

EXPLANATION FOR CONDITIONS OF APPROVAL CHECKLIST (PLAT2022-0004)

PLANNING DEPARTMENT: EXPLANATION FOR CONDITIONS OF APPROVAL	
CONVEYANCE PLAT (Sec. 142-81)	
Not Met	Item Description
x	Sec. 142-76 via Sec. 142-81(d) Existing Features outside the Subject Property are Ghosted
x	Sec. 142-76 via Sec. 142-81(d) Proposed Subdivision Plan showing: <ul style="list-style-type: none"> • Easements and Dimensions (existing easements must include filing information)
x	Sec. 142-81(d) Property within City Limits includes the following note on each page: <ul style="list-style-type: none"> • “A conveyance plat is a map of property approved by the city for the purpose of sale or conveyance in its entirety or interests thereon defined. Lots created by conveyance plat may not all the necessary public utilities available for immediate use. No certificate of occupancy shall be issued nor permanent public utility service provided to any lot(s) created by a conveyance plat until all required public improvements have been constructed and accepted and a record plat is filed for record with the county clerk. Selling a portion of property by metes and bounds, except as shown on an approved, filed, and accepted conveyance plat, record plat, minor plat or minor replat is a violation of the city’s Code of Ordinances and State Law.”
x	Sec. 142-76 via Sec. 142-81(d) Approval Certificate with Signature Block for the Planning and Zoning Commission Chairman