

TALLAPOOSA

The Dogwood City

PUD Approval number: _____

APPLICATION

for approval of a

PUD, PMURD, or PESS

(Circle one above)

Date of submission: _____ Date of City Acceptance: _____

1. Legal description of property where work is going to take place:

Land Lot	District	Tax map Number(s)	Parcel Number(s)

2. _____
Property Address where work is to take place (If assigned)

3. _____
Property Owner / Address if different from Job Address / Phone Number

4. Name of the Planned Unit: _____

5. Include aerial photo a complete legal description.

6. Tabulate total acreage of the site and acreage dedicated for the various uses to be contained in the planned development.

7. Building density of residential areas.

8. Statement of concurrence and awareness:

"The owner(s)/developer(s) proposing the subsequent Planned Unit Development hereby states that he/they are fully cognizant of all minimum standards required by the City. Including the installation of all public utilities (water, sewer, natural gas) on site, open space/conservation areas delineated and set aside for preservation and/or non-development, compliance with applicable sub-division regulations and if necessary, application of Group Project Status."

Signature of President or authorized agent: _____

9. Special considerations: _____

10. Application acceptance by the City (form must be completed, submitted, the fee paid and a City official sign and return this form with a "Fee Paid" stamp affixed):

- a) Fee: \$150.00
- b) Signature of City official accepting application: _____

Submit application to:

CITY OF TALLAPOOSA
ATTN: PLANNING DEPARTMENT
C/O PATRICK CLAREY
25 East Alabama Street
Tallapoosa, Georgia 30176
770-574-3108
770-574-2345
fax: 770-574-3100

Must be approved by the Planning Commission and Mayor and Council of the City of Tallapoosa. Property must contain at least 25 acres.

City of Tallapoosa
Department of Planning

(770) 574 - 3108
(770) 574 - 2345
fax: (770) 574 - 3100

IMPORTANT INFORMATION – CALL BEFORE YOU DIG! Call 811 (or 1-800-282-7411)

NOTE: Do NOT submit this page with your permit application.

REQUIRED PERMIT INFORMATION:

1. Plat/survey or drawing of dimensions of property (drawing must be accompanied by deed).
2. Size of the building to be erected.
3. Location of building on lot.
4. location of existing structures on lot.
5. Number of dwelling units the building is designed to accommodate.
6. The setback lines of building on adjoining lots (if attempting to use a set back less than that required in Zoning Ordinance).
7. Layout of off-street parking.
8. Construction plans of what is to be built (includes dimensions; commercial plans need to be detailed).

HOW TO SCHEDULE AN INSPECTION:

1. Contact City Hall (speak to Patrick Clarey) at 574-3108 and request inspection. If call is before noon, the inspection may be done at 1:00 pm that day (except Thursday, when inspections shall be done at 8:00 am). Any called in after that time shall be done the next day at approximately 1:00 pm.

REQUIRED INSPECTIONS:

1. SET BACK INSPECTION.
2. FOOTINGS.
3. SLAB & PLUMBING (if necessary).
4. ROUGH IN (after plumbing, electrical, heating & air, and insulation has been installed).
5. 30 DAY TEMPORARY POWER (electrical).
6. FINAL

Other important information:(will fail final if not installed)

1. All new houses must have a 4" street number attached to the house, preferably below the porch/night light in such a manner that when the light is on, it illuminates the number. Number must contrast with house color or have highly reflective background, as typically sold at hardware store.
2. Mail boxes must have the house number attached, on both sides of the box so that the flag/arm does not block the number in either the up or down position. Also, these numbers must be at least 3" high.

FEES:

1. House plan inspection: \$25.00
2. Subdivision plan inspection; prelim & final separate; each: \$50.00; recording fee \$8.00. (total fees \$108.00)
3. Grading permit: \$25.00, plus \$25 per acre over one acre
4. Residential: .25 per heated square foot; commercial: by value of project.
5. Electrical/plumbing/heating & air: \$50.00 each.
6. Accessory bldg: \$50; pool is \$75 and includes electrical
7. Who needs: Anyone building or altering land, if the value is over \$100.00 and affects property line or structural element. Up to \$1000.00, no fee permit. Over \$1000.00, then fees (does not apply to grading, electrical, plumbing, heating & air permits).