

S/D 65-75

C-4

Robert
BLASE/ADDITON

NE corner of 22nd St. North and

Hood

ENGINEER: K. O. Taylor

Robert Blase

APPLICATION FILED 9-20-65

OFFICE PLAT FILED None

PERMISSORY FILED 9-20-65

INSPECTION 9-30-65 *Approve*

REVISIONS FILED 9-20-65

REVISIONS 9-30-65 *Approve*

REVISIONS 10-7-65 *Approve*

REVISIONS 11-9-65 *Approved*

4-11-67

Closed 11-9-65

S/D 65-75 BLASE/ADDITION, NE
corner of 22nd St. North and Hood
K. O. Taylor

9-21-65

ACTION

DATE

S/D COMMITTEE App. Lulu Lind 9-20-65

M.A.P.C. Approve 10-7-65

B.C.C./B.C.C. Approved 11-9-65

Chad 11-9-65

REGISTER OF DEEDS
SEDGWICK COUNTY, KANSAS

ROBERT BLASE

ADDITION WAS

FILED FOR RECORD ON April 11, 1967
Drawer L 6-12

4-11-67
jo

Rufus E. Dering
REGISTER OF DEEDS

T9-328

September 12, 1973

Robert E. Blase
Attorney at Law
2302 North Hood
Wichita, Kansas 67204

Subject: S/D 65-75 - ROBERT BLASE
ADDITION

Dear Mr. Blase:

I am in receipt of your reply dated September 4, 1973 relative to the sidewalk bond on the above referred to plat. I most certainly will agree that you as an attorney are much more knowledgeable concerning liability with regard to sidewalk installation in question. It would therefore be my recommendation based on your comments in regard to the liability that you contact the City Engineer regarding the possibility of submitting a sidewalk petition in place of your previously submitted sidewalk bond.

The sidewalk petition would place the construction of the sidewalk into the City Engineer's hand and it would be at the discretion of the City Engineer as to when the sidewalk should be built. The sidewalk petition would then fulfill the plat requirement for the sidewalk guarantee and it would at the same time relieve you of the responsibility of having to construct the sidewalk yourself. If you would be interested in pursuing the sidewalk petition as a substitute guarantee of the sidewalk bond, please contact me and I will be most happy to assist you in this matter.

Sincerely,

Curtis L. Newby
Junior Planner

CLN:rme

LAW OFFICES

Blase, Holloway and Blase

ROBERT E. BLASE
LESTER A. HOLLOWAY

BRYNWOOD PLACE - 2302 NORTH HOOD
WICHITA, KANSAS 67204
316 - 838-7733

September 4, 1973

Mr. Curtis L. Newby, Junior Planner
Metropolitan Area Planning Department
104 South Main Street
Wichita, Kansas 67202

Re: Robert E. Blase Add.

Dear Sir:

Your explanation of the liability does not conform to Court decisions.

I will contract to have the sidewalk installed, but I do hereby put the City on notice of the impairments that exist therein so that when claim is made to the City for injuries sustained therefrom, the liability will rest on the City.

The electric light poles in the center of this sidewalk area does impose a hazard and should be removed.

Sincerely,

Robert E. Blase

Robert E. Blase

REB:cjl

cc: City Clerk
City Building
204 South Main
Wichita, Kansas 67202



August 30, 1973

Mr. Robert E. Blase
2302 North Hood
Wichita, Kansas 67204

Re: S/D 65-75 - ROBERT BLASE ADDITION

Dear Mr. Blase:

We are in receipt of your letter of August 17, 1973. In cases where inadequate rights-of-way are existing, it is not unusual for sidewalks to be installed surrounding telephone poles. Since the sidewalk would be installed in the public right-of-way for 22nd Street, it would seem that all liability for injuries or damages thereon, would be the responsibility of the City of Wichita.

Please be aware that the sidewalk adjacent to the north side of 22nd Street was a requirement of platting. Said sidewalk should be installed or a new guarantee, i.e., petition, bond, etc. should be submitted to our office. We would appreciate hearing from you by September 5, 1973 with regard to your intentions to completing this requirement. In the event we do not hear from you by this date, we will contact the City Clerk in order to collect on the bond.

