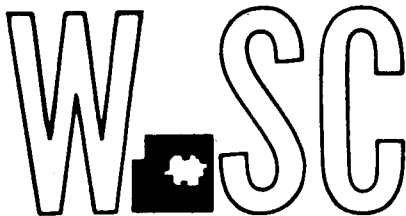


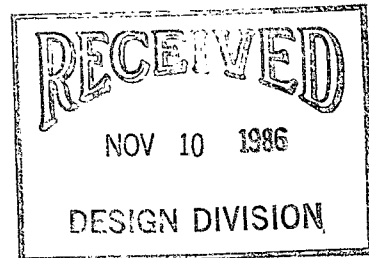
WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

November 6, 1986



Terra Tech Land Surveying, Inc.
245 W. Dewey
Wichita, KS 67202

Re: Final Plat S/D 86-98 - BEA CARPENTER'S ADDITION

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, November 6, 1986, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The final plat tracing shall indicate a 25-foot building setback from Glenn and a 15-foot building setback from May.
- B. 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.
- C. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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, November 13, 1986. If you have any questions concerning this matter, please call.

Sincerely,

Forrest L. Nagley
Senior Planner

FLN:dlk

Enclosure

cc: Beatrice Carpenter, 451 S. Scouler, Wichita, KS 67209
~~X~~ Mike Lindebak, City Engineer

C
O
P
Y

1. Ego E. Stafford. Location of platted easement. No water problem.
2. St. Pauls African Methodist Church. Location of an alley. No water problem.
3. Golden Hills Third Addition. Final plat. Area now served by 16" main in Canal and 8" main in Golden Hills. No water problem.
4. Bea Carpenter's Addition. Final plat. Area now served by 8" mains in both Glen and May. No water problem.
5. Blair Doan Subdivision. Final plat. Nearest City water at Padua (3rd St SW) and Grandiel, approximately 1 mile from this plat. Board suggest holding a petition to water it possible. No water problem.
6. P.P.O. Addition #3. Revised final plat. Area now served, no water problem.
7. New Eastern End Addition. Final plat. Existing 2" main in Sylvan Lane extending into the plat shall be abandoned, cost of which to be paid by the Developer. No water problem.
8. Grays Second Addition. Revised Preliminary Plat. Item 8, mains to be extended. Train in Trace-Arthur to be extended to west from Eisenhauer. No water problem.
9. Willowbend Fourth Addition. Final plat. Train to be extended, Item 8. Existing 20" main in Beck Road to be bypassed. Suggest installation of main under Beck Road to be done prior to paving to avoid boring and casing.
10. Killarney First Addition. Final plat. Existing main in Beck Road, 30th St, and 32nd St. 8" line for fire protection and services has been proposed to the Developer. No water problem.
11. Adams Home Inc. . Dedicate utility easement. No water problem.
12. Dillon Real Estate Co, Inc. . Dedicate additional utility easement. No water problem.
13. Inland Investment, Inc. . Dedicate a utility easement. No water problem.
14. Paul L. Dutton, et al, Dedicate additional utility easement. No water problem.
15. Other matters.

S/D No.: 86-98 Name: BEA CARPENTER'S ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 11/6/86

DESCRIPTION

General Location: Southeast corner of May Avenue and Glenn Avenue.
Owner: Beatrice Carpenter, 451 Scouler, Wichita, KS 67209
Surveyor/Engineer: Terra Tech Land Surveying, Inc., 245 W. Dewey,
Wichita, KS 67202

1. Gross Acreage of Plat: 0.33
 2. Number of Lots: 1
Residential: 1
Office:
Commercial:
Industrial:
Total: 1
 3. Minimum Lot Area: 14,500 Sq. Ft.
 4. Existing Zoning: "AA"
 5. Proposed Zoning: "AA"
-

STAFF COMMENTS:

- A. The final plat tracing shall indicate a 25-foot building setback from Glenn and a 15-foot building setback from May.
- B. 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.
- C. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- E. 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.