

ROBERT BARNES SUBDIVISION

Engineering Comments: Radius at the intersection of David Street and Charmey Street not specified on the preliminary plat. Request dedication to meet standard of 25-foot radius if it does not meet the standard. Development of property must comply with all stormwater management and flood control ordinances. Any work performed in the right-of-way will require a right-of-way permit.

Traffic Engineering Comments: Driveway number, size, location and design to be approved by Traffic Engineering and conform to AASHTO standards.

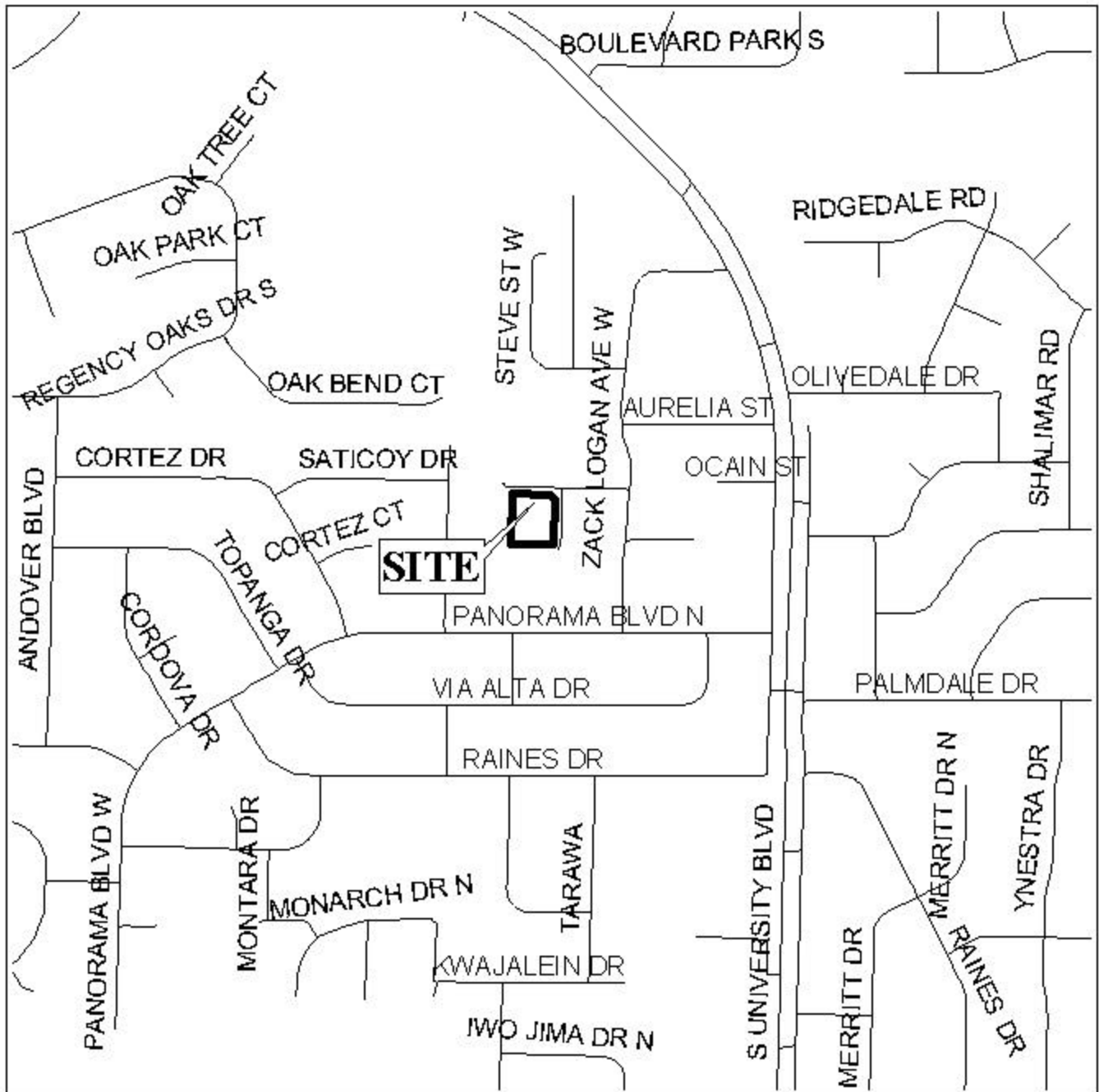
The plat illustrates the proposed 2-lot, 0.9± acre subdivision which is located on the Southwest corner of David Street and Charmey Street. The site is served by city water and sanitary facilities.

The purpose of this application is to create a two-lot subdivision from a legal lot of record.

