

Preliminary Subdivision: Ponderosa Pointe Subdivision

For consideration by Metropolitan Planning Commission on August 13, 2024.

Applicant/Agent/ Owner: Crafton Tull / Pondersoa Point LLC

Engineer: Crafton Tull

Surveyor: Crafton Tull

Property Location:

Total Acres: 70

Proposed Lots: 67

Zoning:

District: R-1, Single-family medium density district

Required Min. R-1 - Lot Size: 8,000 sq. ft., Min. Lot Width: 60 ft.

Proposed Min. Lot Size: 0.70 Acres

Proposed Max. Lot Size: 1.75 Acres

Special Conditions: N/A

Water/Sanitary Sewerage: Public

Sidewalks: Required

Public Streets: Riviera Drive, Elly Place, Everleigh Court, Easton Yard, Isabella Drive, Emeri Cove, & Chandler Cove

Compliance with Address Policy: In Progress

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 R-1, Single-family residential district.