

S/D No.: 87-67 Name: BETTE ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 7/30/87

DESCRIPTION

General Location: On the west side of Country Acres, in an area south of Central.

Owner: Werner H and Edith A. Bette, 14430 University, Wichita, KS 67235

Surveyor/Engineer: Baughman Company, P.A., 315 Ellis, Wichita, KS 67211

1. Gross Acreage of Plat: .40 Acre
 2. Number of Lots:
 - Residential:
 - Office: 1
 - Commercial:
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 17,084.4 Sq. Ft.
 4. Existing Zoning: "BB"
 5. Proposed Zoning: "BB"
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STAFF COMMENTS:

- A. The applicant shall guarantee any drainage improvements required by the platting of this property.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- C. The applicant is advised that, at the time of this site's development, the construction of sidewalk along Country Acres Avenue must be completed. Currently, a 50-foot wide gap exists in the sidewalk along this lot's frontage.
- D. 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.
- E. 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.
- F. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- G. Recording of the plat within 30 days after approval by the City Council.
- H. The representative from City Engineering should be prepared to comment on the status of the applicant's drainage concept.

NOTE: This plat has been submitted in final form only.

FINAL PLAT

BETTE ADDITION

THIS PLAT APPROVED BY THE SUBDIVISION COMMITTEE ON 7-30-87 SUBJECT TO THE CONDITIONS OF APPROVAL OUTLINED IN OUR LETTER DATED 7-31-87

WICHITA, KANSAS

OFFICE COPY

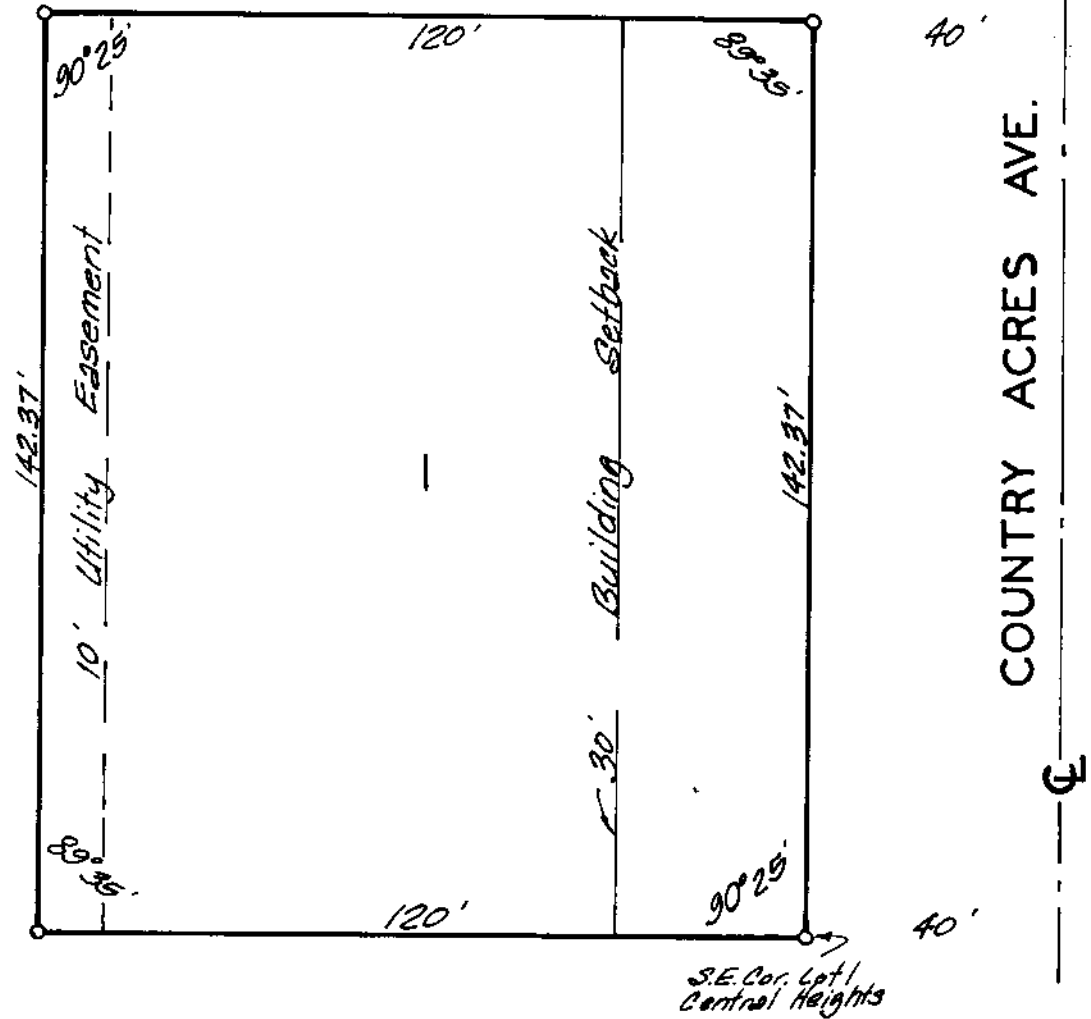
DO NOT REMOVE

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 "BETTE 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 Lot 1, Central Heights Addition, Wichita, Kansas and the south 62 feet of the north 190 feet of Lot 15, Block B, Meadowview Estates, An Addition In Sedgwick County, Kansas. All previous easements are hereby vacated by virtue of K.S.A. 12-512(b). Being situated in the NE 1/4 of Sec. 21, Twp. 27-S, R-1-W of the 6th P.M., Sedgwick County, Kansas.

Baughman Company, P.A.

Date

Gregory F. Severns 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 to be known as "BETTE ADDITION," Wichita, Kansas. The utility easement is hereby granted as indicated for the construction and maintenance of all public utilities.

Werner H. Bette

Edith A. Bette

This plat of "BETTE ADDITION" Wichita, Kansas, has been submitted to and approved by the Wichita-Sedgwick County Metropolitan Area Planning Commission, Wichita, Kansas. Dated this ___ day of ___ 198__.

Wichita-Sedgwick County Metropolitan Area Planning Commission

John Terry Moore

Chairman

Marvin S. Krout

Secretary

This plat approved and all dedications shown hereon accepted by the Wichita City Council, Wichita, Kansas, this ___ day of ___ 198__.

Robert C. Knight

Mayor

Dale E. Rea

Deputy City Clerk

State of Kansas } Sedgwick County } S.S. The foregoing instrument was acknowledged before me this ___ day of ___ 198__, by Werner H. Bette and Edith A. Bette, his wife.

Notary Public

My app. exp. _____

Entered on transfer record this ___ day of ___ 198__.

Don Wright

County Clerk

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 ___ 198__, at ___ o'clock ___ M.; and is duly recorded.

Pat Kettler

Register of Deeds

Ed Resa

Deputy

August 6, 1987

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

Re: Final Plat S/D 87-67 - BETTE ADDITION

Dear Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on August 6, 1987, 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 July 31, 1987.

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 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 the first half of 1987 and all prior years have been paid.

Please call if you have any questions.

Sincerely,

Donald Losew
Junior Planner

DL:dik

cc: Werner H. and Edith A. Bette, 14430 University, Wichita, KS 67235