

S/D 66-59

E-2

FRENCHVILLE ADDITION

On the south side of 13th Street in
an area just west of ^{High} ~~13th~~ Street

ENGINEER: Baughman Company

OWNER: Frank L. Carson, Jr. by Herb Hopper

APPLICATION FILED 5-2-66

NOTICE READY FILED None

RECORDS NARY FILED 5-2-66

1ST ACTION 5-12-66 Approve Prelim.

FINAL FILED 8-1-66

2ND ACTION 8-11-66 Approve Final

3RD ACTION 8-15-66 No question
Maps 9-7-66 Referred back to S/D*

4TH ACTION 11-1-66 Referred 1 week

Rec 11-8-66 Approved

5TH ACTION 1-5-67

6TH ACTION Closed 11-9-66

* 9-29-66 S/D Approve Final

10-6-66 Maps Approve

P&TAD
5-3-66

ACTION

	DATE
S/S COMMITTEE (Action) Approved	5-13-66
S/S Comm. (Annual) Reported Total	8-1-66
M.A.P.C.	
Mape No question	8-18-66
Mape By and back to	9-7-66
S/S Mape Comm. Annual	2-9-67
Mape - Approval	11-6-66
Sec. Deferred 1 week	11-1-66
Bcc - Approved	11-8-66

Closed 11-9-66

100-80-39 - FRENCHVILLE ADDITION, on
the south side of 13th Street in an
just west of ~~13th~~ Street -
Company

REGISTER OF DEEDS
SEDGWICK COUNTY, KANSAS

FRENCHVILLE ADDITION WAS

FILED FOR RECORD ON January 5, 1967
Drawer L. 2-13

Rufus E. Deering
REGISTER OF DEEDS

1-5-67
jo

T9-328

July 20, 1971

Ralph C. Eberly, City Clerk

John D. Gist, Principal Planner

S/D 66-59 - Frenchvilla Addition, Irrevocable Letter
of Credit for sidewalk guarantee.

The above-captioned case was approved by the Metropolitan Area Planning Commission on October 6, 1966 and by the Board of City Commissioners on November 1, 1966. One of the conditions of the approval was that the applicant guarantee the construction of a sidewalk adjacent to the south side of 13th Street. An Irrevocable Letter of Credit was submitted from the Fidelity State Bank, Kansas City, Kansas, in the amount of \$1,045.00 and for the account of the applicant, Kansas Quality Construction Company, guaranteeing the construction of the sidewalk.

In 1968, the above described sidewalk was constructed as part of a City project on 13th Street and therefore, the Irrevocable Letter of Credit being held by your office may be cancelled at request from the applicant. It is our understanding that cancellation of the letter of credit requires no action by the governing body.

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

JDG:CLN:rme

cc: Howard N. Kent, Assistant Secretary
Redmon Development Corporation
7701 Stemmons Freeway, Suite 800, Dallas, Texas, 75247
Fidelity State Bank, 1000 Central, Kansas City, Kansas

THE CITY OF WICHITA

OFFICE OF Supt. Public Works Maint. DATE July 18, 1966

TO R. W. Bruggeman, Director of Public Works
FROM G. H. Wilton



SUBJECT French Villa Addition
(Normandy Square Apartments)

Reference is made to your referral of a letter from Mr. Richard Mullins regarding subject addition and apartment complex. French Villa Addition was filed as a preliminary plat on May 2, 1966 and appeared on the Subdivision Committee's agenda on May 12, 1966 at which time I recommended that the entire lot be drained to 13th Street and that the applicant submit a drainage plan to be discussed with this office and the Engineering Division prior to preparation of the final plat.

On August 11, 1966 the Subdivision Committee approved the final plat subject to:

- "4. The applicant providing an asphalt curb adjacent to the east, west and south lines of the plat."
- "5. The applicant dedicating right-of-way for a cul-de-sac at the southeast corner of the plat."

A drainage plan was submitted on a print of the final plat and proposed to drain to 13th Street all that portion of the lot north of a line running northeasterly from a point 70 feet north of the SW corner to a point 410 feet north of the SW corner. The plan also called for the construction of asphalt curbs along the west, south, and east sides of the lot so that none of the drainage would be allowed to run onto private property. The area south of the drainage divide was to be taken to Nelson Street and deposited in the gutter of the cul-de-sac to be constructed on the lot. It was understood by Mr. Linn and I that the drainage plan required the paving of Nelson Street from 11th Street to, and including, the cul-de-sac.

At its September 7, 1966 meeting, the Metropolitan Area Planning Commission considered the final plat. Action of the Planning Commission was "to return the plat to the Subdivision Committee so that the applicant will have sufficient time to resolve the problems associated with drainage in regard to whether Nelson Street is to terminate with a cul-de-sac being dedicated on the plat, or whether Nelson Street, between the plat and Ponderosa, should be vacated. We would recommend again that you meet with the Engineering Division and M. S. Mitchell of the Maintenance Division, to resolve these problems. Should it be determined that the

R. W. Bruggeman
Page 2
July 18, 1969

vacation of Nelson Street is preferable, it is necessary that all abutting property owners sign the application. Enclosed is a copy of the necessary vacation application form."

On September 29, 1966 the Subdivision Committee again considered the final plat and approved it subject to:

"4. The applicant dedicating street right-of-way in the southeast corner of the plat to enable the construction of a cul-de-sac at the north end of Nelson Street, which in turn shall be named Nelson Court. Said right-of-way is that area defined by an arc which has a radius of 60 feet and a center lying on the east property line approximately 52 feet north of the southeast corner of the plat."

"5. Prior to the Planning Commission meeting on August 18, 1966, the applicant and his attorney shall meet with the Engineering Division and M. S. Mitchell of the Maintenance Division, both of the Department of Public Works, to discuss the drainage of the area and the recommended solution thereof. Said solution being the submission of a petition for paving of Nelson Street from 11th Street extending north to the south line of the plat, and including the cul-de-sac. A letter shall be obtained from these Divisions stating that satisfactory arrangements have been made, a copy of which shall be submitted to the Planning Department."

Files of the Metropolitan Area Planning Department do not contain the letter described above.

Phase 1 of Normandy Square was constructed on the north half of the ten acre site so with approximately two-thirds of it draining to 13th Street. Shortly after construction of Phase 1 and grading of the balance of the site, however, complaints from area residents began. They increased considerably as Phase 2 was completed and asphalt pavement scribe but the foremost is drainage. The drainage divide, as the apartment complex was constructed, lies north of the line shown on the drainage plan submitted with the plat and the asphalt curbs which were to be constructed along the west, south and east perimeters were not installed, but concrete bumper blocks were substituted. The bumper blocks do not form a continuous curb and allow water from the asphalt surface to run between them onto private property.

