

LAND DEVELOPMENT APPLICATION

COUNTY APPROVAL REQUIRED: Municipality does not have a subdivision & land development ordinance
The Allegheny County Subdivision and Land Development Ordinance applies

Complete & submit with required filing fee, plans & other information M-F, 8:30 AM - 4:00 PM to:
ACED Planning Division, One Chatham Center, Suite 900, 112 Washington Place, Pittsburgh, PA 15219

For questions, help, or additional information please email ACEDPlanning@alleghenycounty.us

Part 1: General Information

Property Owner:

Contact Name: _____ Phone: _____
Email Address: _____
Mailing Address: _____

Name of Applicant:

Contact Name: _____ Phone: _____
Email Address: _____
Mailing Address: _____

Plan Preparer:

Contact Name: _____ Phone: _____
Email Address: _____
Mailing Address: _____

Application Status: Preliminary Plan Final Plan

Application Type:

- Plat Adj./Lot Consolidation
- Minor Subdivision/Site Development
- Major Subdivision/Site Development

Amount of fee enclosed: \$ _____ (make checks payable to: *Allegheny County Economic Development*)

Part 2: Location Information

Project Name: _____

Municipality: _____

Address/Location of Project: _____

Tax Map Parcel(s) #: _____

Part 3: Zoning Information

Zoning:

Existing: _____
Proposed: _____ (if applicable)

Variances Requested: Yes No (if yes, please attached description of all variances requested or approved)
Conditional Use: Yes No
Special Exception: Yes No

Part 4: Project Information

Total Plan Area: _____ (acres)
_____ (square feet)

Total Acreage to be Developed: _____

Total Impervious Area (Sq. Ft.): _____

Phasing:

Is the development proposed to be constructed in phases? Yes No
If Yes, a phasing plan and a schedule of the projected dates that the final application for each phase will be filed must be provided.

Proposed Utilities:

	Water	Sewer
Public:	<input type="checkbox"/>	<input type="checkbox"/>
Onsite:	<input type="checkbox"/>	<input type="checkbox"/>

Street Information:

Ownership (check any that apply):

<input type="checkbox"/> State	<input type="checkbox"/> Local
<input type="checkbox"/> County	<input type="checkbox"/> Private

Lineal feet of new streets: _____

Part 5: Notification to Others

As applicable, the following agencies have been notified about the proposed subdivision or site development:

- | | |
|--|--|
| <input type="checkbox"/> County Health Department
Date: _____ | <input type="checkbox"/> PennDOT
Date: _____ |
| <input type="checkbox"/> County Public Works
Date: _____ | <input type="checkbox"/> PA DEP
Date: _____ |
| <input type="checkbox"/> County Conservation District
Date: _____ | <input type="checkbox"/> Other: _____
Date: _____ |

Part 6: Allegheny County SALDO Compliance

- ❖ All applications must include the applicable information required by **Article IV Application Information** (§780-402 Preliminary Plan Submittal Requirements; §780-403 Final Plan Submittal Requirements)
 - ❖ **Required Review Checklist Completed & Enclosed** Yes No
- ❖ All proposed subdivisions land developments must comply with the applicable standards and requirements of **Article V Design Standards**.

Waivers and/or Modifications

- | | | |
|------------------------------------|------------------------------|-----------------------------|
| Requested | <input type="checkbox"/> Yes | <input type="checkbox"/> No |
| Application Completed and Enclosed | <input type="checkbox"/> Yes | <input type="checkbox"/> No |

The applicant declares the following:

- He/she is the owner of the property in question; OR
- He/she is the authorized agent for the owner of record to the property for which the application is made; OR
- He/she is a beneficial land owner as defined by the PA Municipalities Planning Code (MPC). If this box is checked, a copy of the agreement recorded with the ACDRE authorizing the applicant to subdivide or develop the property must be provided.

I/We hereby submit the enclosed land development application to the Allegheny County Department of Economic Development for review and consideration in accordance with the PA Municipalities Planning Code (Act 247 of 1968, as amended) and Art. III §780-303 of the Allegheny County Subdivision and Land Development Ordinance:

Signature of Applicant

Date