

S/D No.: 87-53 Name: ZAKAS 5TH ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 6/18/87

DESCRIPTION

General Location: West side of Hillside between English and Waterman
Owner: John Zakas
Surveyor/Engineer: Baughman Company, P.A.

1. Gross Acreage of Plat: 0.8 acres
 2. Number of Lots:
 - Residential:
 - Office: 3
 - Commercial:
 - Industrial:
 - Total: 3
 3. Minimum Lot Area: 9,269.2 sq. ft.
 4. Existing Zoning: A
 5. Proposed Zoning: BB (Z-2850)
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STAFF COMMENTS:

NOTE: The applicant has filed an associated zone case (Z-2850) requesting a change from "A" (two-family dwelling) to "BB" (office district). This zone case is scheduled to be heard by the MAPC on 6/25/87.

- 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. Approval of this plat is subject to approval of the applicant's associated zoning case (Z-2850).
- 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 representatives from the utility companies should be prepared to comment on the need for utility easements to be platted on this property.
- I. 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?

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