



NOTE: This site has been involved in a number of rezonings and subsequently replattings over the past several years. As recently as May of this year most of this site was platted as the Davis-Moore 8th Addition. This Addition (9th) is adding property to the south, along Edgemoor just recently approved for "LC", light commercial zoning (Z-3033). Again, as a requirement of the zone change this site needs to be platted by September 29, 1992.

STAFF COMMENTS:

- A. When the Davis-Moore 8th Addition was platted letters-of-credit were submitted for the closure of drives to Marcilene, Kellogg, and Edgemoor. Since these drives have not apparently been closed, the applicant shall resubmit, under this addition's name, new guarantees for the closure of these drives. Upon the recording of this plat the letters-of-credit for the 8th Addition will be released.
- B. The title/platting binder submitted with this plat is dated June 13, 1991. Not only is this binder too outdated, it indicates an owner not shown on the plat and it also does not cover all of the property being platted. The applicant shall submit an updated binder, covering all of the property being platted.
- C. The applicant shall submit an avigational easement covering all of subject plat and a restrictive covenant assuring that adequate construction methods will be used to minimize the effects of noise pollution in the habitable structures constructed on subject property.
- D. On the final plat tracing the MAPC signature block shall be amended to indicate Christopher J. Goebel as chairman.
- 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. 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.
- G. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(c).
- H. Recording of the plat within 30 days after approval by the City Council.
- I. The representative from City Engineering should be prepared to comment on the status of the applicant's drainage plan.

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