

Final plat
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D No.: 84-65

Name: Luther Addition

Preliminary Approved:
Scheduled S/D Meeting: 6-21-84

DESCRIPTION

General Location: Southeast corner of Central and Edgemoor.

Owner: L. O. Luther

Surveyor/Engineer: Professional Engineering Consultants, P.A., Gary Wiley

1. Gross Acreage of Plat: 0.3 acres
 2. Number of Lots:
 - Residential:
 - Office:
 - Commercial: 1
 - Industrial:
 - Total: 1
 3. Minimum Lot Area: 13,000 sq. ft.
 4. Existing Zoning: AA
 5. Proposed Zoning: OC (Z-2609)
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STAFF COMMENTS:

- Note: The applicant has filed an associated zone case requesting "AA" to "OC". This case will be reviewed by the Planning Commission on June 14, 1984.
- A. The representative from the City Engineer's office should be prepared to comment on the status of the applicant's lot grading plan.
 - B. The applicant shall guarantee any drainage improvements required by the platting of this property.
 - C. The applicant shall guarantee the closure of the existing driveway approach to Edgemoor which is within the area being granted as "complete access control." The City Engineer's representative should be prepared to discuss the timing for the street improvement project for Edgemoor adjacent to this site. Specifically, can the driveway closure be included in that project and thereby avoid a separate guarantee?
 - D. The representative from the City Engineer's office should be prepared to discuss the acceptability of the proposed 5-foot street dedication for Edgemoor and the proposed vacation of street right-of-way at the northeast corner of the lot.
 - E. The City Engineer's representative and utility company representatives should be prepared to comment on the proposed vacation of part of an existing utility easement adjacent to the south line of this property.
 - F. Closure computations shall be submitted with the final plat tracing.
 - G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

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