



Legislation Text

File #: 21-0069, **Version:** 1

1st Street Estates Preliminary

SUMMARY: The developer is proposing a new 13 lot subdivision at the corner of East First Street and Hyder Ridge Road. Five of the lots will front on East First Street. The remaining will be located on a proposed new road off Hyder Ridge Road. There is existing water and sewer available along East First street. A portion of the water along East First Street is serviced by the City of Crossville and a portion by Crab Orchard Utility. All water up Hyder Ridge Road and down the new proposed road would be Crab Orchard Utility's service area.

There is a potential that the preliminary plat would have to change, dependent to the findings from a certified assessment of "water features" located on a portion of the proposed development. If a significant change is required, a new preliminary plat will be submitted to the Planning Commission.

STAFF RECOMMENDATION: Staff recommends approval of the Preliminary Plat

NECESSARY PLANNING COMMISSION ACTION: Approve the Preliminary Plat.