

PLAT NO. S/D 80-46 MAP NO. ~~5046~~ 5747

NAME CALIENDO 6TH ADDITION

LOCATION: East side of Hillside, in an area south of  
2nd Street.

ENGINEER Baughman Company, P.A.

OWNER Caliendo Investment Corp., % Richard Caliendo, Pres.

APPLICATION FILED 6-27-80

SKETCH PLAT FILED \_\_\_\_\_

PRELIMINARY FILED \_\_\_\_\_

S/D ACTION \_\_\_\_\_

FINAL FILED 6-27-80

S/D ACTION 7-10-80 approve

MAPC ACTION 7-17-80 approve

BCC ACTION 10-7-80 Approved

RECORDED 10/29/80

REMARKS Associated Case Z-2246

S/D 80-46 - CALIENDO 6TH ADDITION  
East side of Hillside, in an area  
south of 2nd Street. By: Baughman  
Company, P.A.

*POSTED*  
*7-2-80*

# ACTION

DATE

S/D COMMITTEE (*final*) *approved* 7-10-80  
M.A.P.C. *approved* 7-17-80  
B.C.C./B. CO. C. *Approved* 10-7-80

*10-7-80*



CONTINGENT DEDICATION

WHEREAS, CALIENDO INVESTMENT CORPORATION is the owner of Lot 6, except the east ninety (90) feet thereof, and all of Lots 8-10-12, Hewey's Addition to Wichita, Kansas (being platted as Caliendo 6th Addition); and

WHEREAS, said owner is desirous of making a contingent dedication to the public for street right-of-way covering the following described real estate, to-wit:

The west ten (10) feet of Lot One (1), Caliendo Sixth (6th) Addition, Wichita, Sedgwick County, Kansas.

and

*nw 1/4 sec 23 27 18*

WHEREAS, at the present time, there is a building located on the aforesaid real estate being dedicated; and

WHEREAS, it is the intention of the owner to dedicate to the public the above described real estate, but effective only in the event of certain contingencies hereinafter specified.

NOW THEREFORE, Caliendo Investment Corporation, being the legal owner of the above described real estate, does hereby dedicate to the public for street purpose, the real estate hereinabove set forth; but the right of the public and the City of Wichita and the Board of County Commissioners of Sedgwick County, Kansas, to make use thereof for public purposes, including streets, excavation, fill, street paving, public utilities and other similar street purposes, shall not occur so long as any of the building presently located on said above-described real estate being dedicated remains thereon, it being understood that in the event of substantial or total destruction of all of said building by fire, or other casualty, or in the event all of said building is substantially torn down or destroyed, and upon the happening of any such event, this dedication shall be and become, without further notice or act, in full force and effect.

It is the intent of the grantor and owner that this contingent dedication shall be a covenant running with the land, and shall be binding upon its heirs, executors, assigns and successors and all subsequent owners of any part of parcel of said property covered by said dedication.

STATE OF KANSAS  
SEDGWICK COUNTY  
FILED FOR RECORD AT  
OCT 23 1980

CALIENDO INVESTMENT CORPORATION

By:

NO. 5 11711  
BETTE F. McCART  
REGISTER OF DEEDS

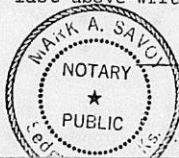
*Richard Caliendo*  
Richard Caliendo, President

STATE OF KANSAS )  
                          ) SS  
SEDGWICK COUNTY )

MICROFILMED  
OF RECORD

BE IT REMEMBERED, That on this 19th day of SEPTEMBER, 1980, before me, the undersigned, a notary public, duly commissioned in and for the county and state aforesaid, came RICHARD CALIENDO president of CALIENDO DEVELOPMENT CORP., a corporation of the State of Kansas, personally known to me to be such officer, and to be the same person who executed as such officer the foregoing instrument of writing in behalf of said corporation, and he duly acknowledged the execution of the same for himself and for said corporation for the uses and purposes therein-set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal on the day and year last above-written.



