

ORDINANCE NO. 070872

Approving the preliminary plat of The Campbell Building Condominium on 0.46 acres of land generally located at the northeast corner of Walnut Street and 16th Street.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That the preliminary plat of The Campbell Building Condominium on 0.46 acres of land generally located at the northeast corner of Walnut Street and 16th Street, and more specifically described as follows:

The south half of Lot 249 and all of Lots 250, 251 and 252, Block 18, "McGee's Addition", a subdivision in Kansas City, Jackson County, Missouri according to the recorded plat thereof.

is hereby approved, subject to the following conditions:

1. That the developer cause the area to be platted and processed in accordance with Chapter 66, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Subdivision Regulations.
2. That the developer secure permits to repair or reconstruct sidewalks, curbs, gutters, storm sewers, and streetlights as necessary along all development street frontages, or submit a letter from a Missouri licensed civil engineer stating that the sidewalks, curbs, and gutters are in a good state of repair and meet the requirements set forth in Chapters 56 and 64, Code of Ordinances, as required by Development Services, prior to recording the plat.
3. That the developer submit covenants, conditions and restrictions to Development Services for review by the Law Department for approval for the maintenance of common elements and private open space tracts.
4. That the developer receive approval from the Board of Zoning Adjustment for all required auxiliary parking.
5. That the developer contribute \$6,744.14 in lieu of parkland dedication in satisfaction of Section 66-128 of the Subdivision Regulations.

A copy of the preliminary plat is on file in the office of the City Clerk with this ordinance and is made a part hereof.

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Section B. That the Council finds and declares that before taking any action on the proposed preliminary plat hereinabove, all public notices and hearings required by the Subdivision Regulations have been given and had.

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I hereby certify that as required by Chapter 66, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Secretary, City Plan Commission

Approved as to form and legality:

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M. Margaret Sheahan Moran  
Assistant City Attorney