Thank you for your attention to this matter. If you have any further questions, please call our office.

Sincerely,

Curtis L. Newby
Junior Planner

CLN:JR:rme

cc: Emil J. Brueggeman
United State Fidelity & Guaranty Co.
Colorado-Derby Building, 67202

LAW OFFICES

Blass, Holloway and Blass

ROBERT E. BLASE
LESTER A. HOLLOWAY

BRYNWOOD PLACE - 2302 NORTH HOOD
WICHITA, KANSAS 67204
316 - 638-7733

August 17, 1973

Mr. Curtis L. Newby
Junior Planner
Metropolitan Area Planning Dept.
104 South Main Street
Wichita, Kansas 67202

Re: S/D 65-75 ^{Road} - _ABlass Addition

Dear Sir:

This is in reply to your letter of August 15, 1973,
concerning the above.

The bond expired before zoning was complete; however,
I did agree that when the electric and telephone poles
were removed from the sidewalk line, I would install the
sidewalk.

There also was considerable discussion about the vacation
of the street, but the property owner on the south side
would not agree.

The sidewalk on the east side of Hood dead ends into a
chain link fence and private property. It is not used by
pedestrians, as they use my lawn and parking lot.

If it is your Department's idea that the sidewalk should
surround the poles, then, I would want to be indemnified
against injuries or damages sustained thereby.

I will be glad to discuss this with you or the City
Commission.

Sincerely,

Robert E. Blass

Robert E. Blass

REB:cjl



August 15, 1973

Mr. Robert E. Blase
Attorney at Law
2302 North Hood
Wichita, Kansas 67204

Subject: S/D 65-75 - BLASE ADDITION

Dear Mr. Blase:

The above captioned plat was approved by the M.A.P.C. on October 7, 1965 and by the Board of City Commissioners on November 9, 1965. As previously indicated to you in a letter on October 4, 1967, one of the conditions of approval was that the applicant guarantee the construction of sidewalks adjacent to the east side of Hood and the north side of 22nd Street. A visual inspection has been made which indicated that a sidewalk has been installed adjacent to Hood only.

Our files indicate that you submitted a performance bond in the amount of \$395 naming the United State Fidelity and Guaranty Company as surety, guaranteeing that sidewalks would be constructed on or before October 6, 1967, in accordance with City specifications. Since the two year guarantee has expired, we would appreciate you contacting our office as to the status of the sidewalk construction and your intent to fulfill the requirements. In the event we do not receive word from you by Friday, August 24, 1973, we will contact the City Clerk with regard to collecting on the bond.

We are anxious to assist you in any way we can to expedite the fulfillment of this requirement and the closing of this file. Please contact our office if you have any questions concerning this matter.

Sincerely,

Curtis L. Newby
Junior Planner

CLN:JR:rme

cc: Emil J. Brueggemann
United State Fidelity & Guaranty Co.
Colorado-Derby Building, 67202

BRYNNWOOD PLACE • 2302 NORTH HOOD AVENUE • WICHITA, KANSAS 67204 • PHONE (316) • 838-7733



ROBERT E. BLASE ATTORNEY AT LAW

October 5, 1967

Metropolitan Area Planning
City Building Annex
204 S. Main
Wichita, Kansas 67202

Att: Mr. Galbraith
Re: S/D 65-75 Robert Blase Addition

Dear Sir,

Thank you for your letter of October 4th.

Mr. Allen Johnson has contracted to do the sidewalk job.

I had planned on having a building started by now, but the bids were much too high and have been rescinded. Plans are now being modified to be workable.

Since this will join with no side walks, I had planned to get the heavy construction out of the road before laying the sidewalk and approach.

If this is not satisfactory, please advise.

Sincerely,

Robert E. Blase
ROBERT E. BLASE

REB/bh

2/7/69

Talked with Mr. Blase
and he advises that contractor
is still working on the parking
lot and that the sidewalk will be installed.



