PROJECT INFORMATION FORM

Helpful Definitions:

Common Area – Land within a development, which may or may not be part of the residual land and may or may not be individually owned or dedicated for public use, that is designed and intended for common use or enjoyment of the residents of the development and their guests and may include such complementary structures and improvements as necessary and appropriate.

Developable land – Any part of land not in a floodway and not under water.

Outlot – Areas used only for drainage easements, rights-of-way or other uses that do not need any buildings.

Residual land – An area, which may include agricultural land and environmentally sensitive areas designated to be protected from development. Residual land may be commonly owned by one or more parties. Residual land does not include streets, sidewalks, or parking areas.

Please complete only 1 of the 2 following sections.
Reach out to your assigned planner if you are unsure which land division process you are applying for.

1. PLANNED LAND DIVISIONS AND SUBDIVISIONS

Total Project Area (Acres):

Number of Residential Lots:

Number of Residential Units:

Total Residential Acres:

Number of Commercial/Industrial Lots:

Total Commercial/Industrial Acres:

Number of Outlots:

Total Outlot Acres:

Number of Common Area Lots:

Total Common Area Acres:

2. CONSERVATION DEVELOPMENTS

TO DETERMINE THE INFORMATION BELOW REFER TO ATTACHED CONSERVATIONDEVELOPMENT CALCULATION WORKSHEET

Total Project Area:
Item #1 from worksheet

Total Acres of Developed Land:
Item #10 from worksheet

Total % of developable area that is developed:
Item #11 from worksheet

Total residual land acres:
Item #12 from worksheet

Total % of developable area in residual land:
Item #13 from worksheet

Number of residential lots (including existing):
Item C from worksheet

Number of residential units:
Item D from worksheet

Is the land protected by a Covenant?
Perpetuity (yes or no)?

Is the land protected by a Conservation Easement?
If so, number of years protected?

SKETCH PLAN - LAND DIVISON

COMMUNITY DEVELOPMENT | PLANNING

Conservation Development Calculation Worksheet		
Step (Item)	**Data Entry or Calculation Method**	**Result of Calculation**
Section I - Basic Data		
A (Total lots - #)	Enter total # of lots shown on plat. Exclude outlots.	
B (Residual lots - #)	Enter # of residual lots shown on plat.	
C (Residential lots - #)	Subtract B from A. Enter total.	
D (Residential units – total #)	If duplexes, apartments or condos are allowed in the zoning district, add additional units to Item C. Enter total (include existing).	
E (Intended % residual land)	Enter 80% or 50%.	
1 (Project size - # ac.)	Enter total # project ac.	
2 (Non-developable land –# ac.)*	Enter # of ac. (if any) in Floodway Zoning District or below the high water mark of existing bodies of water.	
3 (Developable land - # ac.)	Subtract item #2 from item #1.	
4 (Residual land - intended # of ac.)	Enter # ac. of residual land as shown on submitted plat.	
Section II - Developed Area		
5 (Internal streets - # ac.)	If proposing a 50:50 CD, enter # ac. of internal street right-of-way. If 80:20 CD, enter zero.	
6 (Outlots and drainage areas**- # ac.)	Enter # ac. of outlots or areas required to handle drainage due to the increase in developed area.	
7 (Residual lot building envelopes - # ac.)	Enter # ac. in building envelope(s) located in residual lot(s).	
8 (SUBTOTAL) (# ac. excluded from residual land)	Add #5, #6 and #7. Enter result.	
9 (Single-family dwelling lots- # ac.)	Enter # ac. in residential lots (exclude acres shown in #8)	

*** Include rivers, streams, ponds, lakes & reservoirs. Do not include irrigation ditches.**

****Detention & retention ponds required to meet Section 8.1.3 of LCLUC can not be counted as residual land unless those areas also serve another purpose. Exclude drainage swales along internal street rights-of-way in an 80:20 CD.**