

Pre-Sub June 19, 1984

①

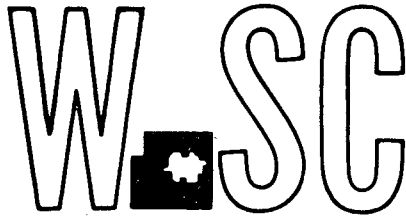
1. Miklos and Gabriella Lorik. Vacation of sewer and utility easement. No water problem.
2. Lagaly Addition. Final Plat. Item E, wells. No water problem.
3. Simon Industrial Park. Final Plat. Item B. Water to be extended from Park City. No Wichita Water available. No water problem.
4. Hadijski Second Addition. Final Plat. Existing 20" AC Water along Harry St. not shown on sketch plat. No water problem.
5. Brammer Addition. Final Plat. Plot now served. No water problem.
6. Andrew Walker Second Addition. Final Plat. Plot now served. No water problem.
7. Teal Cove 3rd Addition. Preliminary plat. Item B, mains to be extended. No water problem.
8. Woodland Estates. Preliminary plat. Item B, mains to be extended. Existing mains in Central. No water problem.
9. Northborough 3rd Addition. Preliminary Plat. Item B, mains to be extended. No water problem.
10. Golf Park West Addition. Final Plat. Item B, mains to be extended.
11. Westwind Addition. Preliminary Plat. Item A, mains to be extended. Nearest water at 17th and Woodchuck. No water problem.
12. Wolke Addition. Final Plat. Item C, wells, no city water available. No water problem.

Pre-Sub June 19, 1986

②

13. Coleman Acres. Final Plat. Item A, mains to be extended. Existing 12" main in Sheridan; existing 8" main in Gow from 15th St, ending 6' NNL of #1421 N.Gow. No water problem.
14. Ralph Hamilton. Grant additional Utility Easement. No water problem.
15. Ernest Doyon and Glen Rupe. Street R/W Dedication. No water problem.
16. Community Psychiatric Centers. Grant Utility Easement. Easement is for water line. No water problems.
17. Other matters.

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
COMMISSION

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

June 20, 1986



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

Re: Final Plat S/D 86-61 - COLEMAN ACRES

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, June 19, 1986, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. The applicant shall guarantee the extension of City water to serve the lots being platted.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- C. Prior to scheduling this case before the Board of City Commissioners, the fence which encroaches into the street right-of-way being dedicated by this plat must be removed. Once the fence has been removed, a letter so stating shall be submitted from the platting engineer.
- D. The final plat tracing shall correct the M.A.P.C signature block to reference DAVID BAYOUTH as M.A.P.C. Vice-Chairman.
- E. The applicant shall attempt to obtain a valid street paving petition for Gow Street adjacent to this plat.
- F. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

C  
O  
P  
Y

Final Plat S/D 86-61 - COLEMAN ACRES  
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, July 10, 1986 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

A handwritten signature in black ink, appearing to read "FLN". The letters are bold and stylized, with the "F" and "L" being particularly prominent.

Forrest L. Nagley  
Senior Planner

FLN:dlk

Enclosure

cc: Cladine M. & Merle R. Seavey, 2014 W. 13th St. N.,  
Wichita, KS 67203  
Mike Lindebak, City Engineer

Final Plat  
SUBDIVISION REPORT

SUBDIVISION COMMITTEE  
METROPOLITAN AREA  
PLANNING COMMISSION

S/D No.: 86-61      Name: COLEMAN ACRES

Preliminary Approved:  
Scheduled S/D Meeting: 6/19/86

DESCRIPTION

General Location: Between Sheridan and Gow, north of 13th St. North.  
Owner: Cladine M. Coleman & Merle R. Seavey, 2014 W. 13th St. North,  
Wichita, KS 67203  
Surveyor/Engineer: Baughman Company, P.A., 330 Laura, Wichita, KS 67211

1. Gross Acreage of Plat: 1.5 Acres
  2. Number of Lots:
    - Residential: 6
    - Office:
    - Commercial:
    - Industrial:
    - Total: 6
  3. Minimum Lot Area: 8,557
  4. Existing Zoning: "AA"
  5. Proposed Zoning: "AA"
- 
- 

STAFF COMMENTS:

- A. The applicant shall guarantee the extension of City water to serve the lots being platted.
- B. The applicant shall guarantee any drainage improvements required by the platting of this property.
- C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- D. Prior to scheduling this case before the Board of City Commissioners, the fence which encroaches into the street right-of-way being dedicated by this plat must be removed. Once the fence has been removed, a letter so stating shall be submitted from the platting engineer.
- E. The final plat tracing shall correct the M.A.P.C signature block to reference DAVID BAYOUTH as M.A.P.C. Vice-Chairman.
- F. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- H. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage plan. Specifically, are any drainage guarantees required and do the drainage characteristics of this area permit the paving of adjacent Gow Street?