

Copied from Tracing
10/11/95

DON & MARVIN ADDITION

WICHITA, SEDGWICK COUNTY, KANSAS

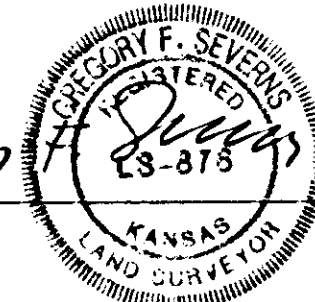
State of Kansas) SS We, Baughman Company, P.A., Surveyors in
Sedgwick County) aforesaid County and State do hereby certify that we have surveyed
and plotted "DON & MARVIN ADDITION", Wichita, Sedgwick County, Kansas and
that the accompanying plot is a true and correct exhibit of the property
surveyed, described as and being a replat of the east 231.26 feet
of Lot 1, Block 2, Quail Meadows Fifth Addition to Wichita, Sedgwick
County, Kansas.

All being located in the SE1/4 of Sec. 29, Twp. 27-S, R-2-E of
the 6th P.M., Sedgwick County, Kansas.

Existing public easements and dedications being vacated by virtue
of K.S.A. 12-512(b).

Baughman Co., P.A.

Gregory F. Severns



10-3-95 Surveyor



This plot approved and all dedications
shown hereon accepted by the City Council of the City of Wichita,
Kansas, this ____ day of _____, 1995.

Bob Knight Mayor

Pat Burnett Deputy
City Clerk

Wichita Federal Savings and Loan Association

Gregg L. Filiatreault, Senior Vice-President

Entered on transfer record this ____ day
of _____, 1995.

Susan E. Crockett-Spoon County Clerk

State of Kansas) SS This is to certify that this plot has been
Sedgwick County) filed for record in the office of the Register of Deeds, this ____ day
of _____, 1995, at ____ o'clock ____ M., and is duly
recorded.

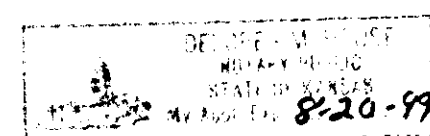
Pot Kettler Register of Deeds

Ed Resa Deputy

State of Kansas) SS The foregoing instrument acknowledged before me,
Sedgwick County) this ____ day of _____, 1995, by Gregg L. Filiatreault, Senior
Vice-President of Wichita Federal Savings and Loan Association, on behalf
of the association.

