

PLAT NO. S/D 75-73 MAP NO. 5246

NAME Vel-Tel Addition

LOCATION: North side of University between Leonine & Kessler.

ENGINEER K. O. Taylor

OWNER A & R Construction

APPLICATION FILED 8-25-75

SKETCH PLAT FILED 8-25-75

PRELIMINARY FILED _____

S/D ACTION 9-4-75 approve

FINAL FILED _____

S/D ACTION 10-2-75 (final) approve

MAPC ACTION 10-9-75 Approved

SCC ACTION _____

RECORDED Closed 6/22/82

REMARKS _____

S/D 75-73 - Vel-Tel Addition -
located on the North side of
University between Leonine &
Kessler - by A. & R. Construction

*Postee
8-27-75*

ACTION

	DATE
S/D COMMITTEE	9-4-75
S/D <i>price</i>	10-2-75
M.A.P.C.	10-9-75

approve
approve
Approved

B.C.C./B. CO. C. _____

Map No. 5246
Sec. No. 25
Twp. No. 27
Range G-2

Subdivision Report and Progress
S/D No.: 75-73

Name: Vel-Tel Addition
General Location: North side of University between Leonine and Kessler

Owner: A & R Construction Phone: 722-3681
Address: 159 No. Meridian
Subdivider: Eldon Terrel Phone: 722-3681
Address: 9112 Bekemeyer
Engineer/Surveyor: K. O. Taylor Phone: 264-4072
Address: 1542 S. St. Francis

Application Received 8-25-75
Conf. with Applicant _____
Sketch Plat Received 8-25-75
Present Zoning _____
Proposed Zoning _____
Letter of Intent _____

PREL. PLAT RECEIVED _____
S/D Comm. Action 9-4-75

Dept. Report on Prel. _____

TRACING PROGRESS:
Received _____
Released _____
Received _____
Released _____

FINAL PLAT RECEIVED 9-22-75
S/D Comm. Action 10-2-75 approve

Dept. Report on Final _____
M.A.P.C. ACTION 10-9-75 approved
Dept. Report on Final _____
Letter on Irons Received _____
Title/Taxes Rec'd & Reviewed 11/1/75-true
Final Review _____
Referral to B.C.C. _____

B.C.C. ACTION _____

Recorded _____

Comments:

Name: VEL-TEL ADDITION
Engineer: K.O. Taylor

Received _____ Released _____

Close

T9-326

S/D No. 75-73
Map No. 5246
Phone _____

Owners _____
Engineer _____
M.A.P.C. _____
Chairman _____
Secretary _____
B.C.C. _____
Mayor/Clerk _____
Prints _____
Released _____
Recorded _____

Smyth
No. 2-153C
HARTMAN - LOS ANGELES
LODAN - WASHINGTON, U.S.A.

FORM 223-021

PAYMENT NOTICE
City of Wichita

PAY AT TREASURER'S OFFICE - FIRST FLOOR

Bldg & Elev.	Elec.	Elev. Insp.	Exam. Fees
Hsc. Mvr.	Hsc. Moving	Licse.	Mech.
Oil Well	Fav. Cuts	(Plan)	Plbg. Cert.
Sanitation	Sewer	Signs	Sidewalk
Street	Trailer	465	

DESCRIPTION AMOUNT

Ver-Tal Addition

Name

Edna Tarrant

Address

8501 W Central

Type

AG 407104

Due Date

Comments:

Date

6/25/75

By

J. Richter

May 24, 1982

Mr. Eldon Terrell
9112 Bekemeyer
Wichita, Kansas 67212

Re: S/D 75-73 - Request for approval of Vel-Tel Addition - located
on the north side of University between Leonine and Kessler

Dear Mr. Terrell:

We are in the process of going through our active subdivision files
in order to close those files for which approval is no longer re-
quested. The above-referenced subdivision case has remained in-
active since October 9, 1975.

