

SUBDIVISION AND LAND DEVELOPMENT

185 Attachment 20

APPENDIX S

Plat No. _____
Date of Submission _____
Twp. Fee \$ _____
Dauphin Co. Fee \$ _____

This block for Twp. use only

TOWNSHIP OF DERRY
SUBDIVISION OR LAND
DEVELOPMENT PLAN
SUBMISSION APPLICATION

1. Title of Plan: _____
2. Name of Applicant: _____
Address: _____ Phone#: _____

3. Name of Owner of Record: _____
Address: _____ Phone#: _____

4. Name of Engineer: _____
Address: _____ Phone#: _____

5. Name of Surveyor: _____
Address: _____ Phone#: _____

6. Total Land Area Represented: _____ acres.
7. Total Number of Dwelling Units Proposed: _____
8. Total Number of Square Feet of Non-residential Floor Area Proposed: _____

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9. Total Number of Lots Proposed: _____
10. Plan submitted for consideration as: (circle applicable classification)
- a. Subdivision - Sketch -Preliminary -Final
 - b. Land Development -Sketch -Preliminary -Final
11. Are any modification of requirements being requested? If so, list specific section of Subdivision and Land Development Ordinance from which relief is requested, and justification for relief requested.
12. I hereby certify that the planning submission represented by this application is complete and is prepared in conformance with the applicable Derry Township regulations.

Signature

Date

Note: Failure to submit complete or correct data may result in refusal to process applications for planning approval.

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**CHECKLIST
FOR
SKETCH, PRELIMINARY, OR FINAL SUBDIVISION AND
LAND DEVELOPMENT SUBMISSIONS**

**TOWNSHIP OF DERRY
[Amended 12-21-2010 by Ord. No. 602]**

Item	Sketch	Prelim.	Final
1. Standard Derry Township title block			
2. Sheet size 22" x 36"			
3. Scale-Not smaller than 1"=100'		N/A	N/A
4. Scale-Not smaller than 1"=50'	N/A		
5. Name, address, and telephone number of developer, registered owner, equitable owner, and applicant			
6. Title of plan including Sketch, Preliminary, or Final designation			
7. Location plan not smaller than 1"=1000'			
8. North arrows for all plan views			
9. Scale designation for all drawings and details graphically and written			
10. Gross and net developable area expressed in acres and square feet		N/A	
11. Number of dwelling units and/or number of square feet of floor area of non-residential uses			
12. Date of drawing preparation			
13. Names of existing and proposed streets or alleys			N/A
14. Minimum yard areas			
15. Proposed impervious cover			
16. Proposed vegetative cover			
17. Floor area ratio			
18. Number or letter to identify each lot			
19. Proposed use of each lot			
20. Zoning classification of subject land			
21. All restrictions on the use of land including easements, rights-of-way, and covenants			

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Item	Sketch	Prelim.	Final
22. Narrative report			N/A
23. Escrow fee for review costs			N/A
24. Filing fee	N/A		
25. Metes and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arc lengths, chord lengths, and central angles for all property lines, including the entire perimeter of the tract to be subdivided or developed, street right-of-way lines, street centerlines	N/A		N/A
26. Primary control point which shall be referenced to the PA Plane Coordinate System	N/A		
27. The location of all existing structures, wooded areas, water courses, rock outcrops, culverts, utilities above or below ground, fire hydrants, streets and their established grade and width within 200 feet of the tract of land to be subdivided or developed	N/A		N/A
28. Location of various sensitive environmental areas which exist on the land as described in § 225-188 of the Derry Township Zoning Ordinance, as amended	N/A		
29. Gross and net developable area expressed in acres and square feet, along with drawings and calculations to describe how the net developable area has been calculated	N/A		N/A
30. The names of the registered owners of properties adjacent to the site. Said identity of the property owners shall reflect ownership of the properties as they exist currently or no earlier than one (1) year prior to plan submittal	N/A		
31. Boundaries and designations of all soil series within the site as mapped by the U.S.D.A. Soils Survey of Dauphin County	N/A		N/A
32. Width of existing or proposed streets, easements, rights-of-way	N/A		
33. Typical cross-sections of proposed public streets or common drives showing the type of construction, width of cartway, width of right-of-way, width and location of sidewalk, location of curbing, location of shade trees, location of fire hydrants (scale optional)	N/A		
34. Location of existing or proposed driveways	N/A		
35. Plans and profiles of proposed or existing storm water sewer or conveyance systems with grades, pipe sizes, and location of all inlets, manholes, and other related structures at a scale of 1"=50'0" horizontal and 1"=5'0" vertical	N/A		
36. Plans and profiles of proposed or existing sanitary sewer system with grades, pipe sizes, and location of manholes, and other related structures at a scale of 1"=50'0" horizontal and 1"=5'0" vertical	N/A		