*Mark A. Sayo*  
Notary Public

My Appointment Expires:

MAY 12, 1984

*City Clerk*

November 11, 1980

Donald C. Gisick, City Clerk

Jack H. Galbraith, Chief Planner

Z-2246 - Zone change "B" to "BB"; and  
S/D 80-46 - Caliendo 6th Addition

At the regular meeting of the Board of City Commissioners on June 3, 1980, the above captioned request for zone change was considered and approved, subject to replatting, and the City Clerk was instructed to withhold publication of the ordinance establishing the zone change until such time as the plat has been recorded. The associated plat was approved by the Board of City Commissioners on October 7, 1980.

This is to advise you that the final plat of Caliendo Sixth Addition was recorded with the Register of Deeds on October 29, 1980 and, therefore, the ordinance establishing the zone change may now be published.

Jack H. Galbraith  
Chief Planner

JHG:el

10-23-80

I called Richard Caliendo  
to tell him the Treasurer's  
office is holding Caliendo Co<sup>th</sup>  
for payment of taxes. He has  
his title company checking into  
this because these taxes were  
supposed to have been paid by  
the previous  
owner.

RECOMMENDATION FROM METROPOLITAN AREA PLANNING COMMISSION TO  
BOARD OF CITY COMMISSIONERS

SUBDIVISION APPROVAL

S/D Number 80-46 Name Caliendo 6th  
Application & Sketch Filed: 6-27-80  
Preliminary Plat Filed: N.A. Approved by S/D: N.A.  
Final Plat Filed: 6-27-80 Approved by S/D: 7-10-80  
Approved by Metropolitan Area Planning Commission: 7-17-80

DESCRIPTION

General Location: east side of Hillside in an area south of 2nd Street.

Surveyor or Engineer: Baughman Company, P.A.  
Owner: Caliendo Investment Corp.  
Address: 400 N. Woodlawn, 67208

- |   |  |
|---|--|
| 1. Gross Acreage of Plat <u>0.26</u>      | 6. Access Control                      |
| 2. Number of Lots                         | St. Hillside No. Openings <u>1 1/2</u> |
| Residential _____                         | St. _____ No. Openings _____           |
| Commercial <u>1</u>                       | St. _____ No. Openings _____           |
| Industrial _____                          | 7. Req'd Improvements                  |
| Other _____                               | St. Paving _____ Water _____           |
| Total Number of Lots: <u>1</u>            | Sidewalk _____ Drainage _____          |
| 3. Minimum Lot Area: <u>8,650 sq.</u> ft. | Sewer _____ Other _____                |
| 4. Existing Zoning: <u>B</u>              |  |
| 5. Special Problems Discussed: _____      |  |

Associated zone case Z-2246 "B" to "BB" has been approved subject to replatting into one lot. Sewer and water exist to serve the site and the street is paved. A contingent dedication of ten feet additional right-of-way for Hillside has been given subject to removal of the existing building.

Planning Commission Recommendation: That this plat be approved subject to recording within 30 days after approval by the Board of City Commissioners.

Bayouth moved, Gardner seconded and it carried unanimously.  
Martens and Shook were absent.

ACTION: Accept the contingent street dedication and instruct the City Clerk to record the document with the Register of Deeds, the recording cost of which shall be billed to the applicant; approve the plat as approved by the Metropolitan Area Planning Commission and authorize the Mayor to sign.

CONTINGENT DEDICATION

WHEREAS, CALIENDO INVESTMENT CORPORATION is the owner of Lot 6, except the east ninety (90) feet thereof, and all of Lots 8-10-12, Hewey's Addition to Wichita, Kansas (being platted as Caliendo 6th Addition); and

WHEREAS, said owner is desirous of making a contingent dedication to the public for street right-of-way covering the following described real estate, to-wit:

The west ten (10) feet of Lot One (1), Caliendo Sixth (6th) Addition, Wichita, Sedgwick County, Kansas.

and

WHEREAS, at the present time, there is a building located on the aforesaid real estate being dedicated; and

WHEREAS, it is the intention of the owner to dedicate to the public the above described real estate; but effective only in the event of certain contingencies hereinafter specified.