As illustrated on the Vicinity Map, Lot 1 has road frontage on David Street and Charmey Street; therefore, a note should be placed on the final plat stating that Lot 1 is limited access from the existing curb cut to David Street.

The plat meets the minimum requirements of the Subdivision Regulations and is recommended for Tentative Approval subject to the following conditions: 1) dedication of a minimum 25-foot radius at the Southwest corner of David Street and Charmey Street to be approved by City Engineering; and 2) the placement of a note on the final plat stating that access to Lot 1 is limited to the existing curb cut to David Street.

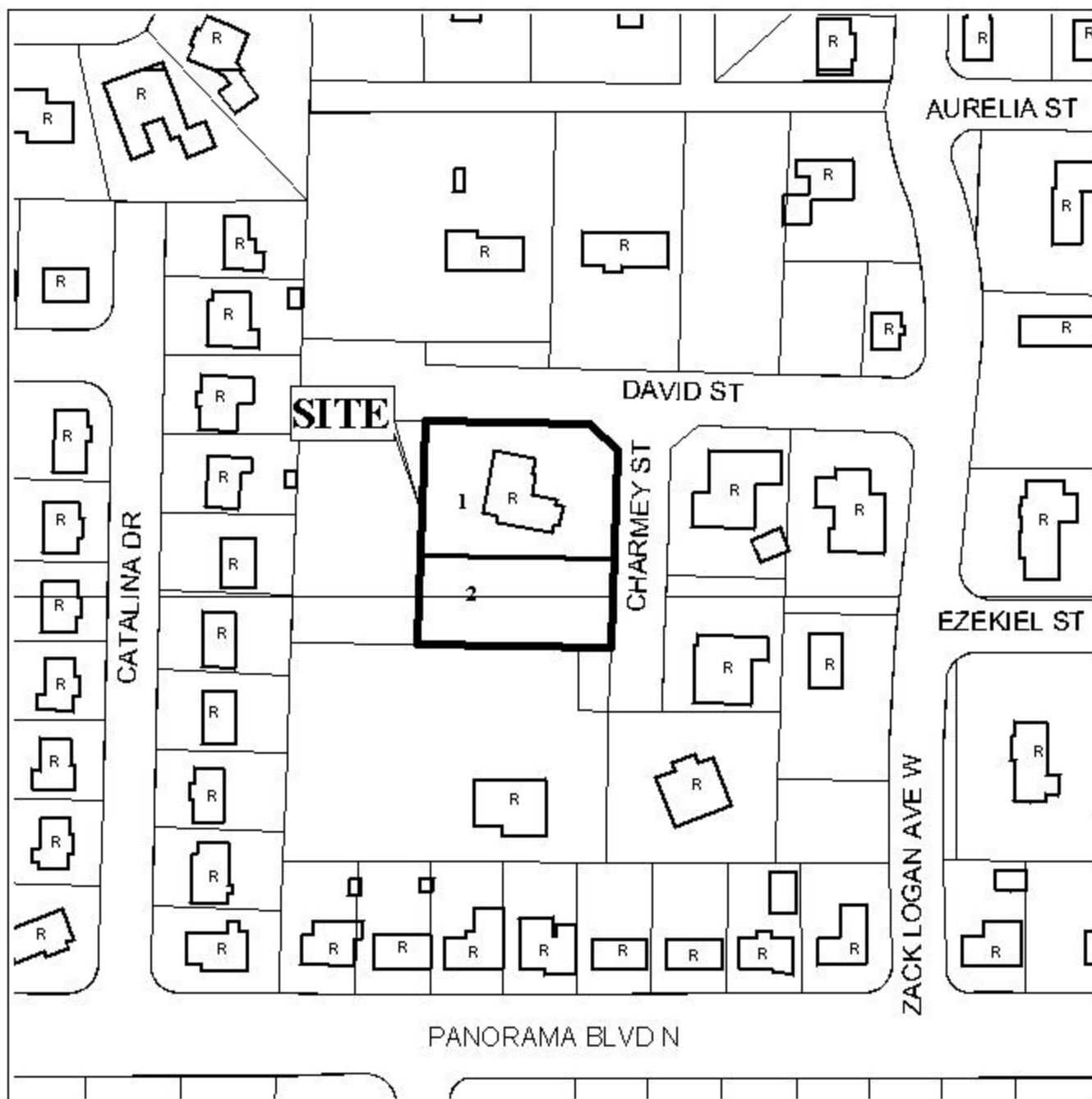
LOCATOR MAP



APPLICATION NUMBER 7 DATE May 1, 2003
APPLICANT Robert Barnes Subdivision
REQUEST Subdivision



ROBERT BARNES SUBDIVISION



APPLICATION NUMBER 7 DATE May 1, 2003

LEGEND