Delores M. House Notary Public

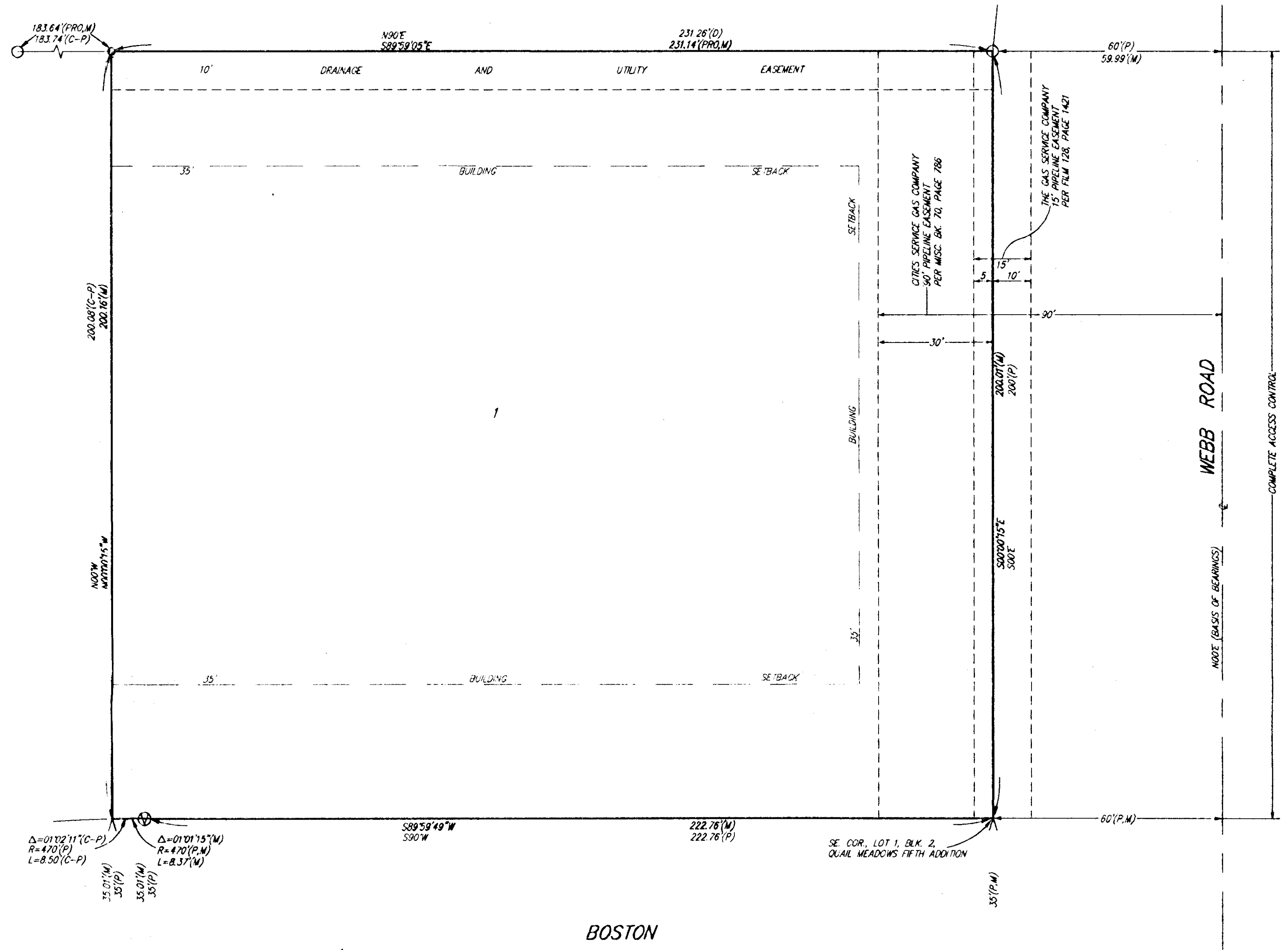
My App't. Exp. 8-20-99



This plot of "DON & MARVIN ADDITION",
Wichita, Sedgwick County, Kansas has been submitted to and approved
by the Wichita-Sedgwick County Metropolitan Area Planning Comm-
ission, Wichita, Kansas.
Dated this 9th day of March, 1995.
Wichita-Sedgwick County Metropolitan Area Planning Commission

John W. McKay, Jr. Chairman

Marvin S. Krout Secretary



BOSTON



SCALE
1" = 20'

- ⊙ = V-NOTCH FOUND
- ∇ = V-NOTCH SET
- = 3/4" IRON PIPE FOUND
- = #4 REBAR W/ "BAUGHMAN" CAP SET

(PRO) = PROPORTION
(C-P) = CALCULATED PER PREVIOUSLY PLATTED INFO.
(P) = PREVIOUSLY PLATTED
(M) = MEASURED
(D) = DESCRIBED

NOTE:

THIS SITE IS SUBJECT TO CONDITIONS OF THE QUAIL MEADOWS
COMMUNITY UNIT PLAN, DP-53 AMENDMENT #1.

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1588
(316) 268-4421
FAX: (316) 268-4390

March 9, 1995

Baughman Company, P. A.
315 Ellis
Wichita, KS 67211

Re: S/D 95-15 (Final Plat) DON AND MARVIN ADDITION

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on March 9, 1995, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of March 2, 1995.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the City Council for consideration:

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.
3. Subdivision regulations now require a detailed Lot Grading Plan be submitted to Engineering prior to the tracing being released. This applies to all multi-lot and residential developments.

Please call if you have any questions.