NOW THEREFORE, Caliendo Investment Corporation, being the legal owner of the above described real estate, does hereby dedicate to the public for street purpose, the real estate hereinabove set forth; but the right of the public and the City of Wichita and the Board of County Commissioners of Sedgwick County, Kansas, to make use thereof for public purposes, including streets, excavation, fill, street paving, public utilities and other similar street purposes, shall not occur so long as any of the building presently located on said above-described real estate being dedicated remains thereon, it being understood that in the event of substantial or total destruction of all of said building by fire, or other casualty, or in the event all of said building is substantially torn down or destroyed, and upon the happening of any such event, this dedication shall be and become, without further notice or act, in full force and effect.

It is the intent of the grantor and owner that this contingent dedication shall be a covenant running with the land, and shall be binding upon its heirs, executors, assigns and successors and all subsequent owners of any part of parcel of said property covered by said dedication.

CALIENDO INVESTMENT CORPORATION

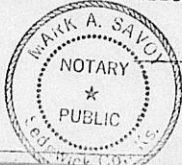
By:

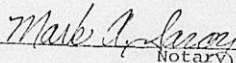
  
Richard Caliendo, President

STATE OF KANSAS        )  
                              ) SS  
SEDGWICK COUNTY        )

BE IT REMEMBERED, That on this 14th day of SEPTEMBER, 1980, before me, the undersigned, a notary public, duly commissioned in and for the county and state aforesaid, came RICHARD CALIENDO president of CALIENDO DEVELOPMENT CORP., a corporation of the State of Kansas, personally known to me to be such officer, and to be the same person who executed as such officer the foregoing instrument of writing in behalf of said corporation, and he duly acknowledged the execution of the same for himself and for said corporation for the uses and purposes therein-set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal on the day and year last above-written.



  
Notary Public

My Appointment Expires:

MAY 12, 1984

# St. Paul Title Insurance Corporation

ST. PAUL TITLE INSURANCE CORPORATION, a Missouri corporation, herein called the Company, for a valuable consideration, hereby commits to issue its policy or policies of title insurance, as identified in Schedule A, in favor of the proposed Insured named in Schedule A, as owner or mortgagee of the estate or interest covered hereby in the land described or referred to in Schedule A, upon payment of the premiums and charges therefor; all subject to provisions of Schedules A and B and to the Conditions and Stipulations hereof.

This Commitment shall be effective only when the identity of the proposed Insured and the amount of the policy or policies committed for have been inserted in Schedule A hereof by the Company, either at the time of the issuance of this Commitment or by subsequent endorsement.

This Commitment is preliminary to the issuance of such policy or policies of title insurance and all liability and obligations hereunder shall cease and terminate SIX MONTHS after the effective date hereof or when the policy or policies committed for shall issue, whichever first occurs, provided that the failure to issue such policy or policies is not the fault of the Company.

IN WITNESS WHEREOF, ST. PAUL TITLE INSURANCE CORPORATION has caused this commitment to be signed and sealed by its duly authorized officers, the commitment to become valid when countersigned by an authorized signatory as of Effective Date shown in Schedule A.



ST. PAUL TITLE INSURANCE CORPORATION

BY:

*James W. Jones*  
CHAIRMAN OF THE BOARD

COUNTERSIGNED:

BY:

*William J. Malone*  
AUTHORIZED SIGNATURE

ATTEST:

*Harold K. Brown*  
SECRETARY



## 1. The following are the requirements to be complied with:

A. Payment to, or for the account of, the sellers or mortgagors of the full consideration for the estate or interest to be insured.

B. Instruments in insurable form which must be executed, delivered and duly filed for record.

- (1) Procure and file and record a properly approved and satisfactorily executed Plat of CALIENDO 6TH ADDITION, Wichita, Sedgwick County, Kansas, executed by Caliendo Investment Corporation, as fee owners.
- (2) Proposed plat must be consented to by the holders of the following liens:
- (a) Mortgage by Caliendo Development Corporation to The Fourth National Bank and Trust Company, Wichita, dated July 11, 1979, in the amount of \$120,000.00, filed July 12, 1979 @ 4:05 P.M., recorded in Film 375 at page 315.
- (b) Assignment of Rents by Caliendo Development Corporation to The Fourth National Bank and Trust Company, Wichita, dated July 11, 1979, filed July 12, 1979 @ 4:05 P.M., recorded in Film 375 at page 320.
- (3) Company has been furnished a copy of proposed plat which contains dedications for utility easement, building setback, contingent street dedication and access control.
- (4) 1979 real estate taxes show as follows:
- Key #C-4049 - \$ 300.37 paid;  
 Key #C-4050 - \$ 308.72 paid;  
 Key #C-4051 - \$1,522.51 plus interest - unpaid;  
 Key #C-4052 - \$ 419.48 plus interest - unpaid.