R. W. Bruggem
Page 3
July 18, 1969

No real attempt was made to channelize the flow at the SE corner of the lot onto Nelson Street right-of-way. Nelson Street was not paved and the cul-de-sac which was to extend into the addition was not constructed so that the only outlet for approximately 5.2 acres of the complex is a narrow earth ditch running from the SE corner of the asphalt lot to the north edge of Ponderosa. The north portion of Normandy Square, which was supposed to drain to 13th Street, now discharges a considerable amount of flow onto vacant property immediately west of the plat, where it stands. This land, recently platted as Gold Crown Addition, is owned by the developers of Normandy Square and is to be used for expansion of the apartment complex.

I have read the report prepared by Professional Engineering Consultants and comment as follows: The last sentence of paragraph two states "It appears that very little of the drainage from this addition is directed to 13th Street, and rightly so, as the 24" storm line there should be presently carrying its capacity, if not considerably more." The 24" SWS in 13th Street is considerably undersized to carry all of the area contributing to it at present time and it is our opinion that the SWS system for 13th Street must be improved soon to prevent further damage to private and public property now being flooded frequently. In any case, this condition is not a valid reason for draining part of French Villa Addition into a residential street system where no underground sewer is available for a distance of approximately one-half mile. The third paragraph of page 2 states "A retaining curb or curb and gutter could be constructed along the east line of the addition to retain the run-off of the paved parking lot on its way to the SE corner of the area. If properly constructed, this would keep water from running off onto the adjacent property." This is precisely the reason that asphalt curbs on the west, south and east perimeters of the property, recommended by Mr. Linn and I, were required by the Planning Commission. In the fourth paragraph of page 2 the report states "The efficiency of the small earth ditch, which runs for about a block and a half, is drastically reduced by several right angle turns. If this ditch were straightened and possibly enlarged with a small levee along the east side, the run-off would not have such a tendency to back up and cause ponding in the properties to the east." The small earth ditch is not an efficient method of draining the asphalt parking lot to the paved gutter on Ponderosa and no amount of straightening will make it efficient. A levee on the east side of the ditch would mean that all the water falling on the properties east of the ditch would have to be retained thereon causing a more serious ponding problem than at present. The fifth paragraph on page 2 of the report recommends the paving of Nelson Street as an alternative to construction of the "retaining curb, or curb and gutter". I believe the intent of the report is to rec-

R. W. Bruggema
Page 4
July 18, 1969

ommend the paving of Nelson Street as an alternative to the straightening of the earth ditch and again we point out that this was the recommendation of Mr. Linn and I and was the requirement of the Planning Commission. The last paragraph on page 2 of the report suggests that constructing an earth levee along the west line of French Villa Addition would prevent 13th Street from overflowing across the addition and causing flooding to the southeast. Survey information indicates that water in 13th Street 0.6 feet above the curb would reach the drainage divide along the west line of the plat. Any additional depth would flow across the divide whether the levee were in place or not and as we point out, land west of French Villa Addition being platted as Gold Crown Addition will be developed soon which would destroy the proposed levee. The second paragraph of page 3 suggests the fourth method of solving the problems connected with draining French Villa Addition be an "extensive drainage study of the entire area, and design and construct a network of storm drains to carry the run-off at such a rate that no ponding or backing up of storm water will occur under present flood control criteria." We agree that a study is needed and we again recommend that it be made at the earliest practicable date since flooding on 13th Street and problems inherent to draining sizable amounts of storm water on the gutters of residential streets for distances of almost one-half mile where grades are flat is not satisfactory.

As for the methods of temporarily alleviating the drainage problem, we again recommend that Nelson Street and the cul-de-sac be paved and that curbs be constructed around the west, south and east lines of the apartment complex. If further information is desired, please advise.

G. H. Wilton
Superintendent of Public
Works Maintenance

GHW/MSM/cs

cc: M. S. Mitchell
Jack Galbraith ✓
Dick Linn
French Villa Addition Plat File
Gold Crown Addition Plat File

May 15, 1969

Mr. Jack P. DeBoer
Jack P. DeBoer and Associates
201 South Oliver
Wichita, Kansas 67218

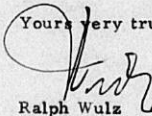
Dear Mr. DeBoer:

I am enclosing a copy of a letter which I received some time ago from Mr. Boyd Timmons with regard to certain conditions which Mr. Timmons alleges exist adjacent to the Normandy Square Apartment complex located on west 13th Street.

I realize that some of the actions complained of are those of tenants and thus may be difficult to control; however, I, along with Mr. Timmons and his neighbors, would appreciate any action which you may take which will assist in alleviating the conditions referred to.

I would appreciate your comments as to actions which you may take in order that Mr. Timmons may be advised accordingly.

Yours very truly,


Ralph Wulz
City Manager

RW jh

Enclosure

cc: C. Bickley Foster, Director of Planning ✓
Robert Feldner, Supt. of Central Inspection



3516 Ponderosa
Wichita, Kansas
April 24, 1969

ROUTING:	
<input type="checkbox"/> REM	<i>gd</i>
<input checked="" type="checkbox"/> RW	
APR 25 1969	
<input type="checkbox"/> MSF	<i>gl</i>
<input type="checkbox"/> File	<input type="checkbox"/>

Mr. Ralph Wala
City Manager
Wichita, Kansas

Dear Sir:

The City Commission voted to change the Zoning in this area over the protest of nearly every adjacent property owner to allow construction of the Romandy Square Apartment Complex on West 13th Street. Since that time we whose homes border the complex have had many problems. We would like to call your attention to some of the most urgent.

1. The land was level with our yards before construction began. The builder graded the land down so that it is about a foot lower than the edge of our yards. This leaves us with a sharp cut-off. All the run-off water from the complex drains along the exposed soil and has eroded at least a foot and some places more of our back yards completely away. Trees and shrubs roots will soon be exposed and therefore probably die and in some yards the soil has washed away from fence posts endangering them.
2. Many occupants have 1 or 2 dogs. The apartment manager has attempted to keep them from using our yards to walk their dogs but it continues to be a problem.
3. A number of children from the apartments use our backyards for playgrounds and also use our yards as a means of getting to Ponderosa or High Street. As the complex is completed and filled, more children will be cutting across to get to Black School.
4. The trash receptacle is immediately next to our yard and many times people are careless and let papers fall when emptying trash. Also the cars can park right behind the yards and they sweep the trash and papers out of them right on the ground. The first breeze brings them right up in our yards for us to clean up along with the dog piles.
5. Photoflood lights which light their parking area also light our yards. They are installed on the apartment buildings pointing down and out toward our homes rather than toward the apartment buildings.