Would you please contact me at 268-4421 if you plan on completing
this 1975 case? If I have not heard from you by June 21, 1982, the
case will be marked "closed."

Sincerely,

Forrest L. Nagley
Junior Planner

FLN:bh

cc: K. O. Taylor, c/o Lowell High 1542 S. St. Francis, 67211

October 10, 1975

Mr. Kenneth O. Taylor
1542 South St. Francis
Wichita, Kansas 67211

Re: S/D 75-73 - Final Plat of
VEL-TEL ADDITION

Dear Mr. Taylor:

At the regular meeting of the Metropolitan Area Planning Commission on October 9, 1975, the above-captioned plat was considered. The action of the Commission was to recommend that the plat be approved as recommended by the Subdivision Committee, subject to the conditions stated in our letter of October 3, 1975.

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

1. 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 platlor. *K.O. Taylor borrowed this 12-1-76*
4. Certification that all taxes due and payable for 1975 and prior years have been paid.

If you have any questions, please call.

Sincerely,

Jack H. Galbraith
Chief Planner

JHG:ber

cc: A & R Construction, 159 North Meridian 67203
Eldon Terrel, 9112 Bekemeyer 67212
Dean Sellers, Assistant City Engineer

October 3, 1975

Kenneth O. Taylor
1542 South St. Francis
Wichita, Kansas 67211

Re: S/D 75-73 - Final plat of
VEL-TEL ADDITION.

Dear Mr. Taylor:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, October 2, 1975, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- ^{PETITIONED} The applicant shall guarantee the extension of sanitary sewer to serve Lot 3.
- B. The applicant shall guarantee the extension of city water to serve all lots in the addition.
- ^{PETITIONED} The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- C. The name of the Chairman of the Planning Commission shall be labeled "David Bayouth."
- D. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. Forms for the bond and irrevocable letter of credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

S/D 75-73
October 3, 1975
Page 2

This matter will be forwarded to the Planning Commission for its consideration on Thursday, October 9, 1975, at 1:30 P.M. If you should have any questions concerning this matter, please call.

Sincerely,

Curtis L. Newby
Junior Planner

CLN:rme
Enclosure

cc: A & R Construction, 159 N. Meridian, 67203
Eldon Terrel, 9112 Bekemeyer, 67212
Dean Sellers, Assistant City Engineer

FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 75-73 Name VEL-TEL ADDITION
Date Application Rec'd. 8-25-75 Preliminary Approval 9-4-75
Scheduled S/D Meeting 10-2-75

DESCRIPTION

General Location North side of University between Leonine and Kessler.

Owner A & R Construction
Surveyor/Engineer Kenneth O. Taylor Phone 264-4072
Address 1542 South St. Francis

- | | |
|---|--|
| 1. Gross Acreage of Plat <u>1.6</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u> </u> R/W <u> </u> ft. |
| Residential <u>6</u> | b. <u> </u> R/W <u> </u> ft. |
| Commercial <u> </u> | c. <u> </u> R/W <u> </u> ft. |
| Industrial <u> </u> | d. <u> </u> R/W <u> </u> ft. |
| Other <u> </u> | e. <u> </u> R/W <u> </u> ft. |
| Total Number of Lots <u>6</u> | TOTAL <u> </u> None <u> </u> ft. |
| 3. Minimum Lot Frontage <u>60</u> ft. | 8. Sidewalk adjacent to all streets? <u>yes</u> <u>X</u> <u>no</u> |
| 4. Minimum Lot Area <u>10,800</u> sq. ft. | |
| 5. Existing Zoning <u>AA</u> | |
| 6. Proposed Zoning <u>AA</u> | |
| 9. Public Water Supply <u>yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 10. Public Sanitary Sewers <u>yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 11. Health Department Approval (where applicable) <u>No</u> (Yes-No) | |
| 12. City of Wichita <u>X</u> : Three-Mile Area <u> </u> | |

STAFF COMMENTS:

- A. The applicant shall guarantee the extension of sanitary sewer to serve all lots in the addition.
- B. The applicant shall guarantee the extension of City water to serve all lots in the addition.
- C. The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- D. The applicant shall be advised that the sidewalk construction will be required at the time of final building inspection when the sidewalk has been required as a condition of plat approval.
- E. The Chairman of the Metropolitan Area Planning Commission shall be labeled "David H. Bayouth".
- F. Recording of the plat within 30 days after approval by the Board of City Commissioners.

