



# Planned Residential Unit Development (PRUD) Application

Ogden City Development Services  
2549 Washington Blvd. Suite 240  
Ogden, UT 84401  
(801) 629-8930

Please **print legibly** and complete all areas:

PRUD Project Name:

Project Address:

Project Contact Person:

Address: City: State: Zip:

E-mail: Phone:

Property owner's name (if different than applicant):

## PRELIMINARY SUBMITTAL CHECKLIST

### Site Package

- Detailed** site plan, drawn to scale (see back of this form for criteria)
- Ownership plat, available at Weber County, 2380 Washington Blvd., or on their website:  
<http://www.co.weber.ut.us/psearch/index.php>
- Landscape plan
- Building elevations, including proposed materials
- Utilities plan
- PDFs of the above items

### Written Package

- A tabulation chart of areas used for roads, open space, building coverage, building densities. If building in phases, a breakdown of this information for each phase is required.
- A statement of the design theme and intent of the project, and why a PRUD is a better use for the area than a standard subdivision.
- If seeking bonus density points, explain proposed improvements per ordinance 15-8-8.
- If located in the Sensitive Overlay Zone, include all necessary reports and additional fees required for compliance with the Sensitive Area Overlay Zone.
- Indicate if this project will be held in one ownership or subdivided after development.
- FEE: \$1,913** plus an additional \$43 per unit

## FINAL APPROVAL CHECKLIST

### Items required for final approval

- Detailed site plan, drawn to scale, including items 1-18 on back of this form.
- Grading plan of entire project. Include all storm drainage features and required calculations for system.
- Detailed design of entry features and other improvements required for development.
- Detailed landscape planting and irrigation plan including types and sizes of plants.
- Detailed engineering plans of all required infrastructure improvements including streets, sewer, water, storm sewer.
- Final building elevations of all four sides showing proposed building materials.
- PDFs of above items
- FEE: \$1,063** plus an additional \$32 per unit

### Time limitation

Building permits shall be obtained for the development of an approved PRUD, or for the first phase of a PRUD, within eighteen (18) months from the date of application. Otherwise, approval will expire and be rendered null.

**CHECK LIST FOR SITE PLAN REVIEW (1-18)**

- Name of the proposed development.
- Name & address of owner of property.
- Name and address of the preparer of the site plan.
- The proposed location of buildings, parking, carports, driveways, sidewalks and fences. These shall be properly dimensioned.
- Table showing total acreage-hard surface-landscape-building coverage in square footage. A north arrow & scale (not less than 1:50).
- The land use & zoning of the development site.
- Adjacent development within 30' of the property.
  - Existing vegetation, buildings, canals, ditches, streams, easements, utility poles, or other features.

- A valid & accurate legal description of the property. Property lines shall be shown with bearings & dimensions.
- Adjacent streets shall be shown and identified, along with distance from centerline to property.
- Off-site water service shall be shown, along with proposed service lateral & meter location.
- Off-site sewer service shall be shown, along with proposed service lateral & cleanout locations.
- Contour lines at no greater than 5' intervals if there is more than a 10' grade difference on site.
- Show how on site storm water will be managed.

- Fire hydrant location & distance from hydrant to bldg.
- Existing structures which will be removed from the site.
- Common open space development.

**SITE PLAN REQUIREMENTS**

	sq.ft.	%
Total Parcel Area	28,500	
<b>Building Coverage</b>	6,000	21
Asphalt Coverage	10,200	35
Landscaping	12,300	44
Existing Zoning	R-3	
Parking Stalls Required	12	( [ii]
Parking Stalls Shown	12	

uj

jl-----+Fire Hydrant

50' from Building



**Landscaping Type**

- COLUMNAR TREE
- SHADE TREE
- G- FLOWERING TREE

Land Use Two Bun. DrnGs WITH siX UNITS TOTAL R-3 ZONE

NAME OF PROJECT COUNTRY RETREAT

be at a much larger scale  
 minimum 1"=50'

SCALE 1" = 80' NORTH

<K' SPI'GING IN  
 PARKWAY

IL	APPLICANT:	TYE SMITH	PHONE : 393-3003
II	ADDRESS:	405 ACIDIA AVE. OGDEN	
IIJ	ENGINEER:	P.C. CONST	PHONE 399-9001
I	ADDRESS:	12 PENN AVE. OGDEN	
	ARCHITECT:	D.BAILEY & ASSOC.	PHONE: 621-4111
	ADDRESS:	313 BASS DR. OGDEN	

# SAMPLE SITE PLAN