*Key to furnished proof of taxes paid* →

FIDELITY TITLE COMPANY, INC.

Schedule B-I consists of 1 pages.

TSP-113B-1:9/77

*Wgm*



**Caliendo Investment Corporation**  
**The City of Wichita**

ALTA COMMITMENT - 1966

SCHEDULE A

Commitment No. Y-90,280

1. Effective date: **August 15, 1980 @ 7:00 A.M.** Amount **limited to**  
\$ **250**
2. Policy or Policies to be issued:  
\_\_\_\_\_ ALTA Owner's Policy Form A-1970 (Amended 10-17-70)  
(a)  ALTA Owner's Policy Form B-1970 (Amended 10-17-70)

\_\_\_\_\_ Proposed Insured: **The City of Wichita, a municipal corporation**

(b) \_\_\_\_\_ ALTA Loan Policy (Amended 10-17-70)

\_\_\_\_\_ Proposed Insured:

3. The estate or interest in the land described or referred to in this Commitment and covered herein is a **fee simple**.

4. Title to the fee simple estate or interest in said land is at the effective date hereof vested in:  
**Caliendo Investment Corporation**

5. The land referred to in this Commitment is situated in the County of Sedgwick,  
State of Kansas, and is described as follows:

MATCHES  
PLAT  
Lot 6, except the East 90 feet thereof, and  
all of Lots 8, 10, and 12, HEWEY'S ADDITION  
to Wichita, Sedgwick County, Kansas

TO BE PLATTED AS: **CALIENDO 6TH ADDITION, Wichita,  
Sedgwick County, Kansas**

**FIDELITY TITLE COMPANY, INC.**

Schedule A consists of \_\_\_\_\_ pages.  
44-009  
*W. J. [signature]*



Schedule B of the policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. (A) Rights of dower, curtesy, homestead or other marital rights of spouse, if any, of any individual insured. (B) Any lien, or right to lien, for services, labor, or material heretofore or hereafter furnished imposed by law and not shown by the public records. (C) Survey: Any encroachments, measurements, party walls, or other facts which a correct survey of the premises would show. (D) Easements, or claims of easements, not shown by the public records. (E) Rights or claims of parties in possession not shown by the public records.
3. All assessments and taxes for the year 19 \_\_\_\_ and all subsequent years.
4. Any restrictions, covenants and conditions to be imposed subsequent to the recordation of the title.
5. Any easements, streets or right-of-ways to be dedicated to the public including but not limited to all abutter's rights or access to any streets, drainage rights of way, public utilities, approval of elevation or other restrictive matters that may be reserved, dedicated or granted in the recorded Plat.
6. Easement for ingress and egress granted in instrument recorded in Film 387 at page 812 over the North 10 feet of the West 20 feet of Lot 6.

FIDELITY TITLE COMPANY, INC.

Schedule B-II consists of 1 pages.