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Item	Sketch	Prelim.	Final
37. Plans and profiles of proposed or existing gas and water systems with grades, pipe sizes and location of manholes, valve boxes, fire hydrants and other related structures at a scale of 1"=50'0" horizontal and 1"=5'0" vertical	N/A		
38. The location of proposed regulatory or warning traffic signs such as, but not limited to, stop, speed limit, parking, and one-way signs	N/A		
39. Information substantiating how the minimum sight distance criteria set forth in this ordinance will be achieved for street intersections, and street and driveway intersections	N/A		
40. Name, address, telephone number, and seal of professional engineer certifying engineering aspects of the plans and supporting data	N/A		
41. Name, address, telephone number, and seal of registered surveyor certifying the accuracy of the plan survey	N/A		
42. 100 Year Floodplain boundaries	N/A		
43. Topographic land contours at minimum vertical intervals of 2 feet on the tract of land to be developed or subdivided and within 200 feet of the perimeter	N/A		N/A
44. Purpose of existing or proposed rights-of-way and easements	N/A		
45. Existing streets on or adjacent to the tract depicting the name, cartway width, and right-of-way width	N/A		
46. Phase lines, if applicable	N/A		N/A
47. Cul-de-sac snow dump areas	N/A		N/A
48. Location and area, in square feet or acres, of open space (see Article VII)	N/A		
49. Proposed erosion and sedimentation controls	N/A		N/A
50. Location of proposed street shade trees	N/A		N/A
51. Recording reference of recorded Subdivision and Land Development plans of adjoining land identified by plan name, date of recording, and recording reference	N/A		
52. Certification of title showing the applicant is owner of the land, or equitable owner of the land	N/A		
53. Statement dedicating streets, rights-of-way, and any sites for public uses which are to be dedicated	N/A		
54. Signature blocks for all official reviewing and/or approving agencies	N/A		

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Item	Sketch	Prelim.	Final
55. Location of existing and proposed monuments and markers	N/A		
56. Aquifer and water quality test results and data if applicable (see Article V)	N/A		N/A
57. Department of Environmental Protection planning module or appropriate waiver request form	N/A		N/A
58. Traffic study, if applicable (see Article VI)	N/A		N/A
59. Data supporting storm water control and carrying facilities (see Chapter 174)	N/A		N/A
60. Metes and bounds description showing dimensions, bearings, curve data, length of tangents, radii, arc lengths, chord lengths, and central angles for all property lines, including the entire perimeter of the tract to be subdivided or developed, street right-of-way lines, street centerlines, easements, and other rights-of-way	N/A	N/A	
61. The location of all existing structures, wooded areas, water courses, rock outcrops, culverts, utilities above or below ground, fire hydrants, streets and their established grade and width within 50 feet of the tract of land to be subdivided or developed	N/A	N/A	
62. Details of proposed regulatory or warning traffic signs consistent with Title 67 of PennDOT rules and regulations (scale optional)	N/A	N/A	
63. Plans and specifications of proposed erosion and sedimentation controls and letter from the Dauphin County Conservation District indicating the proposal is adequate to meet the Department of Environmental Protection rules and regulations relating to erosion and sedimentation controls	N/A	N/A	
64. Wetlands location, if applicable	N/A	N/A	
65. Topographic land contours at minimum vertical intervals of 2 feet on the tract of land to be developed or subdivided and within 50 feet of the perimeter	N/A	N/A	
66. Cul-de-sac snow dump areas located accurately with dimensions	N/A	N/A	
67. Location and species of proposed street shade trees along with planting specifications and size of trees proposed	N/A	N/A	
68. Traffic studies for each regulatory or warning sign consistent with Title 67 of PennDOT regulations	N/A	N/A	
69. Letter from the Department of Environmental Protection approving the planning module or the planning module waiver	N/A	N/A	
70. Petition to provide street light services, where applicable (see Technical Supplement)	N/A	N/A	

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Item	Sketch	Prelim.	Final
71. Full disclosure statement, if applicable (see Article XI)	N/A	N/A	
72. Property owners association organizational documents, if applicable	N/A		
73. Note acknowledging that a Pennsylvania Department of Transportation highway access permit is necessary before access can be made to State Highways	N/A	N/A	
74. Data substantiating the fire hydrant flow required, flow available, recharge capabilities, and duration of flow as required in § 185-36	N/A		N/A
75. Species of shade trees proposed	N/A		
76. Statement from utilities stating conditions associated with any easements or rights-of-way	N/A		N/A