

1 S/D 66-19

F-10

WIEDEMANN ADDITION

On the north side of Kellogg in an
area west of Webb Road

ENGINEER: Baughman Company

Gladys Wiedemann

APPLICATION FILED 2-11-66

APPROVAL DATE 2-3-66

PRELIMINARY FILED 2-11-66

2-24-66 - deferred

3-10-66 - prelim - ~~Approve Prelims~~

3-21-66

ACTION 3-31-66 Approve Final

ACTION 4-7-66 Approve

4-19-66 Approved, subject to
conditions as recommended by AC

6-28-66

Closed 4-20-66

S/D 66-19 - WIEDEMANN ADDITION, on
the north side of Kellogg in an area
west of Webb Road

Reced
2-17-68

ACTION

	DATE
S/D COMMITTEE (Action) Referred	2-24-66
S/D Comm (Action) Approved	3-10-66
S/D Comm (Final) Approved	3-21-66
M.A.P.C. Approved	3-2-66
B.C.C. / B. CO. C. Approved sub-	4-19-66

ject to conditions as
recommended by PC

Closed 4-20-66

REGISTER OF DEEDS

SEDGWICK COUNTY, KANSAS

WIEDEMANN



FILED FOR RECORD ON June 28, 1966

Drawer H-1 5-12

Refused Deering

REGISTER OF DEEDS

6-69-66
jo

June 29, 1966

Ralph Eberly, City Clerk

Jack H. Galbraith, Senior Planner, Regulations Division

2-0762 - Zone change from "AA" to "LC"; **DP-15** - K-Mart Commercial Community Unit Plan; and **S/D 66-12** - Wiedemann Addition, all generally located on the north side of Kellogg in an area west of the Kansas Turnpike

At its regular meeting on April 19, 1966, the Board of City Commissioners considered the above-captioned cases. The action of the City Commission was to approve the zone change request, the community unit plan and plat subject to the conditions outlined in our letter to Mr. Curfman, of which you received a copy, dated April 20, 1966.

Attached for your files are the original copies with corresponding letters of the necessary assurances for the construction of the walls, construction of the bridge across Gypsum Creek, the straightening and shaping of the channel of Gypsum Creek, bridge approaches, and the extension of the existing service road west of Gypsum Creek, east to connect with said bridge. These assurance have been approved by the Department of Law.

The ordinance effectuating the zone change was published on June 25, 1966, and the plat of Wiedemann Addition was recorded with the Register of Deeds on June 27, 1966. This now completes all three cases.

If you have any questions concerning these matters, please contact our office.

JHG:bgs

Attachment

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 630 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

AMHERST 4-1376
AREA CODE 316

CLAUDE I. DEPEW
(1892 - 1956)
W. E. STANLEY
(1891 - 1953)
WILLIAM C. HOOK
(1905 - 1953)

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUSE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL M. BUCHANAN
CHARLES R. HOBERLY

June 27, 1966



Mr. Jack Galbraith
Wichita - Sedgwick County Metropolitan
Area Planning Commission
City Building Annex
Wichita, Kansas

Re: Wiedemann Addition

Dear Jack:

At the meeting of the governing body of the City of Wichita held on April 19, 1966, the above plat was approved and certain zoning and community unit plans were also approved subject to the developer accomplishing certain work or furnishing guarantees satisfactory to the city that this work would be done.

I refer you to your letter to me dated April 20, 1966. Attached hereto is a letter from Coogan and Walters, the purpose of which is to comply with paragraphs numbered 1 and 2 of the portion with reference to the approval of the plat and 3 and 5 of the recommendations with reference to the zone change.

Attached is also a Xerox copy of the original performance bond. I have previously supplied you with an unsigned Xerox copy of the construction contract. I thought I had a Xerox copy of the construction contract as signed, but find I do not. If you wish a copy, I am sure I can obtain one.

Very truly yours,

A handwritten signature in cursive script that reads "Lawrence Curfman".

of WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

LEC/rls

Encl.

COOGAN & WALTERS

COMMERCIAL DEVELOPERS

SUITE 300, 4901 RICHMOND AVENUE

HOUSTON, TEXAS 77027
713 - MOHAWK 6-2383

June 24, 1966

City Of Wichita
Wichita, Kansas

Re: Building Permit
E. Kellogg K-Mart Site
Wichita, Kansas

Gentlemen:

This is to assure you that in consideration of the issuance of a building permit for the construction of improvements on Wiedemann Addition, the undersigned agree to make no change in the construction contract with Law-Pollitt Construction Co., Inc., affecting the construction of the bridge across Gypsum Creek, the straightening and shaping of the channel of Gypsum Creek, and the construction of a wall along the west, unless such change in the contract is first approved by an authorized representative of the City of Wichita.

The undersigned further covenant to change the said construction contract to provide for the construction of the west approach to the bridge and for an extension of the existing service road west of Gypsum Creek, east to connect with said bridge, the cost of such bridge approach and such service road to be a part of the construction contract of the Law-Pollitt Construction Co., Inc.

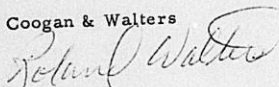


City of Wichita
Page Two
June 24, 1966

The undersigned further constitute the City of Wichita as the agent of the undersigned to enforce in the name of the undersigned or in the name of the City of Wichita the said construction contract with Law-Pollitt Construction Co., Inc. and the performance bond guaranteeing the performance of that contract, issued by United States Fidelity and Guaranty Company, which bond bears number 65990 12 507 66 and is in the principal amount of \$925,000, a copy of which bond is attached hereto and made a part hereof to the extent of the work required by the City of Wichita; namely the construction of the Gypsum Creek bridge and approaches, the straightening and shapping of the channel of Gypsum Creek and the construction of a wall along the west.

Yours very truly,

Coogan & Walters



Roland E. Walters

REW:cc

UNITED STATES FIDELITY AND GUARANTY COMPANY

Baltimore, Maryland
1830
(A Stock Company)

No. 65990 12 507 66

\$ 925,000.00

EXECUTED IN FOUR (4) COUNTERPARTS

PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

That LAW-POLLITT CONSTRUCTION CO., INC., Wichita, Kansas as Principal, hereinafter called Contractor, and UNITED STATES FIDELITY AND GUARANTY COMPANY as Surety, hereinafter called Surety, are held and firmly bound unto JACK COOGAN AND ROLAND E. WALTERS hereinafter called the Owner-Obligee, and unto PITTSBURGH NATIONAL BANK, Corner 5th Avenue and Wood Street, Pittsburgh, Pa. 15230 its successors and assigns of Pittsburgh National Bank hereinafter called the Lender, as their respective interests may appear, as OBLIGEEES, in the sum of Nine hundred Twenty Five Thousand and No/100 DOLLARS (\$925,000.00), lawful money of the United States of America for the payment of which Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, Contractor has by written agreement dated May 26, 1966 entered into a contract with Owner-Obligee for the construction of building between West Parkway and Webb Road on East Kellogg, Wichita, Kansas in accordance with drawings and specifications prepared by R. A. White, architect, 4901 Richmond Avenue, Houston, Texas 77027 which contract is by reference made a part hereof, and is hereinafter referred to as the Contract; and

WHEREAS, Lender has agreed to lend to Owner-Obligee a sum of money to be secured by a mortgage on said project and to be used in making payments under said Contract, and desires protection as its interests may appear, in the event of default by Contractor under said Contract, said protection to be subject to the performance by the OBLIGEEES, or either of them, of the obligations to Contractor either in connection with said Contract or as a third party beneficiary under the said loan agreement between Lender and Owner-Obligee.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if Contractor shall promptly and faithfully perform said Contract, then this obligation shall be null and void; otherwise it shall remain in full force and effect. (See Below)

The Surety hereby waives notice of any alteration or extension of time made by the Owner-Obligee.

Whenever Contractor shall be or be declared by Owner-Obligee to be in default under the Contract, the Owner-Obligee having performed Owner-Obligee's obligations thereunder, the Surety may promptly remedy the default, or shall promptly

- (1) Complete the Contract in accordance with its terms and conditions and become entitled to receive all payments which would have become due and payable to Contractor if Contractor had performed the work, or
- (2) Obtain a bid or bids for submission to Owner-Obligee for completing the contract in accordance with its terms and conditions, and upon determination by Owner-Obligee and Surety of the lowest responsible bidder, arrange for a contract between such bidder and Owner-Obligee, and make available as work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the contract price; but not exceeding, including other costs and damages for

which the Surety may be liable hereunder, the amount set forth in the first paragraph hereof. The term "balance of the contract price", as used in this paragraph, shall mean the total amount payable by Owner-Obligee to Contractor under the Contract and any amendments thereto, less the amount properly paid by Owner-Obligee to Contractor.

