



# KOEHLER ENGINEERING & LAND SURVEYING, INC.

194 Coker Lane  
CAPE GIRARDEAU, MO 63701  
PH: (573) 335-3026 FX: (573) 335-3049

June 06, 2024

Mr. Larry Miller  
Building & Planning Superintendent  
City of Jackson, Missouri  
101 Court Street  
Jackson, Missouri 63755

## RE: East Main Crossroads Commercial Subdivision

Mr. Miller

This letter was prepared on behalf of Mr. Michael Haynes, to address in part the comments from the staff review of the above noted subdivision.

- 1) Mr. Haynes requests a variance from the requirement to submit a preliminary plat. Given the limited scope of the proposed subdivision and future sewer infrastructure plans, we request a variance from the Land Subdivision Regulations to allow the preliminary and final plat to be combined.
- 2) Mr. Haynes requests a variance to defer storm water detention and sanitary sewer plans until the building phase of design. Plans are being prepared and will be submitted for construction, and any necessary easements will be prepared and submitted at that time.

I believe this fully addresses the staff concerns which were not addressed directly on the revised plat, however if you need any further information, have any questions, or I can be of any further assistance in any capacity, please contact me at your earliest convenience.

Best Regards,

KOEHLER ENGINEERING &  
LAND SURVEYING, INC.

Chris Koehler, PE, PLS

Request Approved by Owner:

  
Mr. Michael Haynes  
Mrs. Linda Haynes

6/6/24  
Date:

6/6/24  
Date: