

SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 80-32 Name Coleman Company Addition
Date Application Rec'd. May 2, 1980 Preliminary Approval May 15, 1980
Scheduled S/D Meeting June 26, 1980

DESCRIPTION

General Location The east side of Mead Avenue, south of 33rd St. North

Owner Coleman Company, Inc., Attention: John Lysell

Surveyor/Engineer Baughman Company

Address 330 Laura, 67211 Phone 262-7271

- 1. Gross Acreage of Plat 21.4 acres
- 2. Number of Lots:
 - Residential _____
 - Commercial _____
 - Industrial 1
 - Other _____
 - Total Number of Lots 1
- 3. Minimum Lot Frontage 1714 ft.
- 4. Minimum Lot Area 932,729.0 sq. ft.
- 5. Existing Zoning F
- 6. Proposed Zoning F
- 7. Lineal Feet of New Streets:
 - a. _____ R/W _____ ft.
 - b. _____ R/W _____ ft.
 - c. _____ R/W _____ ft.
 - d. _____ R/W _____ ft.
 - e. _____ R/W _____ ft.
 - TOTAL _____ ft.
- 8. Sidewalk adjacent to all streets? yes x no
- 9. Public Water Supply Yes (Yes-No), Name City of Wichita
- 10. Public Sanitary Sewers Yes (Yes-No), Name City of Wichita
- 11. Health Department Approval (where applicable) _____ (Yes-No)
- 12. City of Wichita X: Three-Mile Area _____

STAFF COMMENTS:

- A. The applicant shall guarantee the necessary drainage improvements from Mead to the existing drainage ditch thru Lot 1.
- B. Approval of this final plat is subject to approval of vacation case V-1029 which vacates the north half of 33rd Street North.
- C. The City Commission has already accepted petitions for extending sanitary sewer, paving Mead, and for making drainage improvements within the vacated 30th Street right-of-way.
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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Address 330 Laura, 67211 Phone 262-7271

- | | |
|---|---|
| 1. Gross Acreage of Plat <u>21.4 acres</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. _____ R/W _____ ft. |
| Residential _____ | b. _____ R/W _____ ft. |
| Commercial _____ | c. _____ R/W _____ ft. |
| Industrial _____ <u>1</u> | d. _____ R/W _____ ft. |
| Other _____ | e. _____ R/W _____ ft. |
| Total Number of Lots <u>1</u> | TOTAL <u>None</u> ft. |
| 3. Minimum Lot Frontage <u>1714</u> ft. | 8. Sidewalk adjacent to all streets? <u>yes</u> <input checked="" type="checkbox"/> <u>no</u> |
| 4. Minimum Lot Area <u>932,729.0</u> sq. ft. | |
| 5. Existing Zoning <u>F</u> | |
| 6. Proposed Zoning <u>F</u> | |
| 9. Public Water Supply <u>yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 10. Public Sanitary Sewers <u>Yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 1. Health Department Approval (where applicable) _____ (Yes-No) | |
| 2. City of Wichita <u>X</u> : Three-Mile Area _____ | |

TAFF COMMENTS:

- A. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage concept plan.
- B. The applicant shall guarantee any drainage improvements required by this plat.
- C. The applicant shall guarantee the extension of sanitary sewer to serve the lot being platted. *OK*
- D. Approval of this preliminary plat should be subject to the vacation of the north half of 33rd Street North by separate application, (V-1029).
- E. The applicant shall guarantee the paving of those streets necessary for providing access to this industrial site. The representative from the City Engineer's office should be prepared to discuss this matter with the applicant and Subdivision Committee.
- F. 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.
- G. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

Storm Water
~~SANITARY~~ SEWER PETITION

A PETITION for the construction of a ~~sanitary~~ ^{Storm Water} sewer to
serve the following described area: from 30th st North
to 33rd st. North ; from Mead Ave on the
west to the Wichita Drainage ditch on the
east.

The estimated cost is \$ \$32,400 SA.

Right-of-way to be acquired: \$0.0

ACTION recommended by the City Manager and the Director
of Public Works:

- Approval.
 Approval and to be held for development.
 Denial.
 Such action as the Commission desires.

