

September 29, 1988

STAFF REPORT
(Final Plat)

CASE NUMBER: S/D 88-86 - VOGES VW ADDITION

OWNER/APPLICANT: Charles L. Voges

SURVEYOR/ENGINEER: Baughman Company, P.A.

LOCATION: N.W. corner of Hillside and Conamore

SITE SIZE: .39 acres

NUMBER OF LOTS

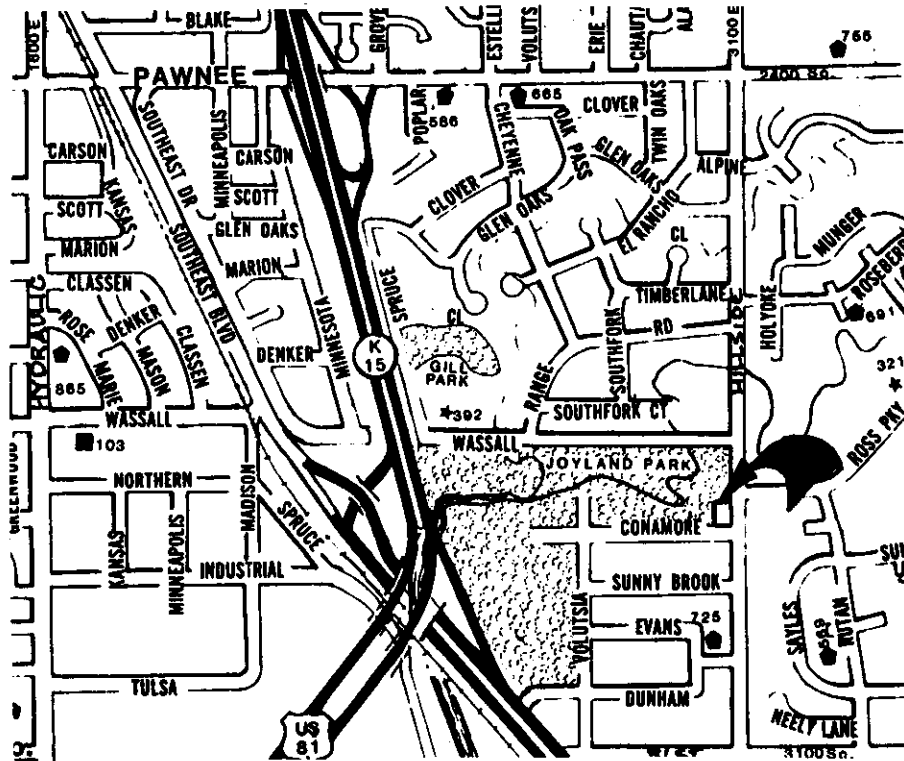
Residential:	
Office:	
Commercial:	1
Industrial:	
Total:	1

MINIMUM LOT AREA: 15,394 sq. ft.

CURRENT ZONING: "LC" Light Commercial District

PROPOSED ZONING:

VICINITY MAP:



SUBDIVISION COMMITTEE RECOMMENDATIONS:

- A. Since an existing sidewalk system does not exist to the west, it is recommended that the sidewalk required on Conamore by this lot's commercial zoning be waived.
- 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.

OFFICE COPY

DO NOT REMOVE

THIS PLAT APPROVED BY THE SUBDIVISION COMMITTEE ON 9/22/88 TO THE CONDITIONS OF APPROVAL OUTLINED IN OUR LETTER DATED 9/26/88

