



**Final Commercial Subdivision: The Reserve at NEA**

For consideration by Metropolitan Planning Commission on July 28, 2020.

**Applicant/Agent/ Owner:** Stonebridge Construction, LLC

*Engineer:* Tralan Engineering

*Surveyor:* Tralan Engineering

**Property Location:**

*Total Acres:* 11.01 *Proposed Lots:* 6

**Zoning:**

*District:* C-3 LUO

*Required Min. Lot Size:* Minimum 6,500 sq. ft. lot.

*Special Conditions:* LUO Water/Sanitary Sewerage: Public

*Sidewalks:* Sidewalks are required per the Sidewalk Ordinance.

*Public Streets:* Bridger Road

*Compliance with Address Policy:* Fire will address any needs that arise.

**Other Departmental Reviews:** Pending

**Findings:**

The subdivision complies with all requirements for Preliminary Subdivision Plan approval, Chapter 113, Subdivisions of the City of Jonesboro, Code of Ordinances.

The preliminary plan complies with the purposes, standards and criteria for subdivision design and site protection. Setbacks and minimum square footage requirements are properly depicted and satisfied by the applicant as required in the C-3 General Commercial District.