



## **Final Subdivision: Winters, LLC 2<sup>nd</sup> Replat**

For consideration by Metropolitan Planning Commission on June 11, 2013

**Applicant/Agent/ Owner:** George Hamman/Civilogic on behalf of Brandon Winters  
Engineer / Surveyor: Civilogic

**Property Location:** Clark, Thorn, and Vera Streets border the property  
Total Acres: 1.59 acres +/- (69,226.1 sq. ft.)  
Proposed Lots: 5 lots

### **Zoning:**

District: R-2 Residential  
Required Min. Lot Size: 7,200 sq. ft., Min. Lot Width: 50 ft., Min. Lot Depth: 100 ft.  
Proposed Min. Lot Size: 0.18 acres 7,961.3 sq. ft.  
Proposed Max. Lot Size: 0.77 acres 33,505.7 sq. ft.  
Special Conditions: N/A  
Water/Sanitary Sewerage: Public  
Sidewalks: None  
Public Streets: Clark St., Thorn St., and Vera St.  
Compliance with Address Policy: Yes

**Other Departmental Reviews:** No Pending issues noted.

### **Findings:**

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

With one exception, the final plan complies with the purpose, standards, and criteria for subdivision design. The exception is that some of the proposed lot depths are less than 100 ft. In the preliminary plan review, the lot depth requirement was waived. The setbacks and minimum square footage requirements are properly depicted and satisfied by the applicant as required in the R-2 Residence District.