TSP-113 B-II-9/77

*Wym*



## Conditions and Stipulations

1. The term mortgage, when used herein, shall include deed of trust, trust deed, or other security instrument.
2. If the proposed Insured has or acquires actual knowledge of any defect, lien, encumbrance, adverse claim or other matter affecting the estate or interest or mortgage thereon covered by this Commitment other than those shown in Schedule B hereof, and shall fail to disclose such knowledge to the Company in writing, the Company shall be relieved from liability for any loss or damage resulting from any act of reliance hereon to the extent the Company is prejudiced by failure to so disclose such knowledge. If the proposed Insured shall disclose such knowledge to the Company, or if the Company otherwise acquires actual knowledge of any such defect, lien, encumbrance, adverse claim or other matter, the Company at its option may amend Schedule B of this Commitment accordingly, but such amendment shall not relieve the Company from liability previously incurred pursuant to Paragraph 3 of these Conditions and Stipulations.
3. Liability of the Company under this Commitment shall be only to the named proposed Insured and such parties included under the definition of Insured in the form of policy or policies committed for and only for actual loss incurred in reliance hereon in undertaking in good faith (a) to comply with the requirements hereof, or (b) to eliminate exceptions shown in Schedule B, or (c) to acquire or create the estate or interest or mortgage thereon covered by this Commitment. In no event shall such liability exceed the amount stated in Schedule A for the policy or policies committed for and such liability is subject to the insuring provisions, the Conditions and Stipulations, and the Exclusions from Coverage of the form of policy or policies committed for in favor of the proposed Insured which are hereby incorporated by reference and are made a part of this Commitment except as expressly modified herein.
4. Any claim of loss or damage, whether or not based on negligence, and which arises out of the status of the title to the estate or interest or the lien of the insured mortgage covered hereby or any action asserting such claim, shall be restricted to the provisions and conditions and stipulations of this commitment.

Copy to: Bill Kimber 8-4-80

FILM 387 AGE 812

MICROFILMED  
OF RECORD

STATE OF KANSAS  
SEDGWICK COUNTY }  
FILED FOR RECORD AT  
SEP 24 1979

EASEMENTS

NO. 4 59849  
BETTE F. McCART  
REGISTER OF DEEDS

*Pat Kettler*  
*Deputy*

THESE Easements are granted on this 21 day of August, 1979, by CALIENDO DEVELOPMENT CORP., Hereinafter referred to as "OWNER", and for the use and benefit in perpetuity of all and any future owners of the real property described hereinafter.

The easements this date granted by the Caliendo Development Corp. is as follows:

The Caliendo Development Corp. hereby grants a non-exclusive, perpetual easement for the purpose of ingress and egress over the following-described property, to-wit:

The North 10 feet of the West 20 feet of Lot 6, of the Hewey's Addition, excepting that portion upon which any building or its attachments may occupy, Sedgwick County, Kansas.

Said easement is for the benefit of the property owners to the north, and is for the sole purpose of permitting ingress and egress across said driveway from Hillside Avenue, and the rights to the benefits of the easement shall run with said property, which is more particulary described as:

Lots 2 and 4 of Hewey's Addition, excepting the east 90 feet of said lots, Sedgwick County, Kansas.

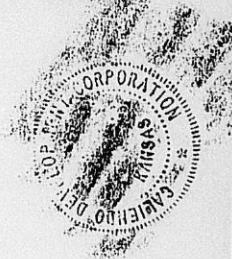
IN WITNESS WHEREOF, The Caliendo Development Corp. has hereunto set its seal the day and year first above-written.

CALIENDO DEVELOPMENT CORP.

By *Richard Caliends*  
Richard Caliends President

ATTEST:

Secretary \_\_\_\_\_



CHEF 2003 29 (6.00 (T))

ACKNOWLEDGEMENT

STATE OF KANSAS )  
                  ) SS.  
SEDGWICK COUNTY )

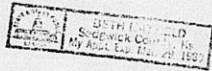
BE IT REMEMBERED, That on this 24 day of September, 1979, before me, the undersigned, a notary public, duly commissioned in and for the county and state aforesaid, came Richard Caliendo, president of CALIENDO DEVELOPMENT CORP., a corporation for the state of Kansas, personally known to me to be such officer, and to be the same person who executed as such officer the foregoing instrument of writing in behalf of said corporation, and he duly acknowledged the execution of the same for self and for said corporation for the uses and purposes therein-set forth.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal on the day and year last above-written.

Bern Hatfield  
Notary Public

My Appointment Expires:

3-29-80



July 17, 1980

Baughman Co., P.A.  
330 Laura  
Wichita, Ks. 67211

Re: S/D 80-46 - Final plat of Caliendo 6th Addition

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on July 17, 1980, the above captioned plat was considered. It was the action of the Commission to approve this plat subject to the recommendations of the Subdivision Committee and outlined in our letter of July 11, 1980.

