

Preliminary Plan Data Table and Checklist

Plan Name: Ruppert Nurseries/Falls Creek Farm				
Plan Number: 1-05090				
PLAN DATA	Required	Provided	Verified	Date
Zoning	RDT	RDT	RAW	Sept. 9, 2005
# of Lots	N/A	1	RAW	Sept. 9, 2005
# of Outlots	N/A		RAW	Sept. 9, 2005
Minimum Lot Area	40,000 sq.ft.	16.04 Acres	RAW	Sept. 9, 2005
Lot Width	125 ft. at building	830 ft	RAW	Sept. 9, 2005
Lot Frontage	25 at right-of-way	920 ft.	RAW	Sept. 9, 2005
Setbacks (Main Bld.)				
Front	50 ft. min.	.Must meet min	RAW	Sept. 9, 2005
Side	20/20 ft. min.	Must meet min	RAW	Sept. 9, 2005
Rear	35 ft. min.	Must meet min	RAW	Sept. 9, 2005
Height	50 ft. min.	Must meet min	RAW	Sept. 9, 2005
Max Resid'l d.u. or Comm'l s.f. per Zoning	One single family dwelling unit or agricultural uses	7,510 square feet commercial agriculture	RAW	Sept. 9, 2005
Dev. Type				
Resid'l d.u.				
Comm'l s.f.		7,510 sq. ft.	RAW	Sept. 9, 2005
MPDUs	N/A			
TDRs	N/A			
Site Plan Req'd?	No			
FINDINGS				
SUBDIVISION				
Lot frontage on Public Street	Yes	Yes - 920 ft.	RAW	Sept. 9, 2005
Road dedication and frontage improvements	60 ft. from centerline	60 ft. from centerline	RAW	Sept. 9, 2005
Environmental Guidelines	N/A	No buffers on-site		
Forest Conservation	Yes	Met off-site	By agency memo attached	June 27, 2005
Master Plan Compliance	Yes	Conforms		Sept. 9, 2005
Other	N/A			
ADEQUATE PUBLIC FACILITIES				
Stormwater Management	Yes	Yes	By agency memo attached	July 21, 2005 October 16, 2004
Water and Sewer or Well and Septic	Yes	Yes	By agency memo attached	July 29, 2005
Local Area Traffic Review	N/A	N/A	By agency memo attached	September 8, 2005
Fire and Rescue	No comments ¹			
SHA	Yes	Yes	By agency memo attached	August 24, 2005

¹ Agency received 30-day opportunity to review plans. No comments received within the review period is understood as acceptance of the plan.