



Preliminary Plat Review

Free Trailer Subdivision – Preliminary Plat Received 2/13/24, Prepared by R&M Engineering

I have reviewed the preliminary plat of Free Trailer Subdivision and have the following comments:

1. A single lot may not have more than two trailers on it without being designated as a trailer park. There appear to be a total of five buildings on the proposed lot. Two buildings are clearly trailers while the other three buildings appear to be permanently fixed in their location. If the lots are merged, no additional trailers may be placed on the lot without the lot meeting trailer park requirements.
2. The lot description box is incomplete. Survey 1430.
3. In the Notes section, Note 6 appears to be missing and Note 7 is redundant.
4. In the legend, the surveyed and boundary line appear the same. The surveyed line should be darker and match the plat.
5. The legend appears to have indicators for measured data and record data that do not appear on the plat.
6. The name of the subdivision is quite general. A unique name that is unlikely to be reused should be given to this subdivision.
7. Please label the witness corners as such.
8. Increased size of north arrow for legibility.
9. The final plat be clean with no extraneous markings.
10. That any missing property corners be reset and new ones placed as indicated on site.
11. That the final plat be submitted in .DWG format, paper and on reproducible mylar.