

## **Nick Taylor**

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**Subject:** 2020 Lister Short Plat Narrative

The proposed project intends to create 9 single-family residential lots through the short plat process. It is understood that STEP systems are allowed for a single short plat on each lot not served by gravity sewer. A potential future phase 2 layout is shown only to depict that minimum density requirements could be met if future development of lot 9 were to be allowed. Frontage improvements on Lister Rd would be proposed as part of Phase II, but with the understanding that an existing wetland will likely preclude roadway connection from Lister to Cherry Blossom Drive.

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