

S/D No.: 84-111 Name: HAROLD B. HILTON ADDITION

Preliminary Approved:
Scheduled S/D Meeting: 12/6/84

DESCRIPTION

General Location: On the west side of Custer Avenue south of 17th Street.
Owner: Harold D. Hilton
Surveyor/Engineer: Lowell D. High

1. Gross Acreage of Plat: 0.91 Acre
 2. Number of Lots:
 - Residential: 4
 - Office:
 - Commercial:
 - Industrial:
 - Total: 4
 3. Minimum Lot Area: 7,882 sq. ft.
 4. Existing Zoning: AA
 5. Proposed Zoning: AA
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STAFF COMMENTS:

- A. The members of the Utility Advisory Committee should be prepared to comment on the need for side lot line utility easements.
- B. The final plat tracing shall indicate a lot line adjustment between Lots 1 and 2 so as to allow the six-foot sideyard setback required from the existing structure on Lot 2.
- C. The representative from City Engineering should be prepared to comment on the status of the applicant's lot grading plan.
- D. Closure computations shall be submitted with the final plat tracing.
- E. A reference point to a previously platted lot corner or to a section corner shall be shown on the final plat tracing. If a previous lot corner is referenced, the engineer's text shall include the quarter section, township and range in which this property is located.
- F. Recording of the plat within 30 days after approval by the Board of City Commissioners.

NOTE: This plat has been submitted in final form only, as provided for in Article 4, Part 5 of the MAPC Subdivision Regulations. The Utility Advisory Committee should be prepared to comment on existing utilities and other various improvements, or discuss the feasibility of the applicant extending and/or installing same.