September 9, 1975

Kenneth O. Taylor
1542 South St. Francis
Wichita, Kansas 67211

Re: S/D 75-73 - Preliminary plat
of VEL-TEL ADDITION.

Dear Mr. Taylor:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, September 4, 1975, the above captioned plat was considered. The action of the Committee was to approve the preliminary and authorize preparation of the final plat, subject to the following:

- A. The applicant shall guarantee the extension of sanitary sewer to serve subject property.
- B. The applicant shall guarantee the extension of City water to serve subject property.
- C. The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- D. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

Enclosed herewith is the "marked" copy of the preliminary plat for your information and files.

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

Sincerely,

Curtis L. Newby
Junior Planner

CLN:rme
Enclosure

cc: A & R Construction, 159 N. Meridian, 67203
Eldon Terrel, 9112 Bekemeyer, 67212
Dean Sellers, Assistant City Engineer

PRELIMINARY PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 75-73 Name VEL-TEL ADDITION
Date Application Rec'd. 8-25-75 Preliminary Approval
Scheduled S/D Meeting 9-4-75

DESCRIPTION

General Location North side of University between Leonine and Kessler.

Owner A & R Construction
Surveyor/Engineer Kenneth O. Taylor
Address 1542 South St. Francis Phone 264-4072

- | | |
|---|--|
| 1. Gross Acreage of Plat <u>1.6</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u> </u> R/W <u> </u> ft. |
| Residential <u>6</u> | b. <u> </u> R/W <u> </u> ft. |
| Commercial <u> </u> | c. <u> </u> R/W <u> </u> ft. |
| Industrial <u> </u> | d. <u> </u> R/W <u> </u> ft. |
| Other <u> </u> | e. <u> </u> R/W <u> </u> ft. |
| Total Number of Lots <u>6</u> | TOTAL <u> </u> None <u> </u> ft. |
| 3. Minimum Lot Frontage <u>60</u> ft. | 8. Sidewalk adjacent to all streets? <u>yes</u> <u>X</u> <u>no</u> |
| 4. Minimum Lot Area <u>10,800</u> sq. ft. | |
| 5. Existing Zoning <u>AA</u> | |
| 6. Proposed Zoning <u>AA</u> | |
| 9. Public Water Supply <u>Yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 10. Public Sanitary Sewers <u>Yes</u> (Yes-No), Name <u>City of Wichita</u> | |
| 11. Health Department Approval (where applicable) <u>No</u> (Yes-No) | |
| 12. City of Wichita <u>X</u> : Three-Mile Area <u> </u> | |

STAFF COMMENTS:

- A. The M.A.P.C. Subdivision Regulations set forth on residential lots that the lot depth shall not exceed 2½ times the width. Either this requirement shall be waived or subject plat shall be redesigned as only five lots.
- B. The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- C. The applicant shall be prepared to advise the Committee as to which method of guarantee will be utilized for the required improvements, cash, bond, letter of credit, or petition.
- D. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- E. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

Map No.: 5246
Section No.: 25
Twp. No.: 27
Range: G-2

S/D No. 75-73

APPLICATION FOR SUBDIVISION APPROVAL

Name of Subdivision: Vel-Tel Addition

General Location: N. Side University between Leonine and Kessler

Name of Property Owner: A+R Construction

Address: 159 N. Meridian 0th Phone: 722-3681

Name of Subdivider: Elden Terrel

Address: 9112 B. Keimyer Dr Phone: 722-3681

Name of Agent/Surveyor: K.D. Taylor

Address: 1542 S. St. Francis Phone: 264-4072

Date of Application: 8-25-75

SUBDIVISION INFORMATION:

