

Township of Jackson

Subdivision and Land Development Application

TYPE OF APPLICATION

(Check All That Apply)

_____ Preliminary Subdivision (Greater than 5 lots)	_____ Final Subdivision (Greater than 5 lots)
_____ Preliminary Land Development	_____ Final Land Development
_____ Combined Preliminary/Final Subdivision	_____ Combined Preliminary/Final Land Development
_____ Minor Subdivision (Five Lots or Less)	_____ Minor Land Development (Less than 25,000 SF)
_____ Lot Line Revision/Lot-Add On	_____ Revised Subdivision/Land Development

The applicant must submit documentation as outlined in Chapter 22 of the Jackson Township Code of Ordinances, Subdivision and Land Development, as amended. The Ordinance can be obtained by visiting the Township website at www.jacksontwpbutler.org or through the Township Office. An application must be filed at least 30 days prior to the date of the regular meeting of the Planning Commission. An application will be considered incomplete unless or until the appropriate documentation is filed with the Township and the application fee and deposit are paid in full. An incomplete application will be returned to the applicant.

A. PROJECT INFORMATION

APPLICANT/OWNER

Name _____
Address _____
City _____
State _____ Zip _____
Phone _____
FAX _____

REPRESENTATIVE

Name _____
Address _____
City _____
State _____ Zip _____
Phone _____
FAX _____

Title of Subdivision/Land Development _____

Location (address or general vicinity) _____

Description and Purpose of Application _____

Parcels _____ Acreage _____ Zoning District _____

Gross Floor Area (Proposed Building) _____

Butler County Tax Parcel Number(s) _____

Please list any previously approved Subdivision/Land Development plans for the subject property (including citation to Butler County Plan Book, Volume/Page, if applicable) _____

What is the applicant's interest in property affected (owner, agent, lessee, etc.) _____

NOTE: Applicant must submit a copy of the deed, lease, sales agreement or other contract providing interest in property with the filing of this application. If the applicant is other than the owner of subject property, then the signed consent of the property owner must accompany this application.

Will the applicant request any waivers from the Subdivision and Land Development Ordinance? _____

If yes, the applicant must submit a waiver application for each request to accompany this application.

B. SITE DESCRIPTION

1. Present Land Use (i.e. Residential, Commercial, Vacant) _____

2. What is the dominant land use and zoning within a 1/4-mile radius of the project?
(Single-family residential, multi-family residential, commercial)

3. Is the project located within 1/4 mile of, or contains: (Answer Yes or No)

a. A building or site on the National Register of Historical Place: _____

b. A building or site of community interest: _____

4. List any soil erosion problems currently present: _____

5. Has the site, or immediate area, ever been mined? Yes _____ No _____

If so, has reclamation been completed? _____

6. What, if any, attempt will be made to minimize removal of vegetation and/or mature trees?

7. Are there plans to replace vegetation removed during construction? _____

8. What type of construction will be utilized? List number, size, and material.

Conventional _____

Modular _____

Mobile _____

C. UTILITIES

1. Water source: Public _____ Private (Well) _____
If private water source, please attach written report regarding water quantity and quality.
2. Sanitation System: Public _____ Private (Septic) _____

If public, will tap-in occur to existing sewer lines? Yes _____ No _____

If extension of public system, provide state DEP Number _____

If private, please provide information regarding type of system, alternate system, testing and acquisition of permits, including required DEP permit applications.

3. What companies are providing Gas _____ Electric _____ ?

D. STORM WATER DRAINAGE IMPACT

1. Streams within or contiguous to project area _____
2. Lakes ponds or wetland within or contiguous to project area _____
3. Method of collecting and transporting runoff _____
4. Type of pipe _____ Settling method _____
5. Has a Stormwater Management Plan been completed? _____

E. EROSION AND SEDIMENTATION IMPACT

1. What is the steepest slope (%) on the property? _____
2. What is the steepest slope in the project area that is to be graded or disturbed by construction? _____
3. Is any grading proposed? Yes _____ No _____

If yes:

Maximum fill depth _____ Quantity _____ CY

Maximum depth of cut _____ Quantity _____ CY

If cuts and fills not in balance, identify source/disposal area: _____

If not benching, identify finished slope ratio: _____
4. Has an Erosion and Sedimentation Control Plan been prepared and reviewed? _____
If yes, please submit the Plan and attach any and all correspondence.

F. INFORMATIONAL DETAILS

Please attach any additional information needed to clarify your project. If there are, or may be, adverse impacts associated with the proposal, discuss avoidance measures (or lack thereof) and proposed mitigation measures which can lessen the adverse impacts.

The applicant/owner hereby certifies that the statements made herein and the representations contained in all accompanying drawings, documents and materials made part of this application are true and correct. The applicant/owner is responsible for reviewing and understanding all conditions and requirements and insuring compliance with all applicable Federal, State, County and Township laws and regulations.

As the applicant, I hereby certify all of the above information is true and correct to the best of the applicant's knowledge.

DATE _____ APPLICANT'S SIGNATURE _____

If applicant is not the property owner, an Agent's Authorization Form must be included with this application

REPRESENTATIVE'S SIGNATURE _____

REPRESENTATIVE'S TITLE _____

DATE _____

STAFF USE ONLY		
File Number _____	Received by _____	
Date Received _____	Complete Application Date _____	
Payment Type _____	Fee Amount _____	
MPC Deadline _____		
Planning Commission Review _____	Planning Commission Recommendation _____	
Supervisors Review _____	Supervisors Decision _____	
Decision Letter Sent _____		
Plat Received _____	Plat Signed _____	Signed Plat Returned _____