



Preliminary Subdivision: Wolf Trails Subdivision

For consideration by Metropolitan Planning Commission on May 25, 2021.

Applicant/Agent/ Owner: I & C Rentals Inc.

Engineer: McAlister Engineering

Surveyor: McAlister Engineering

Property Location:

Total Acres: 7.00

Proposed Lots: 30

Zoning:

District: RS-8 - Single-family residential district; minimum 5,445 sq. ft. lot required.

Required Min. Lot Size: 5,445 sq. ft., Min. Lot Width: 50 ft.

Proposed Min. Lot Size: 0.13 acres – 5,608 sq. ft.

Proposed Max. Lot Size: 0.80 acres -- 34,735 sq. ft.

Special Conditions: N/A

Water/Sanitary Sewerage: Public

Sidewalks: Sidewalks are required in this subdivision.

Public Streets: Yes, but no roads are named.

Compliance with Address Policy: Fire will get this address.

Other Departmental Reviews: Pending

Findings:

The subdivision complies with all requirements for Final 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 RS-8 – Single-Family Residential District with minimum of 5,445 sq. ft. lot required.