- Gross Acreage of Plat 1.6
- Number of Lots:
 - Residential 6
 - Commercial _____
 - Industrial _____
 - Other _____Total Number of Lots 6
- Minimum Lot Frontage 60 ft.
- Minimum Lot Area 10,800 ft.
- Existing Zoning A-B
- Proposed Zoning A-A
- Lineal Feet of New Streets:
 - a. None R/W _____ ft.
 - b. _____ R/W _____ ft.
 - c. _____ R/W _____ ft.
 - d. _____ R/W _____ ft.
 - e. _____ R/W _____ ft.TOTAL None ft.
- Sidewalk adjacent to all streets? yes no
- Public Water Supply Yes (Yes-No), Name City of Wichita
- Public Sanitary Sewers Yes (Yes-No), Name City of Wichita
- Health Department Approval (where applicable) No (Yes-No)
- City of Wichita Three-Mile Area

The owner herein agrees to comply with the Subdivision Regulations for the Wichita-Sedgwick County Metropolitan Area, as approved, and all other pertinent ordinances of the City of Wichita and/or Resolutions of Sedgwick County, Kansas, and Statutes of the State of Kansas. He further agrees that he waives the 60-day statutory period in which the Planning Commission or governing body must act. In addition, it is agreed that all costs of recording the plat and supplemental documents thereto with the Register of Deeds, as well as all costs of publication of initiating resolutions approving any petition for improvements, such as streets, sewer, sidewalks, etc. shall be assumed and paid by the owner when billed. The undersigned further states that he is the owner of the property proposed for platting.

Owner's Signature: Elden Terrel

Wichita-Sedgwick County Metropolitan Area
Planning Commission, Room 402, City Building
Annex, 104 South Main Street, Wichita, Kansas

Received by J. P. Pickett
Date 8/25/75
Fee Submitted \$65

CERTIFICATE

City of Wichita)
Sedgwick County) ss
State of Kansas)

I, A. & R. Contractors, Inc, owner of
Vel-Tel Addition

do hereby certify that petitions for the following improvements
have been submitted to the Board of Commissioners of the City of
Wichita, Kansas:

1. Sidewalk
2. Sanitary sewer
- 3.
- 4.
- 5.
- 6.
- 7.

As a result of the above-mentioned petitions for
improvements, lots or portions thereof within _____
Vel-Tel Addition may be subject to special
assessments assessed thereto for the cost of constructing the
above-described improvements.

Signed this 1st day of Dec, 1975.

Eldon Jessel

City of Wichita)
Sedgwick County) ss
State of Kansas)

Be it remembered that on this 1st day of December,
1975, before me, a notary public in and for said County and State,
came Eldon Jessel, to me personally
known to be the same person who executed 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 and year above written.

James Johnson
Notary Public

My Commission Expires:

2-15-79

T9-207

**CAPITAL IMPROVEMENT
PROJECT AUTHORIZATION
CITY OF WICHITA**

USE
TO INITIATE PROJECT
TO REVISE PROJECT
FOLLOW INSTRUCTIONS ON RIGHT.

1. PREPARE IN QUADRUPLICATE
2. SEND ORIGINAL & 3 COPIES TO BUDGET OFFICE.
3. CITY MANAGER TO SIGN ALL 4 COPIES
4. FILE ORIGINAL WITH INITIATING RESOLUTION IN CITY CLERK'S OFFICE
5. RETURN 2ND COPY TO INITIATING DEPARTMENT
6. SEND 3RD COPY TO CONTROLLER
7. SEND 4TH COPY TO BUDGET OFFICE