Since the city can change the zoning laws against the citizens' will thereby allowing such a situation to exist we strongly urge that the city should compel the owner of the apartment complex to immediately install a concrete retaining wall to prevent further soil erosion and construct a fence to prevent dogs, children and people from using our backyards.

If we can get no action in this way we will be forced to petition. We would like to avoid taking legal action if possible.

We would appreciate hearing from you as soon as possible regarding this matter.

Sincerely yours,

Boyd Timmons

Boyd Timmons

BT/st

*File in Frenchville
Address
Clayton Addition*

May 20, 1969

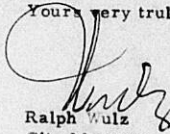
Mr. Boyd Timmons
3546 Ponderosa
Wichita, Kansas 67203

Dear Mr. Timmons:

The items which you brought to my attention in your letter of April 24, 1969, have been called to Mr. DeBoer's attention, and he has responded by directing his personnel to redirect the flood lights, to renew efforts to establish grass and to correct the erosion, to renew efforts toward properly instructing the tenants, and to maintain a clean area.

I hope that his efforts will prove successful.

Yours very truly,


Ralph Wulz
City Manager

RW:jh

cc: C. Bickley Foster, Director of Planning ✓
Robert Feldner, Supt. of Central Inspection



May 20, 1969

Mr. Jack P. DeBoer
Jack P. DeBoer and Associates
201 South Oliver
Wichita, Kansas 67218

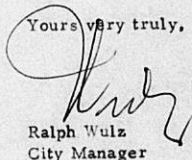
Re: Mr. Boyd Timmons

Dear Mr. DeBoer:

I appreciate very much your prompt and positive response to Mr. Timmons complaint.

Thank you.

Yours very truly,



Ralph Wulz
City Manager

RW:jh

bcc: C. Bickley Foster, Director of Planning
Robert Feldner, Supt. of Central Inspection



JACK P. DEBOER ASSOCIATES, INC.

201 SOUTH OLIVER • WICHITA, KANSAS 67218 • PHONE AREA CODE 316 685-2351

X

ROUTING:	
<input checked="" type="checkbox"/> REM	<i>[Signature]</i>
<input checked="" type="checkbox"/> RW	<i>[Signature]</i>
MAY 19 1969	
<input checked="" type="checkbox"/> REC	<i>[Signature]</i>
<input checked="" type="checkbox"/> File	<input type="checkbox"/>

16 May 1969

Mr. Ralph Wulz
City Manager
The City of Wichita
City Building
204 South Main Street
Wichita, Kansas 67202

Dear Mr. Wulz:

Re: Boyd Timmons

Thank you for your letter which I received this morning, along with a copy of a communication from one of the neighbors at our Normandy Square complex.

Knowing that the blacktop area would create a water runoff, we lowered the level of our property along the neighbors' yards in an attempt to avoid any possible flooding problems. The examination of the property shows that there is a small amount of erosion but, in checking our line, it appears that most of the erosion is occurring on our property. I have instructed our maintenance people to make a further attempt to get grass growing along this cutoff.

The problem of dogs is a continuing problem. We have, as Mr. Timmons indicates, contacted our tenants on several occasions instructing them how to handle this problem so that it will not annoy our neighbors. We shall continue to remind them in an attempt to resolve this.

As you might imagine, the children cutting across back yards on their way to school, is a very difficult one; and I suspect the only solution to this will be a firm policy by the neighbors themselves.

We have this date instructed our maintenance people to make several trips during the day to see to it that papers (which may be lying around the trash receptacles) are taken care of. We have full-time people at Normandy, and I see no reason why this should be a continuing problem.

"Creating better living"

16 May 1969
Mr. Ralph Wulz
Page 2

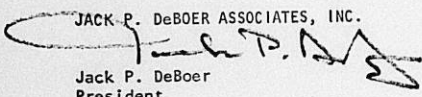
I have asked our manager, Mr. Jennings, to re-direct the flood lights so that they will not be a continuing annoyance to Mr. Timmons or his neighbors.

We surely want to continue to be good neighbors, and we are happy when people call things to our attention -- which we may overlook. You may be assured, Mr. Wulz, that every effort will be made by our people to solve problems in our apartment complexes so that we may be good neighbors.

Thank you for calling this to my attention. You will notice that I have directed copies of all the correspondence to the people involved within our organization. We hope this will close the matter.

Yours very truly,

JACK P. DeBOER ASSOCIATES, INC.


Jack P. DeBoer
President

jh

cc: Jerry Gaddis, Vice President

Steve Simoni, Director of Property Management

Jim Jennings, Manager of Normandy Square

Creating better living

January 15, 1969

Mr. Thomas Parker
Quality Construction, Inc.
20 South 10th Street
Kansas City, Kansas 66102

Subject: S/D 66-59 - Frenchvilla
Addition

Dear Mr. Parker:

This is in answer to your letter of January 9, 1969, suggesting two alternatives for the sidewalk guarantee on the above captioned plat. In discussing these alternatives with the City Engineering Division it was pointed out that if additional street dedication to and including the private sidewalk was made, then the existing apartments would be nonconforming as they would not have the required 20 ft. setback from public property. The Engineering Division also stated that it would be questionable that these private sidewalks are constructed to City standards since they did not make the inspection at the time of installation. It would, therefore, appear that based on the apartments becoming nonconforming, that alternate no. 1 would not be acceptable.

As for suggested alternate no. 2, this does not comply with the installation of a public sidewalk, but only proposes to install the public sidewalk from the driveways east and west to the property lines and tie this sidewalk into the private sidewalk in front of the apartments. Based on our conversation with the Department of Engineering, neither of these proposals are satisfactory. It appears that the architect or the land planner did not take into consideration the requirements of the public sidewalk and rather proposed the development of a private sidewalk near the apartments for tenants use only. Since the required sidewalks have not been installed to City standards our recommendation will be that they be required as a condition of approval of Gold Crown Addition.

Mr. Thomas Parker
January 15, 1969
Page 2

Dick Linn of the Engineering Department today asked that I also remind you that tenants are parking their cars in the front building setback area as well as on public right of way at the west driveway. We commented that appropriate steps had been taken on the east driveway as there was no violation at that entrance. We request the same, or similar treatment, on the west driveway so tenants will not be in violation by parking on public right of way or the front building setback area.

If you have any questions on the requirements of sidewalks, please contact our office.

