

APPLICATION FORM FOR
PLANNED UNIT DEVELOPMENT

CITY OF ROGERS CITY

Step I

PRE-APPLICATION MEETING

You are required to meet with the City Manager, City Engineer, and the Planning Commission before the submittal of any plan(s). This is an informal meeting during which you can present your ideas or concepts and receive general input from the group. This meeting will help you frame the specifics of your development.

DATE RECEIVED: _____ BY: _____

FEE PAID: _____ NO: _____

CITY OF ROGERS CITY

APPLICATION FOR APPROVAL OF PRELIMINARY DEVELOPMENT PLAN

TWELVE (12) COPIES REQUIRED

1. Name of applicant: _____
 Address: _____
 Phone Number: Daytime: _____ Evening: _____
2. Please list or attach names and addresses of the professionals (planner, architect, engineer, etc.) assisting in the preparation of this preliminary plan: _____

3. Legal description of property: _____

4. Description of existing use: _____

5. Description of existing zoning districts: _____

6. Please attach a vicinity map showing property lines, streets, existing and proposed zoning, and other information which will show the relationship of the PUD to adjacent land uses, schools, and other community services.
7. Please provide a preliminary development plan at a scale approved by the Planning Commission showing topography at two (2) foot intervals; location and type of residential, commercial, and industrial land uses: layout, dimensions, and names of existing and proposed streets, rights-of-way, utility easements, parks and community spaces; layout and dimensions of lots and building setback lines; preliminary improvement drawings showing water, sewer, drainage, electricity, telephone, and natural gas. The Planning Commission may also require additional information for careful evaluation.
8. Please state your proposed development schedule for the project: _____

9. Please provide evidence that you have sufficient control over the property to initiate the proposed development within two (2) years.
10. Please provide a statement why this development would be in the public interest: _____

Signature of Applicant
_____ owner _____ lessee

Date

FOR OFFICIAL USE ONLY:

Date Approved: _____

Date Rejected: _____

Conditions: _____

Reasons: _____

Step III

DATE RECEIVED: _____ BY: _____
FEE PAID: _____ NO: _____

CITY OF ROGERS CITY
APPLICATION FOR APPROVAL OF FINAL DEVELOPMENT PLAN
TWELVE (12) COPIES REQUIRED

NOTE: APPROVAL OF THIS APPLICATION SHALL EXPIRE AND MAY BE REVOKED IF CONSTRUCTION OF THE PROJECT HAS NOT BEGUN WITHIN TWO YEARS FROM THE DATE OF APPROVAL.

1. Name of Owner or Lessee: _____
2. Address: _____
3. Phone Number: Daytime: _____ Evening: _____
4. Please provide a survey of the proposed development site, showing the dimensions and bearings of the property lines, area in acres, topography, existing features of the development site, including major wooded areas, structures, streets, easements, utility lines, and land uses.
5. Please provide all the information required on the preliminary development plan; the locations and sizes of lots, location and proposed density of dwelling units, nonresidential building intensity, and land use considered suitable for adjacent properties.
6. Please provide a schedule for the development of units to be constructed in progression and a description of the design principles for buildings and streetscapes; tabulation of the number of acres in the proposed project for various uses, the number of housing units proposed by type; estimated residential population by type of housing; estimated nonresidential population; anticipated timing for each unit; and standards for height, open space, building density, parking areas, population density and public improvements proposed for each unit of the development whenever the applicant proposes an exception from standard zoning districts or other ordinances governing development.
7. Please provide engineering feasibility studies and/or plans showing, as necessary, water, sewer, drainage, electricity, telephone, and natural gas installations; waste disposal facilities; street improvements, and nature and extend of earth work required for site preparation and development.
8. Please provide site plan, showing building(s), various functional use areas, circulation, and their relationship.
9. Please provide preliminary building plans, including floor plans, and exterior elevations.
10. Please provide landscaping plans, prepared by a registered landscape architect.
11. Please provide a copy of the deed restrictions, protective covenants, and other legal statements or devices to be used to control the use, development and maintenance of the land and the improvements thereon, including those areas which are to be commonly owned and maintained.

I attest that all the information presented in this final application is true and exact.

Signature of applicant
_____ owner _____ lessee

Date: _____

FOR OFFICIAL USE ONLY:

Date Approved: _____

Conditions: _____

Date Rejected: _____

Reasons: _____