FORM 009-047 REVISED 2/12/71

1. INITIATING DEPARTMENT PUBLIC WORKS		2. INITIATING DIVISION ENGINEERING		3. DATE 12/26/75		4. PROJECT DESCRIPTION & LOCATION Sanitary Sewer Lateral to serve Lot 3, Vel-Tel Addition (between Kessler and Leonine & north of University)	
5. CIP PROJECT NO. S-5		6. ACCOUNTING NO.		7. CIP PROJECT DATE (YEAR) 1975		8. APPROVED BY CITY COMMISSION DATE	
10. ESTIMATED STARTING DATE: As Required		11. ESTIMATED COMPLETION DATE: As Required		9. PROJECT REVISED			
12. PROJECT COST ESTIMATE						12A.	
ITEM		GO	SA	OTHER	TOTAL	PLATTING REQ.	YES NO
RIGHT-OF-WAY							<input checked="" type="checkbox"/> <input type="checkbox"/>
PAVING, GRADING & CONSTRUCTION						LOT SPLIT	<input type="checkbox"/> <input type="checkbox"/>
BRIDGE & CULVERTS						PETITION	<input type="checkbox"/> <input type="checkbox"/>
DRAINAGE						ORDERED BY CITY COMMISSION	<input type="checkbox"/> <input type="checkbox"/>
SANITARY SEWER			3,000.00		3,000.00	REMARKS: 100% Petition	
SIDEWALK							
OTHER							
TOTALS			3,000.00		3,000.00		
TOTAL CIP AMOUNT BUDGETED							
TOTAL PRELIMINARY ESTIMATE							
13. RECOMMENDATION Approve petition and instruct City Attorney to prepare the necessary resolution. (Hold for Development)							
14. DIVISION HEAD <i>Dean Sellers</i>		15. DEPARTMENT HEAD <i>W. Braggeman</i>		16. BUDGET OFFICER		17. CITY MANAGER	
DATE		DATE		DATE		DATE	

SANITARY SEWER PETITION

A PETITION for the construction of a sanitary sewer to
serve the following described area: Lot 3, Val-Tel Add'n
(Bldg. located between 9 North of Univ.)

The estimated cost is \$ 3,000⁰⁰.

Right-of-way to be acquired: _____

ACTION recommended by the City Manager and the Director
of Public Works:

- Approval.
 Approval and to be held for development.
 Denial.
 Such action as the Commission desires.

REMARKS: Plotting Requirement
100% Petition

SIDEWALK PETITION

A PETITION requesting the construction of sidewalk on the
North side of Connecticut from
W. W. Tel. Addr. to E. W. Tel. Addr.

The petition meets one of the following conditions:

1. 100% of the owners of the lots liable for assessment.
 - a. Requirement of platting.
 - b. Requirement of zoning.
 - c. Requirement of lot split.
2. The petition bears _____ signers in the _____ Ward of the City of Wichita and meets the following special conditions:
 - a. _____ Leads to schools as indicated on the map prepared annually by the Traffic Engineer of the City of Wichita.
 - b. _____ Is on a street designated as an arterial or collector in the adopted comprehensive transportation plan of the City.
 - c. _____ Connects with existing sidewalks at both ends (two blocks or less).
 - d. _____ Is on a street which generates pedestrian traffic in unusually high numbers because of the presence of playgrounds, parks, churches, shopping centers, organizational or recreational facilities.
3. The petition bears 50% or more of the residences on the lots or tracts to be assessed the cost of construction and _____ signers in the _____ Ward of the City of Wichita.
4. The petition bears _____ percent of the owners of record of the lots or tracts liable for assessment and _____ signers in the 9/27 Ward of the City of Wichita.

The petition represents 370⁹² lineal feet of walk.
The estimated cost is \$ 1700⁰⁰.

ACTION:

Recommended by the City Manager
and the Director of Public Works.

Take such action as the Commission desires.

SIDEWALK PETITION

TO THE HONORABLE MAYOR AND BOARD OF COMMISSIONERS OF THE CITY OF WICHITA, KANSAS:

Gentlemen:

We, the undersigned property owners residing in the 7th Ward of the City of Wichita would respectfully petition your Honorable Body to cause the construction of a sidewalk 4 feet wide on the North side of University from W.L. 111-121 Address to E.L. 111-121 Address the cost of said sidewalk to be assessed to the abutting property as provided by law.

