

PLOT PLAN DRAWING CHECKLIST

PROJECT NAME: King Soopers #147 – Falcon Marketplace
SUBMITTAL DATE: 03/23/2020
SUBMITTED BY: Aaron Johnston
SUBMITTAL REVIEWED BY: _____

Plot Plan

Plot plans, when required in particular zoning districts for approval by the Planning Department Director to authorization of the issuance of a building permit, shall be of a minimum size of 24" x 36", drawn to scale at a scale adequate to provide the required information clearly, and containing at a minimum the following:

- a. The location, height, and dimensions of each existing and proposed structure in the development area and the uses to be contained therein.
- b. The proper building setbacks and building area with reference to property lines, highways or street rights-of-way.
- c. The location and surfaces of all parking areas, drive aisles and internal roads, and the exact number of parking spaces.
- d. The location of watercourses and other natural and historic features.
- e. The location of all pedestrian walks, malls, recreation and other open spaces.
- f. The location of the proposed landscaping (see Landscape Requirements, Section 35.12).
- g. The location, number, height and square footage of freestanding identification signs.
- h. The location, height, size and orientation of any required light standards.
- i. The location of all permanent accesses from publicly dedicated or private streets, roads or highways.
- j. The location, overlain on contours for the area, of all roadways, walkways, bridges, culverts, drainage easements existing or contemplated, and green belts.
- k. The location of all footpaths, traffic islands, traffic devices and driveways, indicating the pedestrian and vehicular movement and control.
- l. The stages, if appropriate, in which the project will be developed.
- m. A vicinity map to locate the development in relation to the community.
- n. Any existing plats and improvements of adjacent properties lying within three hundred (300) feet of the proposed project.
- o. Location of all proposed uses, structures, and other natural or man-made features and relationship of uses, structures and features to internal and adjoining uses, structures, features,

landscaping and transportation facilities.

- p. A summary data chart indicating: size of the development, proposed population and dwelling unit density, various land uses with the approximate acres and percent of development.**
- q. Mobile Home Park, Mobile Home Subdivision and Travel Trailer Park Districts only: A drawing of the typical lot sizes and layouts, throughout the development, including such items as setbacks, parking, and landscaping.**
- r. Mobile Home Park, Mobile Home Subdivision and Travel Trailer Park Districts only: Should any of the street grades exceed a three (3) percent grade in the MHP and TTP Districts, and a six (6) percent grade in the MHS District, the increased percent of grade should be indicated on the right-of-way centerline on the plot plan.**
- s. Mobile Home Subdivision District only: A differentiation between lots designed for trailers greater than fourteen (14) feet in width and lots designed for trailers fourteen (14) feet in width and less.**
- t. Preliminary architectural drawings, elevation, renderings or other graphic illustrations of structures may be presented at the option of the petitioner.**
- u. The location of any loading area if a commercial building.**