

# HOUDEK ADDITION WICHITA, SEDGWICK COUNTY, KANSAS

State of Kansas) SS We, Baughman Company, P.A., Surveyors in  
Sedgwick County) aforesaid County and State do hereby certify that we have surveyed  
and platted "HOUDEK ADDITION", to Wichita, Sedgwick County,  
Kansas and that the accompanying plat is a true and correct exhibit  
of the property surveyed, described as and being a replat of  
the south 7 feet of Lot 3 and the north 60 feet of Lot 5, Block 17,  
Parkwide Addition, Wichita, Kansas.

All being situated in the SE1/4 of Sec. 23, Twp. 27-S,  
R-1-W of the 6th P.M., Sedgwick County, Kansas.

Existing public easements being vacated by virtue of K.S.A. 12-512(b).

Baughman Company, P.A.

This plat of "HOUDEK ADDITION",  
to Wichita, Sedgwick County, Kansas has been submitted to and  
approved by the Wichita-Sedgwick County Metropolitan Area Planning  
Commission, Wichita, Kansas.  
Dated this 8th day of September, 1994  
Wichita-Sedgwick County Metropolitan Area Planning Commission

John W. McKay Jr. Chairman  
John W. McKay Jr.

Secretary  
Marvin S. Krout

This plat approved and all dedications  
shown hereon accepted by the City Council of the City of Wichita,  
Kansas, this \_\_\_\_\_ day of \_\_\_\_\_, 1995.

Mayor  
Elma Broadfoot

City Clerk  
Pat Burnett

Entered on transfer record this \_\_\_\_\_ day  
of \_\_\_\_\_, 1995.

County Clerk  
Susan E. Crockett-Spoon

Know all men by these presents that we,  
the undersigned, have caused the land in the surveyors certificate to  
be platted into a Lot and a Street to be known as "HOUDEK ADDITION",  
to Wichita, Sedgwick County, Kansas. The utility easements are hereby  
granted as indicated for the construction and maintenance of  
all public utilities. All abutters rights of access to or from West Street  
over and across the east line of Lot 1, are hereby granted to the City  
of Wichita, provided however, that Lot 1, shall have access to West  
Street at one location as shall be determined by the City Engineer of  
the City of Wichita. The street is hereby dedicated to and for the  
use of the public. Colorado Street contingent dedication shall become  
effective in the event that the City of Wichita determines a need  
for the right of way for any street related purposes. This contingent  
dedication shall be a covenant running with the land and shall be  
binding on all heirs and subsequent owners of all parts of said property  
covered by said dedication.

Mamie Houdek  
Mamie Houdek

State of Kansas) SS This is to certify that this plat has been  
Sedgwick County) filed for record in the office of the Register of Deeds, this \_\_\_\_\_ day  
of \_\_\_\_\_, 1995, at \_\_\_\_\_ o'clock \_\_\_\_\_ M.; and is duly recorded.