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:js

January 9, 1969

Mr. Jack Galbraith
Senior Planner
Metropolitan Area Planning Department
City of Wichita
104 South Main
Wichita, Kansas 67202

Dear Mr. Galbraith:

Enclosed you will find a copy of the proposed plot plan for the development of Gold Crown addition lot #3 which has been revised to conform with the now proposed zoning and planning requirements of this tract.

Since our meeting in your office on January 6, I have had an opportunity to obtain more information concerning the sidewalk situation adjacent to West 13th Street in the French Villa addition. It was the feeling of the owners that when they established the now existing sidewalk that it would meet with the city's requirement for a sidewalk adjacent to West 13th Street for the use of the public as well as the occupants of the housing project which would be the predominant users of the sidewalk. The now existing sidewalk is 16 feet from the buildings and 10 feet from the property line. We would propose one of two solutions to the problem. One would be dedicate 15 more feet straight across the north property line of the French Villa addition which would include the now existing sidewalk and we would extend the sidewalk along this new established north property line to the east and west property lines. Our other suggestion would be to extend the now existing sidewalk to the intersection of the property line and driveways and then carry the sidewalk to the east and west property lines along the present property line. In either case, we would propose putting up a bond in conjunction with the bond that will be required

cont'd.



Mr. Jack Galbraith
Page 2
January 9, 1969

for the installation of sidewalks on the Gold Crown addition.
If either one of these proposals would meet with your approval,
I would appreciate hearing from you at your earliest convenience.

Sincerely yours,

KANSAS QUALITY CONSTRUCTION, INC.

Tom Parker
(16)

Tom Parker
Assistant Vice President

TP/bb
Enclosure
cc: Mr. Richard Mullins

November 12, 1968

Mr. Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Subject: S/D 66-59-FRENCHVILLA ADDITION

Dear Sir:

As you will recall, the above captioned plat was approved by the Metropolitan Area Planning Commission on October 6, 1966, and by the Board of City Commissioners on November 8, 1966. One of the conditions of approval was that the applicant guarantee the installation of sidewalks on the south side of 13th Street on or before October 16, 1968. Our file indicates that you submitted an irrevocable letter of credit in the amount of \$1,045, guaranteeing the installation of sidewalks constructed to City specifications.

Since the two-year guarantee has now expired, we would appreciate your advising our office as to the status of the sidewalk construction. If the sidewalks are not installed, please advise us at your earliest convenience of your intent to fill this requirement.

We are anxious to assist you in any way we can to expedite the fulfillment of this requirement and the closing of this file. If you have any questions concerning this matter, please do not hesitate to contact us.

Very truly yours,

John D. Gist
Planner III

JDG:vjp

cc: A. T. Pearson, President
Fidelity State Bank
Kansas City, Kansas

Kansas Quality Construction Co.
20 South 10th Street
Kansas City, Kansas

November 21, 1968

Mr. John D. Gist
Metropolitan Area Planning Department
City of Wichita
104 South Main Street
Wichita, Kansas 67202

Dear Mr. Gist:

Your November 12th letter to Mr. Carson has been forwarded to me for reference. I have researched our accounting files after reading your letter regarding the sidewalk in the French Villa addition, Wichita, Kansas, and have found a final loan survey prepared by a registered surveyor in Wichita that there are sidewalks along the south side of 13th street.

To my knowledge we have fulfilled your requirement and you can close your file. If you have any further questions, please do not hesitate to call or write me.

Very truly yours,

KANSAS QUALITY CONSTRUCTION, INC.

Howard N. Kent

Howard N. Kent
Vice President

HNK/bb

cc: Mr. Frank L. Carson
Jack Bertoglio
Fidelity State Bank - A. T. Pearson

*The sidewalk has referred to
in this letter are not on the st.
R/W for 13th street but are a
part of the apartment complex
and its circulation.*



CLASS T LOAN NO. U TAX UNIT U TOWNSHIP TT KEY NO. OR PAGE NO. H 1

PLEASE RETURN ALL COPIES OF THIS STATEMENT, DUE NOV. 1, 1966.
 FIRST HALF DELINQUENT DEC. 31, 1966. SECOND HALF DELINQUENT
 JUNE 30, 1967.

1966 REAL ESTATE TAX
 SEDGWICK COUNTY
 WICHITA, KANSAS

W.O. Williams COUNTY CLERK
Ronald G. Miller COUNTY TREASURER

D-6111-80-E
 P L CARSON
 2 WULFORD STATE BANK
 WICHITA, KANSAS

6 10A N 25A W 1/2 SEC 13-27-18

Paid by P.L. Carson
Carson's Inc

VALUATION	GENERAL TAX	SPECIAL	H A L F		TOTAL TAX
			FIRST	SECOND	
4780	589.04	1,186.91	886.23	886.22	1,776.45
RONALD G. MILLER COUNTY TREASURER, SEDGWICK COUNTY WICHITA, KANSAS					INTEREST
16	1,776.45		1,776.45		108.929
INTEREST			PAID		RECEIPT NO.
					C A
					C K

PLEASE CONTACT
 COUNTY ASSESSOR ON
 QUESTIONS ABOUT
 ASSESSED VALUATION

4

↑
 THIS REQUIRES YOUR
 TAX RECEIPT WHEN
 VALIDATED HERE

SEDGWICK COUNTY, KANSAS

Law Offices of
BLAKE, JONES, HOPPER & FITTS
808 BROWN BUILDING
WICHITA, KANSAS
67202

HAROLD L. BLAKE
WILBUR H. JONES
HERBERT H. HOPPER
BRUCE B. FITTS

December 6, 1966

AREA CODE 316
AMHERST 2-6466
FOREST 3-4573

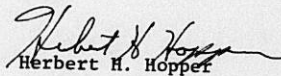
Metropolitan Area Planning Commission
City Annex
Wichita, Kansas

ATTENTION: Lynn Shirkey

Gentlemen:

I have recorded the Frenchvilla Addition plat
and I am enclosing a copy of the tax receipt
for your files.