Any suit under this bond must be instituted before the expiration of two (2) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the OBLIGEEs named herein or the heirs, executors, administrators, successors or assigns of said OBLIGEEs.

IT IS FURTHER UNDERSTOOD AND AGREED that the Surety shall not be liable under this Bond to the Obligees, or either of them, unless the said OBLIGEEs, or either of them, shall make payments to the Contractor strictly in accordance with the terms of said Contract as to payments, and shall perform all the other obligations to be performed under said Contract at the time and in the manner herein set forth.

SIGNED and SEALED THIS 26th day of May, 1966.

IN THE PRESENCE OF:

Bruce Lowell

LAW-POWELL CONSTRUCTION CO., INC.

By Matthew Powell
Title VIC President

UNITED STATES FIDELITY AND GUARANTY COMPANY

Charles J. White

W. G. Matchette
W. G. Matchette, Attorney-in-Fact

It is specifically agreed that no change, extension of time, alteration, addition or modification of the construction agreement or any accommodation or accommodations extended by obligee to the principal for any reason or reasons whatsoever shall, in any way, effect surety's obligations under this bond, and said surety hereby waives notice of any such change, extension of time, alterations, additions and modifications of said construction agreement (whether in writing or otherwise); and further waives notice of any accommodation or accommodations extended by obligee to principal. No dealings, negotiations or other acts of the Principal and obligee or between them, pertaining to said construction agreement and any work done in connection therewith, and the work to be performed thereunder, shall, in any manner affect surety's obligations under this bond.

(CERTIFIED COPY)

GENERAL POWER OF ATTORNEY

No. 77441

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 W. G. Matchette, Charles J. White, Edson G. Neifing and Betty Glenn

of the City of Wichita, State of Kansas its true and lawful attorneys in and for the State of Kansas

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 that anyone of the said W. G. Matchette and the said Charles J. White and the said Edson G. Neifing and the said Betty Glenn

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 instrument to be sealed with its corporate seal, duly attested by the signatures of its Vice-President and Assistant Secretary, this 8th day of March, A. D. 1966

UNITED STATES FIDELITY AND GUARANTY COMPANY.

(Signed) By E. G. Hundley Vice-President.

(SEAL) (Signed) A. W. Griffith Assistant Secretary.

STATE OF MARYLAND }
BALTIMORE CITY, }

On this 8th day of March, A. D. 1966, before me personally came E. G. Hundley, 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 E. G. Hundley 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 first day in July, A. D. 1967

(SEAL) (Signed) Anne M. O'Brien Notary Public.

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, Esquire, before whom the annexed affidavits were made, and who has thereto subscribed his name, was at the time of so doing a Notary Public of 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 hereto set my hand and affix the seal of the Superior Court of Baltimore City, the same being a Court of Record, this 8th day of March, A. D. 1966
(Signed) James F. Carney Clerk of the Superior Court of Baltimore City.

COPY OF RESOLUTION

That Whereas, it is necessary for the effectual transaction of business that this Company appoint agents and attorneys with power and authority to act for it and in its name in States other than Maryland, and in the Territories of the United States and in the Provinces of the Dominion of Canada and in the Colony of Newfoundland.

Therefore, be it Resolved, that this Company do, and it hereby does, authorize and empower its President or either of its Vice-Presidents in conjunction with its Secretary or one of its Assistant Secretaries, under its corporate seal, to appoint any person or persons as attorney or attorneys-in-fact, or agent or agents of said Company, in its name and as its act, to execute and deliver any and all contracts guaranteeing the fidelity of persons holding positions of public or private trust, guaranteeing the performances of contracts other than insurance policies and executing or guaranteeing bonds and undertakings, required or permitted in all actions or proceedings, or by law allowed, and

Also, in its name and as its attorney or attorneys-in-fact, or agent or agents to execute and guarantee the conditions of any and all bonds, recognizances, obligations, stipulations, undertakings or anything in the nature of either of the same, which are or may be law, municipal or otherwise, or by any Statute of the United States or of any State or Territory of the United States or of the Provinces of the Dominion of Canada or of the Colony of Newfoundland, or by the rules, regulations, orders, customs, practice or discretion of any board, body, organization, office or officer, local, municipal or otherwise, be allowed, required or permitted to be executed, made, taken, given, tendered, accepted, filed or recorded for the security or protection of, by or for any person or persons, corporation, body, office, interest, municipality or other association or organization whatsoever, in any and all capacities whatsoever, conditioned for the doing or not doing of anything or any conditions which may be provided for in any such bond, recognizance, obligation, stipulation, or undertaking, or anything in the nature of either of the same.

I, **H. G. Sachse**, an Assistant Secretary of the UNITED STATES FIDELITY AND GUARANTY COMPANY, do hereby certify that the foregoing is a full, true and correct copy of the original power of attorney given by said Company to **W. G. Matchette, Charles J. White, Edson G. Neifing and Betty Glenn**

of **Wichita, Kansas**, authorizing and empowering **them** to sign bonds as therein set forth, which power of attorney has never been revoked and is still in full force and effect.

And I do further certify that said Power of Attorney was given in pursuance of a resolution adopted at a regular meeting of the Board of Directors of said Company, duly called and held at the office of the Company in the City of Baltimore, on the 11th day of July, 1910, at which meeting a quorum of the Board of Directors was present, and that the foregoing is a true and correct copy of said resolution, and the whole thereof as recorded in the minutes of said meeting.

In Testimony Whereof, I have hereunto set my hand and the seal of the UNITED STATES FIDELITY AND GUARANTY COMPANY on **May 26, 1966**
(Date)

H. G. Sachse

Assistant Secretary.

JG

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUSE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL M. BUCHANAN
CHARLES R. MOBERLY

AMHERST 4-1376
AREA CODE 316

CLAUDE J. DEPEW
(1892-1955)
W. E. STANLEY
(1891-1953)
WILLIAM C. HOOK
(1905-1952)

June 3, 1966

Mr. Jack Galbraith
Wichita - Sedgwick County Metropolitan
Area Planning Commission
Wichita, Kansas

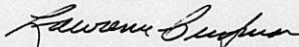
Re: Wiedemann Addition

Dear Jack:

Enclosed herewith is covenant signed by Messrs. Coogan and Walters and their wives, which I trust will meet with the approval of your office and the City Attorney as to the requirement in connection with the north boundary line of the K-mart East property.

If for any reason the enclosed is not satisfactory, would you advise at your earliest convenience as we wish to commence construction as soon as possible.

Very truly yours,



of WEIGAND, CURFMAN, BRAINERD HARRIS & KAUFMAN

LEC/rls

Encl.

cc: Coogan and Walters



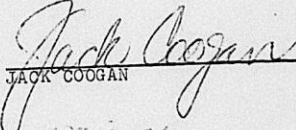
COVENANT

KNOW ALL MEN BY THESE PRESENTS:


That we, the undersigned, owners of Lot 1 in Wiedemann Addition to the City of Wichita, Sedgwick County, Kansas, hereby covenant to and with the City of Wichita, Kansas, a municipal corporation, as follows:

That within one week after notice to the undersigned that a residential building permit has been issued for any lot adjoining on the north the said Lot 1 in Wiedemann Addition, the undersigned will commence the construction of a five to eight foot solid or semi-solid masonry wall along the north property line of Lot 1 in Wiedemann Addition and proceed with reasonable diligence and dispatch to complete said wall at the sole cost and expense of the undersigned. The undersigned covenant that if they fail to comply with this covenant, they will pay or cause to be paid to the City of Wichita, Kansas, the sum of \$6,000.00. The extent of the liability of the undersigned under this covenant shall be said sum of \$6,000.00, and upon payment of such sum there shall be no further obligation under this covenant. This covenant shall run with the land and be binding upon any subsequent owners of said Lot 1 in Wiedemann Addition of the City of Wichita, Sedgwick County, Kansas.

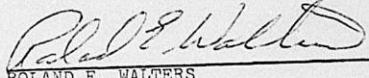
WITNESS our hands this one day of June, 1966.



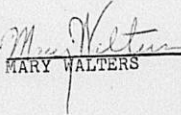
JACK COOGAN



ALIDA Z. COOGAN



ROLAND E. WALTERS



MARY WALTERS

ACKNOWLEDGMENT

State of Texas)
Harris County) ss.

BE IT REMEMBERED, That on this 2nd day of June, 1966, before me, the undersigned, a notary public in and for the County and State aforesaid, appeared Jack Coogan and Alida Z. Coogan, his wife and Roland E. Walters and Mary Walters, his wife, who are personally known to me to be the same persons who executed the within instrument of writing and such persons duly acknowledged the execution of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal, the day and year last above written.

Harold Johnson
Notary Public

My Commission Expires:

June 1, 1967

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING

WICHITA, KANSAS 67202

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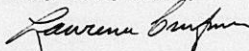
June 22, 1966

Mr. Jack Galbraith
c/o Wichita - Sedgwick County
Metropolitan Area Planning Department
City Building Annex
Wichita, Kansas

Dear Jack:

One of the requirements in connection with the plat of Wiedemann Addition was the granting of an eight foot easement along the north. Enclosed herewith is the original easement, which easement was recorded June 16, 1966, and appears in Book 581 of Miscellaneous records at page 275.

Very truly yours,



of WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

LEC/rls

Encl.



LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING

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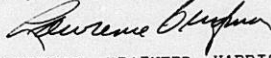
June 17, 1966

Mr. Jack Galbraith
Wichita - Sedgwick County Metropolitan
Planning Commission
City Building Annex
Wichita, Kansas

Dear Jack:

Enclosed herewith is a letter from Fred Doane confirming that
irons have been set in Wiedemann Addition.

Very truly yours,



of WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

LEC/rls

Encl.



JOHN T. (JACK) REEVES

OFFICE OF
BAUGHMAN CO.
Surveyors

2522 EAST KELLOGG
WICHITA, KANSAS 67211
MURRAY 3-7431

FRED J. DOANE

June 17, 1966

Planning Office
City Building Annex
Wichita, Kansas

Gentlemen:

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

Fred J. Doane
Surveyor



LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)

SUITE 830 FIRST NATIONAL BANK BUILDING

WICHITA, KANSAS 67202

AMHERST 4-1376

AREA CODE 316

May 31, 1966

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUSE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
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CHARLES R. HOBERLY

CLAUDE I. DEPEW
(1892-1956)
W. E. STANLEY
(1891-1953)
WILLIAM C. HOOK
(1905-1953)

Jack Galbraith
Wichita Sedgwick County Metropolitan
Area Planning Commission
Wichita, Kansas

Re: Wiedemann Addition

Dear Jack:

Enclosed herewith is the linen tracing for Wiedemann Addition duly signed by the owners and ready for recording following signatures by the appropriate local officials.

The covenant as to the north wall has been prepared for signatures of the new owners and is being signed. The private easement along the north was prepared for the signatures of the old owners, has been signed and is being held by the owners until the closing of the purchase transaction.

A letter of credit as to the bridge and the shaping will be forthcoming as soon as there is a better estimate on the cost of the bridge.

Very truly yours,



of WEIGAND CURFMAN BRAINERD HARRIS & KAUFMAN

LEC:as

Enclosure

cc: K. W. Pringle, Jr.
Attorney at Law
Wichita Plaza Building
Wichita, Kansas 67202

Coogan & Walters
4901 Richmond Avenue
Suite 300
Houston, Texas 77027



WASCO
METROPOLITAN AREA PLANNING
COMMISSION
ADDRESS: 12811 - AREA CODE 316
CITY BUILDING ANNEX
1048 - NORTH ST.
WICHITA, KANSAS 67202

April 22, 1966

Mr. Lawrence Curfman
830 First National Bank Bldg.
Wichita, Kansas

Subject: Z-0762 - Zone change from "AA" to
"LC"; and DP-15 - K-Mart Commercial Commu-
nity Unit Plan, located on the north side of
Kellogg in an area west of the Kansas Turn-
pike

Dear Mr. Curfman:

As we discussed in our phone conversation on this date, a cor-
rection should be made in our letter dated April 20, 1966, re-
garding Condition No. 4 on Page 2. This condition should read
as follows:

- "4. A 5'-8" solid or semi-solid masonry wall either shall be constructed along the north property line upon the issuance of any building permit on Parcel No. 1 or Parcel No. 2; or some form of guarantee shall be filed with the Planning Department upon approval of the community unit plan by the Board of City Commissioners, either in the form of a surety bond, cash deposit, letter of credit, or covenant, in the amount of \$6,000, guaranteeing the construction of said wall to begin within one week after notice to the developer (applicant) that a residential building permit has been issued north of subject property."

The correction of this condition should also be changed on the revised copy of the development plan.

WICHITA-

2

April 22, 1966

If you should have any questions concerning this matter, please do not hesitate to call.

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

cc: Mr. Russ A. White
Coogan & Walters
4901 Richmond Avenue, Suite 300
Houston, Texas 77027

Mr. Ralph Eberly
City Clerk

Mr. Glen Lytle, Superintendent
Central Inspection Division
Department of Public Works

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

AMHERST 2-8211 — AREA CODE 316
CITY BUILDING ANNEX
104 S. MAIN ST.
WICHITA, KANSAS 67202

April 20, 1966

Mr. Lawrence Curfman
830 First National Bank Bldg.
Wichita, Kansas

Subject: Z-0762 - Zone change from "AA" to "LC";
DP-15 - K-Mart Commercial Community Unit Plan;
and S/D 66-19 - Wiedemann Addition - All generally
located on the north side of Kellogg in an area
west of the Kansas Turnpike

Dear Mr. Curfman:

At its regular meeting on April 19, 1966, the Board of City Commissioners considered the above-captioned cases. The action of the City Commission was to approve the zone change request and community unit plan, as recommended by the Planning Commission, subject to the following conditions:

1. Under General Provisions, indicating that signs along U. S. 54 shall not exceed 30 feet in height and shall be placed so as not to project over any public right-of-way. It shall also be noted that signs shall not be located adjacent to the north, east and west property lines.
2. Waiver of the required 5'-8' wall along the east property line, which is the Turnpike right-of-way line.
3. A 5'-8' solid or semi-solid masonry wall shall be constructed and a 15-foot mass planting screen of both deciduous and evergreen shrubs and trees shall be provided upon the issuance of any building permit on Parcel No. 1. Prior to publishing the Ordinance effectuating the zone change the applicant shall submit a landscape plan showing the type of materials, location, and maximum growth



ALL-AMERICA CITY

April 20, 1966

height. The wall shall be located 15 feet from the east line of the flood control dedication so that the 15-foot planting screen will be on the west side of the wall facing the residences to the west.

4. A 5'-8' solid or semi-solid masonry wall either be constructed along the north property line upon the issuance of any building permit on Parcel No. 1 or Parcel No. 2; or some form of guarantee shall be filed with the Planning Department upon approval of the community unit plan by the Board of City Commissioners, either in the form of a surety bond, cash deposit, letter of credit, or covenant, in the amount of \$6,000, guaranteeing the construction of said wall to begin within one week after the issuance of any residential building permit north of subject property.
5. The applicant submitting engineering plans to be approved by the Department of Engineering and the State Highway Department for a bridge to be constructed at the developer's expense across the drainage channel in line with the private service road and the Kellogg service road to the west. The developer shall also extend the private service road west to the bridge.

The developer shall file, upon approval of the engineering plans, a guarantee providing for the bridge either in the form of a surety bond, cash deposit or letter of credit, the amount of such surety to be determined and forwarded to the applicant after the plans are approved. Prior to the release of the guarantee of the bridge, the City of Wichita shall inspect and approve said bridge and accept the maintenance thereof.

6. Waiver of the required 10-foot planting area north of U. S. 54 right-of-way line.
7. The development of this property shall proceed in accordance with the development plan as approved by the Planning Commission, and any substantial deviation of the plan, as determined by the Superintendent

April 20, 1966

of Central Inspection and the Director of Planning, shall constitute a violation of the building permit authorizing construction of the proposed development.

4. Any major changes in this development plan shall be resubmitted to the Planning Commission and to the City Commission for their consideration.

