

S/D No.: 87-75      Name: HOLLYWOOD SQUARE

Preliminary Approved:  
Scheduled S/D Meeting: 8/27/87

DESCRIPTION

General Location: Northeast corner of 12th Street North and Smith.  
Owner: Builders, Inc., 1456 Morgantown, Wichita, KS 67212  
Surveyor/Engineer: Lowell D. High, 1542 S. St. Francis, Wichita, KS 67211

1. Gross Acreage of Plat: 0.33
  2. Number of Lots:
    - Residential: 1
    - Office:
    - Commercial:
    - Industrial:
    - Total: 1
  3. Minimum Lot Area: 13,500 Sq. Ft.
  4. Existing Zoning: "AA"
  5. Proposed Zoning: "AA"
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STAFF COMMENTS:

- A. The applicant shall guarantee any drainage improvements required by the platting of this property.
- B. The applicant shall attempt to obtain a valid petition for the paving of Smith Street from the north line of 12th Street to the north line of the plat.
- C. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- D. 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 structure constructed on subject property.
- E. On the final plat tracing, the City Council signature block shall be amended to indicate that dedications are accepted by "the City Council of the City of Wichita, Kansas".
- F. 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.
- G. 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.
- H. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- I. Recording of the plat within 30 days after approval by the City Council.
- J. The representative from City Engineering should be prepared to comment on the status of the applicant's drainage plan. Specifically, are any drainage guarantees required?

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