

CORLESS MINI-SUBDIVISION
257 S 100 EAST
PLANNING COMMISSION MEETING
JULY 14, 2022

Summary: Susan Corless is seeking approval for a two lot mini-subdivision located at approximately 257 South 100 East (Parcel 01-052-0034). The current lot is approximately 0.94 acres. No home exists on the current parcel. There are some shed/accessory structures on the north portion of the lot.

ZONING: R-2 Residential

UTILITIES:

Power:	Subject to transformer availability
Culinary:	Available
Sewer:	Available
Irrigation:	Available

PARKING & ROADS: Paved roads, no curb

NOTES: A water right exists on the south side of the property. This needs to be shown and noted on the plat. Utilities on the plat need to be corrected to show actual conditions. The sewer as shown has a terminal manhole showing as a flow-through manhole. Sewer connection for this lot will need to be located on the north side of Lot 2 unless owner wishes to extend the sewer main. Owner address needs to be corrected.

Electrical component delays for equipment not already ordered are estimated to be 2.5 years.