VOGES VW ADDITION

WICHITA, KANSAS

FINAL PLAT

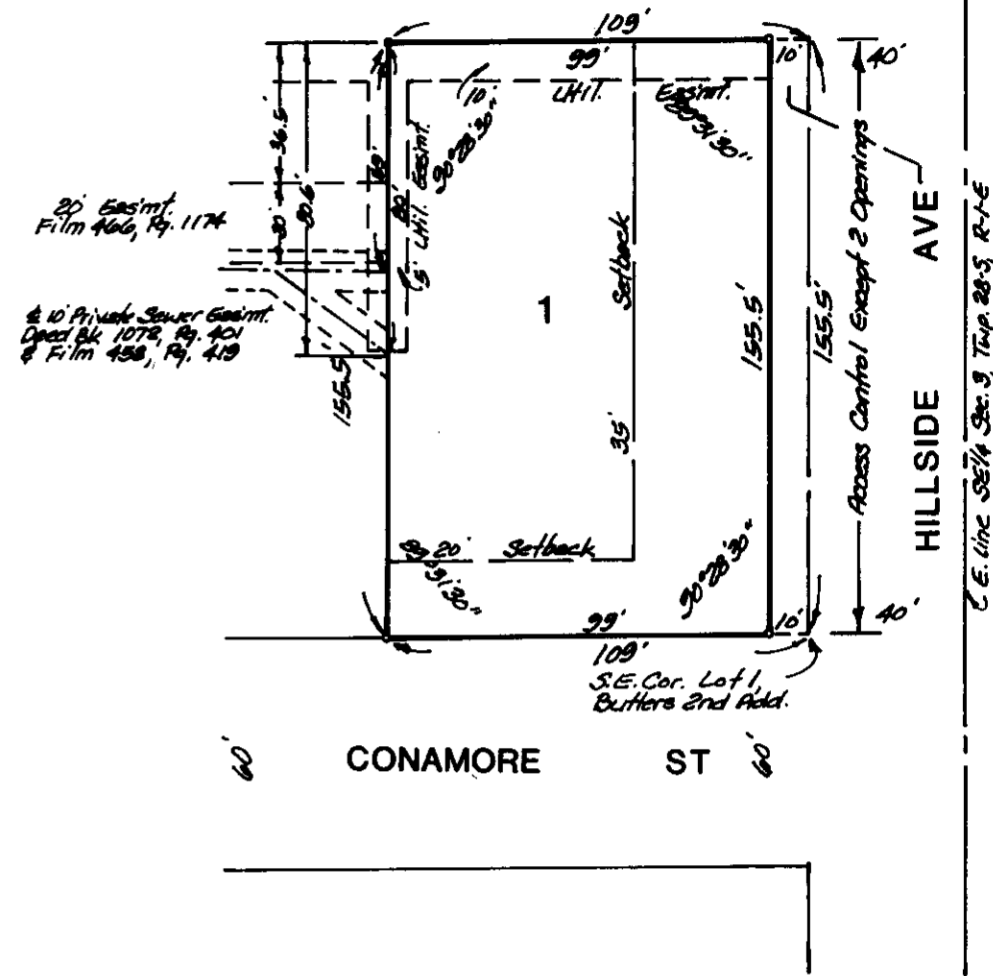
State of Kansas } Sedgwick County } S.S. We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify that we have surveyed and platted "VOGES VW ADDITION", Wichita, Kansas and that the accompanying plat is a true and correct exhibit of the property surveyed, described as and being a replat of Lots 1 and 2, except the west 150 feet thereof, Butlers 2nd Addition, Sedgwick County, Kansas. Easements and setback lines being vacated by virtue of K.S.A. 12-512(b).

All being situated in the SE 1/4 of Sec. 3, Twp. 28-S, R-1-E of the 6th. P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Date

Mark A. Savoy Surveyor



Know all men by these presents that we, the undersigned, have caused the land described in the surveyors certificate to be platted into a lot and street to be known as "VOGES VW ADDITION", Wichita, Kansas. The utility easements are hereby granted as indicated for the construction and maintenance of all public utilities. The street is hereby dedicated to and for the use of the public. All abutters rights of access to or from Hillside Ave., over and across the east line of Lot 1, are hereby granted to the City of Wichita, Kansas, provided however that Lot 1 shall have access to Hillside Ave at 2 points as shall be determined by the City Engineer of the City of Wichita, Kansas.

Charles L. Voges

Arlene A. Voges

State of Kansas } Sedgwick County } S.S. The foregoing instrument acknowledged before me, this day of 1988, by Charles L. Voges and Arlene A. Voges, his wife.

Notary Public

My App't. Exp.

We, the undersigned, holders of a mortgage on the above described property do hereby consent to this plat of "VOGES VW ADDITION", Wichita, Kansas.

Sentinel Patrol, Inc.

State of Kansas } Sedgwick County } S.S. The foregoing instrument acknowledged before me, this day of 1988, by Sentinel Patrol, Inc., on behalf of the corporation.

Notary Public

My App't. Exp.

This plat of "VOGES VW ADDITION", Wichita, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas. Dated this day of 1988. Wichita-Sedgwick County Metropolitan Area Planning Commission.

Chairman

Elton Persons

Secretary

Marvin S. Kraut

This plat approved and all dedications shown hereon accepted by the City Council of the City of Wichita, Kansas, this day of 1988.

Mayor

Sheldon Kamen

Deputy City Clerk

Dale E. Res

Entered on transfer record this day of 1988.

County Clerk

Don Wright

State of Kansas } Sedgwick County } S.S. This is to certify that this plat has been filed for record in the office of the Register of Deeds this day of 1988, at o'clock M; and is duly recorded.

Register of Deeds

Pat Kettler

Deputy

Ed Resa



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202-1888
(316) 268-4561

September 28, 1988

Baughman Company, P.A.
315 Ellis
Wichita, KS 67211

Re: S/D 88-86 - VOGES VW ADDITION

Dear Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on September 29, 1988, the above captioned plat was considered. The action of the Committee was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of September 26, 1988.

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. 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 real estate taxes for 1987 and all prior years have been paid.

Please call if you have any questions.

Sincerely,

R. Timothy Bickhaus
Junior Planner

TB:sm

Enclosure

cc: Charles L. Voges, 2885 S. Hillside, Wichita, KS
67211
Mike Lindebak, City Engineer