

- J. The applicant shall submit proof as to which individual(s) are authorized to execute documents on behalf of the Rainbo Baking Company of Wichita (e.g., copy of by laws or certification from a title company).
- K. The final plat tracing shall correct the Board of City Commissioners' signature block to reference TONY CASADO as the Mayor of Wichita.
- L. Perimeter closure computations shall be submitted with the final plat tracing. Section 5-101(C).
- M. Recording of the plat within 30 days after approval by the Board of City Commissioners.
- N. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's drainage plan. Specifically, are any drainage guarantees required with the platting of this property?

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

S/D No.: 86-37 Name: RAINBO BAKING CO. ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 6/5/86

DESCRIPTION

General Location: At the northeast corner of Southeast Drive and Glen Oaks Drive.

Owner: Rainbo Baking Company, c/o Garland Wyatt, 3530 Southeast Drive, Wichita, KS 67201

Surveyor/Engineer: Baughman Company, P.A.

1. Gross Acreage of Plat: 0.45 Acre
 2. Number of Lots:
 - Residential:
 - Office:
 - Commercial: 1
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 19,996.66 Sq. Ft.
 4. Existing Zoning: "A"
 5. Proposed Zoning: "LC" (Z-2725)
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STAFF COMMENTS:

NOTE: The applicant's associated zone case (Z-2725), requesting "A" to "LC", has been approved subject to platting.

This final plat has been rescheduled for Subdivision Committee review in order for the Utility Advisory Committee members to be aware that the utility easement, retained when the south half of the alley to the north was vacated by separate instrument, is now proposed for vacation by virtue of this replat.

- A. The applicant shall submit a sidewalk certificate stating that a sidewalk will be constructed on Southeast Drive at the time of site development. (Commercial Zoning)
- B. Since "complete access control" is being dedicated to Glen Oaks Drive from this commercially zoned lot, the sidewalk ordinance provides for the waiving of the sidewalk normally required for this street.
- C. The applicant shall guarantee the closure of the driveway to Glen Oaks Drive.
- D. Prior to scheduling this case before the Board of City Commissioners, the existing structures which encroach into the utility easement being granted must be removed. Once the structures have been removed, a letter so stating shall be submitted from the platting engineer.
- E. The applicant shall submit proof as to which individual(s) are authorized to execute documents on behalf of the Rainbo Baking Company of Wichita (e.g., copy of by laws or certification from a title company).
- 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 Board of City Commissioners.