

Project Description and Narrative

Michael & Donna Perry

My wife and I wish to provide one-half of our existing 1.61 acres (parcel ID 46-3N-28-000-0004-000) located at 95373 Barnwell Rd (approximately .8 acres) to our youngest son Daniel Perry for the sole purpose of him establishing a homestead on said property. By creating this land split, we are able to fully meet the requirements of our RS-1 zoning except for the 60' access/utility easement. We therefore wish to apply for an exemption from subdivision platting requirements with a Petition for Family Hardship.

The proposed Homesite would be approximately 1800 sq ft with a two-car garage. It would sit centered on 0.8 acres and would be the front easterly half of our existing 1.61-acre property with ample room for all required setbacks from existing water wells, septic, drain fills and existing property lines. The electrical utilities would be provided from the existing power transformer already located on the property. Water would be supplied from a new well to be located on the property and the sewage would be a new private septic and drain fill system.

The Quit Claim Deed has an attached Legal Description of said property which has yet to be surveyed. The Exhibit "A" description includes approximations which are written in *italics*. The legal description of the existing 30-foot easement for ingress and egress and utility purposes would be extended 210 feet (100 feet onto the back property) to allow for easement.