

## **RIDGEWOOD SUBDIVISION, RESUBDIVISION OF AND ADDITION TO LOT 2**

Engineering Comments: 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.

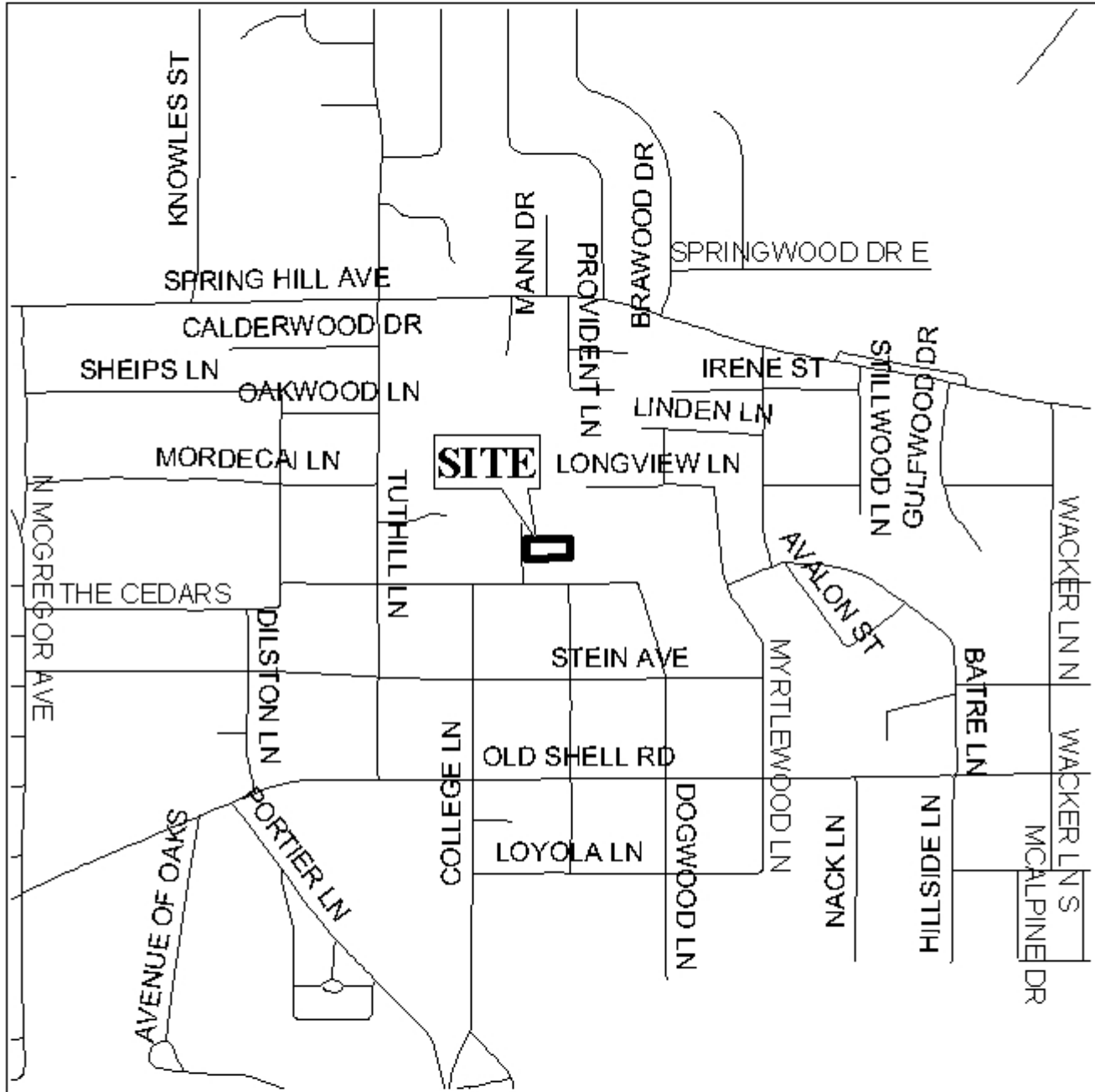
Urban Forestry Comments: Property to be developed in compliance with state and local laws that pertain to tree preservation and protection on both city and private properties (State Act 61-929 and City Code Chapters 57 and 64). Any work on or under the 45" (approximate diameter) Live Oak Tree located along the North property line is to be permitted and coordinated with Urban Forestry; removal to be permitted only in the case of disease or impending danger.

The plat illustrates the proposed 1-lot, 0.5± acre subdivision which is located on the East side of Ridgewood Place, 110'± North of The Cedars and is located in City Council District 7. The site is served by city water and sanitary facilities.

