

S. VOGEL 2ND. ADDITION

OFFICE COPY
DO NOT REMOVE

WICHITA.

KANSAS

THIS PLAT APPROVED BY THE SUBDIVISION
COMMITTEE ON 4/25/85 SUBJECT
TO THE CONDITIONS OF APPROVAL OUTLIN-
ED IN OUR LETTER DATED 4/26/85

State of Kansas 7 S.S. We, Baughman Company, P.A., Survey-
ors in aforesaid county and state do hereby certify
that we have surveyed and platted "S. VOGEL 2ND.
ADDITION" Wichita, Kansas and that the accompany-
ing plat is a true and correct exhibit of the property
surveyed, described as and being a replat of the east
140 feet of the south 61.5 feet of the north 127.5 feet of
Lot 21, R.A. Morris Tracts, Sedgwick County, Kansas,
except the east 5 feet thereof for street as recorded in
Misc. Bk. 459 at Page 500.

All being situated in the NW 1/4 of Sec. 14,
Twp. 27 S, R-1 W of the 6th. P.M. Sedgwick,
County, Kansas.

Baughman Company, P.A.

Date

William L. Korber

Surveyor

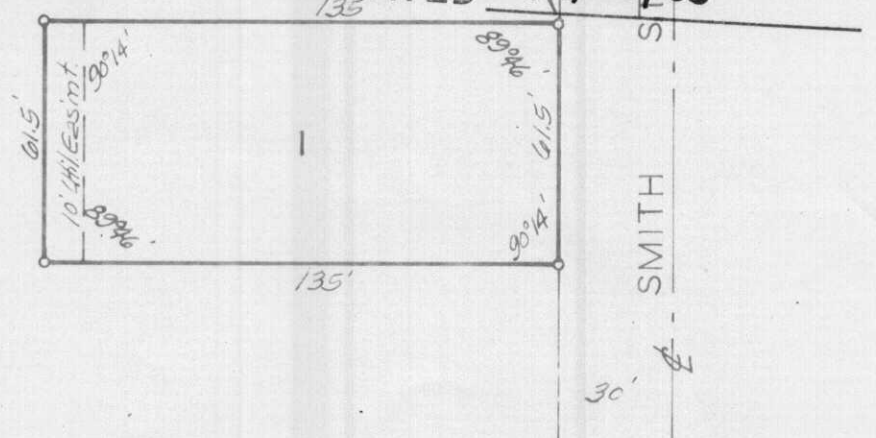
Know all men by these presents
that we, the undersigned, have caused the land
described in the surveyors certificate to be platted into
a lot to be known as "S. VOGEL 2ND. ADDITION"
Wichita, Kansas. The utility easement is hereby
granted as indicated for the construction and mainte-
nance of all public utilities

Vernon F. Vogel

Edrie L. Vogel

State of Kansas 7 S.S. The foregoing instrument acknowl-
edged before me this _____ day of _____ 1985,
by Vernon F. Vogel and Edrie L. Vogel, his wife.

My Appt. Exp. _____ Notary Public



This plat of "S. VOGEL 2ND. ADD-
ITION", Wichita, Kansas, has been submitted to and
approved by the Wichita-Sedgwick County Metropolitan
Area Planning Commission, Wichita, Kansas.

Dated this _____ day of _____ 1985.
Wichita-Sedgwick County Metropolitan Area Planning Commission.

James C. Wilson

Chairman

Robert A. Lakin

Secretary

This plat approved and all ded-
ications shown hereon accepted by the Board of
Commissioners of the City of Wichita, Kansas, this
_____ day of _____ 1985.

Robert C. Brown

Mayor

Donald C. Grisick

City Clerk

day of _____

Entered on transfer record this
_____ 1985.

Don Wright

County Clerk

State of Kansas 7 S.S. This is to certify that this plat
has been filed for record in the office of the Regist-
er of Deeds this _____ day of _____ 1985 at _____
o'clock _____ M; and is duly recorded.

Pet Kettler

Register of Deeds

Ed Resa

Deputy

May 2, 1985

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

Re: S/D 85-37 - Final Plat of S. Voge 2nd Addition.

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on May 2, 1985, 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 April 26, 1985.

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

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the platfor.
3. Certification that all real estate taxes for 1984 (both first and second halves) and prior years have been paid.

Please call if you have any questions.

Very truly yours,

Barbara R. Bonanni
Junior Planner

BRB:mlh

cc: Vernon F. Vogel, 1616 N. Clarence, Wichita, KS 67212
Mike Lindebak, City Engineer
Jack Brown, Health Department

April 26, 1985

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

Re: S/D 85-37 - Final Plat of S. Voge 2nd Addition.

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, April 25, 1985, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- ~~X~~ The applicant shall submit an avigational easement and restrictive noise covenant for this property.
 - ~~X~~ The final plat tracing shall indicate that the west five (5) feet of the west half of right-of-way for Smith Street was dedicated by an instrument on Misc. BK 459, Pg. ~~500~~. (See sketch plat.)
498 and 499
 - ~~X~~ If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- 51.6% D. The applicant shall attempt to obtain a valid petition for municipal water extension.
- ~~E.~~ If a valid petition for extension of municipal water cannot be obtained, the applicant shall contact the Health Department regarding approval for an on-site water well. A memorandum specifying approval shall be obtained.
- F. Closure computations shall be submitted with the final plat tracing.
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Baughman Company, P.A.

Re: S/D 85-37 - Final Plat of S. Voge 2nd Addition

April 26, 1985

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Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. The certificate will be required if petitions are submitted. Forms for the bond and irrevocable Letter of Credit are 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, May 2, 1985 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Forrest L. Nagley
Senior Planner

FLN:mlh

Enclosure

cc: Vernon F. Vogel, 1616 N. Clarence, Wichita, KS 67212
Mike Lindebak, City Engineer

Also sent cc of letter to Jack Brown
of Health Department.

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

Preliminary Approved:
Scheduled S/D Meeting: 4/25/85

Owner: Vernon F. Vogel
Surveyor/Engineer: Baughman Company, P.A.

1. Gross Acreage of Plat: 0.19 Acres
2. Number of Lots:
 - Residential: 1
 - Office:
 - Commercial:
 - Industrial:
 - Total: 1
3. Minimum Lot Area: 8,302.4 Sq. Ft.
4. Existing Zoning: "AA"
5. Proposed Zoning: "AA"

- A. The applicant shall submit an avigational easement and restrictive noise covenant for this property.
- B. The final plat tracing shall indicate that the west five (5) feet of the west half of right-of-way for Smith Street was dedicated by an instrument on Misc. BK 459, Pg. 500. (See sketch plat.)
- C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- D. Closure computations shall be submitted with the final plat tracing.
- E. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- F. The representative from the City Engineer's office should be prepared to comment on the feasibility of extending municipal water to serve this property. If it is determined that municipal water cannot be extended, the applicant shall contact the Health Department regarding approval for an on-site water well.

NOTE: This plat has been submitted in final form only.