



Planning Department
970-224-3211

REZONING TECH FORM

Project Name:

APP.	TOWN
<p>Pre-Application Conference</p>	
<p>Application Fee; Amount: \$500 Due within 72 hours of submittal by check or with the submittal online at https://www.colorado.gov/payment/townoftimnath</p>	
<p>Signed Fee Agreement; New Agreement Amount: \$_____ (Check with Planning Dept.) or Use Existing Due within 72 hours of submittal by check or with the submittal online at https://www.colorado.gov/payment/townoftimnath</p>	
<p>Poudre Fire Authority Development Review Fee of \$250 Due within 72 hours of submittal by check separate from the Application Fee or with the submittal online at https://www.colorado.gov/payment/townoftimnath</p>	
<p>Current proof of ownership Title insurance issued with 30 days of application submission.</p>	
<p>Zoning Amendment Map (24' high x 36' wide)</p> <ul style="list-style-type: none"> <input type="checkbox"/> North arrow, scale (1" = 100' or 1" = 200'), and date of preparation..... <input type="checkbox"/> Subdivision or block and lot name of the area to be zoned (if applicable) at the top of each sheet <input type="checkbox"/> Legal description of area to be zoned (entire area and individual zoning districts) <input type="checkbox"/> Location and boundaries, including dimensions, of property(s) proposed for rezoning <input type="checkbox"/> Acreage or square footage contained within property proposed for rezoning <input type="checkbox"/> All existing land uses in the proposed rezoning area <input type="checkbox"/> Zoning and existing land uses on all lands adjacent to the proposed rezoning <input type="checkbox"/> Location and dimensions for all existing R.O.W.'s <input type="checkbox"/> Adjoining subdivisions names with lines of abutting lots, and departing property lines of adjoining properties not subdivided <input type="checkbox"/> Certificate blocks for Surveyor, Planning and Zoning Commission, Town Council, and Larimer County Clerk and Recorder <input type="checkbox"/> GIS Shapefile drawing file 	
<p>Written statement describing the proposal</p> <ul style="list-style-type: none"> <input type="checkbox"/> Rationale for the proposed rezoning..... <input type="checkbox"/> Impacts on the existing adjacent zone districts, uses, and physical character of surrounding area <input type="checkbox"/> Impact of the proposed zone on area accesses and traffic patterns <input type="checkbox"/> Availability of utilities for any potential development..... <input type="checkbox"/> Impacts on public facilities and services <input type="checkbox"/> Relationship between proposal and the Town Comprehensive Plan <input type="checkbox"/> Public benefits arising from the proposal 	
<p>Surrounding and Interested Property Ownership Report (SIPOR) Current list (at most 30 days old) of names and addresses of surrounding property owners (within 300 ft. of the property), mineral interest owners of record, mineral and oil and gas lessees for the property and appropriate ditch companies. Certification that report is complete and accurate.</p>	
<p>Public Hearing Notification Envelopes (1 set) Stamped, addressed, and certified (return receipt requested) envelopes with Town's address as return address. Addressed to those in the SIPOR.</p>	