Yours very truly,


Herbert H. Hopper

HHH/lpg

Enclosure



SUBDIVISION REPORT

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION TO
BOARD OF CITY COMMISSIONERS

Subdivision Approval

S/D Number:	66-59	Name:	Frenchville Addition
Application Filed:	5-2-66	Sketch Filed:	None
Preliminary Plat Filed:	5-2-66	Approved by S/D:	5-12-66
Final Plat Filed:	8-1-66	Approved by S/D:	9-29-66
Approved by Metropolitan Area Planning Commission:			10-6-66

DESCRIPTION

General Location: South side of 13th Street in an area just west of
High Street

Owner: Frank L. Carson, Jr.
Surveyor or Engineer: Baughman Company
Address: 2522 East Kallogg

- | | | |
|--------------------------|----------------|--------------------------------|
| 1. Gross Acreage of Plat | 9.8 | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | | (a) 50 R/W 522 ft. |
| Residential | 1 | (b) R/W ft. |
| Commercial | | (c) R/W ft. |
| Industrial | | (d) Total 522 ft. |
| Other | | 8. Total Area of New Streets: |
| Total | 1 | R/W 26,100 sq. ft. |
| 3. Average Lot Frontage | ft. | 9. Existing Zoning "AA" |
| 4. Minimum Lot Frontage | 522.25 ft. | 10. Lot Area Required by |
| 5. Average Lot Area | sq.ft. | Zoning sq. ft. |
| 6. Minimum Lot Area | 427,085 sq.ft. | |

Sidewalk is required adjacent to the south side of 13th Street. An irrevocable letter of credit has been submitted guaranteeing its construction. Associated Zone Case: Z-0784.

Planning Commission Recommendation:

MOONEY moved and BLASER seconded that the Planning Commission recommend to the City Commission that this plat be approved subject to being recorded within 30 days after approval by the Board of City Commissioners.

Vote of Planning Commission: Unanimous as to those voting. HILL abstained from discussion or voting.

ACTION: Receive and file the irrevocable letter of credit guaranteeing construction of the sidewalk and approve the plat as approved by the Metropolitan Area Planning Commission, and authorize the Mayor to sign.

JOHN T. (JACK) REEVES

OFFICE OF
BAUGHMAN CO.
Surveyors

FRED J. DOANE

2522 EAST KELLOGG
WICHITA, KANSAS 67211
MURRAY 3-7431

October 21, 1966



Planning Office
City Building Annex
Wichita, Kansas

Gentlemen:

This is to inform you that the irons have been set in Frenchvilla Addition to Wichita, Kansas, according to the plat on file in your office.

John J. Reeves
Surveyor

October 6, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59 - Final Plat of Frenchvilla
Addition

Gentlemen:

At its regular meeting on October 6, 1966, the Metropolitan Area Planning Commission considered the Final Plat of Frenchvilla Addition and recommended that it be approved subject to:

OK If perimeter dimensions are to be designated as plus or minus on the face of the plat, the surveyor's certificate shall be changed to reflect same.

— 2. The applicant providing an asphalt curb adjacent to the east, west and south property lines of the plat.

OK The applicant dedicating right-of-way for a cul-de-sac at the southeast corner of the plat.

— 4. Recording within 30 days after approval by the Board of City Commissioners.

This plat will be forwarded to the Board of City Commissioners for their consideration as soon as the following requirements have been met:

OK Compliance with the requirements of the Metropolitan Area Planning Commission.

OK Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.

October 6, 1966

OK - Certification that the irons have been set as
required by the Subdivision Rules and Regulations
of the Metropolitan Area Planning Commission.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

cc: Mr. Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Mr. Herbert H. Hopper
808 Brown Building
Wichita, Kansas

September 30, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59 Final Plat of
FRENCHVILLA ADDITION

Gentlemen:

At its regular meeting on September 29, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Final Plat of FRENCHVILLA ADDITION. The action of the Subdivision Committee was to recommend that this plat be approved subject to:

1. If perimeter dimensions are to be designated as plus or minus on the face of the plat, the surveyors certificate shall be changed to reflect same.
2. The applicant providing a sidewalk adjacent to the south side of 13th Street.
3. The applicant complying with one of the five adopted methods of guaranteeing the installation and financing of sidewalks prior to the forwarding of the plat to the Board of City Commissioners; the total construction cost to be in the amount of \$1,045.

4. The applicant providing an asphalt curb adjacent to the east, west and south property lines of the plat.
5. The applicant dedicating right-of-way for a cul-de-sac at the southeast corner of the plat.
6. Recording within 30 days after approval by the Board of City Commissioners.

This matter will be forwarded to the Metropolitan Area Planning Commission for its consideration on October 6, 1966.

Enclosed please find a "marked copy" of the Final Plat for your information and files.

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

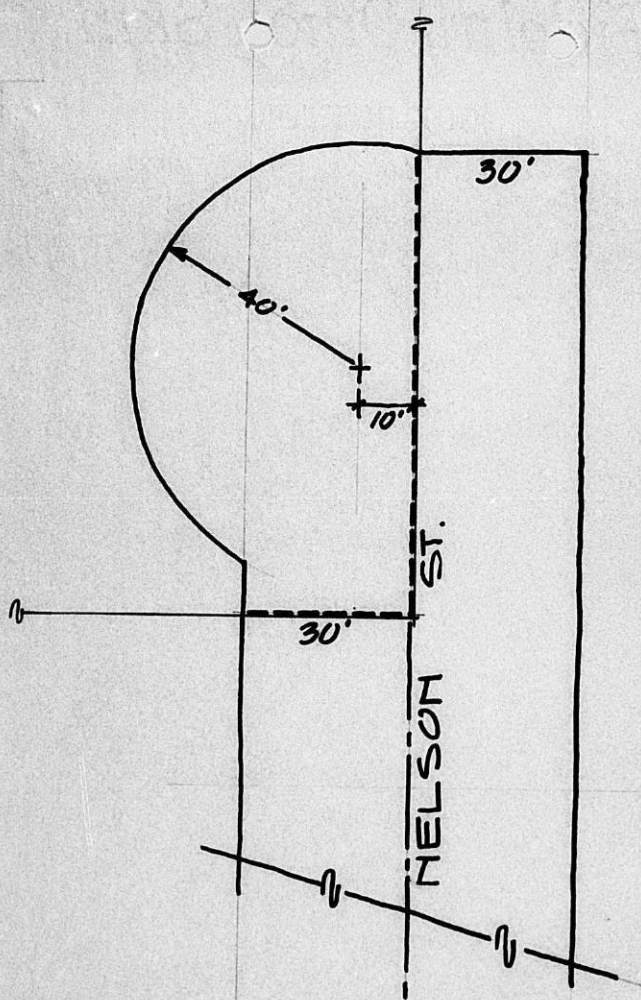
Very truly yours,

Jack E. Galbraith
Senior Planner

JHG:aa
Enclosure
cc:

Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Herbert H. Hopper
504 Brown Building
Wichita, Kansas



S/D 66-59
FRENCHVILLE ADDITION

IRREVOCABLE LETTER OF CREDIT
THE FIDELITY STATE BANK, KANSAS CITY, KANSAS
(Name of Bank)

Date _____

CITY OF WICHITA
WICHITA, KANSAS

Dear Sirs:

We hereby open our irrevocable credit in your favor available by your drafts at sight on The Fidelity State Bank, Kansas City, Kansas (Name of Bank) for a sum or sums not exceeding a total of \$ 1,045.00 for the account of Kansas Quality Construction, Inc. (Name of Customer) to be accepted by beneficiaries' signed statement that drawing is due to default or failure

to perform on or before August 16, 1968 (Insert date two years from MAPC approval) by Kansas Quality Construction, Inc. (Name of Customer) regarding improvements described as follows:

1. Construction of sidewalks along all of North side of Frenchville Addition to the City of Wichita, (SOUTH SIDE OF 13TH STREET)
- 2.
- 3.

in FRENCHVILLE ADDITION (S/D 66-59) (Name of Subdivision).

