

City of Hailey - Planned Unit Development (PUD) Application

Number of Lots or Units Proposed: _____ Submittal Date: ____/____/____
Proposed Name of PUD: _____
Legal Description of Subject Property: _____
General Location or Address of Subject Property: _____

Name of Owner of the Property: _____
Mailing Address: _____ City: _____ State: _____ Zip: _____
Phone: () _____ - _____ Fax: () _____ - _____ Cell: () _____ - _____
Email Address: _____

Property Owner Consent:

By signature hereon, the property owner acknowledges that City officials and/or employees may, in the performance of their functions, enter upon the property to inspect, post legal notices, and/or other standard activities in the course of processing this application, pursuant to Idaho Code §67-6507. The property owner is also hereby notified that members of the Planning and Zoning Commission and City Council are required to generally disclose the content of any *ex parte* discussion (outside the hearing) with any person, including the property owner or representative, regarding this application.

Property Owner's Signature: _____ Date: ____/____/____

Name of individual to contact on behalf of Trust or LLC (if applicable): _____
Mailing Address: _____ City: _____ State: _____ Zip: _____
Phone: () _____ - _____ Fax: () _____ - _____ Cell: () _____ - _____
Email Address: _____

Application Contact (if different than above): _____

***Application Contact will be the Planning Department's primary point of contact for questions related to the application.*

Mailing Address: _____ City: _____ State: _____ Zip: _____
Phone: () _____ - _____ Fax: () _____ - _____ Cell: () _____ - _____
Email Address: _____
Signature: _____ Date: ____/____/____

Name of Registered Surveyor/Engineer: _____
Mailing Address: _____ City: _____ State: _____ Zip: _____
Phone: () _____ - _____ Fax: () _____ - _____ Cell: () _____ - _____
Email Address: _____

See attached checklist for items that must be submitted with this application in order for application to be considered complete. See the Hailey Zoning Ordinance for information on application process

Fees: *cost of additional noticing, recording fees, and other direct costs will also be assessed*

FOR CITY USE ONLY

Application (in addition to other app) \$500
Additional fees for services rendered by City Attorney (development agreement) @ \$125/hour
Publication Cost (\$40 x 2) \$ 80
Mailing (# of addresses _____) x 2 x (. _____ postage & .15 for paper, envelope & label) \$ _____

DO NOT COUNT DUPLICATES OR CITY OF HAILEY

Lamination for Posting (\$18 x 2)..... \$ 36
Total Due \$ _____

PLANNED UNIT DEVELOPMENT (PUD) CHECKLIST

City Use Only -

Project Name: _____

Certified Compete by: _____

Date: ____/____/____

The following items must be submitted with the application for the application to be considered complete (✓):

___ **One (1) large set of plans to scale including:**

- ___ Vicinity map at scale approved by Administrator showing property lines, streets, existing and proposed zoning and other items as required by the Administrator showing the relationship of the PUD to the Comprehensive Plan.
- ___ Preliminary development plan at appropriate scale showing location and type of proposed land uses, layout dimensions and names of existing and proposed streets, rights-of-way, utility easements, community green space, layout and dimensions of lots and building setback lines. Preliminary improvement drawings showing water, sewer, drainage, power, telephone, natural gas and other such characteristics as deemed necessary by the Administrator.
- ___ Conceptual architectural drawings showing street-side elevations of primary buildings.
- ___ Drainage plan showing location, size, and direction of all water courses and drainage flows, all drainage canals and structures, proposed method of disposing of runoff water, location and size of all drainage easements relating thereto-whether located within or outside of the proposed development.
- ___ Landscape plan showing location and size of existing mature trees and established shrub masses, and showing the location, size and type of proposed landscaping.
- ___ Surveyed contour map of existing topography of the property.
- ___ Contour map of proposed development with contour lines as a maximum interval of five (5) feet to show existing and proposed configuration of the land together with documentation upon which said contour maps were prepared.
- ___ Location of on-site parking spaces and access thereto, including the dimensions of the spaces and the width and length of access.
- ___ Area Development Plan (if applicable).
- ___ Six (6) 11" x 17" copies of larger plans/maps.
- ___ PDF files of all required documents and 11" x 17" plans/maps
- ___ Proposed schedule for development of the site.
- ___ Proposed draft PUD agreement.
- ___ Current title report along with a copy of the owner's recorded deed to said property. A copy of the applicant's option to purchase or unrecorded contract of sale for said property together with the written notarized consent of the owner(s) of record shall be sufficient evidence of ownership to allow processing of application. Withdrawal of consent of an owner of record shall be deemed withdrawal of the application.
- ___ Explanation and analysis of waivers or modification requested under Section 10.4 of Hailey Zoning Ordinance #532, and an analysis of compliance with the Comprehensive Plan.
- ___ Names and address of all property owners within three hundred (300) feet of the exterior boundaries of the land being considered. Submit paper copy and electronically on formatted spreadsheet. Names and addresses can be obtained using the Blaine County map server <http://maps.co.blaine.id.us/> or from the Blaine County Assessor's office. Assistance can be provided by the Hailey Planning staff upon request.
- ___ Names and addresses of easement holders within the subject property.
- ___ Additional information as reasonably required at the discretion of the Commission, prior to or during the review process.
- ___ Studies may be reasonably required prior to or during the review process by the Administrator, Commission or Council related to the social, economic, fiscal, traffic, or environmental effects of the proposed development.
- ___ Traffic studies shall identify transportation demands created by the proposed development; the developer shall proposed methods of managing those demands.