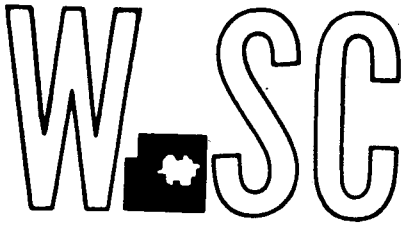
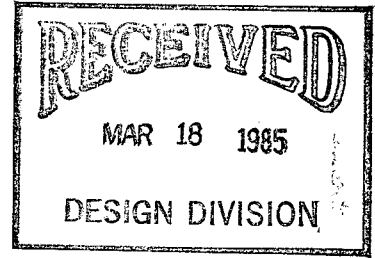


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

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



March 15, 1985

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

Re: S/D 85-21 - Preliminary Plat of Batson Industrial 2nd Addition.

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, March 14, 1985, 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 final plat shall indicate 35-foot building setbacks from West and Walker Streets.
- B. The applicant shall guarantee the extension of sanitary sewer to serve all the proposed lots.
- C. The applicant shall guarantee the extension of water to serve all lots not already served.
- D. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- E. The final plat shall indicate the recording information for the existing 35-foot of half-street right-of-way for Walker Street adjacent to this unplatted property.
- 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.

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Baughman Company, P.A.

Re: S/D 85-21 - Preliminary Plat of Batson Industrial 2nd Addition.

March 15, 1985

Page 2

- G. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).
- H. Prior to or at the time of submitting a final plat, the applicant shall submit a drainage plan to the City Engineer's office for review and approval.

The enclosed "marked" copy of the plat is for your information and files.

If you should have any questions, please call.

Sincerely,



Forrest L. Nagley
Senior Planner

FLN:mlh

Enclosure

cc: Batson Properties, P.O. Box 12977, Wichita, KS 67277
✓ Mike Lindebak, City Engineer