Beneficiaries will notify bank when above improvements are completed and upon receipt of such notification, this credit will be released.

All drafts so drawn must be marked: "Drawn under _____ Credit number _____, dated _____." The amount of any draft drawn under this credit must, concurrently with negotiation, be endorsed on the reverse side hereof and the presentment of any such draft shall be a warranty by the negotiating bank that such endorsement has been made and that documents have been forwarded as herein required.

Except so far as otherwise expressly stated herein, this credit is subject to the uniform customs and practices for commercial documentary credits fixed by the 13th Congress of the International Chamber of Commerce.

We hereby agree with the drawers, endorsers and bona fide holders of drafts under and in compliance with the terms of this credit that the same shall be duly honored on due presentation and delivery of documents as specified if negotiated on or before August 15, 1968 (Insert Date two years plus 60 days from

MAPC approval)

Yours very truly,

The Fidelity State Bank, Kansas City, Kansas
(Name of Bank) 1000 Central

BY: _____
(Authorized signature)

IRREVOCABLE LETTER OF CREDIT
THE FIDELITY STATE BANK, KANSAS CITY, KANSAS
(Name of Bank)

Date _____

CITY OF WICHITA
WICHITA, KANSAS

Dear Sirs:

We hereby open our irrevocable credit in your favor available by your drafts at sight on The Fidelity State Bank, Kansas City, Kansas (Name of Bank) for a sum or sums not exceeding a total of \$ 1,045.00 (Name of Bank) for the account of Kansas Quality Construction, Inc. (Name of Customer) to be accepted

by beneficiaries' signed statement that drawing is due to default or failure to perform on or before August 16, 1968 ^{OK} (insert date two years from MAPC approval)

by Kansas Quality Construction, Inc. (Name of Customer) regarding improvements described as follows:

1. Construction of sidewalks along ^{the south} all of north side of Frenchville 13th St. Addition to the City of Wichita,

2.
3.
in FRENCHVILLE Addition (Name of subdivision).

Beneficiaries will notify bank when above improvements are completed and upon receipt of such notification, this credit will be released.

All drafts so drawn must be marked: "Drawn under The Fidelity State Bank, Kansas City, Kansas (Name of Bank) Credit number _____, dated July 21, 1966. The amount of any draft drawn under this credit must, concurrently with negotiation, be endorsed on the reverse side hereof and the presentment of any such draft shall be a warranty by the negotiating bank that such endorsement has been made and that documents have been forwarded as herein required.

Except so far as otherwise expressly stated herein, this credit is subject to the uniform customs and practices for commercial documentary credits fixed by the 13th Congress of the International Chamber of Commerce.

We hereby agree with the drawers, endorsers and bona fide holders of drafts under and in compliance with the terms of this credit that the same shall be duly honored on due presentation and delivery of documents as specified if negotiated on or before August 16, 1968 ^{OK} (insert date two years plus 60 days from

60 days following MAPC approval
Yours very truly,



The Fidelity State Bank, Kansas City, Kansas
(Name of Bank)
BY: _____
(Authorized signature)
A. T. Pearson, President

Handwritten note:
NEAREST MAPC WAS NOT CONCERNED ABOUT INCORRECT DATES.

Seal
9-121

September 8, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59 - Final Plat of Frenchville
Addition

Gentlemen:

At its rescheduled meeting on September 7, 1966, the Metropolitan Area Planning Commission considered the Final Plat of Frenchville Addition. The action of the Planning Commission was to return the plat to the Subdivision Committee so that the applicant will have sufficient time to resolve the problems associated with drainage in regard to whether Nelson Street is to terminate with a cul-de-sac being dedicated on the plat, or whether Nelson Street, between the plat and Ponderosa, should be vacated.

We would recommend again that you meet with the Engineering Division and M. S. Mitchell of the Maintenance Division, to resolve these problems. Should it be determined that the vacation of Nelson Street is preferable, it is necessary that all abutting property owners sign the application. Enclosed is a copy of the necessary vacation application form. The closing date for filing the application is September 19, 1966.

This plat will be reconsidered by the Subdivision Committee at its next regular meeting at 2:00 p.m., September 29, 1966, Room 401, City Building Annex, 104 South Main, Wichita, Kansas.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:ibgs

September 8, 1966

Enclosure

**cc: Mr. Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas**

**Mr. Herbert H. Hopper
808 Brown Building
Wichita, Kansas**

FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No. 66-59 NAME Frenchville Addition
DATE APPLICATION REC'D 5-2-66 PRELIMINARY APPROVAL 5-12-66

DESCRIPTION

GENERAL LOCATION On the south side of 13th Street in an area west of High Street.

OWNER _____
SURVEYOR/ENGINEER Baughman Company
ADDRESS 2522 East Kellogg

1. GROSS ACREAGE OF PLAT <u>9.8</u>	7. LINEAL FEET OF NEW STREETS:
2. NUMBER OF LOTS:	(A) <u>50</u> R/W <u>522</u> FT.
RESIDENTIAL <u>1</u>	(B) _____ R/W _____ FT.
COMMERCIAL _____	(C) _____ R/W _____ FT.
INDUSTRIAL _____	(D) TOTAL <u>522</u> FT.
OTHER _____	8. TOTAL AREA OF NEW STREET
TOTAL <u>1</u>	R/W <u>26,100</u> SQ.FT.
3. AVERAGE LOT FRONTAGE _____ FT.	9. EXISTING ZONING <u>"AA"</u>
4. MINIMUM LOT FRONTAGE <u>522.25</u> FT.	10. PROPOSED ZONING <u>"B"</u>
5. AVERAGE LOT AREA _____ SQ.FT.	11. LOT AREA REQUIRED BY
6. MINIMUM LOT AREA <u>427,085</u> SQ.FT.	ZONING. _____ SQ.FT.

