



Western Edge Surveying, PLLC
1175 Lincoln Street
Dickinson, ND 58601

Phone: (701) 505-8209
Email: nick.jensen@westernedgesurveying.com
Website: www.westernedgesurveying.com

To: Natalie Birchak – City Planner
City of Dickinson
38 1st Street West
Dickinson, ND

Date: January 2nd, 2025

Regarding: Major Plat Preliminary Application – Jerry Williams Subdivision

Attached to the application form you will find the following Major Plat documents for Jerry Williams Subdivision being submitted for Consideration:

- Pre-submittal Meeting Letter
- Project Scope (see below)
- Legal Description
- Warranty Deed(s)
- Current Preliminary Plat Drawing
- Proposed Final Plat
- City Parcel Map (ETZ Zone)
- City Utility Map
- City Zoning Map
- FEMA Floodplain Map (Modified to show project location)

Project Scope:

The applicant is submitting this Major Plat application for Jerry Williams Subdivision. Currently, the area is unsubdivided except for two parcels (shown on the preliminary plat) which have been split out previously for family. The intent is to further subdivide the remaining land amongst the family residences that are already existing in a manner that complies with Agricultural Zoning (greater than 5 Acres). Currently, no other development is planned for this area.

The existing driveway, which is accessed from 40th Street Southwest, is intended to remain private and incorporate a means for future utility development. They have already been maintaining this portion of road and have the equipment and means to continue to do so.

Thank you for your consideration of this request. Please let me know if there are any questions or additional information required.

Thanks,
Nicholas Jensen, PLS
Western Edge Surveying, PLLC