



OFFICE USE	Presubmittal Code <u>PS23-123</u>
	Planner Initials <u>AG</u>
	Identifier <u>Tri State Sketch</u>

## SUBMITTAL CHECKLIST SUBDIVISION—SKETCH PLAN

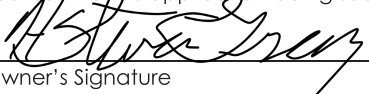
*This checklist shall be completed by the staff planner at the pre-application meeting and must be submitted online. Failure to submit all required information may delay the review of the application. **Applicant is responsible for notice to mineral interest owners (refer to Mineral Interest Notice Requirements).***

Project Type Subdivision Planning Type Sketch

- ☒ Application fee \$580 + \$20/lot
- ☒ Proof of ownership: Deed or Assessor's Property Record Card
- ☒ Statement of Authority, if required
- ☒ Written narrative / detailed description of subject tract and proposed subdivision, including any relevant special features and characteristics of the property and proposed subdivision
- ☒ Mitigation Plan for any significant negative impacts (*Refer to Section 6, Routt County Zoning Regulations*)
- ☒ Existing conditions map of subject site illustrating existing improvements, geologic hazards/characteristics, steep slopes (>30%), water bodies, soils, vegetation, wildfire hazards, and critical wildlife habitat
- ☒ Sketch subdivision plan, drawn to scale of 1" = 200' unless otherwise approved, including the following information, as applicable:
  - ☒ Scale, written and graphic
  - ☒ North arrow (designated as true north)
  - ☒ Names and addresses of property owner(s), subdivider, planner or designer, and registered surveyor
  - ☒ Vicinity sketch, drawn to scale of 1" = 500', illustrating abutting subdivisions tracts; lakes and streams within proposed subdivision tract; highways, streets, and utilities within 1/2 mile of proposed subdivision tract; and distance to municipal boundaries within 2 miles of proposed subdivision tract
  - ☒ Location and dimensions of all existing and recorded streets, alleys, easements, section lines, improvements, and other important features within and adjacent to the proposed subdivision tract
  - ☒ Water bodies, drainages, and ditches
  - ☒ Topography (may be USGS 7.5' map)
  - ☒ Layout and general dimensions of subdivision streets
  - ☒ Gross acreage of subdivision tract, excluding existing dedicated public right-of-way
  - ☒ Location and area of any multi-family residential, commercial, industrial, and public uses; churches; schools; parks; and other non single-family uses
  - ☒ Proposed subdivision name and number of filings
  - ☒ Date of plan preparation
  - ☒ Wetlands, floodplain, and steep slopes (>30%)
  - ☒ Zoning of subject and adjacent property
  - ☒ Number, approximate size, and layout of proposed lots
  - ☒ General location of utilities on and adjacent to the subdivision tract
- ☒ Information regarding water availability and quality, documentation of water rights, if applicable, and letter of intent to serve from a special district, if applicable (*Refer to Section 4.5.2, Routt County Subdivision Regulations*)
- ☒ Information regarding sewage disposal system proposed
- ☐ Traffic Impact Study (*per Road & Bridge Department standards*), if required
- ☐ Transportation Summary Information (*per Road & Bridge Department standards*), if Road Engineering Study is required
- ☐ Additional information as required by Planning Director \_\_\_\_\_

### Owner Signature(s)

I consent to this application being submitted and that all information contained within is true and correct to the best of my knowledge.

  
Owner's Signature

H. Steven Gray, Senior Manager, Land Rights and Permitting  
Tri-State Generation and Transmission Association, Inc.  
Print/type name of owner

\_\_\_\_\_  
Owner's Signature

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Print/type name of owner