



APPLICATION for **FINAL PLAN and CONSTRUCTION
DRAWINGS for SITE PLAN OR SUBDIVISION
REVIEW** within COALVILLE CITY:

For Office Use Only:

Application Date: _____
PC Approval Date: _____ CC Approval Date: _____
Community Development Director Review Date: _____ Initial: _____
Expiration Date: _____ Denial Date: _____
Fee Paid: \$ _____ Receipt #: _____

Project Name: _____

Project Address or Area: _____

Name of Owner: _____

Address of Owner: _____

Phone: _____ **Cell:** _____

Email: _____ **Fax:** _____

☐ Check if same as above.

Name of Applicant: _____

Address of Applicant: _____

Phone: _____ **Cell:** _____

Email: _____ **Fax:** _____

Please include the following with the application:

FINAL PLAN [Three (3) Copies]:

- _____ a. A plan including all of the requirements of the concept plan, preliminary plan, conditional use permit and master planned development as applicable, and including any other requirements of the Development Code. Plan shall be submitted at least three (3) weeks prior to the next Planning Commission meeting to allow staff adequate time to process and review application.

- _____ b. Any other information as may be useful or necessary for the meaningful review of the project. Additional information may be requested based on the nature of the project or the site.
- _____ c. Any information regarding changes requested by Staff, Planning Commission, and City Council.
- _____ d. **Filing fee of \$150 per lot or unit for Multi-family, Subdivisions and Master Planned Developments, and \$100 per 1,000 square feet of building area for Non-residential Commercial, Light Industrial, and Public Developments is required at the time of application. **Plus any Notification and Publication Costs****

Note: The fees for reviewing preliminary plats, final plats and site plans cover the cost of reviewing two submittals for each stage in the process. Any additional submittals will be assessed a review fee on an hourly basis at the non-negotiable hourly rate of the City Engineer and City Planner. Review costs can be kept to a minimum if the engineer for the developer is detailed in the original plat and plan preparation, is thoroughly familiar with the subdivision ordinance and associated checklists, and is responsive to the review comments. All review costs associated with each subdivision shall be paid in full prior to approval by the governing body.

Construction Drawings:

(Three [3] copies prepared on a similar medium and same size as the Preliminary Plans.)

- _____ a. Plans and profiles showing existing and proposed elevations along centerlines of all roads. Where a proposed road intersects an existing road or roads, the elevation along the centerline of the existing road or roads within one hundred (100) feet of the intersection shall be shown. Approximate radii of all curves, lengths of tangents, and central angles on all streets. The Planning Commission may require, upon recommendation by the City Engineer, where steep slopes exist, that typical cross-sections of all proposed streets be shown.
- _____ b. Plans showing the location and sizes of existing and proposed trails, sidewalks, drainage easements, irrigation ditches, and rights-of-way.
- _____ c. Utility plan including plans and profiles showing the location, size and invert elevations of manholes, catch basins, existing and proposed sanitary sewers, storm water drains, culinary and irrigation water lines, fire hydrants, and connections to any existing or proposed utility systems, and exact location and size of all water, gas, or other underground utilities or structures.
- _____ d. Location, size, elevation, and other appropriate description of any existing facilities or utilities, including, but not limited to, existing streets, sewers, drains, water mains, and easements, and other pertinent features such as water bodies, streams, wetlands, buildings, and each tree or group of trees and shrubs to be

preserved. The water elevations of adjoining lakes or streams at the date of the survey, and the approximate high and low water elevations of such lakes or streams. All elevations shall be referred to the U.S.G.S. datum plane. If the subdivision borders a lake, river, or stream, the distances and bearings of a meander line established not less than fifty (50) feet back from the ordinary high-water mark of such waterways.

- ____ e. Topography at the same scale as the Preliminary Plan with contour intervals of five (5) feet over 30% slope and a minimum contour interval of two (2) feet less than 30% slope, referred to sea-level datum. All datum provided shall be the latest applicable U.S. Geodetic Survey datum and should be so noted on the plat.
- ____ f. All other specifications, details, and references required by the Coalville City Engineering Standards and Construction Specifications.
- ____ g. Signature blocks for the Mayor, Planning Commission Chair, City Engineer, Public Works Director, Fire District, as well as the applicant's engineer and surveyor.
- ____ h. Title, name, address, signature, and seal of the professional engineer preparing the plans, and date, including revision dates.
- ____ i. Erosion control plan including limits of disturbance and re-vegetation.
- ____ j. Site grading and drainage plans.
- ____ k. Landscape, maintenance, and irrigation plans.
- ____ l. Phasing plan.
- ____ m. Lighting and signing plans.
- ____ n. **Filing Fee of \$200 per lot of unit or \$175/1,000 sq. ft. (non-residential).**

Notice: Additional information may be required by the project planner to ensure adequate information is provided for staff analysis. All information submitted as part of the application may be copied and made public including professional architectural or engineering drawings which will be made available to decision makers, public and any interested party.

If you have any questions regarding the requirements of this application, please contact the Community Development Director prior to submitting the petition.

File the complete application at:

Coalville City Hall
10 North Main Street
Coalville, Utah 84017

Signature of Property Owner or Representative: _____ Date: _____