



City of Lander Board of Adjustments and Planning Commission

May 8, 2025

City Staff Comments on S 25.04, Reed Subdivision

City Staff has reviewed the subject Minor plat and offers the following comments based on the subdivision codes set forth in Title 4-9-5 - Minor Plats. The following requirements must be met prior to recording the Plat.

1. Amoretti Street sidewalks will be required for Lots 1, 2 and 3. The walks may be placed in advance or during the construction of new residences and an occupancy permit will not be issued unless the walks are complete in accordance with City Code 4-9-7-10 j.
2. Lot 4 is intended to be single R-3 residential lot combining the existing Barrows residence with an undeveloped parcel. Lot 4 will accommodate structures in accordance with the R-3 district but will not be allowed to be sold as a separate residential lot without the extension of Eugene street including all street, curb and gutter improvements.
3. Owner must get with Public Works to install all the new service taps which must be installed to meet City of Lander Specifications, including any necessary street repairs.
4. Permission/Release of Mortgage for the existing Barrows residence will be required prior to the filing of the final plat.

There has been one request for a copy of the plat, but no written public comments have been received as of the date of this letter. The owners have been very diligent in contact with City Staff and understand the requirements set forth. City Staff recommends approval of S 25.04 if all the conditions set forth above are met.

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