With the releasing of the tracing for recording, or the publication of the Ordinance effectuating the zone change, it will be necessary for the applicant to comply with all of the above conditions, as well as making all corrections (see the enclosed development plan), and resubmitting three copies of the corrected Brookview Community Unit Plan. Specifically, the following must be submitted:

- 1. A landscape plan as specified in Condition No. 1.
 - 2. The filing of a guarantee for the 20' width of the road as required in Condition No. 4.
 - 3. Submission of engineering plans for the bridge as required in Condition No. 5.
 - 4. The filing of a guarantee providing for construction of the bridge as required in Condition No. 5.
- The City Commission will consider and approve the plan of proposed conditions, as recommended by the Planning Commission, subject to the following conditions:
- 1. The developer, constructing the proposed development, shall file a guarantee with the City Commission, prior to the releasing of the tracing for recording, to the effect that the applicant will deposit a bond in the amount of \$10,000 guaranteeing the construction of the drainage system.
 - 2. The developer, submitting engineering plans, to be approved by the Engineering Department of the County, shall file a guarantee with the County Engineer, to the effect that the drainage system, as approved by the County Engineer, shall be constructed in accordance with the plans submitted to the County Engineer, and shall be maintained by the developer.

April 20, 1966

of Central Inspection and the Director of Planning, shall constitute a violation of the building permit authorizing construction of the proposed development.

8. Any major changes in this development plan shall be resubmitted to the Planning Commission and to the City Commission for their consideration.

Prior to either the releasing of the tracing for recording, or the publication of the Ordinance effectuating the zone change, it will be necessary for the applicant to comply with all of the above conditions, as well as making all corrections (see the enclosed development plan), and resubmitting three copies of the corrected K-Mart Community Unit Plan. Specifically, the following must be submitted:

1. A landscape plan as specified in Condition No. 3.
2. The filing of a guarantee for the 5'-8' wall on the north as required in Condition No. 4.
3. Submission of engineering plans for the bridge as required in Condition No. 5.
4. The filing of a guarantee providing for construction of the bridge as required in Condition No. 5.

The City Commission also considered and approved the plat of Wiedemann Addition, as recommended by the Planning Commission, subject to the following conditions:

1. The developer constructing the Gypsum Creek Channel to City specifications. Prior to the releasing of the tracing for recording the applicant shall submit a bond in the amount of \$12,000 guaranteeing the installation of the drainage channel.
2. The developer submitting engineering plans, to be approved by the Engineering Division of the Department of Public Works and the State Highway Department, for a bridge across the drainage channel and an extension of the private service road west to the bridge, both to be constructed by the developer.

April 20, 1966

Prior to the releasing of the tracing for recording, the installation shall be guaranteed in the form of a surety bond, cash deposit or irrevocable letter of credit, the amount of such surety to be determined and forwarded to the applicant upon the approval of the engineering plans.

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

As we discussed, it will also be necessary for you to submit the following:

- OK¹. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
- OK². Certification by an attorney that fee title is vested in the plattor.
- OK. Certification that all taxes due and payable have been paid.
- OK⁴. 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 any of these requirements, please do not hesitate to call.

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs
Enclosure

cc: Mr. Russ A. White
Coogan & Walters
4901 Richmond Avenue, Suite 300
Houston, Texas 77027

Mr. Ralph Eberly
City Clerk

SUBDIVISION REPORT

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION TO
BOARD OF CITY COMMISSIONERS

Subdivision Approval

S/D Number: _____ Name: Wiedemann Addition
 Application Filed: 66-19 Sketch Filed: _____
 Preliminary Plat Filed: 2-11-66 Approved by S/D: 2-3-66
 Final Plat Filed: 2-11-66 Approved by S/D: 3-10-66
 Approved by Metropolitan Area Planning Commission: 3-21-66 Approved by S/D: 3-31-66
 Approved by Metropolitan Area Planning Commission: _____ Approved by S/D: 4-7-66

DESCRIPTION

General Location: North side of Kellogg in an area west of Webb Road

Owner: Gladys Wiedemann
 Surveyor or Engineer: Bughman Company
 Address: 2522 East Kellogg

- | | | | |
|--------------------------|------------|--------------------------------|-----------------|
| 1. Gross Acreage of Plat | 17.55 | 7. Lineal Feet of New Streets: | |
| 2. Number of Lots: | | (a) _____ | R/W _____ ft. |
| Residential | _____ | (b) _____ | R/W _____ ft. |
| Commercial | _____ | (c) _____ | R/W _____ ft. |
| Industrial | 1 | (d) _____ | Total _____ ft. |
| Other | _____ | 8. Total Area of New Streets: | |
| Total | 1 | R/W _____ | sq. ft. |
| 3. Average Lot Frontage | 1067.23 | 9. Existing Zoning | _____ |
| ft. | | 10. Lot Area Required by | |
| 4. Minimum Lot Frontage | _____ | Zoning _____ | sq. ft. |
| ft. | | | |
| 5. Average Lot Area | _____ | | |
| sq.ft. | | | |
| 6. Minimum Lot Area | 649,218.65 | | |
| sq.ft. | | | |

Planning Commission Recommendation:

MOONEY moved and HILL seconded that the Planning Commission recommend to the City Commission that this plat be approved, subject to the following conditions:

(See attached sheet for conditions.)

Vote of Planning Commission: Unanimous

Respectfully submitted,

_____, Secretary

Action: Approve the plat as approved by the Metropolitan Area Planning Commission and authorize the Mayor to sign.

1. The developer constructing the Gypsum Creek Channel to City specifications and submitting a bond in the amount of _____ guaranteeing the installation.
2. The developer submitting engineering plans, to be approved by the Engineering Division of the Department of Public Works and the State Highway Department, for a bridge across the drainage channel and an extension of the private service road west to the bridge, both to be constructed by the developer. Installation shall be guaranteed in the form of a surety bond, cash deposit, or irrevocable letter of credit, the amount of such surety to be determined and forwarded to the applicant.
3. Conditions 1 and 2 being complied with prior to the releasing of the tracing for recording.
4. Recording within 30 days after approval by the Board of City Commissioners.

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(D'PEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUBE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL H. BUCHANAN
CHARLES R. MOBERLY

AMHERST 4-1376
AREA CODE 316

CLAUDE I. DEPEW
(1892 - 1956)
W. E. STANLEY
(1891 - 1953)
WILLIAM C. HOOK
(1905 - 1953)

April 11, 1966

Wichita - Sedgwick County Metropolitan
Area Planning Commission
Wichita, Kansas

Gentlemen:

This is to certify that we have examined abstracts of title covering:

All of the real estate located in the South Half (S 1/2) of the South Half (S 1/2) of the Southeast Quarter (SE 1/4) of Section 20, Township 27 South, Range 2 East, except that portion occupied by the Kansas Turnpike Authority and that portion acquired and used for United States Highway No. 54, a portion of which is proposed to be included within Wiedemann Addition.

Said abstract shows good and merchantable title in

GLADYS H. G. WIEDEMANN and THE FOURTH NATIONAL BANK AND TRUST COMPANY, WICHITA, WICHITA, KANSAS, as Trustees under the Last Will and Testament of K. T. Wiedemann, deceased,

subject only to the following:

1. A 90 foot easement for channel change granted to the State Highway Commission of the State of Kansas.
2. A 30 foot sewer easement to the City of Wichita, running generally along the West portion of the property.
3. Access control by the State Highway Commission along the entire South line, bordering U. S. Highway 54, except

Wichita - Sedgwick County Metropolitan
Area Planning Commission
Page 2
April 11, 1966

for one right of access 40 feet in width.

4. A mortgage recorded in Book 1362 of Mortgages at page 491 in the original principal amount of \$165,000 held by Burt E. Maxwell, R. C. Maxwell, Hugh S. Maxwell and W. Burdell Baker, Trustee. Under the contract of purchase this mortgage is to be released and satisfied when the present fee owners deed this property to the developers, Coogan and Walters.

5. Taxes for the first half of 1965 and all prior years appear paid.

WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

By

Lawrence Curfman

LEC/rls

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

COPY

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUSSE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL M. BUCHANAN
CHARLES R. MOBERLY

AMHERST 4-1376
AREA CODE 316

April 11, 1966

Wichita - Sedgwick County Metropolitan
Area Planning Commission
Wichita, Kansas

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3. Access control by the State Highway Commission along the entire South line, bordering U. S. Highway 54, except

Wichita - Sedgwick County Metropolitan
Area Planning Commission
Page 2
April 11, 1966

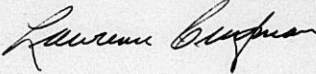
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5. Taxes for the first half of 1965 and all prior years appear paid.

WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN

By



LEC/rls

April 7, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-19 - Wiedemann Addition

Gentlemen:

At its regular meeting on April 7, 1966, the Metropolitan Area Planning Commission considered the Final Plat of Wiedemann Addition and recommended that this plat be approved subject to:

1. The construction of the Gypsum Creek Channel being accomplished by the developer to conform with city specifications, or a performance bond being posted guaranteeing its installation prior to the forwarding of this plat to the Board of City Commissioners. The amount of the construction shall be determined and forwarded to the applicant.
2. The applicant submitting engineering plans, to be approved by the Engineering Division and the State Highway Department, for a bridge across the drainage channel and an extension of the private service road west to the bridge, both to be constructed at the developer's expense. The developer shall file, upon approval of the City Commission, a guarantee providing for the bridge, either in the form of a surety bond, cash deposit, or letter of credit, the amount of such surety to be determined and forwarded to the applicant. Prior to the release of the guarantee of the bridge, the City of Wichita shall inspect and approve said bridge and accept the maintenance thereof.

7.
Bond form

April 7, 1966

3. The granting of the easements in the platdor's text being reworded as follows: "The sewer easement is hereby granted to the public for the construction and maintenance of sewers. The utility easement is hereby granted to the public for the construction and maintenance of utilities. The fire lane esesement as indicated is hereby granted to the public".
- OK 4. The applicant granting an 8-foot private easement in favor of Kansas Gas and Electric and Southwestern Bell Telephone Company along the north line of the plat. (A copy of this easement has been filed with the Planning Department.
5. Reccrding 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:

1. Compliance with the requirements of the Metropolitan Area Planning Commission.
- OK 2. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
- OK 3. Certification by an attorney that fee title is vested in the platdor.
- OK 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.

need to
last 2

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

WICHITA-SEDGWICK COUNTY 3

April 7, 1966

cc: Mr. Lawrence Curfman
830 First National Bank Bldg.
Wichita, Kansas

Mr. Russ A. White
Coogan & Walters
Suite 300
4901 Richmond Avenue
Houston, Texas 77027

KANSAS GAS AND ELECTRIC COMPANY
WICHITA 1, KANSAS

April 4, 1966

jk

Mr. Lawrence E. Curfman, Attorney
First National Bank Building
Wichita, Kansas

Dear Mr. Curfman:

In connection with processing the Wiedemann Addition Plat, in the Subdivision Committee Meeting of March 31, 1966, it was agreed the petitioner would grant an eight foot easement along the North side of the proposed plot. This easement was for the use of Kansas Gas and Electric Company and Southwestern Bell Telephone Company.

Enclosed is a copy of our standard form for this type of easement. Please note I have filled in the form to indicate the easement which we are requesting. This easement is to be recorded in conjunction with and after the Wiedemann Addition Plat is recorded.

Please send a copy of the recorded easement with the recording data to me and also to Mr. Harry Jungk, Southwestern Bell Telephone Company. We will need these copies to complete our file.

Thank you for your cooperation.

Sincerely yours,
Harold B. Davis

Harold B. Davis
Wichita Chief Estimator



C
O
P
Y

HED:md
cc: Mr. Harry Jungk (Southwestern Bell Telephone Company)
Mr. Jack Galbraith (Senior Planner
Metropolitan Area Planning Comm.
104 South Main Street
Wichita, Kansas)

April 4, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-19 - Wiedemann Addition,
located on the north side of Kellogg in an
area west of Webb Road

Gentlemen:

At its regular meeting on March 31, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the above-captioned final plat. The action of the Subdivision Committee was to recommend that the final plat be approved subject to the following conditions:

1. Prior to the forwarding of the plat to the Board of City Commissioners, the construction of Gypsum Creek Channel shall be accomplished by the developer to conform with City specifications, or a performance bond shall be posted guaranteeing its installation. The amount of the construction shall be determined and forwarded to the applicant.
2. The applicant shall submit engineering plans to be approved by the Department of Engineering and the State Highway Department for a bridge across the drainage channel and an extension of the private service road west to the bridge. These are both to be constructed at the developer's expense.

The developer shall file, upon approval by the Board of City Commissioners, a guarantee providing for the bridge either in the form of surety bond, cash deposit, or letter of credit. The amount of such surety to be determined and forwarded to the applicant. Prior to the release of the guarantee of the bridge, the City of Wichita shall inspect and approve said bridge and accept the maintenance thereof.

3.

April 4, 19665
Wiedemann Addition

3. The granting of the easements in the plattor's text shall be reworded as follows: "The sewer easement is hereby granted to the public for the construction and maintenance of sewers. The utility easement is hereby granted to the public for construction and maintenance of utilities. The firelane easement as indicated is hereby granted to the public."

OK

The applicant shall grant an 8-foot private easement in favor of Kansas Gas and Electric and the Southwestern Bell Telephone Company along the north line of the plat. The Flood Control Division requests that the location of any utility pole or structure within the west 210 feet of said easement be subject to the approval of the Department of Public Works. A copy of this easement shall be filed with the Planning Department prior to the forwarding of the plat to the Board of City Commissioners.

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

The recommendation of the Subdivision Committee that the final plat be approved will be forwarded to the Metropolitan Area Planning Commission for their consideration at their next regular meeting on April 7, 1966.

Enclosed herewith is the marked Engineer's copy of the final plat for your information and files.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:mnt

Enclosure

cc: Coogan & Walters
4901 Richmond Avenue, Suite 300
Houston, Texas

Lawrence Curfman
1st National Bank Bldg.

FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No. 66-19 NAME WIEDEMANN ADDITION
DATE APPLICATION REC'D 2-11-66 PRELIMINARY APPROVAL 2-24-66

DESCRIPTION

GENERAL LOCATION On the north side of Kellogg in an area west of Webb Road

OWNER Gladys Wiedemann
SURVEYOR/ENGINEER Baughman Company
ADDRESS 2522 East Kellogg

1. GROSS ACREAGE OF PLAT <u>17.55</u>	7. LINEAL FEET OF NEW STREETS:
2. NUMBER OF LOTS:	(A) _____ R/W _____ FT.
RESIDENTIAL _____	(B) _____ R/W _____ FT.
COMMERCIAL <u>1</u>	(C) _____ R/W _____ FT.
INDUSTRIAL _____	(D) TOTAL _____ FT.
OTHER _____	8. TOTAL AREA OF NEW STREET
TOTAL <u>1</u>	R/W _____ 89.FT.
3. AVERAGE LOT FRONTAGE <u>1067.23</u> FT.	9. EXISTING ZONING <u>AA</u>
4. MINIMUM LOT FRONTAGE _____ FT.	10. PROPOSED ZONING <u>LC</u>
5. AVERAGE LOT AREA _____ 89.Ft.	11. LOT AREA REQUIRED BY
6. MINIMUM LOT AREA <u>649,218.65</u> 89.FT.	ZONING _____ 89.FT.

STAFF COMMENTS:

1. It should be pointed out that setbacks have been controlled on the Community Unit Plan.
2. It should also be pointed out that a K-Mart Shopping Center is proposed at this location and the Community Unit Plan and Zone Change application were considered and approved by the Metropolitan Area Planning Commission at their regular meeting on March 17, 1966.
3. Prior to the forwarding of the plat to the Board of City Commissioners, the construction of Gypsum Creek Channel shall be accomplished by the developer to conform with City specifications, or a performance bond shall be posted guaranteeing its installation.
4. Access was discussed to some extent when the associated cases DP-15 and Z-0762 "AA" to "LC", were considered before the Metropolitan Area Planning Commission on March 17, 1966.
It was determined by the Metropolitan Area Planning Commission that the applicant shall submit engineering plans to be approved by the Department of Engineering and the State Highway Department for a bridge across the drainage channel and an extension of the private service road west to the bridge. These are both to be constructed at the developer's expense.

The developer shall file, upon approval by the Board of City Commissioners, a guarantee providing for the bridge either in the form of a surety bond, cash deposit, or letter of credit. The amount of such surety to be determined and forwarded to the applicant. Prior to the release of the guarantee of the bridge, the City of Wichita shall inspect and approve said bridge and accept the maintenance thereof.
5. The granting of the easements in the plat's text shall be reworded as follows: "The sewer easement is hereby granted to the public for the construction and maintenance of sewers. The utility easement is hereby granted to the public for the construction and maintenance of utilities. The firelane easement as indicated is hereby granted to the public."
6. Recording within 30 days after approval by the Board of City Commissioners
7. Associated Development Plan DP-15
8. ⁹⁻ Associated Zone Case "AA" to "LC".

March 14, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-19 - Preliminary Plat of
Wiedemann Addition

Gentlemen:

At its regular meeting on March 10, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Preliminary Plat of Wiedemann Addition. The action of the Subdivision Committee was to approve the preliminary plat subject to the following conditions:

1. Prior to the forwarding of the plat to the Board of City Commissioners, the construction of Gypsum Creek Channel shall be accomplished by the developer to conform with City specifications, or a performance bond shall be posted guaranteeing its installation.
2. The applicant granting an 8-foot utility easement adjacent to the north property line and a 10-foot utility easement adjacent to the east property line.
3. The applicant shall contact the fire department concerning a fire lane easement around the building complex and shall indicate the fire lane easement on the plat.
4. Requirements for a final plat, see pages 4 and 5 of the Subdivision Rules and Regulations.

Enclosed herewith is a marked Engineer's copy of the preliminary plat for your information and files.

March 14, 1966
Wiedemann Addition

NOTE: Access was discussed to some extent, mainly concerning access by a frontage road from the intersection of Bonnie Brae and Kellogg. This would involve constructing a bridge and a frontage road, but no definite solution was determined at this time. This will be discussed further at the Planning Commission meeting on March 17, 1966.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:RAW:mnt

Enclosures

cc: Mr. Ross A. White
Coogan & Walters
2901 Richmond Avenue, Suite 300
Houston, Texas 77027

Mr. Lawrence Curfman
830 First National Bank Building

COOGAN & WALTERS

COMMERCIAL DEVELOPERS

SUITE 300, 4901 RICHMOND AVENUE

HOUSTON, TEXAS 77027
713 - MOHAWK 6-2383

March 8, 1966

Mr. Eugene Hiatt
Engineer of Urban Highways
State Highway Commission
Topeka, Kansas

Re: Relocation of Point of Access
U. S. Highway 54 (E. Kellogg)
Wichita, Kansas



Dear Mr. Hiatt:

In accordance with the mutual agreement reached in our meeting of February 28, 1966, regarding the proposed relocation of the point of access to the property on the north side of U. S. 54 (E. Kellogg) in Wichita, the following explanation for this request is submitted to assist you in obtaining all other necessary approvals in this matter.

Inasmuch as this project consists of the construction of a retail discount center for the S. S. Kresge Company, we as the developer and Owner, are required to adhere as closely as possible to the Tennant's requirements as set forth in the Lease, Tennant's typical plans and specifications, and Tennant's site layout drawing prepared for this site. The size of the building and the total number of parking spaces required is covered in the Lease. The location of the building on the property and the parking layout along with the relation of the main entrance drive with respect to the building are shown on the Tennant's site layout which is made a part of the Lease. This is the point at which we must start in preparing site drawings and which determines whether or not we can, without request for a change, abide by existing restrictions whatever they may be. In addition to the above consideration, at this particular site we were further influenced by the fact that the local Flood Control Authority required the west 210 feet of the property for Gyp Creek channel relocation work. This meant that our project with respect to usable land area had to start at the east line of the flood control requirements and not at the west line of the property purchased.

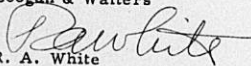
Page 2
March 8, 1966
Mr. Eugene Hiatt

After determining all factors affecting this site layout, a drawing was prepared locating the building and laying out the parking in accordance with the Tenant's requirements. In this manner, the relocation of the main drive of the parking layout with respect to the existing approved access location and the Tenant's building could be determined, our drawing dated January 13, 1966, was forwarded to Mr. Virr with a letter of transmittal dated January 17, 1966. Enclosed you will find a revised drawing reflecting the latest information and decisions affecting the drawing of January 13th. Addition of the parking layout dimensions will show how we arrived at the figure of 44 feet east of the present access point for the change requested. However, at our meeting of the 28th of February, Mr. Armstrong made the excellent suggestion of aligning the inbound side of the access with the main drive of the parking lot and that is the way we have it shown on the attached drawing. This means that the access would move to the east 29 feet more or less subject to the S. S. Kresge approval of all other features of the site layout which we feel they will approve.

Therefore, in accordance with the foregoing explanation and your verbal indication of approval to relocate the point of access a maximum of 44 feet to the east of the present location between station 157 plus 76 (west edge) and station 158 plus 36 (east edge), it is requested that approval of this change be granted in writing by both the State and Federal authority as required in order that we may proceed with the planning and construction of this project in conformance with the requirements of our Tenant insofar as possible.

Yours very truly,

Coogan & Walters


R. A. White

cc: Mr. Curfman
Mr. Galbraith ✓

RAW:cc

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. BURE MCCARTHY
DONALD A. BELL
J.L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL M. BUCHANAN
CHARLES R. HOBERLY

AMHERST 4-1376
AREA CODE 316

March 3, 1966

CLAUDE J. DEPEW
(1892-1966)
W. E. STANLEY
(1891-1963)
WILLIAM G. HOOK
(1905-1983)



Wichita-Sedgwick County Metropolitan
Area Planning Commission
City Building Annex
104 South Main Street
Wichita, Kansas

Re: Wiedemann Addition No. 66-19

Gentlemen:

In connection with the staff comments on the preliminary plan, you have required that a sidewalk be located adjacent to the north side of Kellogg. On behalf of Coogan and Walters, the proposed developers, we respectfully ask that this requirement be waived for the following reasons:

1. There is no sidewalk west of the proposed development for a considerable distance.
2. There is no sidewalk east of the proposed development, nor could there ever be a sidewalk east because it would dead end into the right-of-way of the Kansas Turnpike Authority.
3. There is no pedestrian traffic, nor will there ever be pedestrian traffic in the foreseeable future because of a street, the right-of-way of the Kansas Turnpike to the east and the unbridged creek known as Gypsum Creek to the west.
4. It is contemplated that 100% of the customers to be served by the proposed K-Mart facility will come by automobile and that there will be no pedestrian traffic.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Lawrence Curfman".

of WEIGAND CURFMAN BRAINERD, HARRIS & KAUFMAN

LEC:jb
cc: Coogan and Walters
Baugman Company

In dupl.

LAW OFFICES OF
WEIGAND, CURFMAN, BRAINERD, HARRIS & KAUFMAN
(DEPEW, STANLEY, WEIGAND, HOOK & CURFMAN)
SUITE 830 FIRST NATIONAL BANK BUILDING
WICHITA, KANSAS 67202

COPY

LAWRENCE WEIGAND
LAWRENCE E. CURFMAN
BYRON BRAINERD
CHARLES W. HARRIS
ORVAL J. KAUFMAN
J. RUSE MCCARTHY
DONALD A. BELL
J. L. WEIGAND, JR.
SPENCER L. DEPEW
PAUL H. BUCHANAN
CHARLES R. NOBERLY

AMHERST 4-1376
AREA CODE 316

March 3, 1966

Wichita-Sedgwick County Metropolitan
Area Planning Commission
City Building Annex
104 South Main Street
Wichita, Kansas

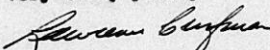
Re: Wiedemann Addition No. 66-19

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4. It is contemplated that 100% of the customers to be served by the proposed K-Mart facility will come by automobile and that there will be no pedestrian traffic.

Very truly yours,



of WEIGAND CURFMAN BRAINERD HARRIS & KAUFMAN

LEC:jb
cc: Coogan and Walters
Baughman Company

In dupl.

February 25, 1966

Baughman Company
2522 East Kellogg
Wichita, Kansas

Subject: S/D 66-19 - Preliminary Plat of
Wiedemann Addition

Gentlemen:

At its regular meeting on February 24, 1966, the Subdivision Committee of the Metropolitan Area Planning Commission considered the Preliminary Plat of Wiedemann Addition. At the request of the Department of Public Works the Subdivision Committee deferred this item for two weeks. This request of deferral was made inasmuch as a meeting has been set for Monday, February 28, 1966 with the Developer, the State Highway Department, and the Department of Public Works.

This has been rescheduled for the regular meeting of the Subdivision Committee on March 10, 1966.

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

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:mnt

cc: Mr. Russ A. White
Coogan & Walters
Suite 300, 4901 Richmond Avenue
Houston, Texas 77027

Mr. Lawrence Curfman
830 First National Bank Building

State Highway Commission of Kansas
Topeka, Kansas

February 17, 1966

US 54 - East Kellogg
K mart Commercial Development
City of Wichita
Sedgwick County

Mr. Lawrence Curfman
Wolfgang, Curfman, Brainerd, Harris & Kaufman
Attorneys at Law
Suite 830 First National Bank Building
Wichita, Kansas 67202

Dear Mr. Curfman:

This will confirm our telephone conversation setting up a meeting with representatives of the City of Wichita, Coogan and Walters and the State Highway Commission in the City Building Annex, 104 S. Main, Wichita, Kansas, for Monday, February 28, 1966 at 10:30 a.m. to review the problems arising from the proposed development of the tract of land on the north side of US 54 in Wichita between the Turnpike Interchange and Gypsum Creek.

Very truly yours,

Eugene A. Hiatt
Engineer of Urban Highways

ERM:rh

cc: Russ A. White, Coogan & Walters
Ralph Wulz, Director of Public Works
B. E. Smith, City Engineer
C. Frank Vire, Asst. State Hwy. Engr.
A. A. Nolmquist, Division Engineer

S/D No. 66-19 NAME WIEDEMANN ADDITION
DATE APPLICATION REC'D 2-11-66 S/D COMMITTEE MEETING 2-24-66

DESCRIPTION

GENERAL LOCATION On the north side of Kellogg in an area west of Webb

Road

OWNER Gladys Wiedemann

SURVEYOR/ENGINEER Baughman Company

ADDRESS 2522 East Kellogg PHONE MI 3-7431

1. GROSS ACREAGE OF PLAT <u>17.55</u>	7. LINEAL FEET OF NEW STREETS:
2. NUMBER OF LOTS:	(A) _____ R/W _____ FT.
RESIDENTIAL _____	(B) _____ R/W _____ FT.
COMMERCIAL <u>1</u>	(C) _____ R/W _____ FT.
INDUSTRIAL _____	(D) TOTAL _____ FT.
OTHER _____	8. TOTAL AREA OF NEW STREET
TOTAL <u>1</u>	R/W _____ SQ.FT.
3. AVERAGE LOT FRONTAGE <u>1067.23</u> FT.	9. EXISTING ZONING <u>"AA"</u>
4. MINIMUM LOT FRONTAGE _____ FT.	10. PROPOSED ZONING <u>"LC"</u>
5. AVERAGE LOT AREA _____ SQ.FT.	11. LOT AREA REQUIRED BY
6. MINIMUM LOT AREA <u>649,218.65</u> SQ.FT.	ZONING _____ SQ.FT.

STAFF COMMENTS:

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

1. Sidewalks shall be required adjacent to the north side of Kellogg.
2. Prior to the forwarding of the plat to the Board of City Commissioners, the applicant shall comply with one of the five adopted methods of guaranteeing installation and financing of sidewalks. Total construction cost to be in the amount of \$2,134.
3. It should be pointed out that setbacks will be controlled on the Community Unit Plan.
4. Requirements for a final plat see pages 4 and 5 of the Subdivision Rules and Regulations.

Note: It should be pointed out that a K-Mart Shopping Center is proposed at this location and a Community Unit Plan and Zone change application will be heard before the Metropolitan Area Planning Commission at their regular meeting of March 17, 1966.

5. Associated Development Plan DP-15.
6. Associated Zone Case Z-0762 - "AA" to "LC".
7. Construction of the Gypsum Creek Channel shall be accomplished by the developer prior to forwarding this plat to the Board of City Commissioners, or should be guaranteed by a performance bond.

February 10, 1966

Mr. Russ A. White
Coogan & Walters
Suite 300
4901 Richmond Avenue
Houston, Texas 77027

Dear Mr. White:

We have reviewed the submitted sketch plat with the Traffic Engineering Division, the City Engineer, and the Flood Control Division of the Department of Public Works; all of whom expressed concern regarding this proposed development.

The Flood Control Division has outlined on the sketch plat, and their sketch plat labeled Exhibit "A", the area necessary for drainage dedication in the south 600 feet of the southeast quarter of Section 20, Township 27 South, Range 2 East, for Gypsum Creek. The area shaded in blue on the K-Mart Sketch Plat is neither needed nor wanted for drainage purposes and should be included in the area to be developed as commercial.

The Flood Control Division also pointed out that construction of the Gypsum Creek Channel is to conform with the typical section shown on Exhibit "A" within the limits of the K-Mart Sketch Plat and should be accomplished by the developer prior to forwarding this plat to the Board of City Commissioners, or should be guaranteed by a performance bond. Estimates of costs for setting the bond amount will be furnished later if needed. Survey stakes needed for construction of the Channel, inspection of work in progress, and acceptance of the work for maintenance will be done by the Flood Control Division.

The question has been raised concerning the indicated private drive to Webb Road. Our interpretation of the Zoning Ordinance requires that private drives used to service commercial

February 10, 1966

developments must also be zoned "LC". The area indicated as a private drive to Webb Road is zoned "AA" Single Family.

The Traffic Engineer has expressed concern over the proposed development having access at only two points, one being at the congested interchange to the Kansas Turnpike, and the private access to Webb Road. He further stated that the existing stacking lanes are inadequate for traffic making left turns from the west on U. S. Highway 54, and deceleration and acceleration lanes are non-existent for traffic moving west and into the proposed development. Both the City Engineer and Traffic Engineer expressed that any necessary improvements on U. S. Highway 54 should be at the applicant's expense.

We discussed the service road as indicated on the sketch plat and it was pointed out that any service road the developer proposes would have to be private and not located on U. S. Highway 54 right-of-way.

Although considerable concern has been expressed by various Divisions reviewing the sketch plat, many of these concerns can be resolved through platting and with the conditions attached for the Community Unit Plan approval. The Preliminary Plat, including Tracts A, B, C and D, may be prepared as a one-lot plat subject to the following conditions:

1. The requirements for a Preliminary Plat (see Pages 3 and 4 of the Subdivision Rules and Regulations).
2. Dedication of drainage right-of-way as marked on the sketch plat.
3. Proposed building and parking not to be included on the Preliminary Plat.
4. Filing of the necessary application and filing fee with the Preliminary Plat.

Access control and building setbacks will be discussed at the Preliminary Plat hearing.

I have discussed this plat with both Mr. Curfman and Fred Doane of Baughman Company and have forwarded the marked copies to Mr. Doane, as suggested by Mr. Curfman, so that he may prepare the Preliminary Plat. Mr. Curfman asked that Mr. Doane forward these marked copies to you after he has prepared the Preliminary Plat.

WICHITA-SEDGWICK COUNTY 3

February 10, 1966

If, after you have reviewed these comments, you have any comments or questions, please contact us.

Sincerely,

Jack H. Galbraith
Senior Planner

JHG:bgs

cc: Mr. Lawrence Curfman
830 First National Bank Bldg.

Mr. Fred Doane
Baughman Company
2522 East Kellogg

COOGAN & WALTERS

COMMERCIAL DEVELOPERS

SUITE 300, 4901 RICHMOND AVENUE

HOUSTON, TEXAS 77027
713 - MOHAWK 6-2383

January 17, 1966

Mr. J. H. Galbraith
Planning Department
Room 402, City Building Annex
104 South Main
Wichita, Kansas



Re: Development of E. Kellogg
Site, Wichita, Kansas for
Rezoning purposes

Dear Mr. Galbraith,

Enclosed you will find five copies of a site development plan for our property located on E. Kellogg. We are submitting these in accordance with our phone conversation of January 13, 1966, for your comment and coordination with other departments as necessary.

The plat drawing that is required along with the enclosed site development plan will be prepared by Clyde M. Baughman Co. of Wichita. We are contacting them immediately to get this work started.

We wish to take this opportunity to thank you for your splendid cooperation and help in this work. Please note all comments that you may have on one copy of the enclosed drawing and return it to us for correction, if required.

Yours very truly,

Coogan & Walters

Russ A. White

Enc.

cc: Mr. Gurfman

THE CITY OF WICHITA

OFFICE OF Asst. Supt. of
Public Works Maint.

DATE 2/4/1966

HELP! PREVENT
ACCIDENTAL
POISONING



TO Jack Galbraith, Senior Planner

FROM M.S. Mitchell, Asst. Supt. of Public Works Maint.

SUBJECT Drainage Requirements,
K-Mart Sketch Plat
(Gypsum Creek-SE 1/4,
Sec. 20, T27S, R2E)

Attached herewith is your copy of subject sketch plat and our sketch labeled Exhibit A, which outlines the area requested by our office for drainage dedication in the south 600 feet of SE 1/4, Sec. 20, T27S, R2E for Gypsum Creek.