October 4, 1967

Mr. Robert E. Blase
2302 North Hood
Wichita, Kansas 67204

Subject: S/D 65-75 - Robert Blase Addition

Dear Mr. Blase:

As you will recall, the above-captioned plat was approved by the Metropolitan Area Planning Commission on October 7, 1965, and by the Board of City Commissioners on November 9, 1965. One of the conditions of approval was that the applicant guarantee the construction of sidewalks adjacent to the east side of Hood and the north side of 22nd Street, in the amount of \$395, within two years. Our file indicates that a performance bond was submitted, signed by you and Emil J. Brueggemann, for the United States Fidelity and Guaranty Company, guaranteeing that sidewalks would be constructed on or before October 6, 1967, in accordance with City specifications.

Since the two-year guarantee will soon expire, we would appreciate your advising our office as to the status of the sidewalk construction. If the sidewalks are not installed, please advise us as to your intent to fulfill this requirement of platting.

We are anxious to assist you in any way we can to expedite the fulfillment of this requirement and the closing of this file. Please contact our office if you have any questions concerning this matter.

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgg

cc: Emil J. Brueggemann
United States Fidelity & Guaranty Co.
Colorado-Derby Building

March 13, 1967

Mr. Robert E. Blase
709 Bitting Building
Wichita, Kansas 67202

Subject: Z-0683 - Zone change from "AA" to "LC"
for the northeast corner of 22nd and Hood

Dear Mr. Blase:

A recent field check of the property located at the northeast corner of 22nd and Hood, which was included in the above-captioned zone case, indicates that the property is being utilized for a temporary office. The zoning case was approved by the Board of City Commissioners subject to platting, and the City Clerk was instructed to withhold publication of the ordinance effectuating the zone change until such time as the plat was recorded. The plat has not been recorded, the zoning has not been published, and therefore, the use of the property as an office is in violation.

The tracing of the subdivision was released to you approximately one year ago, and this tracing must be recorded with the Register of Deeds to become a legal document. Therefore, I would suggest that you take the tracing and file it with the County Clerk, at the County Courthouse, so that it may be processed and recorded. Following the recording of the plat the zoning will be published.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:RAW:bgs

SUBDIVISION REPORT

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION TO
BOARD OF CITY COMMISSIONERS

Subdivision Approval

S/D Number:	65-75	Name:	Robert Blase Addition
Application Filed:	9-20-65	Sketch Filed:	N/A
Preliminary Plat Filed:	9-20-65	Approved by S/D:	9-30-65
Final Plat Filed:	9-20-65	Approved by S/D:	9-30-65
Approved by Metropolitan Area Planning Commission:			10-7-65

DESCRIPTION

General Location: Northeast corner of 22nd Street North and Hood

Owner: Robert Blase
 Surveyor or Engineer: K. O. Taylor
 Address: 567 West Douglas

- | | | |
|--------------------------|---------------|--------------------------------|
| 1. Gross Acreage of Plat | 0.31 | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | | (a) 10 R/W 105 ft. |
| Residential | | (b) R/W ft. |
| Commercial | 1 | (c) R/W ft. |
| Industrial | | (d) Total 105 ft. |
| Other | | 8. Total Area of New Streets: |
| Total | 1 | R/W 1050 sq. ft. |
| 3. Average Lot Frontage | 105 ft. | 9. Existing Zoning "AA" |
| 4. Minimum Lot Frontage | 105 ft. | 10. Lot Area Required by |
| 5. Average Lot Area | 12,600 sq.ft. | Zoning sq. ft. |
| 6. Minimum Lot Area | 12,600 sq.ft. | |

Sidewalk required adjacent to the east side of Hood Avenue and
the north side of 22nd Street

Planning Commission Recommendation:

MOONEY moved and MERRILL 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 City Commission.

Vote of Planning Commission: Unanimous

Respectfully submitted,

_____, Secretary

Action: Receive and file the performance bond guaranteeing construction of the sidewalks and approve the plat as approved by the Metropolitan Area Planning Commission and authorize the Mayor to sign.

PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

That, we ROBERT E. BLASE

as Principal, and United States Fidelity and Guaranty Company
as Surety, are held and firmly bound unto the City of Wichita,
County of Sedgwick and State of Kansas, in the sum of _____
Three Hundred Ninety Five Dollars \$ 395.00

Dollars, lawful money of the United States, for payment of which
will and truly to be made, we bind ourselves, our heirs, execu-
tors, successors and assigns jointly and severally, firmly by
these presents.

THE CONDITION OF THIS OBLIGATION IS SUCH THAT:

WHEREAS, said Principal will make the following improve-
ments. All improvements and other work as set forth to be done
and performed in accordance with the plans, specifications and
provisions as determined by the City of Wichita for the develop-
ment and improvement in Robert Blase Addition
(name of subdivision)
Plat located in Section 5, Town-
ship 27, Range 1E, Sedgwick County, Kansas.

NOW, THEREFORE, the said Principal ROBERT E. BLASE
shall perform the following obli-
gations and conditions:

1. Construct sidewalks adjacent to the east side of Hood Avenue and the north side of 22nd Street in accordance with plans and specifications of the City Engineer within two years.

2.* N/A

3.* N/A

4.* N/A

N/A

5. Reimbursement to the City of Wichita at an actual cost figure, all costs and expenses related to the preparation of plans and specifications and the inspection of construction of the above listed projects.

which obligations and each of them shall be performed on or before October 6, 1967, and all of which shall be performed and accomplished in accordance with presently established standards and specifications of the Department of Public Works of the City of Wichita.

NOW, THEREFORE, if the said Principal shall fully and faithfully perform all the work specified to be done and performed within the time prescribed, and in accordance with the plans, specifications and provisions, therefore, to which reference is here made; then this obligation shall be void; otherwise to remain in full force and effect in law, it being expressly understood and agreed that the liability of the surety for any or all claims hereunder, shall in no event exceed the penal amount of this obligation, as herein stated. It is expressly understood that the City may declare said bond forfeited if the conditions herein have not been fully complied with in every respect and further, that the City may install said projects and pay for same out of said forfeited bond funds.

The said Surety hereby stipulates and agrees that no modifications, omissions, or additions, in or to the plans or specifications therefore, or any extension of time, shall in any wise affect the obligation of said Surety on its bond.

IN WITNESS WHEREOF, we have hereunto set our hand and
seals on this 6th day of October 1965

Robert E. Blase Principal
United States Fidelity and Guaranty Company

(Emil J. Brueggemann) Attorney-in-Fact

- * Insert N/A (Not Applicable) when blanks are not used.
- ** Insert date, 2 years following the date of approval of the final plat by the Planning Commission.

STATE OF KANSAS, COUNTY OF SEDGWICK, SS

Be it remembered that on this 6th day of
October, 1965, before me, a Notary Public

in and for said County and State, came

Robert E. Blase of United States Fidelity & Guaranty Company

(Principal)
(Emil J. Brueggemann, Atty-in-Fact) to me personally known to be
(Surety)

the same persons executing the foregoing instrument of writing
and duly acknowledged the execution of same, in testimony whereof

I have hereunto set my hand and affixed my notarial seal the day

above written.



Leon E. Steppach Notary Public

My Commission Expires: October 1, 1967

(CERTIFIED COPY)

GENERAL POWER OF ATTORNEY

No. 77007

Know all Men by these Presents:

That UNITED STATES FIDELITY AND GUARANTY COMPANY, a corporation organized and existing under the laws of the State of Maryland, and having its principal office at the City of Baltimore, in the State of Maryland, does hereby constitute and appoint Emil J. Brueggemann

of the City of Wichita, State of Kansas its true and lawful attorney

for the following purposes, to wit:

To sign its name as surety to, and to execute, seal and acknowledge any and all bonds, and to respectively do and perform any and all acts and things set forth in the resolution of the Board of Directors of the said UNITED STATES FIDELITY AND GUARANTY COMPANY, a certified copy of which is hereto annexed and made a part of this Power of Attorney; and the said UNITED STATES FIDELITY AND GUARANTY COMPANY, through us, its Board of Directors, hereby ratifies and confirms all and whatsoever the said

Emil J. Brueggemann

may lawfully do in the premises by virtue of these presents.

