

Narrative For 1206 Jahnke Rd.

1206 Jahnke Rd. is a large lot (60' X 295') zoned R-5 meeting all the requirements for a R-5 lot with the exception of 15 feet of road frontage. It currently enjoys a well maintained alley 295' down one side and 60' across the rear. Water and gas are available from Jahnke Rd. Sewer is available from the rear. I propose a lot split to build a one level ranch style house with three bedrooms and two bathrooms in approximately 1100 square feet. This house will be equal to or more in value to what is currently in this neighborhood. Thank you for your consideration

Phil Gardner

12/20/18

A handwritten signature in black ink, appearing to read 'Phil Gardner', followed by a long horizontal line extending to the right.