

## **DEVELOPMENT PLAN CHECKLIST**

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- \_\_\_\_\_ 12 **folded** copies (more copies will be required later) of development plan on 24'x36" paper, drawn at a scale of 1"=100'.
- \_\_\_\_\_ Copy of development plan reduced to 8.5"x11" paper
- \_\_\_\_\_ Payment of Required Fees - \$100 and an additional \$10 per acre exceeding five (5) acres

### **Required Information**

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- \_\_\_\_\_ Name of Development
- \_\_\_\_\_ Legal description
- \_\_\_\_\_ Name and Address of recorded owner and developer
- \_\_\_\_\_ Point of compass, scale, and date.
- \_\_\_\_\_ Vicinity sketch at a legible scale showing the relationship of the proposed area to its general surroundings.
- \_\_\_\_\_ Name and Address of Engineer and/or Land Surveyor.
- \_\_\_\_\_ Existing Zoning
- \_\_\_\_\_ Location and names of adjoining subdivisions, and the names of owners of adjoining acreage parcels.
- \_\_\_\_\_ P.U.D. Relationship to Adjacent Property
- *Land use*
  - *Physical Features*
  - *Drainage Patterns*
  - *Significant Natural Features*
  - *Pedestrian/ Vehicular Circulation*
- \_\_\_\_\_ Existing Site Conditions
- *Topography (2 foot intervals)*
  - *Wooded Areas*
  - *Drainage ways*
  - *Significant Natural Areas*
  - *Flood Plains and Floodways*
  - *Existing Buildings*
- \_\_\_\_\_ General Locations of:
- *Proposed Lots*
  - *Attached Residential*
  - *Multi-Family*
  - *Commercial*
  - *Industrial*
  - *Recreational Facilities,*
  - *Different Uses/Building Types*
  - *Gross Density per acre*
- \_\_\_\_\_ General Location and Size of:
- *Common Open Space*
  - *Parks,*
  - *Schools*
  - *Recreation areas*

## **DEVELOPMENT PLAN CHECKLIST (CONTINUED)**

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- *Private areas*
- \_\_\_\_\_ Existing and Proposed Location of
- *Streets*
  - *Pedestrian paths*
  - *Major off-street Parking*
  - *Loading areas*
  - *Points of access.*
- \_\_\_\_\_ Existing and Proposed General Utilities
- \_\_\_\_\_ Proposed Development Standards
- *Use*
  - *Lot Areas, Widths, and Setbacks*
  - *Density*
  - *Exceptions or Variances from Underlying Zone*
- \_\_\_\_\_ Treatment of Transitional Perimeter Zones:
- *Setbacks*
  - *Buffer Areas*
  - *Landscaping*
  - *Fencing, and Screening*
- \_\_\_\_\_ Narrative and Graphic Explanation of:
- *Planning and Design Concepts*
  - *Development objectives*
  - *Character of proposed development*
  - *Compatibility with surrounding area*
  - *Design considerations*
- \_\_\_\_\_ Statement of Intent - selling-leasing
- \_\_\_\_\_ Proposed energy conservation methods, such as siting or design of structures
- \_\_\_\_\_ Proposed phasing timetable