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:

- 9-24
1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
  2. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the plattor.
  3. Certification that all taxes due and payable for 1979 and prior years have been paid.
- 9-24
- Some unpaid taxes

Please call if you have any questions.

Very truly yours,

Forrest L. Nagley  
Junior Planner

FLN:bh

cc: Caliendo Inv. Corp., c/o R. Caliendo, Pres., 400 N. Woodlawn  
67208

THE CITY OF WICHITA

OFFICE OF PUBLIC WORKS ENGINEERING

DATE

July 11, 1980

RECEIVED

JUL 14 1980

TO Forrest L. Nagley, Junior Planner

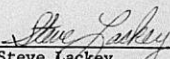
METROPOLITAN PLANNING

FROM Steve Lackey, Design Chief Engineer

ROUTE

SUBJECT Caliendo 6th Addition

The lot grading plan for this plat has been approved.

  
Steve Lackey  
Design Chief Engineer

SL:md

July 11, 1980

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

Re: S/D 80-46 - Final plat of Caliendo 6th Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, July 10, 1980, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- A. The applicant shall dedicate outright the west 10 feet of this property as additional street right-of-way. The east 10 feet of the west 20 feet shall be contingently dedicated for street. The contingent dedication shall either be by separate instrument or be dedicated on the plat. The contingency shall be based on the removal of that portion of the building that exists within future street right-of-way.
- B. The final plat tracing shall indicate "access control except for one opening" to Hillside across the west line of this property from the south line of the existing shared driveway to the south line of the plat.
- C. The final plat tracing shall indicate a 20-foot building setback from the east line of the contingent street dedication. The applicant is hereby advised that no expansion of the existing structure within this setback will be allowed.
- D. The applicant or his engineer shall meet with City Engineering regarding the possible need to establish an access easement for the shared opening to the north. *already recorded. Is within r.o.w. being dedicated for street. Since the lots benefiting from this plat*
- E. Recording of the plat within 30 days after approval by the Board of City Commissioners. *have other street access points. This can't be not necessary to show on plat.*

Baughman Co.

Page 2  
7-11-80

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

This matter will be forwarded to the Planning Commission for its consideration on July 17, 1980, at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

Forrest L. Nagley  
Junior Planner

FLN:bh

cc: Caliendo Inv. Corp., c/o R. Caliendo, Pres., 400 N. Woodlawn  
67208  
Dean Sellers, Acting City Engineer

Final  
SUBDIVISION REPORT

SUBDIVISION COMMITTEE  
METROPOLITAN AREA  
PLANNING COMMISSION

S/D NO. 80-46 Name Caliendo 6th Addition  
Date Application Rec'd. June 27, 1980 Preliminary Approval \_\_\_\_\_  
Scheduled S/D Meeting July 10, 1980

DESCRIPTION

General Location East side of Hillside in an area south of 2nd Street

Owner Caliendo Inv. Corp., c/o Richard Caliendo, President  
Surveyor/Engineer Baughman Company  
Address 330 Laura, 67211 Phone 262-7271

1. Gross Acreage of Plat 0.26 acres 7. Lineal Feet of New Streets:  
2. Number of Lots: a. 20 R/W 100.04 ft.  
Residential \_\_\_\_\_ b. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
Commercial \_\_\_\_\_ c. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
Industrial 1 d. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
Other \_\_\_\_\_ e. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
Total Number of Lots 1 TOTAL 2000.8 sq ft.  
3. Minimum Lot Frontage 100.04 ft. 8. Sidewalk adjacent to all  
4. Minimum Lot Area 11,328 square ft. streets? yes no  
5. Existing Zoning "B"  
6. Proposed Zoning "BB" Z-2246

9. Public Water Supply yes (Yes-No), Name City of Wichita  
10. Public Sanitary Sewers yes (Yes-No), Name City of Wichita  
11. Health Department Approval (where applicable) \_\_\_\_\_ (Yes-No)  
12. City of Wichita y: Three-Mile Area \_\_\_\_\_

STAFF COMMENTS:

Note: The applicant's associated zone case (Z-2246) requesting "B" to "BB" was approved by the Board of City Commissioners on 6-3-80 subject to replatting into one lot.

