

STAFF COMMENTS:

- A. The present platting binder indicates that ownership of this property is with the Kansas Investment Corp. while the plat shows Electrical Contractors Inc. (ECI). Prior to this plat being scheduled for City Council the applicant shall provide proof that ECI are the owners of the property.
- B. On the final plat tracing the MAPC signature block shall be amended to indicate Christopher J. Goebel as chairman.
- C. 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.
- D. 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.
- E. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- F. Recording of the plat within 30 days after approval by the City Council.

WICHITA-SEDGWICK COUNTY
METROPOLITAN AREA PLANNING COMMISSION

AGENDA ITEM NO. 2-4

December 19, 1991

STAFF REPORT
(Final Plat Approved 12/12/91)

CASE NUMBER: S/D 91-62 - E.C.I. 2ND ADDITION

OWNER/APPLICANT: Electrical Contractors, Inc., Kent Seiler,
President, 2420 Wheatridge Dr., Wichita,
KS 67233

SURVEYOR/ENGINEER: Baughman Company, 315 Ellis, Wichita, KS
67211

LOCATION: South side of St. Louis Ave., between West St.
and Florence.

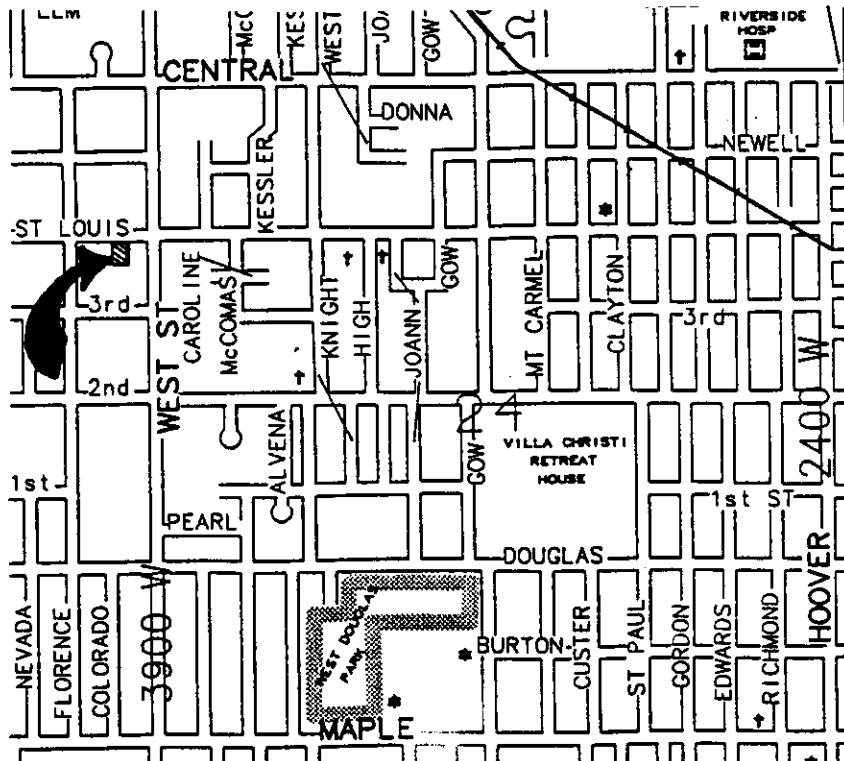
SITE SIZE: 0.2 Acres

NUMBER OF LOTS
Residential:
Office:
Commercial: 1
Industrial:
Total: 1

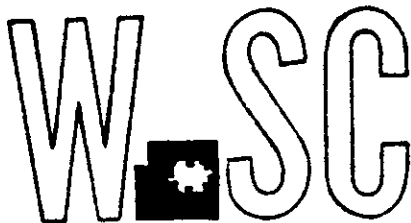
MINIMUM LOT AREA: 9,107 sq. ft.

CURRENT ZONING: "LC" Light Commercial

VICINITY MAP:



WICHITA — SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1688
(316) 268-4581

December 20, 1991

Greg Severns
Baughman Company
315 Ellis
Wichita, KS 67211

Re: S/D 91-62 (Final Plat) E.C.I. 2nd Addition

Dear Greg:

At the regular meeting of the Metropolitan Area Planning Commission on December 19, 1991, 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 December 13, 1991.

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 developers.

Please call if you have any questions.

Sincerely,

Don Losew
Senior Planner

cc: Electrical Contractors, Inc., Kent Seiler, President, 2420
Wheatridge Dr., Wichita, KS 67212
Mike Lindebak, City Engineer

FILE COPY

FINAL PLAT
E.C.I. 2ND ADDITION

OFFICE COPY
DO NOT REMOVE

WICHITA, SEDGWICK COUNTY, KANSAS

THIS PLAT APPROVED BY THE SUBDIVISION
COMMITTEE ON 12/12/91 SUBJECT
TO THE CONDITIONS OF APPROVAL OUTLIN-
ED IN OUR LETTER DATED 12/13/91

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 platted "E.C.I. 2ND ADDITION", Wichita, Sedgwick County, Kansas
and that the accompanying plat is a true and correct exhibit of the
property surveyed, described as and being a replat of Lot 1, except
the east 150 feet thereof and except the west 75 feet thereof, Block
9, Parkwilde Addition to Wichita, Kansas.
All being situated in the NE1/4 of Sec. 23, Twp. 27-S, R-1-W
of the 6th P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Date _____

Mark A. Savoy Surveyor

Know all men by these presents that we,
the undersigned, have caused the land described in the surveyors
certificate to be platted into a Lot to be known as "E.C.I. 2ND ADD-
ITION", Wichita, Sedgwick County, Kansas.