In Witness Whereof, the said UNITED STATES FIDELITY AND GUARANTY COMPANY has caused this Power of Attorney to be sealed with its corporate seal, duly attested by the signatures of its Vice-President and Assistant Secretary, this 12th day of July, A. D. 1965

UNITED STATES FIDELITY AND GUARANTY COMPANY

(Signed) By A. C. Holmes

(SEAL)

(Signed) A. W. Griffith

STATE OF MARYLAND } BALTIMORE CITY, }

On this 12th day of July, A. D. 1965, before me personally came A. C. Holmes, Vice-President of the UNITED STATES FIDELITY AND GUARANTY COMPANY and A. W. Griffith, Assistant Secretary of said Company, with both of whom I am personally acquainted, who being by me severally duly sworn, said that they resided in the City of Baltimore, Maryland; that they, the said A. C. Holmes and A. W. Griffith were respectively the Vice-President and the Assistant Secretary of the said UNITED STATES FIDELITY AND GUARANTY COMPANY, the corporation described in and which executed the foregoing Power of Attorney; that they each knew the seal of said corporation; that the seal affixed to said Power of Attorney was such corporate seal, that it was so affixed by order of the Board of Directors of said corporation, and that they signed their names thereto by like order as Vice-President and Assistant Secretary, respectively, of the Company. My commission expires the 30th day of June, A. D. 1967

(Seal) (Signed) Anne M. O'Brien

STATE OF MARYLAND } BALTIMORE CITY, }

I, James F. Carney, Clerk of the Superior Court of Baltimore City, which Court is a Court of Record, and has a seal, do hereby certify that Anne M. O'Brien, Notary Public in and for the State of Maryland, in and for the City of Baltimore, duly commissioned and sworn and authorized by law to administer oaths and take acknowledgments, or proof of deeds to be recorded therein. I further certify that I am acquainted with the handwriting of the said Notary, and verily believe the signature to be his genuine signature.

In Testimony Whereof, I have set my hand and affix the seal of the Superior Court of Baltimore City, this 12th day of July, A. D. 1965

(Seal) (Signed) James F. Carney

Robert E. Blase
ATTORNEY AND COUNSELLOR AT LAW

WICHITA, KANSAS
700 BITTING BUILDING
CODE 67502
AM 3-4423
TELEPHONES AM 2-8003
PO 3-3248
AREA CODE 316

October 29, 1965

Metropolitan Planning Commission
City of Wichita
City Hall Annex
Wichita, Kansas

Dear Sirs,

Re: Robert Blase Addition

This is to advise that the title to said property is in fee simple in the name of Robert E. Blase and Dorothy Dee Blase, as joint tenants with the right of survivorship and not as tenants in common. That the taxes are paid as of this date with the exception of the year 1965 which are now being levied but not due until December 20, 1965.

The above property is now legally described as:
Lots 67, 69, 71 and 73 on Guthrie Avenue
now Hood, Riverbend Addition to the City
of Wichita, Sedgwick County, Kansas

Robert E. Blase
Robert E. Blase

STATE OF KANSAS
SS:
SEDGWICK COUNTY

Before me a notary public in and for the county and state aforesaid, came Robert E. Blase, who is known to me to have executed his signature to the above instrument

In testimony whereof I affix my notarial seal this 29th day of October, 1965.

Raynie D. McFadden
Notary Public

My commission expires: ~~10-2-65~~
6-6-67



~~XXXXXXXXXX~~
AM4-4072

KENNETH O. TAYLOR
Consulting Engineer
~~XXXXXXXXXXXX~~ 567 West Douglas
WICHITA 5, KANSAS
October 8, 1965

Wichita-Sedgwick County MAFC
City Building Annex
Wichita, Kansas

Gentlemen:

This is to certify that irons have been set at all
lot corners in Robert Blase Addition, Wichita,
Sedgwick County, Kansas,

Kenneth O. Taylor
Kenneth O. Taylor



WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION
104 South Main, City Building Annex, Wichita, Kansas 67202

October 8, 1965

TO: Members of the Utility Advisory Committee

SUBJECT: S/D 65-75 - Preliminary and Final Plats of Blase
Addition

Gentlemen:

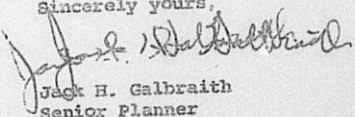
At its regular meeting on September 30, 1965, the Subdivision Committee considered the preliminary and final plats of Blase Addition. At this time, it was pointed out that a plat named Blase Addition had been filed previously and that this plat should be renamed.

