

PLANNED UNIT DEVELOPMENT

PUD# _____

SAND SPRINGS PLANNING COMMISSION
100 East Broadway, PO Box 338 ♦ Tulsa, Oklahoma 74063 ♦ (918)246-2575 ♦ FAX (918)245-2573

TYPE _____ DATE FILED: ____ / ____ / ____ SSPC HEARING DATE : ____ / ____ / ____

___ Residential
 ___ Non-Res
 ___ Combination S/T/R _____ ZONE _____ COUNCIL WARD _____ REC'D BY _____

GENERAL LOCATION: _____

PRESENT ZONING: _____ **PROPOSED ZONING:** _____ **REZONING CASE #** _____

RECORD OWNER: _____ **PRESENT USE:** _____

Does record owner consent to the filing of this application? Yes No

If Applicant is other than owner, indicate interest: _____

LEGAL DESCRIPTION OF TRACT UNDER APPLICATION: E-mail to: planning@sandspringsok.org

I CERTIFY THAT THE SUBMITTED INFORMATION IS TRUE AND CORRECT.

Name: *[Print]* _____ **Telephone:** _____

E-mail: _____ **Fax:** _____ **Other Telephone:** _____

Address: _____ **City/State:** _____ **Zip:** _____

Signature: _____ **Date:** ____ / ____ / ____

APPLICANT - DO NOT WRITE BELOW THIS LINE

APPLICATION FEES:	
1. APPLICATION FEE:	\$200.00
2. NOTIFICATION FEE:	\$250.00
TOTAL FEES	\$ 450.00
RECEIPT NUMBER: _____	

SSPC REC.: _____ **COUNCIL ACTION:** _____

DATE/VOTE: _____ **DATE/VOTE:** _____

ORD./RES. #: _____

PLAT NAME & NUMBER OR WAIVER: _____

PLATTING REQUIREMENTS

For any land which has been rezoned upon application of a private party, no building permit or zoning clearance permit may be issued until that portion of the tract on which the permit is sought has been included within a subdivision plat or replat, as the case may be, submitted to and approved by the Planning Commission, and filed of record in the office of the County Clerk where the property is situated. Provided that the Planning Commission, pursuant to their exclusive jurisdiction over subdivision plats, may waive the platting requirement upon a determination that the above stated purposes have been achieved by previous platting or could not be achieved by a plat or replat.

Planned Unit Development Subdivision Plat

A Planned Unit Development subdivision plat shall be filed with the Planning Commission and shall be processed in accordance with the Subdivision Regulations, and, in addition to the requirements of the Subdivision Regulations, shall include:

1. Details as to the location of uses and street arrangement;
2. Provisions for the ownership and maintenance of the common open space as will reasonably insure its continuity and conservation. Open space may be dedicated to a private association or to the public, provided that a dedication to the public shall not be accepted without the approval of the City Council and adequate provision made for the costs of maintenance; and
3. Such covenants as will reasonably insure the continued compliance with the approved development plan. In order that the public interest may be protected, the City of Sand Springs shall be made beneficiary of covenants pertaining to such matters as the requirement of approval of detail plans prior to the issuance of any permits, location of uses, height of structures, setbacks, screening, open space, signage and access. Such covenants shall provide that the City of Sand Springs may enforce compliance therewith, and shall further provide that amendment of such covenants shall require the approval of the Planning Commission and City Council and the filing of record with the County Clerk a written amendment to the covenants, endorsed by the Planning Commission and City Council.

I do hereby certify that I have read and understand the above mentioned requirements and that I will plat, replat or have the platting requirements waived for the subject property involved.

Applicant's Signature

Date

AUTHORIZATION FOR SAND SPRINGS TO OBTAIN NAMES/ADDRESSES OF 300' PROPERTY OWNERS

I authorize Sand Springs Staff to obtain property owner's names and addresses as required for this application. I understand that Sand Springs Staff will utilize ownership information from the Tulsa County Assessor's computer records, which may not incorporate recent ownership changes. Sand Springs is not responsible for the accuracy, completeness and/or currency of the ownership information obtained. I also understand that the applicant is responsible for providing Sand Springs with any and all application updates or corrections necessary to have this ownership list comply with legal notice requirements at least 20 days prior to the public hearing date of this application.

Signature

Date

Sand Springs Planning Commission Case # _____

Date of Hearing _____

The **Sand Springs Planning Commission** meetings are held on the **second Monday of each month at 4:00 p.m.** in the **Sand Springs Municipal Building, 100 East Broadway, Council Chambers.**

The applicant or person knowledgeable of the property under application must attend the meeting.

Drawings or Site Plans should be submitted at the time of application.

IS THE AREA OF REQUEST IN A FLOOD HAZARD AREA?

If "Yes", the Applicant is advised to immediately contact the City of Sand Springs Public Works Department at 918-246-2579 if your tract is in the City of Sand Springs about possible future development requirements or constraints.

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If your application is approved, you will need additional permits.
Contact the Building Inspector's Office at 918-246-2572.

Sand Springs Planning Commission

**100 East Broadway, PO Box 338
Sand Springs, Oklahoma 74063**

(918) 246-2575