

CONDITIONS OF APPROVAL:

– Open Issues: 5 These issues are currently being filtered

– Engineering - Final Plat Checklist

– General Issues

– **1. C. Final Plat**

Permission has not been granted by either the Engineering or Planning departments for Lot 2 to have its access from Fair Street. The previous comment remains, and the added note regarding access will be a condition of approval of the plat.

Add a General Note stating, "Access for Lot 2 shall be from 7th Avenue."

– Performance Agreement and Surety

– General Issues

– **2. Engineering Sureties**

The applicant shall post a surety for the completion of missing sidewalk along 7th avenue.

160'± of 5' sidewalk at \$8.00 per SF

**Public Sidewalks: \$ 6,400.00**

(Previous comment restated for informational purposes only, no response necessary.)

– Planning

– [COF #6258.pdf](#)

– **3. Title block**

Applicant shall revise title block to read "Hincheyville Subdivision, Final Plat, Revision 4 (resubdivision of lots 16 & 29)"

– **4. Previous Lot Line**

Applicant shall show and note the lot line from the original subdivision that is to be abandoned.

– Water/Sewer

– General Issues

– **5. Utilities**

Applicant failed to address comment, applicant shall label utility lines and sizes of utility lines water and sewer, that surround the property being subdivided. There is a 6" DI water line running down 7th Ave from Fair street to West main. The water main shall be shown on the plat as existing utilities, in its correct location. The applicant may request for Franklin Water to locate the line at no charge. a 72hour minimum is standard for locate completion. please contact 615-794-4554.