The applicant has submitted a letter stating that he would like the plat to be renamed Robert Blase Addition. Our records show no other plat of this name and assume this to be satisfactory.

Please note this change to your plat copies.

If there are any questions concerning this matter, please call.

Sincerely yours,


Jack H. Galbraith
Senior Planner

JHG:RAW:jum

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION
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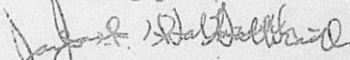
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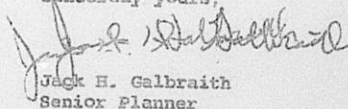
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Senior Planner

JHG:RAW:jmm

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October 8, 1965

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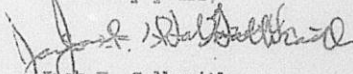
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Senior Planner

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WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION
104 South Main, City Building Annex, Wichita, Kansas 67202

October 8, 1965

TO: Members of the Utility Advisory Committee

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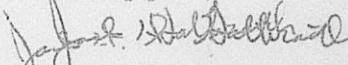
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Sincerely yours,



Jack H. Galbraith
Senior Planner

JHG:RAW:jm

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION
104 South Main, City Building Annex, Wichita, Kansas 67202

October 8, 1965

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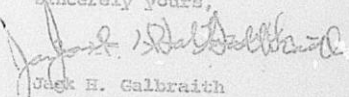
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Jack H. Galbraith
Senior Planner

JHG:RAW:jmm

Robert E. Blase
ATTORNEY AND COUNSELLOR AT LAW

WICHITA, KANSAS
709 BITTING BUILDING
CODE 67202
AM 5-4423
TELEPHONES AM 2-8008
FO 3-3248
AREA CODE 316

October 6, 1965

Metropolitan Planning Commission
City Building Annex
104 S. Main Street
Wichita, Kansas

Subject: S/D 65-75 - Final Plat Blase
Add.

Dear Sirs,

Enclosed please find Performance Bond in the sum of \$395.00 in the above matter. This bond has been executed by the United State Fidelity and Guaranty Company and is effective for a period of two years, as per your request.

I trust that Mr. K.O Taylor has cleared with you the desire to name this Robt. Blase Addition instead of "2nd" in view of the fact that it involves two separate individuals and tracts.

Sincerely

Robert E. Blase
ROBERT E. BLASE

REB/rb



October 8, 1965

Mr. K. O. Taylor
567 West Douglas
Wichita, Kansas

Subject: S/D 65-75 - Final Plat of Robert
Blase Addition

Dear Mr. Taylor:

At its regular meeting on October 7, 1965, the Metropolitan Area Planning Commission considered the Final Plat of Robert Blase Addition. The action of the Planning Commission was to recommend that this plat be approved subject to:

1. The applicant shall provide sidewalks adjacent to the east side of Hood Avenue and the north side of 22nd Street.
- OK 2. Prior to the time this plat is forwarded to the City Commission for its consideration, the applicant shall provide for either:
 - a. Construction of sidewalks in accordance with plans and specification of the City Engineer; or
 - OK b. A Corporate Surety Bond guaranteeing construction within 2 years, such bond to be in the amount of \$395.
- ~~3.~~ 3. Changing the name of the plat from Blase Addition to Robert Blase Addition.
4. Recording within 30 days after approval by the Board of City Commissioners.