ASSOCIATED ZONE CASE Z-0784 "AA" to "B"

STAFF COMMENTS:

1. If perimeter dimensions are to be designated as plus or minus on the face of the plat, the surveyors certificate shall be changed to reflect same.
2. Prior to the forwarding of the plat to the Board of City Commissioners the applicant shall contact both the Flood Control and Engineering Divisions of the Department of Public Works and submit a drainage plan for discussion of drainage of the entire lot to 13th Street.
3. Recording within 30 days after approval by the Board of City Commissioners.

August 19, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59 - Final Plat of Frenchville
Addition

Gentlemen:

This is to advise you that Case No. S/D 66-59 was not considered by the Metropolitan Area Planning Commission on August 18, 1966, as originally scheduled, because a quorum of the members was not present.

This matter will be rescheduled for consideration by the Planning Commission at its regular meeting on Thursday, September 1, 1966, at 2:00 p.m.

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

Sincerely,

Robert A. Lakin
Assistant Planning Director

RAL:bgs

cc: Mr. Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Mr. Herbert H. Hopper
808 Brown Building
Wichita, Kansas

August 12, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59, Final Plat of
FRENCHVILLA ADDITION

Gentlemen:

At its regular meeting on August 11, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Final Plat of FRENCHVILLA ADDITION. The action of the Subdivision Committee was to recommend that this plat be approved subject to:

1. If perimeter dimensions are to be designated as plus or minus on the face of the plat, the surveyors certificate shall be changed to reflect same.
2. The applicant providing a sidewalk adjacent to the south side of 13th Street.
3. The applicant complying with one of the five adopted methods of guaranteeing the installation and financing of sidewalks prior to the forwarding of the plat to the Board of City Commissioners; the total construction cost to be in the amount of \$1,045.

4. The applicant dedicating street right-of-way in the southeast corner of the plat to enable the construction of a cul-de-sac at the north end of Nelson Street, which in turn shall be named Nelson Court. Said right-of-way is that area defined by an arc which has a radius of 60 feet and a center lying on the east property line approximately 52 feet north of the southeast corner of the plat.

5. Prior to the Planning Commission meeting on August 18, 1966, the applicant and his attorney shall meet with the Engineering Division and M.S. Mitchell of the Maintenance Division, both of the Department of Public Works, to discuss the drainage of the area and the recommended solution thereof. Said solution being the submission of a petition for paving of Nelson Street from 11th Street extending north to the south line of the plat, and including the cul-de-sac. A letter shall be obtained from these Divisions stating that satisfactory arrangements have been made, a copy of which shall be submitted to the Planning Department.

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

This matter will be forwarded to the Metropolitan Area Planning Commission for its consideration on August 18, 1966.

August 12, 1966
Page -2-

Enclosed please find a "marked copy" of the Final Plat for your files and information.

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

Sincerely yours,

Jack H. Galbraith
Senior Planner

JHG:sa
Enclosure

cc: Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Herbert H. Hopper
808 Brown Building
Wichita, Kansas

J

Law Offices of
BLAKE, JONES, HOPPER & FITTS
808 BROWN BUILDING
WICHITA, KANSAS
67202

HAROLD L. BLAKE
WILBUR H. JONES
HERBERT H. HOPPER
BRUCE B. FITTS

May 19, 1966

AREA CODE 316
AMHERST 2-6466
FOREST 3-4573

Metropolitan Area Planning Commission
City Building Annex
Wichita, Kansas 67202

Re: Frenchvilla Addition
S/D No. 66-59

Gentlemen:

This is to certify that I have examined the abstract of title and pertinent records concerning the following described property:

Beginning at a point 795.3 feet East of the NW corner of Section 13, Township 27, Range 1 West of the 6th P.M., Sedgwick County, Kansas; thence East on Section line, 522.26 feet to NE corner of the $W\frac{1}{2}$ of the $NW\frac{1}{4}$ of Section 13; thence South 812.25 feet to North line of the South 15 acres of said $NW\frac{1}{4}$ of the $NW\frac{1}{4}$ of Section 13; thence West on the North line of said 15 acre tract, 527.1 feet to point 795.3 feet East of Section line; thence North 817.7 feet to the place of beginning,

and from such examination of same I find fee simple title vested in F. L. Carson.

I further certify that the taxes for the year 1965 and prior years are paid.

Respectfully submitted,

Herbert H. Hopper
Herbert H. Hopper

HHHvss



16

Law Offices of
BLAKE, JONES, HOPPER & FITTS
808 BROWN BUILDING
WICHITA, KANSAS
67202

HAROLD L. BLAKE
WILBUR H. JONES
HERBERT H. HOPPER
BRUCE B. FITTS

May 16, 1966

AREA CODE 316
AMHERST 2-6466
FOREST 3-4575

Metropolitan Area Planning Commission
City Building Annex
Wichita, Kansas 67202

Re: Frenchvilla Addition
S/D No. 66-59

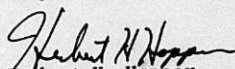
Gentlemen:

This is to certify that I have examined the abstract of title and pertinent records concerning the following described property:

Beginning at a point 795.3 feet East of the NW corner of Section 13, Township 27, Range 1 West of the 6th P.M., Sedgwick County, Kansas; thence East on Section line, 522.26 feet to NE corner of the $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 13; thence South 812.25 feet to North line of the South 15 acres of said NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 13; thence West on the North line of said 15 acre tract, 527.1 feet to point 795.3 feet East of Section line; thence North 817.7 feet to the place of beginning,

and from such examination of same I find fee simple title vested in F. L. Carson.

Respectfully submitted,


Herbert H. Hopper

HHHvss



May 13, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-59 - Preliminary Plat of French-
villa Addition

Gentlemen:

At its regular meeting on May 12, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Preliminary Plat of Frenchvilla Addition. The action of the Subdivision Committee was to approve the Preliminary Plat and authorize preparation of the Final Plat subject to:

1. The applicant providing a sidewalk adjacent to the south side of 13th Street.
2. The applicant complying with one of the five adopted methods of guaranteeing the installation and financing of sidewalks prior to forwarding the plat to the Board of City Commissioners, the total construction cost to be in the amount of \$1,045.
- OK* 3. Complete access control, except for two openings, adjacent to 13th Street being indicated on the face of the plat and proper notations made in the plat's text.
4. The entire lot draining to 13th Street and the applicant submitting a drainage plan to be discussed with both the Flood Control Division and City Engineering Division of the Department of Public Works prior to the preparation of the Final Plat.

May 13, 1966

OK. Indicating an 8-foot utility easement adjacent to both the east and west property lines.

OK. The applicant or his engineer contacting Chief Simpson of the Fire Department regarding fire lane easements prior to the preparation of the Final Plat.

