

SITE PLAN DRAWING REQUIREMENTS FOR
2-UNIT RESIDENTIAL DEVELOPMENTS

Site Plan Submittal Form with application fee enclosed.

Site plan review fee for a 2-unit residential development is \$30.00.

The site plan shall contain the following:

1. Name, address, phone, and other ways to contact submitter.
2. Proposed name of site.
3. Date submitted.
4. Property addresses(s).
5. Property legal description(s) - lot or portion of lot, block, and addition. Provide recorded document of new parcel.
6. Property dimensions - lot lines, set back lines, non-access control lines, and easements.
7. Street names, widths - alleys.
8. North direction indicator.
9. Existing topographical features - poles, utilities (with sizes, type), drainage ditches, culverts, trees, shrubs, roads, curb and gutter, sidewalks, and driveways (with elevations).
10. Proposed buildings (showing garage door locations).
11. Proposed parking lots (showing dimensions and elevations).
12. Proposed driveways (showing location from property line, dimensions, and elevations).
13. Proposed curb and gutter and sidewalk on street right-of-way.
14. Proposed utilities (showing connections, curb stops and valves, manholes, inlets, and main and service line locations, types, and sizes).
15. Existing utilities to be abandoned, disconnected, or removed. Unused water services must be disconnected at the city main.
16. Common Use Agreement for multiple dwelling units where each dwelling will be sold separately.
 - a. Common water, sanitary, or drainage facilities.
 - b. Common access drives, lanes, lots.
 - c. Access easement to backyard for townhouse-type condominiums.

This site plan is intended for use by the City of Bismarck for the purpose of checking systematic designs of utility service connections, including access to roads, streets, and walkways, and for maintaining accurate records for future reference.

Official Use Only: Are all public services available? _____
If not, are they petitioned and available at time of occupancy? _____

Is site platted? _____ Annexed? _____ Zoned? _____
Does usage of site require a special use permit? _____