

1 (Published in the Topeka Metro News September 20, 2006)

2  
3 ORDINANCE NO. 18710

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5 AN ORDINANCE introduced by Councilmember Lana Kennedy, relating to construction  
6 of parking lots and establishing Topeka City Code Chapter 26, Article  
7 XIV and §§ 26-660, 26-661 and 26-662.  
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9 BE IT ORDAINED BY THE COUNCIL OF THE CITY OF TOPEKA, KANSAS:

10 Section 1. That City of Topeka Code Chapter 26, Article XIV is hereby amended  
11 by the addition of the following language:

12 **Construction of Parking Lots.**

13 Section 2. That City of Topeka Code § 26-660 is hereby amended by the addition  
14 of the following language:

15 **Issuance of Permit.**

16 (a) Any person desiring to construct a parking lot on private property shall first  
17 obtain a permit for such construction.

18 (b) Only a licensed concrete contractor or commercial contractor Type I or II may  
19 obtain a permit for the construction of a parking lot.

20 (c) No permit shall be issued for the construction of a parking lot until and unless  
21 the following requirements are met:

22 (1) Submittal of a completed application including construction plans.

23 (2) Payment of the parking lot permit fee, unless parking lot is incidental  
24 to construction of a structure for which a permit fee has been paid.

25 (3) Planning department approval that the proposed lot is allowed in the  
26 use regulations for the zoning district in which the lot is located and planning  
27 department approval of the landscape plan.

28                   (4) A right-of-way permit has been obtained by the contractor if a portion  
29                   of the parking lot, its entrances or approaches will connect with the City's  
30                   rights-of-way.

31                   Section 3. That City of Topeka Code § 26-661 is hereby amended by the addition  
32 of the following language.

33                   **Failure to obtain a permit.**

34                   Any construction work commenced by a contractor without having first obtained a  
35 parking lot construction permit shall be charged an administrative fee in the amount equal  
36 to the permit fee. Said administrative fee shall be in addition to the permit fee.

37                   Section 4. That City of Topeka Code § 26-662 is hereby amended by the addition  
38 of the following language

39                   **Construction standards/final inspection.**

40                   (a) All parking lots and every portion thereof specifically including but not limited  
41 to driveways, curbing, sidewalks and surfacing shall be constructed in accordance with all  
42 applicable City ordinances and the City of Topeka Technical Specifications promulgated by  
43 the City engineer.

44                   (b) It shall be unlawful for any person to permit or otherwise allow for the parking  
45 of vehicles in a parking lot prior to the final inspection and approval of the constructed  
46 parking lot by the developmental services division.

47                   Section 5. This ordinance shall take effect and be in force from and after its  
48 passage, approval and publication in the official City newspaper.

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PASSED AND APPROVED by the City Council September 12, 2006.

CITY OF TOPEKA, KANSAS

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William W. Bunten, Mayor

ATTEST:

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Iris E. Walker, City Clerk