Register of Deeds  
Pat Kettler

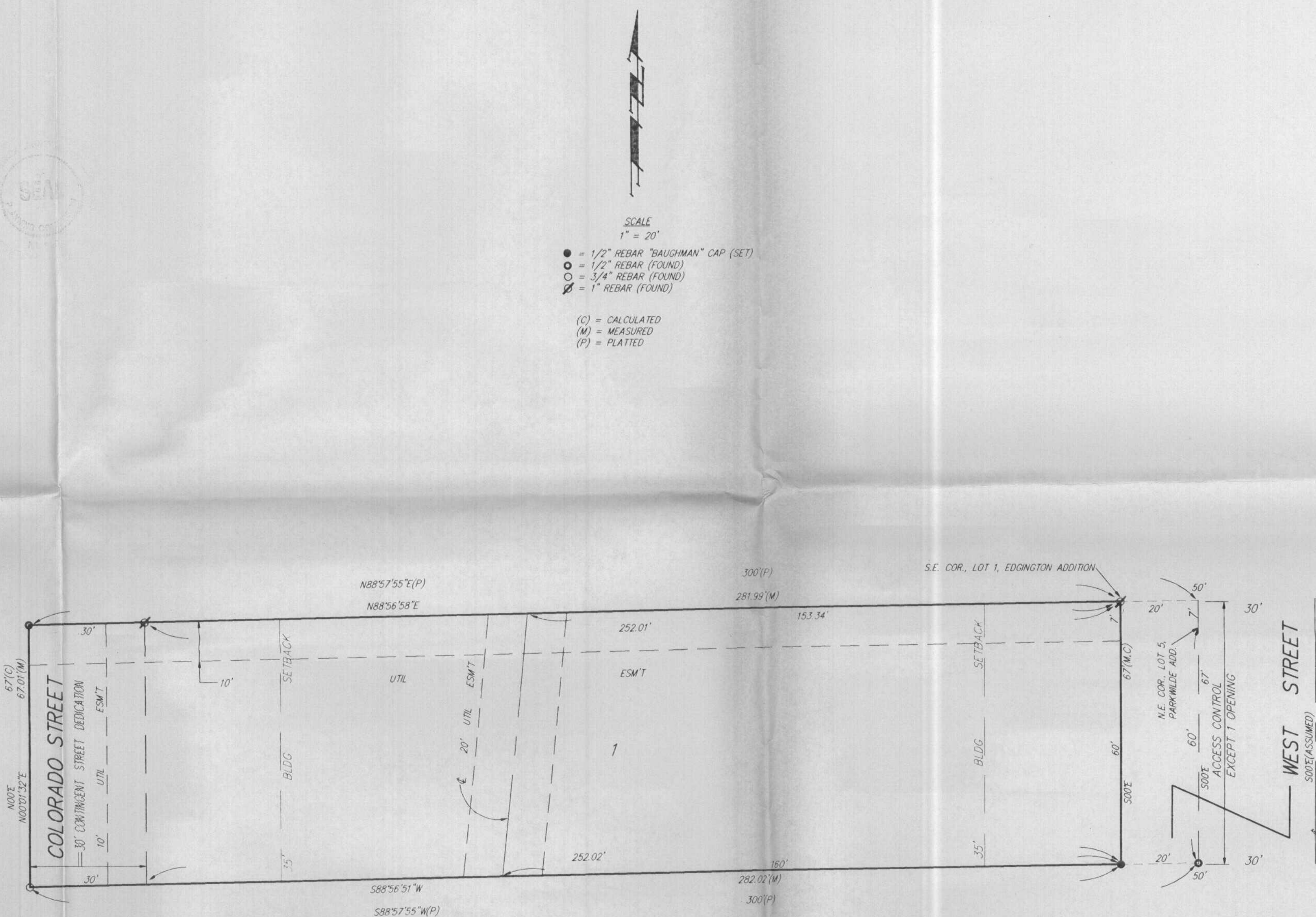
Deputy  
Ed Resa

State of Kansas) SS The foregoing instrument acknowledged be-  
Sedgwick County) fore me, this 21st day of FEBRUARY, 1995 by Mamie Houdek,  
a single person.

Philip J. Meyer Notary Public  
PHILIP J. MEYER

My App't. Exp. 5/5/97

PHILIP J. MEYER  
NOTARY PUBLIC  
STATE OF KANSAS





METROPOLITAN AREA PLANNING  
DEPARTMENT

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202-1688  
(316) 268-4421

September 9, 1994

Baughman Company  
315 Ellis  
Wichita, KS 67211

Re: S/D 94-63 - HOUDEK ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on September 8, 1994, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of September 2, 1994.

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

1. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
2. Submission of a check, made out to the Register of Deeds, covering the costs of any documents to be recorded as a requirement of platting.
3. Subdivision regulations now require a detailed Lot Grading Plan be submitted to Engineering prior to the tracing being released. This applies to all multi-lot and residential developments.

Please call if you have any questions.

Sincerely,

Louise Olivarez  
Principal Planner

LO:rh

cc: Mame Houdek, 1107 N. Wood, Wichita, KS 67212  
Doug Malone, 150 N. Market, Wichita, KS 67202  
Mike Lindebak, City Engineer

# SEDGWICK COUNTY



## METROPOLITAN AREA PLANNING DEPARTMENT

CITY HALL — TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202-1688  
(316) 258-4421

September 2, 1994

Baughman Company  
315 Ellis  
Wichita, KS 67211

Re: S/D 94-63 HOUDEK ADDITION (Final Plat)

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, September 1, 1994, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

- A. On the final plat tracing, the following notations or changes shall be made:
  - a) clearly delineate the amount of Colorado Street contingent dedication (30 feet);
  - b) dimension and label the building setback from Colorado Street (since this lot will be entirely zoned "LC" and will have double frontage, this setback shall be 35 feet)
  - c) the plat's text shall contingently dedicate Colorado Street, contingent upon the City's need for the right-of-way for any street related purpose;
  - d) delete the County Commission signature block.
- B. 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.
- C. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- D. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- E. Recording of the plat within 30 days after approval by the City Council.

If this plat requires the guaranteeing of improvements a list of the five methods which have been adopted as being acceptable is available through the Planning Department. Also, certificates which are required if petitions are submitted and forms for the bond and irrevocable Letter of Credit are also available from this office.

