to determine any such requirements.
- N. The owner of the subdivision should be aware of the fact that the development of any subdivision greater than five (5) acres in size may require an NPDES Storm Water Discharge Permit from the Kansas Department of Health and Environment in Topeka. Further, on all construction sites, the City of Wichita requires that best management practices be used to reduce pollutant loadings in storm water runoffs.
- O. Perimeter closure computations shall be submitted with the final plat tracing.
- P. Recording of the plat within thirty (30) days after approval by the City Council and/or County Commission.
- Q. The representatives from the utility companies should be prepared to comment on the need for any additional utility easements to be platted on this property.
- R. The applicant is reminded that a disk shall be submitted with the final plat tracing to the Planning Department detailing this plat in digital format in Release 13 version of Autocad. This will be used by the City and County GIS Department.

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**FINAL CLOSURE FOR BOEING MACARTHUR WEST**  
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|      |                           |   |              |                    |              |
|------|---------------------------|---|--------------|--------------------|--------------|
| 408  |                           | N | 1661959.6390 | E                  | 1661910.2420 |
|      | S 00°42'57.6" E           |   | 150.000 ft   |                    |              |
| 409  |                           | N | 1661809.6507 | E                  | 1661912.1164 |
|      | S 88°46'22.1" W           |   | 20.000 ft    |                    |              |
| 404  |                           | N | 1661809.2223 | E                  | 1661892.1210 |
|      | S 00°42'57.6" E           |   | 175.512 ft   |                    |              |
| 400  |                           | N | 1661633.7237 | E                  | 1661894.3142 |
|      | S 10°42'03.1" E           |   | 301.588 ft   |                    |              |
| 402  |                           | N | 1661337.3807 | E                  | 1661950.3135 |
|      | null distance and bearing |   |              |                    |              |
| PC2  | DB = S 53°50'26.4" E      | N | 1661337.3807 | E                  | 1661950.3135 |
|      | T = 170.04 L =            |   | 327.85       | DEL= - 37°30'26.9" |              |
| PI2  | DC = S 72°35'39.8" E      | N | 1661237.0493 | E                  | 1662087.6033 |
|      | LC = 322.03 R =           |   | 500.83       | DEG= 11°26'25.0"   |              |
| PT2  | DA = N 88°39'06.7" E      | N | 1661241.0500 | E                  | 1662257.6000 |
|      | null distance and bearing |   |              |                    |              |
| 1455 |                           | N | 1661241.0500 | E                  | 1662257.6000 |
|      | N 88°39'06.7" E           |   | 1058.773 ft  |                    |              |
| 1243 |                           | N | 1661265.9600 | E                  | 1663316.0800 |
|      | N 00°41'22.0" W           |   | 344.055 ft   |                    |              |
| 1242 |                           | N | 1661609.9900 | E                  | 1663311.9400 |
|      | N 00°41'22.0" W           |   | 430.021 ft   |                    |              |
| 1    |                           | N | 1662039.9802 | E                  | 1663306.7656 |
|      | S 88°39'30.3" W           |   | 65.719 ft    |                    |              |
| 7    |                           | N | 1662038.4416 | E                  | 1663241.0647 |
|      | S 00°41'30.3" E           |   | 349.996 ft   |                    |              |
| 10   |                           | N | 1661688.4713 | E                  | 1663245.2903 |
|      | S 88°39'30.3" W           |   | 143.000 ft   |                    |              |
| 9    |                           | N | 1661685.1233 | E                  | 1663102.3295 |
|      | S 88°46'22.1" W           |   | 307.000 ft   |                    |              |
| 6    |                           | N | 1661678.5482 | E                  | 1662795.3999 |
|      | N 00°41'30.3" W           |   | 349.997 ft   |                    |              |
| 8    |                           | N | 1662028.5199 | E                  | 1662791.1743 |
|      | S 84°58'12.1" W           |   | 753.865 ft   |                    |              |
| 407  |                           | N | 1661962.4232 | E                  | 1662040.2122 |
|      | S 88°46'22.1" W           |   | 130.000 ft   |                    |              |
| 408  |                           | N | 1661959.6390 | E                  | 1661910.2420 |