REMARKS: Colman Co. Addition

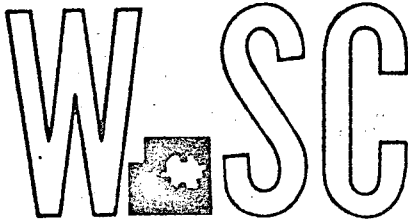
**CAPITAL IMPROVEMENT
PROJECT AUTHORIZATION
CITY OF WICHITA**

FORM 000-047 REVISED 2/12/71

- USE
- TO INITIATE PROJECT
- TO REVERSE PROJECT
- FOLLOW INSTRUCTIONS ON RIGHT.
1. PREPARE IN QUADRUPPLICATE
 2. SEND ORIGINAL & 3 COPIES TO BUDGET OFFICE.
 3. CITY MANAGER TO SIGN ALL 4 COPIES
 4. FILE ORIGINAL WITH INITIATION RESOLUTION IN CITY CLERK'S OFFICE
 5. RETURN 2ND COPY TO INITIATING DEPARTMENT
 6. SEND 3RD COPY TO CONTROLLER.
 7. SEND 4TH COPY TO BUDGET OFFICE

1. INITIATING DEPARTMENT	2. INITIATING DIVISION	3. DATE	4. PROJECT DESCRIPTION & LOCATION	
Engineering	Planning & Administration	11/21/80	Storm Water Sewer to serve The North 150ft x 101', South 450ft x 101', Colman Co., Addn. From 30th st No. to 33rd st No., from Mead Ave to Wichita Drainage Ditch.	
5. CIP PROJECT NO.	6. ACCOUNTING NO.	7. CIP PROJECT DATE (YEAR)	8. APPROVED BY CITY COMMISSION	
D-5		1980		
10. ESTIMATED STARTING DATE:		11. ESTIMATED COMPLETION DATE:		
As Required		As Required		
12. PROJECT COST ESTIMATE				
ITEM	GO	SA	OTHER	TOTAL
RIGHT-OF-WAY				
PAVING, GRADING & CONSTRUCTION				
BRIDGE & CULVERTS				
DRAINAGE		\$32,400.00		\$32,400.00
SANITARY SEWER				
SIDEWALK				
OTHER				
TOTALS		\$32,400.00		\$32,400.00
TOTAL CIP AMOUNT BUDGETED				
TOTAL PRELIMINARY ESTIMATE				
13. RECOMMENDATION Approved Petition and instruct the City Attorney to prepare necessary resolutions (Hold for Development)				
14. DIVISION HEAD		15. DEPARTMENT HEAD		
12A. PROJECT REVISOR				
12A. PROJECT REVISOR				
REMARKS:				
100% Petition Colman Co. Addition				
16. BUDGET OFFICER		17. CITY MANAGER		
DATE		DATE		

WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

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

May 16, 1980

Baughman Company
330 Laura
Wichita, Ks. 67211

Re: S/D 80-32 - Preliminary plat of Coleman Co. Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, May 15, 1980, the above-captioned plat was considered. The action of the Committee was to approve the preliminary and authorize preparation of the final plat, subject to the following:

- A. The applicant shall guarantee the necessary drainage improvements from Mead to the existing drainage ditch thru Lot 1.
- B. The right-of-way for 33rd Street which is being vacated by this replat shall be retained as a utility easement.
- C. Approval of this plat shall be subject to approval of V-1029 which vacates the north half of 33rd Street North.
- D. The City Commission has already accepted petitions for extending sanitary sewer, paving Mead and for making drainage improvements within the vacated 30th Street right-of-way.
- E. 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.
- F. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

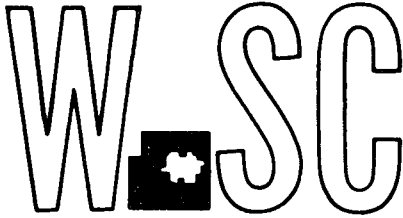
Enclosed herewith is the "marked" copy of the preliminary plat for your information and files.

If you should have any questions concerning this matter, please call.

Sincerely,

cc: Coleman Co., Attention John Lysell
250 N. St. Francis, 67202

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202

June 27, 1980

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

Re: S/D 80-32 - Final plat of Coleman Co. Addition

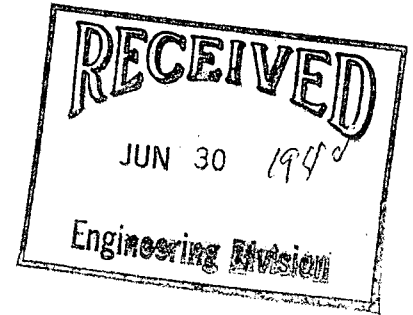
Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, June 26, 1980, 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 necessary drainage improvements from Mead to the existing drainage ditch thru Lot 1.
- B. Approval of this final plat is subject to approval of vacation case V-1029 which vacates the north half of 33rd Street North.
- C. The City Commission has already accepted petitions for extending sanitary sewer, paving Mead, and for making drainage improvements within the vacated 30th Street right-of-way.
- D. 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. 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.



Baughman Company

June 27, 1980

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This matter will be forwarded to the Planning Commission for its consideration on Thursday, July 3, 1980, at 1:30 p.m. If you should have any questions concerning this matter, please call.

Sincerely,



Louise Olivarez
Senior Planner

LO:bh

cc: Coleman Co., Inc., Atten: John Lysell, 250 N. St. Francis
67202
✓ Dean Sellers, Acting City Engineer