Electrical Contractors, Inc.

Kent Seiler President

State of Kansas) SS The foregoing instrument acknowledged be-
Sedgwick County) fore me, this _____ day of _____ 199____, by Kent Seiler
President of Electrical Contractors, Inc., on behalf of the corporation.

Notary Public
My App't. Exp. _____

We, the undersigned, holders of a mortgage
on the above described, do hereby consent to this plat of "E.C.I. 2ND
ADDITION", Wichita, Sedgwick County, Kansas.

State Bank of Colwich

Chris A. Anderson Vice-President

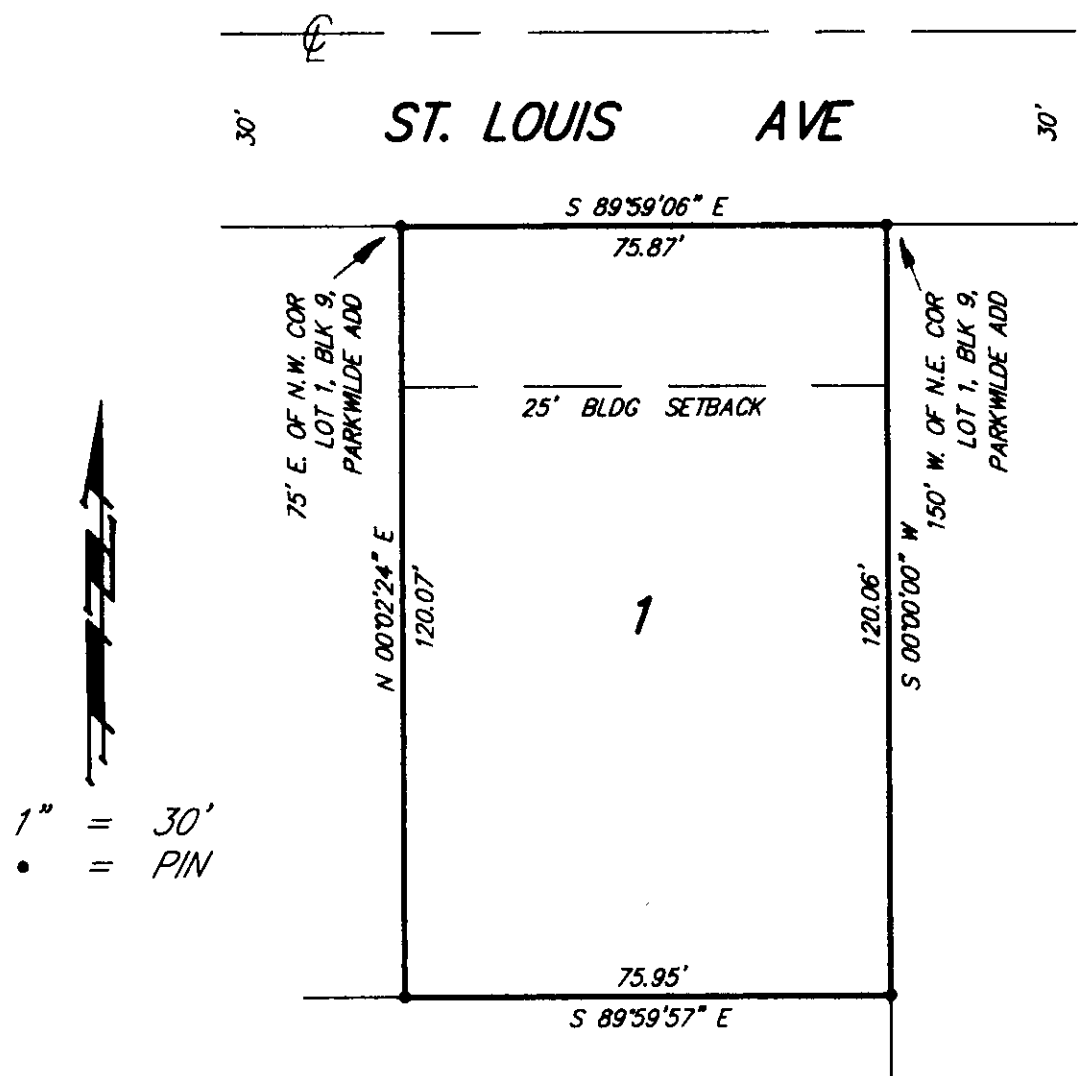
State of Kansas) SS The foregoing instrument acknowledged be-
Sedgwick County) fore me, this _____ day of _____ 199____, by Chris A.
Anderson, Vice-President of State Bank of Colwich, on behalf of the
corporation.

Notary Public
My App't. Exp. _____

State of Kansas) SS This is to certify that this plat has been
Sedgwick County) filed for record in the office of the register of Deeds, this _____ day
of _____ 199____, at _____ o'clock _____ M.; and is duly
recorded.

Pat Kettler Register of Deeds

Ed Resa Deputy



This plat of "E.C.I. 2ND ADDITION", Wichita,
Sedgwick County, Kansas, has been submitted to and approved by
the Wichita-Sedgwick County Metropolitan Area Planning Commission
Wichita, Kansas.

Dated this _____ day of _____ 199____

Wichita-Sedgwick County Metropolitan Area Planning Commission

George D. Sherman Chairman

Marvin S. Krout Secretary

This plat approved and all dedications shown
hereon accepted by the City Council of the City of Wichita, Kansas,
this _____ day of _____ 199____

Bob Knight Mayor

Pat Burnett Deputy City Clerk

Entered on transfer record this _____ day
of _____ 199____

Don Wright County Clerk