October 8, 1965

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

1. Compliance with the requirements of the Metropolitan Area Planning Commission.
2. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
3. Certification by an attorney that fee title is vested in the plattor.
4. Certification that all taxes due and payable have been paid.
5. Certification that the irons have been set as required by the Subdivision Rules and Regulations of the Metropolitan Area Planning Commission.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

cc: Robert Blase
Bitting Building
Wichita, Kansas

October 1, 1965

Mr. K. O. Taylor
567 West Douglas
Wichita, Kansas

Subject: S/D 65-75 - Final Plat of Blase 2nd
Addition

Dear Mr. Taylor:

At its regular meeting on September 30, 1965, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Final Plat of Blase 2nd Addition. The action of the Subdivision Committee was to recommend that this plat be approved subject to:

1. The applicant shall provide sidewalks adjacent to the east side of Hood Avenue and the north side of 22nd Street.
2. Prior to the time this plat is forwarded to the City Commission for its consideration, the applicant shall provide for either:
 - a. Construction of the sidewalks in accordance with plans and specifications of the City Engineer; or
 - b. A Corporate Surety Bond guaranteeing construction within 2 years, such bond to be in the amount of \$395.
3. Changing the name of the plat from Blase Addition to Blase 2nd Addition.

October 1, 1965

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

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

This matter will be forwarded to the Metropolitan Area Planning Commission for its consideration on October 7, 1965.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

Enclosure

cc: Mr. Robert Blase
Bitting Building
Wichita, Kansas

PRELIMINARY AND
FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No. 65-75 NAME Blase Addition
DATE APPLICATION REC'D 9-20-65 PRELIMINARY APPROVAL _____

DESCRIPTION

GENERAL LOCATION Northeast corner of 22nd Street North and Hood

OWNER Robert Blase
SURVEYOR/ENGINEER K. O. Taylor
ADDRESS 307 1/2 Laura

1. GROSS ACREAGE OF PLAT	<u>0.31</u>	7. LINEAL FEET OF NEW STREETS:	
2. NUMBER OF LOTS:		(A) <u>10</u> R/W <u>105</u>	FT.
RESIDENTIAL _____		(B) _____ R/W _____	FT.
COMMERCIAL <u>1</u>		(C) _____ R/W _____	FT.
INDUSTRIAL _____		(D) TOTAL <u>105</u>	FT.
OTHER _____		8. TOTAL AREA OF NEW STREET	
TOTAL <u>1</u>		R/W <u>1.050</u>	SQ.FT.
3. AVERAGE LOT FRONTAGE	<u>105</u> FT.	9. EXISTING ZONING	<u>AA</u>
4. MINIMUM LOT FRONTAGE	<u>105</u> FT.	10. PROPOSED ZONING	<u>IC</u>
5. AVERAGE LOT AREA	<u>12,600</u> SQ.FT.	11. LOT AREA REQUIRED BY	
6. MINIMUM LOT AREA	<u>12,600</u> SQ.FT.	ZONING	<u> </u> SQ.FT.

STAFF COMMENTS:

1. The applicant shall provide sidewalks adjacent to the east side of Hood Avenue and the north side of 22nd Street.
2. Prior to the time this plat is forwarded to the City Commission for their consideration, the applicant shall provide for either:
 - a. construction of the sidewalks in accordance with plans and specifications of the City Engineer; or
 - b. a corporate surety bond guaranteeing construction within 2 years, such bond to be in the amount of \$395.
3. Recording within 30 days after approval by the Board of City Commissioners.
4. Associate Zone Case Z-0683.

MAP No.: C-4
SEC. No.: 5
TWP. No.: 27
RANGE: 1E

S/D No. 65-75

APPLICATION FOR SUBDIVISION APPROVAL

NAME OF SUBDIVISION: Blase Addition

GENERAL LOCATION: NE Corner 22nd St No. & Hood in SW 1/4 5-27-1E

NAME OF PROPERTY OWNER: Robert Blase
ADDRESS: Bitting Building, Wichita, Kansas PHONE: AM 5-4423
NAME OF SUBDIVIDER: Same
ADDRESS: _____ PHONE: _____
NAME OF AGENT/SURVEYOR: K. O. Taylor
ADDRESS: 307 1/2 Laura PHONE: AM 4-4072
DATE OF APPLICATION: Sept. 20, 1965

SUBDIVISION INFORMATION:

