

Site Plan Drawings to Include (at a minimum)

- a) Name of project/development
- b) Location of project/development by street address
- c) Name and mailing address of developer/owner
- d) Name and mailing address of engineer/architect
- e) North point indicator
- f) Scale
- g) Boundary lines of property, with dimensions (ALTA survey preferred, and may be required depending on project)
- h) Location, identification, and dimensions of existing and proposed
  - i. Topographic contours at a minimum interval of two feet
  - ii. Adjacent streets and street rights-of-way
  - iii. On site streets and street rights-of-way
  - iv. Utilities and utility easements
    - Electric
    - Natural Gas
    - Telephone
    - Water
    - Sewer (sanitary and storm)
    - Fiber optic lines
    - Other transmission lines
  - v. All buildings and structures
  - vi. Parking facilities
  - vii. Water bodies and wetlands
  - viii. Surface water holding ponds, drainage ditches, and drainage patterns
  - ix. Sidewalks, walkways, and driveways
  - x. Off street loading areas and docks
  - xi. Fences and retaining walls
  - xii. All exterior signs
  - xiii. Exterior refuse collection areas
  - xiv. Exterior lighting
  - xv. Traffic flow on and off site
- i) Landscape Plan and Location of open space
- j) Site statistics, including:
  - i. Total site area (square feet);
  - ii. Impervious/Pervious surface
  - iii. Percent open space (landscape areas)
  - iv. Parking required/Parking provided
  - v. Floor area ratio
- k) Location and dimensions of proposed outdoor display areas
- l) Architectural rendering of the proposed structures and buildings, including:
  - i. All dimensions
  - ii. Gross square footage of existing and proposed buildings and structures
  - iii. Description of all exterior finish materials (include colors)
- m) Erosion control plans
- n) A staging plan for any projects involving more than one phase or construction season which sets forth the chronological order of construction and relates to the proposed uses and structures of various service facilities and estimated completion dates

- o) Other information considered pertinent by city staff and/or the developers (for example, traffic study, three dimensional renderings, et. al.)
- p) Other information requested by Plan Commission