



PRELIMINARY DEVELOPMENT APPLICATION

(Planned Unit Development – Preliminary Development Plan)

APPLICATION INFORMATION

Applicant Name: _____

Mailing Address: _____

Phone: _____ Email: _____

PROPERTY OWNER INFORMATION (if different from applicant)

Owner Name: _____

Mailing Address: _____

Phone: _____ Email: _____

PROPERTY INFORMATION

Parcel Number: _____ Site Address (if assigned): _____

Current Zone: _____ Total Acreage: _____

Existing Land Use: _____ Company/Firm: _____

LEGAL DESCRIPTION: *Attach the final legal description for the property included in the PUD.*

PROJECT INFORMATION

Project Name: _____

Proposed Development Type (check all that apply):

- ☐ Planned Unit Development (PUD) ☐ Single-Family Attached Dwellings (R-2 / R-3)
- ☐ Mobile Home Park (R-4)

General Description of Proposed Development:

Project Manager: _____	Company/Firm: _____
Phone: _____	Email: _____
Surveyor: _____	Company/Firm: _____
Phone: _____	Email: _____
Engineer: _____	Company/Firm: _____
Phone: _____	Email: _____
Planner (if applicable): _____	Company/Firm: _____
Phone: _____	Email: _____

UTILITIES AND SERVICE PROVISIONS

- ☐ Water system concept provided (City connection required)
 - ☐ Sewer system concept provided (City connection required)
 - ☐ Stormwater drainage concept provided
 - ☐ Electric/ gas/telecom coordination identified
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SOLID WASTE SERVICE PLAN

Solid waste service method identified:

- ☐ Individual residential tote service
- ☐ Communal collection system serving multiple units

All waste collection areas shall be designed to allow safe and practical access for the City's contracted waste hauler or licensed private provider, depending on service method selected.

All waste storage shall be contained and designed to prevent nuisance conditions.

MOBILE HOME PARK DEVELOPMENT (IF APPLICABLE)

- ☐ Project will comply with Chapter 6 Mobile Home Park requirements
- ☐ All units will be individually placed manufactured homes on designated spaces
- ☐ Internal circulation and access will be designed to meet City standards
- ☐ Water service will connect to City of Roberts system
- ☐ Sewer service will connect to City of Roberts system
- ☐ Stormwater drainage will be managed in compliance with City requirements
- ☐ Emergency/fire access will be provided in accordance with Fire Authority requirements
- ☐ Required Mobile Home Park Supplemental Form will be submitted with this application

REQUIRED SUBMITTALS

- | | |
|---|--|
| ☐ Vicinity Map | ☐ Evidence of Land Control |
| ☐ Preliminary Development Plan | ☐ Written Statement of Public Interest |
| ☐ Preliminary Improvement Drawings | ☐ Mobile Home Park Supplemental Form <i>(if applicable)</i> |
| ☐ Proposed Development Schedule | |

DEVELOPMENT SCHEDULE

Estimated Start Date: _____ Estimated Completion Date: _____

Phasing:

ACKNOWLEDGMENTS & REQUIREMENTS

Initial each:

_____ A Development Agreement approved by the City Council is required prior to final approval.

_____ All engineering, legal, and professional review costs are the responsibility of the applicant.

_____ Additional requirements apply to projects with attached dwellings and/or mobile home parks.

_____ The City may withhold approvals until all requirements and fees are satisfied.

APPLICANT CERTIFICATION

I certify that I have sufficient control over the subject property to initiate development within two (2) years and that all information provided is true and correct.

Applicant Signature: _____ **Date:** _____

Printed Name: _____