



Land Use Application Form

Final Review Major Site Plan

SUBMITTAL ITEMS

- Base Land Use Application
- All materials required during the Planning Commission's initial review
- Fees: See listing under "Major Site Plan Review."

Major Site Plan Review. Major site plan review consists of two separate reviews. The initial review is conducted by the planning commission and the second review is conducted by the director.

When the planning commission determines that a site plan meets the criteria listed in FMC 22.72.006, it will grant a preliminary approval and direct the applicant to prepare and submit detailed plans to the director for final site plan review. This second review is intended to ensure that all site planning issues identified during the planning commission's initial review are fully addressed prior to issuance of a building permit or other construction permit.

Final Review - Major Site Plan:

- a) New commercial, industrial, residential, public and quasi-public buildings greater than 2,000 square feet of gross floor area; and
- b) Commercial, industrial, residential, public and quasi-public building additions which are greater than 2,000 square feet of gross floor area; and
- c) Parking lot improvements associated with development proposals listed in subsections (a) and (b) of this section.

Fees Final Review—Major Site Plan:

Small Project: \$225 intake + \$675 deposit (less than 5 dwelling units or 10,000 s.f. of commercial structure)

Medium Project: \$360 intake + \$1,080 deposit (less than 5-20 dwelling units or 10,000 –30,000 s.f. of commercial structure)

Large Project: \$540 intake + \$1,620 deposit (less than 5 dwelling units or greater than 30,000 s.f. of commercial structure)

City of Fircrest Contact Information

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