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DEVELOPMENT REVIEW:
APPLICATION FORM

Comment
due: 10/4/17

Date Submitted 9/20/17

For Office Use Only

Current Planning File # PDP110033

Planner Kari Kleer

Project Information

Project Name: FTC MO JEAUX

Project Description (Choose type of request from the list on the back):
WIRELESS-TELECOMMUNICATIONS EQUIPMENT (CO-LOCATION) REVIEW

Location Description/Project Address:
1409 W ELIZABETH STREET

Major Cross Streets: CITY PARK AVE & ELIZABETH ST
Zone District: COMMUNITY COMMERCIAL DISTRICT
Parcel Number: 9715431004

Building/Unit Information

Residential: N/A Square Feet
Commercial: N/A Square Feet
Industrial: N/A Square Feet

Building Floor Area Ratio: N/A

Platted Area: N/A

Number of Units:
Single Family Attached: N/A Single Family Detached: N/A

Two Family: N/A Multi-Family: N/A

Total Number of Bedrooms Rented Separately: N/A

Dates:

Conceptual Review Meeting Date 6/26/2017

Neighborhood Meeting Date N/A

Hearing Type N/A

Site/Area Information

Residential Area: N/A Sq. Ft. Acres
Commercial Area: N/A Sq. Ft. Acres
Industrial Area: N/A Sq. Ft. Acres
Mixed Use Area: N/A Sq. Ft. Acres
Right of Way Area: N/A Sq. Ft. Acres
Parking and Drive Area: N/A Sq. Ft. Acres
Stormwater Detention Area: N/A Sq. Ft. Acres
Landscape Area: N/A Sq. Ft. Acres
Open/Other Areas: N/A Sq. Ft. Acres
Gross Area: N/A Sq. Ft. Acres
Floor Area Ratio: N/A
Gross Density: N/A Net Density

Owner Information

Name: 1409 ELIZABETH LLC
Address: 3977 CAMINO RANCHERO
City: CAMARILLO State: CA Zip: 93012
Phone: 970-219-9965 Email: philip.schuman@gmail.com

Applicant Information

Name: VERIZON WIRELESS
Organization Name: LRK CONSULTING, LLC
Contact: RYAN SAGAR
Address: 1196 GRANT STREET, UNIT 313
City: DENVER State: CO Zip: 80203
Phone: 219-477-0099 Email: MRSAGAR45@GMAIL.COM
Preferred Method of Contact: EMAIL

CERTIFICATION

I certify the information and exhibits submitted are true and correct to the best of my knowledge and that in filing this application, I am acting with the knowledge, consent, and authority of the owners of the real property, as those terms are defined in Section 1-2 of the City Code (including common areas legally connected to or associated with the property which is the subject of this application) without whose consent and authority the requested action could not lawfully be accomplished. Pursuant to said authority, I hereby permit City officials to enter upon the property for the purpose of inspection, and if necessary, for posting of public notice on the property.

Name (Please PRINT): RYAN SAGAR
Address: 1196 GRANT STREET, UNIT 313, DENVER, CO 80203
Telephone: 219-477-0099

Signature: (and title showing authority to sign, if applicable) Ryan Sagar

⇒ **CERTIFICATION MUST BE SIGNED.** ⇐



Transportation Development Review Fee

Date Received Paid 9/14/17
Total Amount Paid 65.00

Project Name: FTC MO JEAUX
Project Location: 1409 W ELIZABETH STREET

Date: 9/8/2017

PDP 170033

Type of Submittal

Please indicate the type of application submitted by checking the box preceding the appropriate request(s).

- | | <u>Fee structure</u> | <u>amount due</u> |
|---|----------------------|-------------------|
| <input type="checkbox"/> Overall Development Plan (ODP) | \$500 each | _____ |
| <input type="checkbox"/> Final Development Plan (FDP)
This fee includes 2 rounds of review | \$1000 each | _____ |
| <input type="checkbox"/> Additional round of review | \$ 500 each | _____ |
| <input type="checkbox"/> Annexation
\$20 X _____ acres = _____ + \$250 = _____
The maximum fee for each annexation document/ filing shall be \$2,000 | | _____ |
| <input type="checkbox"/> Minor Amendment | \$158 each | _____ |
| <input type="checkbox"/> Major Amendment | \$2,500 each | _____ |
| <input type="checkbox"/> Re-zone | \$200 each | _____ |
| <input type="checkbox"/> Modification to Land Use Code | \$200 each | _____ |
| <input checked="" type="checkbox"/> Wireless Telecommunication Equipment (WTE) | \$65 each | <u>\$65</u> |
| <input type="checkbox"/> Road Projects
_____ acres (of roadway) X \$3,500 = _____ | | _____ |
| <input type="checkbox"/> Vacation of Easement(s) ***
of vacations _____ X \$400 = _____ | | _____ |
| <input type="checkbox"/> Vacation of Right(s)-of-Way ***
of vacations _____ X \$800 = _____ | | _____ |
| <input type="checkbox"/> Dedication of Easement(s) and/or Right(s)-of-Way ***
of dedications _____ X \$250 = _____ | | _____ |
| <input type="checkbox"/> Project Development Plan (PDP) or Basic Development Review
Project requiring Transportation Services Review and/or utility plan review.
This fee includes 3 rounds of review.
Detached Single Family \$160 per unit
_____ # of units X \$160 = _____ | | _____ |
| Multifamily or other residential units \$115 per unit
_____ # of units X \$115 = _____ | | _____ |
| Commercial, Industrial, Retail, and/or Non residential
building square footage \$0.25 per square foot
_____ sq ft X \$0.25 = _____ | | _____ |
| Size of the development (area being platted or if not being
platted size of parcel accompanying all development
improvements) \$250 per acre
_____ acres X \$ 250 = _____ | | _____ |
| Project fee \$2,000 each | | <u>\$2,000</u> |
| Total of above amounts | | _____ |

