



Subdivision Tentative and Final Map Checklist

Site plans submitted with subdivision applications should contain the following information as applicable (per Article IV of the Subdivision regulations):

- Title Block including project name (Plat, PDR, etc.).
- Tract number, title of map, and legal description of the property.
- Name and address of owner and subdivider.
- Name and address of person preparing map.
- Approximate acreage and overall dimensions.
- North arrow, scale and date.
- Subdivision boundary line and vicinity map.
- Tract numbers, names, book and page number of adjoining subdivision.
- Names, locations and widths of adjacent streets.
- Identifying landmarks and existing structures, both above and below ground.
- Names, locations and widths of proposed streets.
- Approximate grades of proposed and existing streets.
- Streets and rights-of-way providing permanent access to the property.
- Excavations within 200 feet of the subdivision.
- Approximate radii of curves.
- Widths of alleys and easements.
- Names of utility companies and locations of existing and proposed public utilities.
- Elevations of sewer at proposed main connections.
- Existing culverts and drain pipes.
- Watercourses and channels including proposed facilities for control of storm waters.
 - o Note FEMA floodplain limits, if any (www.msc.fema.gov)
 - o All drainage ways need to facilitate water flow through the fence, regardless of size. Natural wash depressions as well as large watercourses.
- Land subject to overflow, inundations or flood hazards. Legal drainage way provided for floodplains.
- Railroads and other rights-of-way.
- Lands and parks to be dedicated to public use.
- Dimensions of Reservations.
- Proposed lot lines and approximate dimensions.
- Adjoining property and lot lines.
- Existing and proposed contours with maximum interval as follows:

<u>Slope</u>	<u>Interval</u>
0 –2%	2 feet
3 –9%	5 feet
10% plus	10 feet
- Grades and elevations shall be provided for all proposed improvements
- Existing use of property immediately surrounding tract.
- Source of water supply
- Method of sewage disposal
- Development plan where larger than 40 acres or to be developed in phases
- Type of street improvement



Subdivision Tentative and Final Map Checklist cont'd

- Utilities to be installed
- Protective covenants (if applicable)
- Private street maintenance (if applicable)
- Fence/Wall Plan (see Fence/Wall Plan checklist) if applicable
- Zoning and required setbacks, heights, minimum size, minimum width, maximum coverage
- Lot coverage - % under roof, density
- Fire code, access and/or control requirements
- Clean Water Act 401/404 permitting requirements if any fill within OHWM of jurisdictional washes
 - o State one of the following:
- No fill within OHWM of jurisdictional washes, or
- Fill within OHWM of jurisdictional limits is within Nationwide permitting limits; nationwide permit will be obtained, or
- Fill within OHWM of jurisdictional washes exceeds Nationwide permitting thresholds, individual permit will be obtained.