S/D 94 - 63 HOUDEK ADDITION - Final Plat  
Page 2 - September 2, 1994

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

This matter will be forwarded to the Planning Commission for its consideration on Thursday, September 8, 1994 at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

  
Louise Olivarez  
Principal Planner

DL:rh

Enclosure: Marked Copy of plat

cc: Mame Houdek, 1107 N. Wood, Wichita, KS 67212  
Doug Malone, 150 N. Market, Wichita, KS 67202  
Mike Lindebak, City Engineer

METROPOLITAN AREA PLANNING COMMISSION

September 8, 1994

STAFF REPORT  
(Final Plat Approved 9/1/94)

**CASE NUMBER:** S/D 94-63 HOUDEK ADDITION

**OWNER/APPLICANT:** Mame Houdek, 1107 N. Wood, Wichita, KS 67212

**AGENT:** Doug Malone, 150 N. Market, Wichita, KS 67202

**SURVEYOR/ENGINEER:** Baughman Company, c/o Phil Meyer, 315 Ellis, Wichita, KS 67211

**LOCATION:** South of 2nd Street and west of West Street

**SITE SIZE:** 0.43 Acres

**NUMBER OF LOTS**

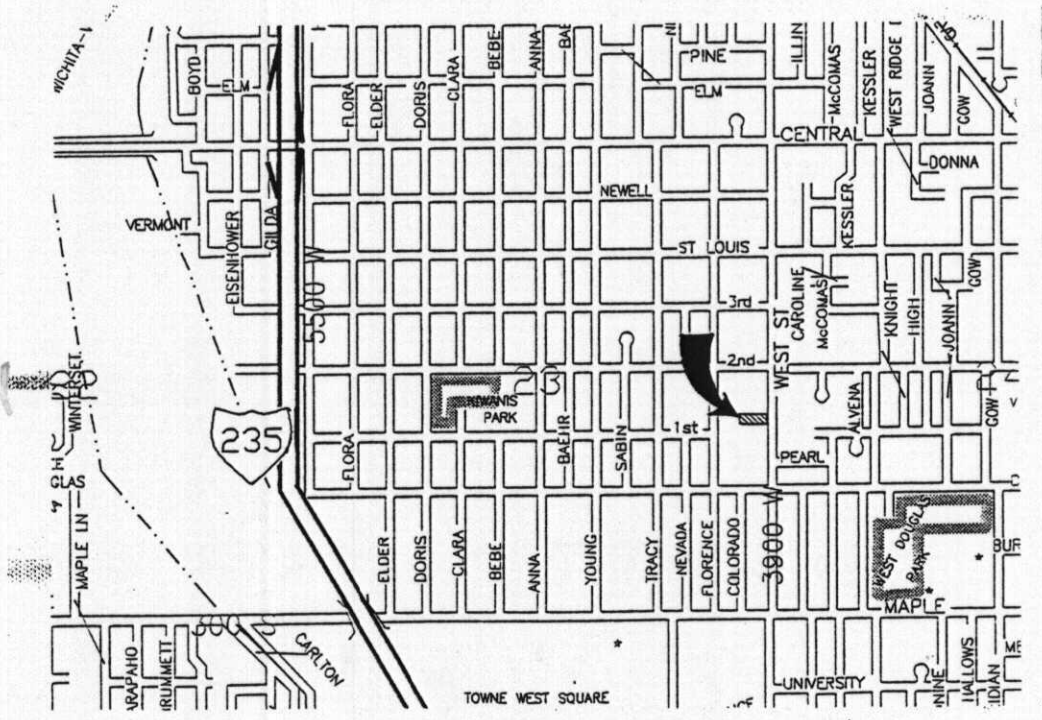
Residential:	
Office:	
Commercial:	1
Industrial:	
Total:	1

**MINIMUM LOT AREA:** 18,894 sq. ft.

**CURRENT ZONING:** "B" and "AA"

**PROPOSED ZONING:** "LC" (Z-3141)

VICINITY MAP:



FILE COPY

NOTE: Z-3141 "AA" and "B" to "LC" has been recommended for approval by the MAPC subject to replatting. City Council will review the request 9/13/94.

STAFF COMMENTS:

- A. On the final plat tracing, the following notations or changes shall be made:
  - a) clearly delineate the amount of Colorado Street contingent dedication (30 feet);
  - b) dimension and label the building setback from Colorado Street (since this lot will be entirely zoned "LC" and will have double frontage, this setback shall be 35 feet)
  - c) the plattor's text shall contingently dedicate Colorado Street, contingent upon the City's need for the right-of-way for any street related purpose;
  - d) delete the County Commission signature block.
  
- B. 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.
  
- C. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
  
- D. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
  
- E. Recording of the plat within 30 days after approval by the City Council.