The purpose of this application is to create a one-lot subdivision from a legal lot of record and a metes and bounds parcel (25-foot vacated right-of-way).

The plat meets the minimum requirements of the Subdivision Regulations and is recommended for Tentative Approval.

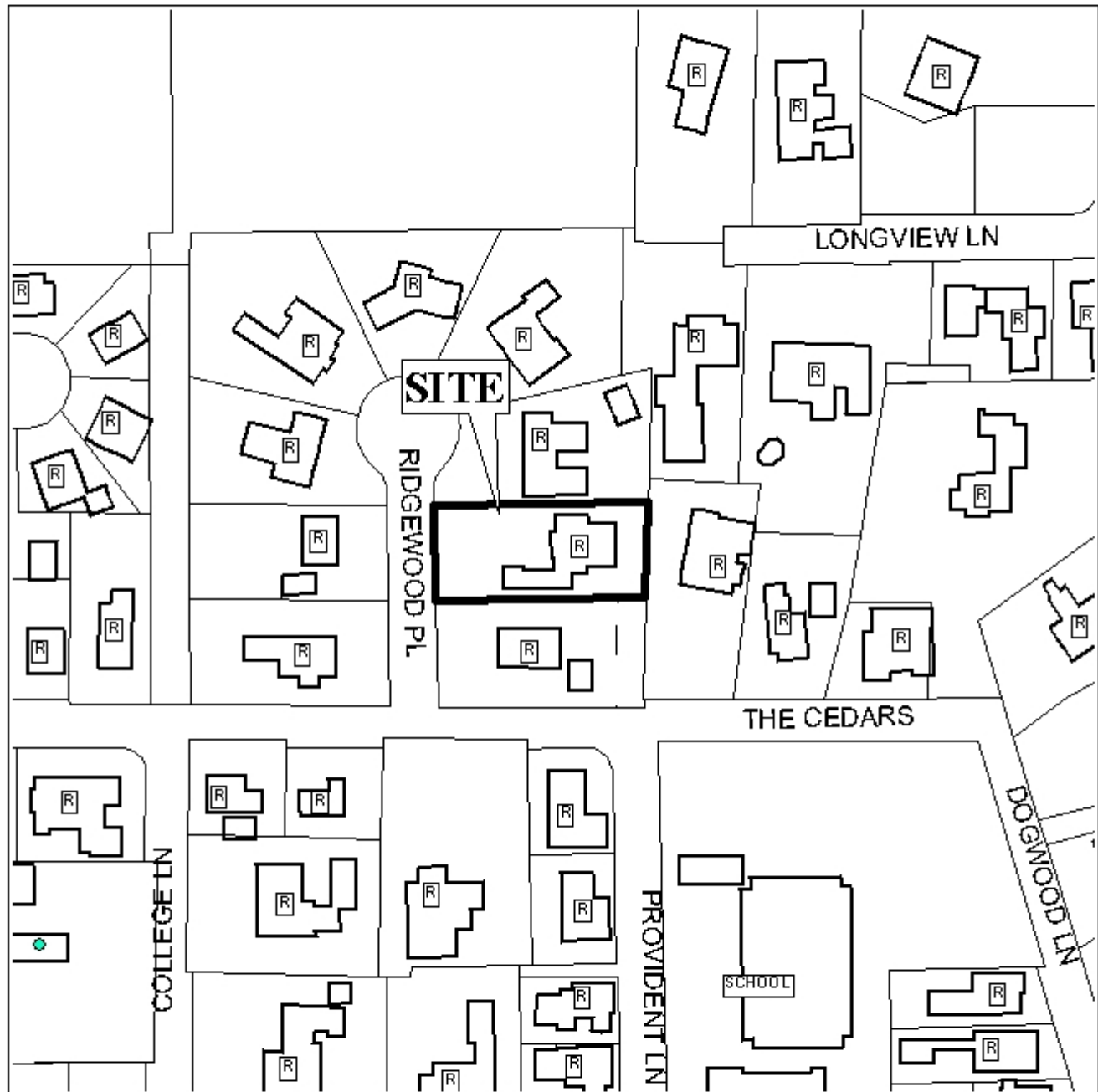
## LOCATOR MAP



APPLICATION NUMBER 26 DATE May 6, 2004  
APPLICANT Ridgewood Subdivision, Resubdivision of and Addition to Lot 2  
REQUEST Subdivision



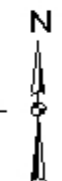
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LEGEND

R-1	R-2	R-3	R-A	R-B	H-B	B-1	LB-2	B-2	B-3	B-4	B-5	I-1	I-2



NTS