

BROKEN ARROW PLANNING COMMISSION AND CITY COUNCIL SUBDIVISION PLAT REVIEW CHECKLIST

PLAT INFORMATION

NAME OF PLAT: QuikTrip No.0033, a Re-Subdivision of all of Lot One (1), Block One (1), Amended Plat of Wagoner County Line Plaza, and Part of Lot Two (2), Block One (1), Tiger Plaza

CASE NUMBER: PT17-103

RELATED CASE NUMBERS:

COUNTY: Wagoner

SECTION/TOWNSHIP/RANGE: 06-18-15

GENERAL LOCATION: Northeast corner of Kenosha and 193rd (County Line)

CURRENT ZONING:

SANITARY SEWER BASIN:

STORM WATER DRAINAGE BASIN:

ENGINEER: AAB Engineering, LLC

ENGINEER ADDRESS: P.O. Box 2136
Sand Springs, OK 74063

ENGINEER PHONE NUMBER: 918-514-4283

DEVELOPER/OWNER: QUIKTRIP CORPORATION

DEVELOPER ADDRESS: 4705 S. 129th E. Avenue
Tulsa, OK 74134

DEVELOPER PHONE NUMBER: 918-615-7788

OWNER: Robert A. Snyder, Trustee of the Jane E. Hawkins Trust

DEVELOPER ADDRESS: 4705 S. 129th E. Avenue
Tulsa, OK 74134

DEVELOPER PHONE NUMBER: 918-615-7788

PRELIMINARY PLAT

APPLICATION MADE: May 4, 2017

TOTAL ACREAGE: 1.82

NUMBER OF LOTS: 2

TAC MEETING DATE: May 23, 2017

PLANNING COMMISSION MEETING DATE: May 25, 2017

COMMENTS:

1. _____ Please add the PUD number to the face of the plat.
2. _____ Please add existing utility lines
3. _____ Please add the address for Lot 2
4. _____ Place case number (PT17-103) in lower right corner of plat.
5. _____ Please remove the second access off of 23rd street
6. _____ Please note through the replat process that the MAE located in lot 2 will be removed and a new MAE will need to be added by separate instrumentation.
7. _____ Closure of utility easement will require the approval of the City Council and all utility companies.
8. _____ Identify how the 70 feet of right-of-way was dedicated on the west side of Lot 2, Block 1. In addition, change "WCL" to "WCLP" as shown in the legend.

CONDITIONAL FINAL PLAT

NAME OF CONDITIONAL FINAL PLAT:

APPLICATION MADE:

TOTAL ACREAGE:

NUMBER OF LOTS:

TAC MEETING DATE:

PLANNING COMMISSION MEETING DATE:

CITY COUNCIL MEETING DATE:

COMMENTS:

9. _____

10. _____
 11. _____
 12. _____

CONDITIONS TO BE MET PRIOR TO FINAL RELEASE OF PLAT

LETTER OF APPROVAL FROM UTILITY COMPANY SUBMITTED?

____ NATURAL GAS COMPANY APPROVAL
 ____ ELECTRIC COMPANY APPROVAL
 ____ TELEPHONE COMPANY APPROVAL
 ____ CABLE COMPANY APPROVAL

CERTIFICATE OF RECORDS SEARCH FROM OKLAHOMA CORPORATION COMMISSION SUBMITTED?

____ OK CORPORATION COMMISSION CERTIFICATE OF RECORDS SEARCH
 OKLAHOMA CORPORATION COMMISSION, CAROL COLLETT 405-521-2108

DEVELOPMENT SERVICES/ENGINEERING APPROVAL

____ STORMWATER PLANS, APPROVED ON:
 ____ PAVING PLANS, APPROVED ON:
 ____ WATER PLANS, APPROVED ON:
 ____ SANITARY SEWER PLANS, APPROVED ON:
 ____ SEWAGE DISPOSAL PLANS, APPROVED BY DEPARTMENT OF ENVIRONMENTAL QUALITY ON:
 ____ WATER PLANS, APPROVED BY DEPARTMENT OF ENVIRONMENTAL QUALITY ON: _____
 ____ IS A SIDEWALK PERFORMANCE BOND DUE? _____ HAVE THEY BEEN SUBMITTED? _____
 ____ ARE PERFORMANCE BONDS OR ESCROW AGREEMENT DUE FOR WATER, STORM SEWERS, SANITARY SEWER
 AND PAVING? (CIRCLE APPLICABLE) _____ HAVE THEY BEEN SUBMITTED? _____
 ____ PROJECT ENGINEER/DEVELOPMENT SERVICES REVIEW COMPLETE ON: _____
 ____ BUILDING PAD ELEVATIONS ON EACH LOT PLACED ON A COPY OF THE FINAL PLAT
 ____ MONUMENTS SHOWN ON PLAT
 ____ SLOPE ANALYSIS (1:4) FOR LOTS ADJACENT TO DRAINAGE CHANNELS APPROVED

PLANNING DEPARTMENT APPROVAL

____ ADDRESSES REVIEWED AND APPROVED
 ____ DETENTION DETERMINATION # ASSIGNED AND VERIFIED?
 ____ PLANNING DEPARTMENT REVIEW COMPLETE ON:
 ____ FINAL PLAT RECEIVED IN PLANNING DEPARTMENT AFTER UTILITY COMPANY SIGN OFF ON:
 ____ FINAL PLAT SENT TO PROJECT ENGINEER FOR FINAL REVIEW ON:

FEES

____ FINAL PLAT PROCESSING FEE	\$ _____
____ WATER LINE (S) UNDER PAYBACK CONTRACT	\$ _____
____ EXCESS SEWER CAPACITY FEE	\$ _____
____ ACCELERATION/DECELERATION LANES ESCROW	\$ _____
____ WATER LINE CONNECTIONS, PAYABLE TO CITY OR OTHERS	\$ _____
____ SEWER LINE CONNECTIONS, PAYABLE TO CITY OR OTHERS	\$ _____
____ STREET IMPROVEMENT (WIDENING) ASSESSMENTS	\$ _____
____ DRAINAGE SYSTEM IMPROVEMENTS PRO RATA COST	\$ _____
____ REIMBURSEMENT TO CITY OR OTHERS FOR WATER LINE CON.	\$ _____
____ REIMBURSEMENT TO CITY OR OTHERS FOR SEWER LINE CON.	\$ _____
____ STREET SIGNS, LIGHTS, ETC.	\$ _____
____ STORM WATER FEE-IN-LIEU OF DETENTION	\$ _____

TOTAL FEE(S)

\$ _____

FINAL PROCESSING OF PLAT

_____ FINAL PLAT SUBMITTED FOR MAYOR AND CITY CLERK SIGNATURE ON: _____

_____ FEES PAID ON: _____ IN THE AMOUNT OF: _____

_____ FINAL PLAT PICKED UP FOR FILING ON: _____

_____ 6 COPIES OF FILED PLAT SUBMITTED TO PLANNING DEPARTMENT

_____ PDF OF RECORDED PLAT SUBMITTED TO PLANNING DEPARTMENT