- NOTE: 1. Secure the signatures of as many property owners or residents of abutting property as possible.
2. Indicate legal description of the real estate owned by all signers of the petition. The legal description must be the same as the legal description on the deed.
3. Indicate on page two the method the petition is to be considered.

NAME	ADDRESS	LEGAL DESCRIPTION
1. <u>D & R Contractors, Inc.</u>		
2. <u>By Eldon A. Lurel Pres.</u>		<u>all Lots</u>
3. <u>9112 Bekemeyer Wichita, KS</u>		
4. <u>62212</u>		
5.		
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25.		
26.		
27.		

INSTRUCTIONS TO PERSONS CIRCULATING A SIDEWALK PETITION

The State law of Kansas requires that a sidewalk petition to be sufficient must be signed by not less than twenty-five persons owning real estate in the Ward in which the sidewalk is to be constructed.

The only exception to the above requirement of twenty-five signers is that any property owner may make a written request to the City Commission for the construction of a sidewalk in front of his own property with authorization to the City Commission to assess the cost of the sidewalk against his property. Petitions which represent 100% of the property owners liable for assessment meet this requirement.

It is the policy of the City Commission to consider a sidewalk petition not only as to the requirements of the Kansas State law but also as to the following conditions:

1. _____ 100% of the owners of property liable for assessments have signed the petition.
2. _____ a. Leads to schools as indicated on the map prepared annually by the Traffic Engineer of the City of Wichita.
_____ b. Is on a street designated as an arterial or collector in the adopted comprehensive transportation plan of the City.
_____ c. Any two blocks or less which connects with existing sidewalks at both ends.
_____ d. Is on a street which generates pedestrian traffic in unusually high numbers because of the presence of playgrounds, parks, churches, shopping centers, organizational or recreational facilities. The petitioner must provide the information and justification.
3. _____ The petition is signed by 50% or more of those residing on the lots to be assessed the cost of construction. Any adult person residing in a single family residence on any lot shall be counted as an affirmative signature for the entire lot and the person responsible for circulating the petition must sign under oath that the signatures are residents on that particular street for which the petition is submitted and that this number comprise 50% or more of the total lots in the area subject to assessment. (Sign the affidavit provided).
4. _____ The petition is signed by the owners of 50% or more of the lots liable for assessment. An abstractor's list of ownership must accompany the petition.

Property owners must sign the sidewalk petition exactly as their names appear on the deed to their property. Information to be provided by each signer includes:

1. The legal description of the property owned.
2. The address of the property.

The person circulating the sidewalk petition should indicate a telephone number which may be used by the Department of Public Works for securing additional information concerning the petition, if necessary.

AFFIDAVIT

The undersigned, being first duly sworn on his oath, states: That he circulated the attached petition and that the signatures thereon include the residents on the lots or tracts to be assessed the cost of construction. The number of resident signatures comprises 50% or more of the total lots or tracts subject to assessment.

Name

Address

Telephone No.

Sworn to and subscribed before me this ____ day of _____,
19____.

City Clerk.

FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No. 75-73 Name VEL-TEL ADDITION
Date Application Rec'd. 8-25-75 Preliminary Approval 9-4-75
Scheduled S/D Meeting 10-2-75

DESCRIPTION

General Location North side of University between Leonine and Kessler.