7. Requirements for a Final Plat (see Pages 4 and 5 of the Subdivision Rules and Regulations).

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

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

Enclosure

cc: Frank L. Carson, Jr.
Mulvane State Bank
Mulvane, Kansas

Herbert H. Hopper
808 Brown Building
Wichita, Kansas

PRELIMINARY PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE

S/D No. 66-59 NAME FRENCHVILLE ADDITION
DATE APPLICATION REC'D 5-2-66 S/D COMMITTEE MEETING 5-12-66

DESCRIPTION

GENERAL LOCATION On the south side of 13th Street in an area west of High Street

OWNER Frank L. Carson, Jr.
SURVEYOR/ENGINEER Baughman Company
ADDRESS 2522 East Kellogg PHONE MU 3-7431

1. GROSS ACREAGE OF PLAT <u>9.8</u>	7. LINEAL FEET OF NEW STREETS:
2. NUMBER OF LOTS:	(A) <u>50</u> R/W <u>522</u> FT.
RESIDENTIAL <u>1</u>	(B) _____ R/W _____ FT.
COMMERCIAL _____	(C) _____ R/W _____ FT.
INDUSTRIAL _____	(D) TOTAL <u>522</u> FT.
OTHER _____	8. TOTAL AREA OF NEW STREET
TOTAL <u>1</u>	R/W <u>26,100</u> SQ.FT.
3. AVERAGE LOT FRONTAGE _____ FT.	9. EXISTING ZONING <u>"AA"</u>
4. MINIMUM LOT FRONTAGE _____ FT.	10. PROPOSED ZONING <u>"B"</u>
5. AVERAGE LOT AREA _____ SQ.FT.	11. LOT AREA REQUIRED BY
6. MINIMUM LOT AREA _____ SQ.FT.	ZONING _____ SQ.FT.

STAFF COMMENTS:

THIS PRELIMINARY PLAT COMPLIES WITH THE SUBDIVISION RULES AND REGULATIONS EXCEPT AS FOLLOWS:

- ✓ 1. The applicant providing a sidewalk adjacent to the south side of 13th Street.
- ✓ 2. The applicant complying with one of the five adopted methods of guaranteeing the installation and financing of sidewalks prior to the forwarding of this plat to the Board of City Commissioners, the total construction cost to be in the amount of \$1,045.
- ✓ 3. Complete access control adjacent to 13th Street, except for two openings, being shown on the face of the plat and indicated in the plat-tor's text.
4. It should be pointed out that Nelson Street, those portions of which lie north of the north line of Ponderosa Street, should be vacated. The extension of Nelson Street to the north is now illogical due to the east-west lot arrangement of Benbow Addition and the recent new development lying to the north adjacent to 13th Street.
5. Requirements for a Final Plat (see Pages 4 and 5 of the Subdivision Rules and Regulations).
6. Associated Zone Case No. Z-0784, change from "AA" to "B".

MAP No.: _____
SEC. No.: _____
TWP. No.: _____
RANGE: _____

S/D No. _____

APPLICATION FOR SUBDIVISION APPROVAL

NAME OF SUBDIVISION: Frenchville Addition

GENERAL LOCATION: 13th St. & High

NAME OF PROPERTY OWNER: Frank L. Carson Jr. PHONE: _____
ADDRESS: Mulvane State Bank, Mulvane, Kansas.

NAME OF SUBDIVIDER: same % Herbert H. Hopper PHONE: AM 2-6466
ADDRESS: 808 Brown Bldg.

NAME OF AGENT/SURVEYOR: Baughman Co. PHONE: MU 3 7431
ADDRESS: 2522 E. Kelloff

DATE OF APPLICATION: April 30, 1966

SUBDIVISION INFORMATION:

1. GROSS ACREAGE OF PLAT 9.8 Acres
2. NUMBER OF LOTS:
RESIDENTIAL _____
COMMERCIAL _____
INDUSTRIAL _____
OTHER _____
TOTAL NUMBER OF LOTS 1
3. AVERAGE LOT FRONTAGE _____ FT.
4. MINIMUM LOT FRONTAGE _____ FT.
5. AVERAGE LOT AREA _____ SQ.FT.
6. MINIMUM LOT AREA _____ SQ.FT.

7. LINEAL FEET OF NEW STREETS:

- | | | | | |
|----|-----------|-----|------------|-----|
| A. | <u>50</u> | R/W | <u>522</u> | FT. |
| B. | _____ | R/W | _____ | FT. |
| C. | _____ | R/W | _____ | FT. |
| D. | TOTAL | | <u>522</u> | FT. |

8. TOTAL AREA OF NEW STREET R/W: 26,100 SQ.FT.

9. EXISTING ZONING AA

10. PROPOSED ZONING B

7-0784

11. PUBLIC WATER SUPPLY yes (YES-NO), NAME _____ City _____
12. PUBLIC SANITARY SEWERS yes (YES-NO), NAME _____ City _____
13. HEALTH DEPARTMENT APPROVAL (WHERE APPLICABLE) _____ (YES-NO)
14. CITY OF WICHITA OR 3 MILE AREA: _____ City _____

THE APPLICANT HEREIN AGREES TO COMPLY WITH THE SUBDIVISION RULES AND REGULATIONS FOR THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA, AS AMENDED, AND ALL OTHER PERTINENT ORDINANCES OF THE CITY OF WICHITA AND/OR RESOLUTIONS OF SEDGWICK COUNTY, KANSAS, AND STATUTES OF THE STATE OF KANSAS. THE APPLICANT FURTHER AGREES THAT HE WAIVES THE 60-DAY STATUTORY PERIOD IN WHICH THE PLANNING COMMISSION OR GOVERNING BODY MUST ACT. THE UNDERSIGNED FURTHER STATES THAT HE IS THE OWNER OR IS THE AUTHORIZED AGENT FOR THE OWNER(S).

OWNER'S SIGNATURE: _____
Baughman Co.

BY: _____
AGENT

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA
PLANNING COMMISSION, ROOM 402, CITY BUILDING
ANNEX, 104 SOUTH MAIN STREET, WICHITA, KANSAS.

RECEIVED BY J. K. Halburd
DATE 5-2-66



S/D-1 M.A.P.C. 7-23-58 (REV. 10-62)

Form 223-021

PAYMENT NOTICE
City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insp.	Exam. Fees
Hse. Mvr.	Hse. Moving	Licse.	Mech.
Oil Well	Pay. Cuts	Plan.	Pibg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer		

DESCRIPTION	AMOUNT
<i>SM App.</i>	<i>25.00</i>

Name *Herbert Happers*

Address *709 Browns Blvd*

Type *R-7121* Due Date *5-2-66*

Comments:

Date *5-2-66* By *B. Howard*