

SATSUMA PLANNING COMMISSION
SUBDIVISION REGULATIONS
PROCEDURES FOR PLAT APPROVAL

A. Minor subdivisions (three (3) lots or less fronting on an existing street, and not involving any public improvements or adversely affecting the remainder of the parcel or adjoining property.)

1. Sketch Plan Review- Step One

- Eight (8) prints as required in Sections 4-3
- Ten (10) days prior to Planning Commission meeting. (The Planning Commission meets regularly on the first Thursday of each month.)
- No application form or fees required.
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2. Preliminary & Final Plat Review- Step Two

- Eight (8) prints with allrequired statements, certificates, and signatures.
- Fifteen (15) days prior to Planning Commission meeting, (The Planning Commission meets regularly on the first Thursday of each month)
- Adjacent property owners and their addresses listed
- Filing, Review and Hearing fee
 - Preliminary Plat \$250.00 plus \$6.00 per adjacent property owner

B. Major Subdivision (all other not classified)

1. Sketch Plan Review- Step One

- Eight (8) prints as required in Sections 4-3
- Ten (10) days prior to Planning Commission meeting. (The Planning Commission meets regularly on the first Thursday of each month.)
- No application form or fees required.
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2. Preliminary & Final Plat Review- Step Two

- Eight (8) prints with all required statements, certificates, and signatures.
- Fifteen (15) days prior to Planning Commission meeting, (The Planning Commission meets regularly on the first Thursday of each month)
- Adjacent property owners and their addresses listed
- Filing, Review and Hearing fee
 - Preliminary Plat \$350.00 plus \$15.00 per lot or unit plus \$6.00 per adjacent property owner

3. Final Plat Review-Step Three

You must submit:

- Eight (8) black or blueline prints of the Final Plat with all required statements, certificates, and signatures and eight (8) 11"x17" proposed plat **within**
- Ten (10) days prior to regular meeting (The Planning Commission meets regularly on the first Thursday of each month.) **within**
- One year of preliminary plat approval
- Be accompanied by a surety bond, if required, in an amount to guarantee the actual construction and installation of such approved public streets, roads, drainage structures and public utilities or other guarantee of construction improvements.
- Filing, Review and Hearing fee
- \$250.00 plus \$15.00 per lot or unit
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C. Nonresidential Subdivision- A Subdivision whose intended use is other than residential, such as commercial or industrial. Such subdivision shall comply with the applicable provisions of these regulations.

Same requirements at the Major Subdivision

- Filing, Review and Hearing Fee-
Preliminary Plat Application Fee: \$350.00+\$15.00 per lot+\$6.00 per adjacent property owner
Final Plat Application Fee: \$250.00+\$15.00 per lot