- | | |
|--|----------------------------------|
| 1. GROSS ACREAGE OF PLAT <u>0.31</u> | 7. LINEAL FEET OF NEW STREETS: |
| 2. NUMBER OF LOTS: | A. <u>10</u> R/W <u>105</u> FT. |
| RESIDENTIAL _____ | B. _____ R/W _____ FT. |
| COMMERCIAL <u>1</u> | C. _____ R/W _____ FT. |
| INDUSTRIAL _____ | D. TOTAL <u>105</u> FT. |
| OTHER _____ | |
| TOTAL NUMBER OF LOTS <u>1</u> | 8. TOTAL AREA OF NEW STREET R/W: |
| 3. AVERAGE LOT FRONTAGE <u>105</u> FT. | <u>1050</u> SQ.FT. |
| 4. MINIMUM LOT FRONTAGE <u>105</u> FT. | 9. EXISTING ZONING <u>AA</u> |
| 5. AVERAGE LOT AREA <u>12,600</u> SQ.FT. | 10. PROPOSED ZONING <u>LC</u> |
| 6. MINIMUM LOT AREA <u>12,600</u> SQ.FT. | |
11. PUBLIC WATER SUPPLY Yes (YES-NO), NAME City of Wichita
12. PUBLIC SANITARY SEWERS Yes (YES-NO), NAME City of Wichita
13. HEALTH DEPARTMENT APPROVAL (WHERE APPLICABLE) No (YES-NO)
14. CITY OF WICHITA OR 3 MILE AREA: City of Wichita

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: _____
BY: K O Taylor
AGENT

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

RECEIVED BY M. Arrington
DATE 9/20/65
3:30 pm

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



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

S/D No. _____

APPLICATION FOR SUBDIVISION APPROVAL

NAME OF SUBDIVISION: Blass Addition

GENERAL LOCATION: NE Corner 22nd St No. & Hood in SW 5-27-1E

NAME OF PROPERTY OWNER: Robert Blass

ADDRESS: Bitting Building, Wichita, Kansas PHONE: AM 5-1423

NAME OF SUBDIVIDER: Same PHONE: _____

ADDRESS: _____ PHONE: _____

NAME OF AGENT/SURVEYOR: K. O. Taylor PHONE: _____

ADDRESS: 307 1/2 Laura PHONE: AM 4-4072

DATE OF APPLICATION: Sept. 20, 1965

SUBDIVISION INFORMATION:

1. GROSS ACREAGE OF PLAT 0.31

2. NUMBER OF LOTS:

RESIDENTIAL _____

COMMERCIAL 1

INDUSTRIAL _____

OTHER _____

TOTAL NUMBER OF LOTS 1

3. AVERAGE LOT FRONTAGE 105 FT.

4. MINIMUM LOT FRONTAGE 105 FT.

5. AVERAGE LOT AREA 12,600 SQ.FT.

6. MINIMUM LOT AREA 12,600 SQ.FT.

7. LINEAL FEET OF NEW STREETS:

A. 10 R/W 105 FT.

B. _____ R/W _____ FT.

C. _____ R/W _____ FT.

D. TOTAL 105 FT.

8. TOTAL AREA OF NEW STREET R/W:

1050 SQ.FT.

9. EXISTING ZONING IC

10. PROPOSED ZONING IC

11. PUBLIC WATER SUPPLY Yes (YES-NO), NAME City of Wichita

12. PUBLIC SANITARY SEWERS Yes (YES-NO), NAME City of Wichita

13. HEALTH DEPARTMENT APPROVAL (WHERE APPLICABLE) No (YES-NO)

14. CITY OF WICHITA OR 3 MILE AREA: City of Wichita

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: _____

BY: K. O. Taylor
AGENT

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

RECEIVED BY _____
DATE _____

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	Pav. Cuts	Plan.	Plbg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer		

DESCRIPTION	AMOUNT
<i>Lab. Appl.</i>	<i>75.00</i>

Name *Robert K. Brown*

Address *709 N. ...*

Type *K-712* Due Date

Comments:

Date *1-20-65* By *Melo*