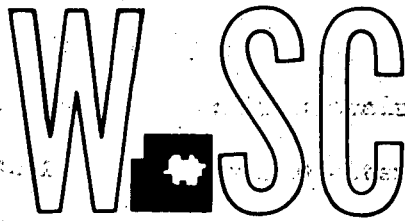


WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING DEPARTMENT

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

May 1, 1981 (316) 268-4561

Mr. Lowell D. High
1542 S. St. Francis
Wichita, Ks. 67211

Re: S/D 81-37 - Final plat of Cedar Lakes Plaza Second Addition

Dear Mr. High:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission April 30, 1981, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. 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 May 7, 1981, at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Louise Olivarez
Senior Planner

LO:bh

cc: Aleksandar Hadijski, 1125 S. Rock Rd., 67207
X Mike Lindebak, City Engineering

THE CITY OF WICHITA

OFFICE OF DEPARTMENT OF ENGINEERING DATE April 30, 1981

TO Jack Galbraith, Chief Planner

FROM Chris Breitenstein, Drainage & Flood Control Engineer

SUBJECT Subdivision Agenda - April 30
Approval of Plans OR
Approval Subject to Various
Stipulations

Cedar Lakes Plaza 2nd Addition--Site Grading Plan - Entire lot
should be graded to above 171.6, such that it will drain
when Harry Street is improved to arterial standards;
otherwise there needs to be a private storm water sewer.

Willo-Esque 5th Addition

Northwest Village 3rd Addition

Twin Oaks Addition - Site Grading Plan should be submitted to
Engineering before obtaining building permit.

Green Addition

Caliendo 7th Addition



Chris Breitenstein
Drainage & Flood Control
Engineer

CJB:md

cc: Louise Olivarez
Mike Lindebak

Final plat

SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 81-37 Name Cedar Lakes Plaza Second Addition
Date Application Rec'd. 4-16-81 Preliminary Approval _____
Scheduled S/D Meeting 4-30-81

DESCRIPTION

General Location On the south side of Harry Street in an area
between Cypress and Beech

Owner Aleksandar Hadijski

Surveyor/Engineer Lowell D. High

Address 1542 S. St. Francis, 67211 Phone 264-0341

- | | |
|---|--|
| 1. Gross Acreage of Plat <u>0.83</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u> </u> R/W <u> </u> ft. |
| Residential <u> </u> | b. <u> </u> R/W <u> </u> ft. |
| Commercial <u> </u> | c. <u> </u> R/W <u> </u> ft. |
| Industrial <u> </u> | d. <u> </u> R/W <u> </u> ft. |
| Other <u> </u> <u>1</u> | e. <u> </u> R/W <u> </u> ft. |
| Total Number of Lots <u>1</u> | TOTAL <u> </u> <u>0</u> ft. |
| 3. Minimum Lot Frontage <u>122.8</u> ft. | 8. Sidewalk adjacent to all |
| 4. Minimum Lot Area <u>36,349</u> sq. ft. | streets? <u> </u> yes <u>X</u> no |
| 5. Existing Zoning <u>AA</u> | |
| 6. Proposed Zoning <u>BB (Z-2336)</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> | |
| 11. Health Department Approval (where applicable) <u> </u> (Yes-No) | |
| 12. City of Wichita <u>X</u> : Three-Mile Area <u> </u> | |

STAFF COMMENTS:

NOTE: The applicant has filed a zone change request on this property for "AA" to "BB" (Z-2336). It is scheduled for MAPC consideration April 23, 1981.

A. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's lot grading plan.

B. Recording of the plat within 30 days after approval by the Board of City Commissioners.

NOTE: This plat is submitted in final form only, as provided for in Article 4, Part 5 of the MAPC Subdivision Regulations. The Utility Advisory Committee should be prepared to comment on existing utilities and other various improvements, or discuss the feasibility of the applicant extending and/or installing same.