Owner A & R Construction
Surveyor/Engineer Kenneth O. Taylor Phone 264-4072
Address 1542 South St. Francis

- | | | | |
|---|-----------------------|--------------------------------------|-------------------------------|
| 1. Gross Acreage of Plat | <u>1.6</u> | 7. Lineal Feet of New Streets: | |
| 2. Number of Lots: | | a. <u> </u> R/W | <u> </u> ft. |
| Residential | <u>6</u> | b. <u> </u> R/W | <u> </u> ft. |
| Commercial | <u> </u> | c. <u> </u> R/W | <u> </u> ft. |
| Industrial | <u> </u> | d. <u> </u> R/W | <u> </u> ft. |
| Other | <u> </u> | e. <u> </u> R/W | <u> </u> ft. |
| Total Number of Lots | <u>6</u> | TOTAL | <u>None</u> ft. |
| 3. Minimum Lot Frontage | <u>60</u> ft. | 8. Sidewalk adjacent to all streets? | <u>yes</u> <u>X</u> <u>no</u> |
| 4. Minimum Lot Area | <u>10,800 sq.</u> ft. | | |
| 5. Existing Zoning | <u>AA</u> | | |
| 6. Proposed Zoning | <u>AA</u> | | |
| 9. Public Water Supply <u>Yes</u> (Yes-No), Name <u>City of Wichita</u> | | | |
| 10. Public Sanitary Sewers <u>Yes</u> (Yes-No), Name <u>City of Wichita</u> | | | |
| 11. Health Department Approval (where applicable) <u>No</u> (Yes-No) | | | |
| 12. City of Wichita <u>X</u> : Three-Mile Area | | | |

STAFF COMMENTS:

- A. The applicant shall guarantee the extension of sanitary sewer to serve all lots in the addition.
- B. The applicant shall guarantee the extension of City water to serve all lots in the addition.
- C. The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- D. The applicant shall be advised that the sidewalk construction will be required at the time of final building inspection when the sidewalk has been required as a condition of plat approval.
- E. The Chairman of the Metropolitan Area Planning Commission shall be labeled "David H. Bayouth".
- F. Recording of the plat within 30 days after approval by the Board of City Commissioners.

PRELIMINARY PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No. 75-73 Name VEL-TEL ADDITION
Date Application Rec'd. 8-25-75 Preliminary Approval _____
Scheduled S/D Meeting 9-4-75

DESCRIPTION

General Location North side of University between Leonine and Kessler.

Owner A & R Construction

Surveyor/Engineer Kenneth O. Taylor

Address 1542 South St. Francis Phone 264-4072

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|---|---|
| 1. Gross Acreage of Plat <u>1.6</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u> </u> R/W <u> </u> ft. |
| Residential <u> 6</u> | b. <u> </u> R/W <u> </u> ft. |
| Commercial <u> </u> | c. <u> </u> R/W <u> </u> ft. |
| Industrial <u> </u> | d. <u> </u> R/W <u> </u> ft. |
| Other <u> </u> | e. <u> </u> R/W <u> </u> ft. |
| Total Number of Lots <u> 6</u> | TOTAL <u> </u> None <u> </u> ft. |
| 3. Minimum Lot Frontage <u> 60</u> ft. | 8. Sidewalk adjacent to all streets? <u> </u> yes <u> </u> X <u> </u> no |
| 4. Minimum Lot Area <u> 10,800</u> sq. ft. | |
| 5. Existing Zoning <u> AA</u> | |
| 6. Proposed Zoning <u> AA</u> | |
| 9. Public Water Supply <u> Yes</u> (Yes-No), Name <u> City of Wichita</u> | |
| 10. Public Sanitary Sewers <u> yes</u> (Yes-No), Name <u> City of Wichita</u> | |
| 11. Health Department Approval (where applicable) <u> No</u> (Yes-No) | |
| 12. City of Wichita <u> X</u> : Three-Mile Area <u> </u> | |

STAFF COMMENTS:

- A. The M.A.P.C. Subdivision Regulations set forth on residential lots that the lot depth shall not exceed 2½ times the width. Either this requirement shall be waived or subject plat shall be redesigned as only five lots.
- B. The applicant shall install or guarantee the installation of a sidewalk adjacent to the north side of University.
- C. The applicant shall be prepared to advise the Committee as to which method of guarantee will be utilized for the required improvements, cash, bond, letter of credit, or petition.
- D. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.
- E. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).