Sincerely,


Don Losew
Senior Planner

DL:rh

cc: Donald E. Schmidt, 1620 E. Kellogg, Andover, KS 67002
Marvin Schmidtberger, Box 424, Pratt, KS 67124
Mike Lindebak, City Engineer

717 0071

SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4421
FAX (316) 268-4390

March 2, 1995

Baughman Company, P. A.
315 Ellis
Wichita, KS 67211

Re: S/D 95-15 (Final Plat) DON AND MARVIN ADDITION

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, March 2, 1995, 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 any drainage improvements required by the platting of this property. Such improvements, involving a private storm sewer, will be required at the time of site development.
- ☒ B. On the final plat tracing, a note shall be placed on the face of the plat indicating that this site is subject to conditions of the Quail Meadows Community Unit Plan, DP-53 Amendment #1.
- ☒ C. For the pipeline easement on this property, the final plat tracing shall include in the labeling of the easement the name of the company benefiting from the easement agreement.
- ☒ D. The applicant shall submit a copy of the instrument which establishes the Cities Service Pipeline Easements on this property. The applicant's agent shall determine any setback requirements from the pipeline by researching the text of the pipeline agreement. If a setback from the pipeline easement is provided for in the pipeline easement agreement, it shall be indicated on the face of the plat.
- ☒ E. Any relocation, lowering or encasement of the pipeline, made necessary by this development, will not be at the expense of the City.
- ☒ 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. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
- ☒ G. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of

S/D 95 - 15 DON AND MAF. IN ADDITION

March 2, 1995

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the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.

H. Perimeter closure computations shall be submitted with the final plat tracing Section 5-101(c).

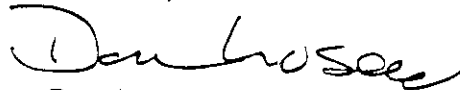
I. Recording of the plat within 30 days after approval by the City Council.

If this plat requires the guaranteeing of improvements a list of the five methods which have been adopted as being acceptable is available through the Planning Department. Also, certificates which are required if petitions are submitted and forms for the bond and irrevocable Letter of Credit are also 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, March 9, 1995 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,



Don Losew
Senior Planner

DL:rh

Enclosure: Marked Copy of plat

cc: Donald E. Schmidt, 1620 E. Kellogg, Andover, KS 67002
Marvin Schmidtberger, Box 424, Pratt, KS 67124
Mike Lindebak, City Engineer

March 9, 1995

STAFF REPORT
(Final Plat Approved 3/2/95)**CASE NUMBER:** S/D 95-15 DON AND MARVIN ADDITION**OWNER/APPLICANT:** Donald E. Schmidt, 1620 E. Kellogg, Andover, KS 67002**OWNER:** Marvin Schmidtberger, Box 424, Pratt, KS 67124**SURVEYOR/ENGINEER:** Baughman Company, P.A., 315 Ellis, Wichita, KS 67211**LOCATION:** North of Boston and west of Webb Road**SITE SIZE:** 1.1 Acres**NUMBER OF LOTS**

Residential:

Office:

Commercial: 1

Industrial:

Total: 1

MINIMUM LOT AREA: 47,200 sq. ft.**CURRENT ZONING:** "BB"**PROPOSED ZONING:** "LC" (Z-3153)**VICINITY MAP:**

FILE COPY

STAFF COMMENTS:

- A. The applicant shall guarantee any drainage improvements required by the platting of this property. Such improvements, involving a private storm sewer, will be required at the time of site development.
- B. On the final plat tracing, a note shall be placed on the face of the plat indicating that this site is subject to conditions of the Quail Meadows Community Unit Plan, DP-53 Amendment #1.
- C. For the pipeline easement on this property, the final plat tracing shall include in the labeling of the easement the name of the company benefiting from the easement agreement.
- D. The applicant shall submit a copy of the instrument which establishes the Cities Service Pipeline Easements on this property. The applicant's agent shall determine any setback requirements from the pipeline by researching the text of the pipeline agreement. If a setback from the pipeline easement is provided for in the pipeline easement agreement, it shall be indicated on the face of the plat.
- E. Any relocation, lowering or encasement of the pipeline, made necessary by this development, will not be at the expense of the City.
- 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. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
- G. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- H. Perimeter closure computations shall be submitted with the final plat tracing Section 5-101(c).
- I. Recording of the plat within 30 days after approval by the City Council.