

S/D No.: 86-120 Name: KILLINGERS SECOND ADDITION

Preliminary Approved: _____
Scheduled S/D Meeting: 1/15/87

DESCRIPTION

General Location: Southeast corner of Central and Knight Street.
Owner: Quality Electric, Inc., c/o Ronald E. Killinger, 3020 Mascot,
Wichita, KS 67204
Surveyor/Engineer: Baughman Company, P.A., 315 Ellis, Wichita, KS 67211

1. Gross Acreage of Plat: 0.5
2. Number of Lots:
 - Residential:
 - Office:
 - Commercial: 1
 - Industrial:
 - Total: 1
3. Minimum Lot Area: 23,131.2 Sq. Ft.
4. Existing Zoning: "BB"
5. Proposed Zoning: "LC" (Z-2812)

STAFF COMMENTS:

NOTE: The applicant's associated zone case (Z-2812) requesting "BB" (office) to "LC" (light commercial) zoning has been approved subject to replatting.

- 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. The applicant shall attempt to obtain a valid petition for the paving of Knight Street adjacent to this plat. If a valid petition cannot be obtained, "complete access control" to the unimproved street shall be dedicated across the west line of the plat.
- D. Since an existing sidewalk system does not exist to the south, it is recommended that the sidewalk required on Knight, by this lot's commercial zoning, be waived.
- E. 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.
- 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. 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 Board of City Commissioners.
- 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 improvements required and does the drainage plan indicate the diverting of storm drainage from the proposed lot to Knight Street?

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