Exhibit A defines the dedication area by dimensions of 602.5' ± on the west line of the SE quarter; 210' east from the west line along the north line of the tract; 350' down from the north line of the tract on a line 210' east of, and parallel to, the west line of the SE quarter SE, to a point 120' east and 61.2' north of the 1/4 corner common to sections 20 and 29. The area shaded in blue on the K-Mart sketch plat is neither needed nor wanted for drainage purposes. The east dedication limit as defined above is applicable only if the design top of bank elevations (City Datum elevations circled in red on Exhibit A) are maintained by channel construction and the area between the east top of bank (as defined by the typical section and elevations described above) and the line designated "fill limit" on the K-Mart sketch filled to meet top of bank grade.

Construction of the Gypsum Creek channel to conform with the typical section shown on Exhibit A within the limits of the K-Mart sketch plat should be accomplished by the developer prior to approval by the City Commission of the plat or should be guaranteed by bond. Estimate of costs for setting bond amount will be furnished later if needed. Survey stakes needed for construction of the channel, inspection of work in progress and acceptance of the work for maintenance will be done by the Flood Control Office.

If further information or discussion on this matter is desired, please advise.

M. S. Mitchell

M. S. Mitchell
Asst. Supt. of
Public Works Maint.

MSM:esvh
cc: Wilton
K-Mart Plat File

ROUTE SLIP
Circle Destination

City Manager	Ret. & Group Ins.	Dir. Public Works
Exec. Asst. to C.M.	Treasury	Administrative
Director of Admin.	Civil Defense	Central Insp.
Auditing	Fire Dept.	Engineering
Budget	Health Dept.	Maintenance
Central Data Processing	Law Dept.	Sanitation
Civic Auditorium	Library	Traffic Engr.
Comm. Relations	Park Dept.	Urban Renewal
Debt. Adm. & Inv.	Planning Dept.	Water Dept.
City Clerk	Police Dept.	Water Pol. Control
Personnel	Police Court	
Purchasing		
Duplicating		

For: *Jack Galbraith*

- For your information
- For your comments
- For your recommendation
- Note and return
- Reply sending me _____ copies
- Prepare reply for my signature
- You handle. No report required

MESSAGE

you already have the enclosed.

SIGNED *Shirley Corbett*

DATE *2/4/66*

Russ A. White
cc to Lawrence Egan
cc to Baulston Co.

Dear Mr. White

We have reviewed the submitted sketch plat with the Traffic Drain, the Cur Dri and the FCD of the D of PWT all of which ~~is~~ expressed certain concerns regarding the proposed development.

The Flo C D ~~has~~ ^{outlined,} ~~indicated~~ on the sketch plat an other sketch labeled Exhibit A, ~~which~~ ^{indicates} the area ~~reserved~~ ^{reserved} for drainage dedication in the South 600 feet of the SE $\frac{1}{4}$, Sec 20, T27S, R2E for Dyesum Creek. The area shaded in blue on the K-Mart sketch plat ~~is~~ ^{neither needed nor wanted for drainage purposes and should be included in the area to be developed as "C" type} ~~is~~ ^{concern.}

^{The FCD also indicates that} Construction of the Dyesum Creek channel to conform with the typical section shown on Exhibit A within the limits of the K-Mart sketch plat should be accomplished by the developer prior to ~~approval~~ ^{forwarding the plat to} the City Comm. ~~of the plat~~ or should be guaranteed by bond. Estimate of costs for setting bond amount will be furnished later if needed. Survey stakes needed for construction of the channel, inspection of work in progress and acceptance of the work for maintain will be done by the Flood Control Office.

~~A question has been~~
A question has been raised concerning the indicated private drain to Shelb Road. Our interpretation of the Z.O. requires that private drains used to service commercial developments must also be zone "ZC". The area indicated as proposed for parking to shell Road is zoned "AA".

The Traffic Engineer has expressed concern over the proposed development having access at only 2 possible points, one being at an extreme congested intersection to the K.T.P. ^{and the other to Shelb Road}. The existing stacking lanes are inadequate for traffic making left turn from the west, and deceleration and acceleration lanes are ^{for traffic moving east and into the intersection} poor. Both the City Council and Traffic Engineer ^{expressed} that any necessary improvements on 54 should be at the applicant's expense.

He discussed the service ^{as indicated on the sketch plan} Road #1, and it was pointed out that any service road the developer proposes would have to be ~~either~~ ^{and located on "354" ROW} private and not to connect to the service road west of the drain channel; or that a bridge be constructed at the applicant's expense and a ~~franchise~~ service road

on subject property, north of the
dedicated ~~strip~~ off of the property and
east end northeast lead out to Halk
road. ~~with~~ 54 ROW along then
north

Although considerable concern was
expressed by various divisions herein
this sketch plat, many of these concerns
can be resolved through platting and the
conditions attached with the CUP
approve.

including tracts A B C D
The preliminary plat ~~may~~ be prepared
as a one lot plat ~~subject~~ to the
following:

1. The requirements of the SRR of N
See pages 3 & 4.
2. Dedication of Drainage Right of Way
as marked on the Sketch Plat.
3. Buildings and Paved not to be included
on the Prelim Plat.

Access ~~control~~ and building setbacks will
be discussed at the preliminary plat hearing.

I have drawn the ~~map~~ the
plot with both Mr. Curtis
and Fred Dan of ~~Truman~~
Co and have forwarded the
marked copies to Mr. Dan
as suggested by Mr. Curtis so
that he may prepare the final
plot.

d after you

Permit is required of State for
access at access point.
Declarative and Accurate; required

If the applicant desires an access point
to frontage road to the west, the
bridge is to be built at applicant's request.

Board at time of Final Plat
to require construction of at Flood
control projects -

Setbacks -

Zone Change required for access
to Webb Road.

Flood Control R of W

Devel. ~~Devel~~ lanes at applicant's
expense -

CUP

Plat

Zone Change

Building & Parking not required.

Bridge at cost of Applicant 18,000

Private Access Road from East Webb Road.

Turn or equivalent barrier - City, State or F

Access point be moved east
lengthened left turn bay to the west
Access point State and Public Works

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

S/D No. _____

APPLICATION FOR SUBDIVISION APPROVAL

NAME OF SUBDIVISION: Wiedemann Addition

GENERAL LOCATION: S. W. Cor. S.E. 1/4 Sec. 20-27-2E

NAME OF PROPERTY OWNER: Gladys H. G. Wiedemann & Fourth Nat'l. Bank & Trust Co.

ADDRESS: _____ PHONE: _____

NAME OF SUBDIVIDER: Coogan & Walters c/o Lawrence Curfman

ADDRESS: _____ PHONE: AM 41376

NAME OF AGENT/SURVEYOR: Baughman Co.

ADDRESS: _____ PHONE: _____

DATE OF APPLICATION: _____

SUBDIVISION INFORMATION:

1. GROSS ACREAGE OF PLAT 17.55
2. NUMBER OF LOTS:
RESIDENTIAL _____
COMMERCIAL 1
INDUSTRIAL _____
OTHER _____
TOTAL NUMBER OF LOTS 1
3. AVERAGE LOT FRONTAGE 1067.23 FT.
4. MINIMUM LOT FRONTAGE _____ FT.
5. AVERAGE LOT AREA _____ SQ.FT.
6. MINIMUM LOT AREA 649,218.65 SQ.FT.

7. LINEAL FEET OF NEW STREETS:
- | | | | | |
|----------|-------|------|-------|-----|
| A. | _____ | R/W | _____ | FT. |
| B. | _____ | R/W | _____ | FT. |
| C. | _____ | R/W | _____ | FT. |
| D. TOTAL | _____ | None | _____ | FT. |

8. TOTAL AREA OF NEW STREET R/W: _____ SQ.FT.
None

9. EXISTING ZONING _____

10. PROPOSED ZONING _____

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: Gladys H. G. Wiedemann & Fourth National Bank & Trust Company, Trustee

BY: Lawrence Curfman
AGENT

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

RECEIVED BY Jack Kalbraith
DATE 2-11-66
\$25.00 fee

FORM 223-021

PAYMENT NOTICE

City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insp.	Exam. Fees
Hee. Mvr.	Hee. Moving	Licse.	Mech.
Oil Well	Pav. Cuts	Plan.	Plbg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer		

DESCRIPTION	AMOUNT
<i>W. C. ...</i>	<i>25.00</i>

Name *Lawrence ...*

Address *132 1st ...*

Type *E-712* Due Date *2-11-66*

Comments:

Date *2-11-66* By *R. Shover*