

Application For Initial Development Plan

Petition No.:	_____
Date:	_____
Receipt No.:	_____
Filing Fee:	_____
(nonrefundable)	

City of Sioux Falls Planning Commission:

I/We, the undersigned, do hereby petition the Planning Commission of the City of Sioux Falls, South Dakota, to approve the Initial Development Plan on the property described as:

Legal Description (Please print or type):

General Area or Street Address: _____

Purpose: _____

Existing Land Use: _____

Size of Parcel (in acres): _____

Surrounding Land Use: North: _____ East: _____

South: _____ West: _____

Acknowledgement

I understand that this petition/application, if approved, applies **only** to the land use and is not approval or assurance of compliance with any other City regulation, code, or ordinance. Any information, technical assistance, or review comments by any City official are intended solely as informal guidance, and are neither a determination of compliance nor binding on any agency with code enforcement responsibilities of the City.

Company: _____

Petitioner Name (Print): _____

Signature: _____

Date: _____ Phone: _____

Address: _____ Email: _____

_____ City State Zip

(Please complete below if owner is different than above)

Company: _____

Current Owner's Name (Print): _____

Signature: _____

Date: _____ Phone: _____

Address: _____ Email: _____

_____ City State Zip

<i>Office Use Only</i>
Location: _____
Checked By: _____
Given Signs: _____
Site Plan: _____
Add'l Reports: _____
PC Date: _____
PC Action: _____
Effective Date: _____
Purpose: _____

Initial Development Plan Exhibit _____

This Exhibit includes the development plans for (describe project)

Proposed Use(s) of Property

Proposed Accessory Uses (list): _____

The proposed Initial Development scheme showing the following information.

- The proposed land uses of each building, including the number and type of proposed DD, AD, MD building forms, the proposed number of dwelling units per building, and the number and type of any other proposed building form and their square footage.
- Circulation, including internal circulation, street design, and pedestrian and bicycle circulation and access.
- Open space and landscape concepts plan.
- Freestanding signage locations and approximate sizes.
- The existing and proposed minimum setbacks of all buildings which may be more or less than the form setback guidelines if specified on the initial development plan and complies with the standards of the PUD.
- The proposed maximum height that may be more than the form height guideline if specified on the initial development plan and complies with the standards of the PUD.
- Proposed transitions including design features illustrating compatibility to the surrounding environment and neighborhood.
- Anticipated phasing plan.
- In addition, the developer shall provide an 8.5' x 11' scaled rendering on paper and a digital copy in an approved format at a scale no greater than 1 to 100 feet of the approved initial development plan.