- A. The representative from the City Engineer's Office should be prepared to comment on the status of the applicant's final drainage plan.
- B. The applicant shall dedicate outright the west 10 feet of this property as additional street right-of-way. The east 10 feet of the west 20 feet shall be contingently dedicated for street. The contingent dedication shall either be by separate instrument or be dedicated on the plat. The contingency shall be based on the removal of that portion of the building that exists within future street right-of-way.
- C. The final plat tracing shall indicate "access control except for one opening" to Hillside across the west line of this property.
- D. The applicant shall guarantee the closing of one driveway approach to Hillside.
- E. The final plat tracing shall indicate a 20-foot building setback from the east line or the contingent street dedication. The applicant is hereby advised that no expansion of the existing structure within this setback will be allowed.
- F. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Note: This plat is submitted in final form only, as provided for in Article 4, Part 5 of the MAPC Subdivision Regulations. The Utility Advisory Committee should be prepared to comment on existing utilities and other various improvements, or discuss the feasibility of the applicant extending and/or installing same.

2-2246

S/D No. 80-46

Map No.: 5747  
Section: NE 23  
Twp.: 27  
Range: 1E

2-2246

APPLICATION FOR SUBDIVISION APPROVAL

Name of Subdivision: CALIENOD 6TH ADDITION  
General Location: PAST SOUTH OF THE S.E. CORNER OF EAST SIDE OF WILSON IN AN AREA 2ND ST. & HILLSIDE AVE. SOUTH OF 2ND STREET. PRES.  
Name of Property Owner: CALIENOD INVESTMENT CORP. by RICHARD CALIENOD Phone: 685-2551  
Address: 400 N. WOODLAWN Zip Code: \_\_\_\_\_  
Name of Subdivider: \_\_\_\_\_ Zip Code: \_\_\_\_\_ Phone: \_\_\_\_\_  
Address: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Name of Engineer/Surveyor: BAUGHMAN COMPANY P.A. SURVEYORS Phone: 262-7271  
Address: 330 LAURA Zip Code: 67211  
Date of Application: JUNE 27 1980

SUBDIVISION INFORMATION:

- Gross Acreage of Plat 0.26 ACRES
- Number of Lots:  
Residential \_\_\_\_\_  
Commercial \_\_\_\_\_  
Industrial \_\_\_\_\_  
Other \_\_\_\_\_  
Total Number of Lots 1
- Minimum Lot Frontage 100.04 ft.
- Minimum Lot Area 11,328 sq. ft.
- Existing Zoning "E"
- Proposed Zoning \_\_\_\_\_
- Is a public water supply available?  Yes  No, Name CITY OF WICHITA
- Is a sanitary sewer available?  Yes  No, Name CITY OF WICHITA
- Has Health Department approval been obtained (where applicable)  Yes  No
- Has Health Department approval been obtained (where applicable)  Yes  No
- City of Wichita  Three Mile Area  Outside of Wichita \_\_\_\_\_
- Lineal Feet of New Streets:  
a. 20 R/W 100.04 ft. CONTINGENT  
b. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
c. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
d. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
e. \_\_\_\_\_ R/W \_\_\_\_\_ ft.  
TOTAL 2000.8 sq. ft. CONTINGENT
- Are Sidewalks existing?  
Yes  No

ASSOCIATED ZONE CASE 2-2246  
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 for by the owner when billed. The undersigned further states that he is the owner of the property proposed for platting.

Owner's Signature: Richard Calienod

Wichita-Sedgwick County Metropolitan Area  
Planning Commission, 10th Floor, City Hall,  
455 North Main, Wichita, Kansas 67202

Received by FW  
Date 6/27/80  
Fee Submitted \$50.00

FORM 29-63

PAYMENT NOTICE  
City of Wichita

Bldg.	Use of Str.	Code Bks	Copies
Elec	Elev. Insp.	Hse Moving	Lic.
Mech	Boiler Insp.	Pav. Cuts	Cert.
Plbg	Exam Fees	Sewer	Elev.
Signs	Plan Rev. (P.W.)	Cement	M.S.P.
	Planning		

DESCRIPTION	AMOUNT
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NAME

ADDRESS

FUND

DUE DATE

COMMENTS

DATE

BY