If this fee amount exceeds \$30,000 then the fee amount shall be adjusted with the following formula: $30,000 + \frac{1}{2}(\text{the amount over } 30,000)$ = _____

The maximum fee for any residential ONLY project shall be \$500 per residential unit. This check should be used to verify the fee amount (does not apply to mixed-use developments). PDP fee shall be the lesser of this amount or the above calculated amount.
_____ # of residential units X \$500 = _____

If this fee amount equals or exceeds \$65,000 then the City Manager shall have the ability to reduce the fee amount.

Reduction for affordable housing - a copy of the City letter certifying/ authorizing the affordable housing shall be provided with this application. Amount of reduction to be applied _____

Total owed for PDP _____

General Information:

Owners Name(s): 1409 ELIZABETH LLC

Street address: 3977 CAMINO RANCHERO

City/State/Zip: CAMARILLO, CA 93012

Telephone: 970-219-9965 Fax: N/A

Applicants/ Consultants Firm Name: _____
LRK CONSULTING, LLC

Contact: RYAN SAGAR

Street address: 1196 GRANT ST, UNIT 313

City/State/ Zip: DENVER, CO 80203

Telephone: 219-477-0099 Fax: N/A

Certification:

By signing this permit I acknowledge that I am acting with the knowledge, consent, and authority of the owners of the property (including all owners having legal or equitable interest in the real property, as defined in Section 1-2 of the City Code; and including common areas legally connected to or associated with the property which is the subject of this application) without whose consent and authority the requested action could not lawfully be accomplished. Pursuant to said authority, I hereby permit City officials to enter upon the property for purposes of inspection.

Name (please print): RYAN SAGAR

Signature: _____
Ryan Sagar

Telephone: 219-477-0099

Foot Notes:

When a development project involves a change of use for a building, the charge per square foot shall apply to the portion of the overall building size for which the change of use is proposed, provided that the new use generates more traffic than the existing use, as determined by the current Institute of Transportation Engineers Trip Generation. If the new use does not generate more traffic than the existing use then the charge per square foot for shall apply only to the net additional building size (if any).

These fees do not include the cost of filing fees for the recording of the Development Agreement. When a Development Agreement or Amendment Agreement is entered into the Developer shall be responsible for the cost of recording the document. Said filing fees shall be calculated and provided when the signed document is returned to the City for signatures and filing.

*** This fee does not include the cost of filing fees. Filing fees shall be determined at the time of final document submittal and will be required prior to filing.

cc: Christie White, Engineering
Development Review Engineering

The following information is required to be submitted, unless waived, with all applications. Any item waived must be dated and initialed by a planner with the City of Fort Collins Community Development and Neighborhood Services Department.

- Application form, \$200.00 filing fee (plus .75 cents for each APO label), and \$50.00 sign posting fee.
[Application Form.pdf](#)
- Transportation Development Review Fee – please contact Engineering at 221-6605 for information. [TDR Fees and Application.pdf](#)
- Two (2) lists of names and address of all owners of record of real property within at least 800' of the property lines for the parcel on which the project is proposed, exclusive of public rights-of-way. One (1) list typed on mailing labels and the other list a reproducible copy of those labels. *electronically sent to Kai*
- Legal description of property (2 copies) on 8 1/2" x 11" sheet.
- Planning Objectives (10 copies)
- Architectural Elevations ⁵10 copies – folded
- Site Plan (10 copies – folded) *24 x 36 - Tech. Serv. (Jeff county)*
- Other information the Director may require.
- electronic copy - sent to router.*

****Note: This checklist is for co-location on an existing pole.**



Community Development & Neighborhood Services
 281 N. College Ave Fort Collins, CO 80522
 970.221.6760 970.224.6134 - fax

Permit/Project #: PDP170033
Routed for Review: 09/13/2017
Type: Project Development Plan

Site Address: -

Job Valuation: \$0.00 **Category:**

Transactions

<u>Method</u>	<u>Check Number</u>	<u>Date Paid</u>	<u>Amount Paid</u>	<u>Comments</u>
Check	CK # 113	09/14/2017	\$711.25	Development Review Fee (\$200) APO labels (\$146.25) PFA (\$250.00) Sign Posting (\$50.00) Transportation Development Review (\$65.00) paid by Michael Ryan Sagar ck #113

Receipt issued: 09/14/2017 **Total Paid to Date:** \$711.25

<u>Fee Description</u>	<u>Account Code</u>	<u>Fee Amount</u>	<u>Amount Paid</u>	<u>Date Paid</u>	<u>Amount Due</u>
Development Review Fee	1000.444040	\$200.00	\$200.00	09/14/2017	\$0.00
Mailings	1000.444050	\$146.25	\$146.25	09/14/2017	\$0.00
PFA Development Review Fee	8400.444999	\$250.00	\$250.00	09/14/2017	\$0.00
Sign Posting	1000.444050	\$50.00	\$50.00	09/14/2017	\$0.00
Transportation Dev Review	902010.444030	\$65.00	\$65.00	09/14/2017	\$0.00
TOTAL FEES:		\$711.25	\$711.25		\$0.00

TOTAL BALANCE DUE AS OF 09/14/2017: \$0.00

Fee Amounts are valid for date of this document only. Fees subject to change without notice.