

401 N. Elm St., Denton, TX 76201 • (940) 349-8541

# **Zoning Compliance Plan Checklist**

The following items must be submitted for the application to be considered complete.

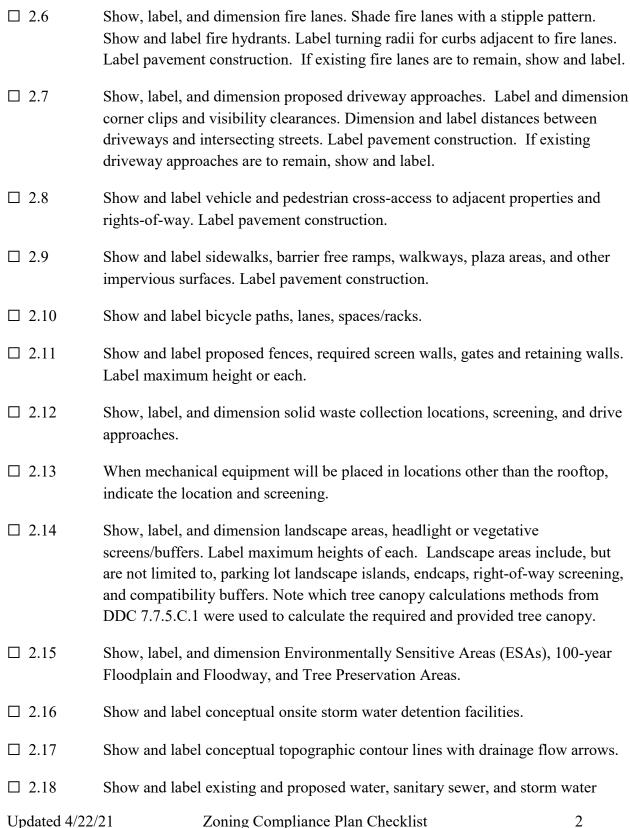
### **Section 1: Format and General Standards:**

□ 1.1	North arrow, written and graphic scale, and vicinity map.
□ 1.2	Provide a legend if any symbols or abbreviations are used on the plan graphic.
□ 1.3	A title block located in the lower right-hand corner of the plan sheet containing: Date of preparation; project name; city assigned project number; plan preparer name, address, and phone number; owner and/or developer name, address, and phone number; subdivision name, block and lot; existing zoning, and proposed land use.
□ 1.4	All plan sheets shall be 24" x 36" with an appropriate, readable scale.
□ 1.5	Show property boundaries utilizing a bold line weight. Label distances and bearings, or curve data as appropriate.
□ 1.6	Completed Site Data Table. An example is provided on the attached sheet.
□ 1.7	Provide a copy of the City of Denton's Owner Authorization Form, available online at <a href="https://www.cityofdenton.com/landdevelopment">www.cityofdenton.com/landdevelopment</a>
Section 2: G	raphic and Site Information
□ 2.1	Label the lot's area in square feet and acres; subdivision name, block, and lot; and deed record. Dimension and label lot width and depth.
□ 2.2	Show and label the lot's development impact area.
□ 2.3	Show, label, and dimension existing and proposed easements.
□ 2.4	Show buildings and other structures. Label gross building area, maximum height in feet, and proposed use. Provide general building dimensions and label distances between buildings.
□ 2.5	Show and label parking area configuration, parking structures, including on- and off-site spaces, aisles, stacking, and escape lanes. Label payement construction



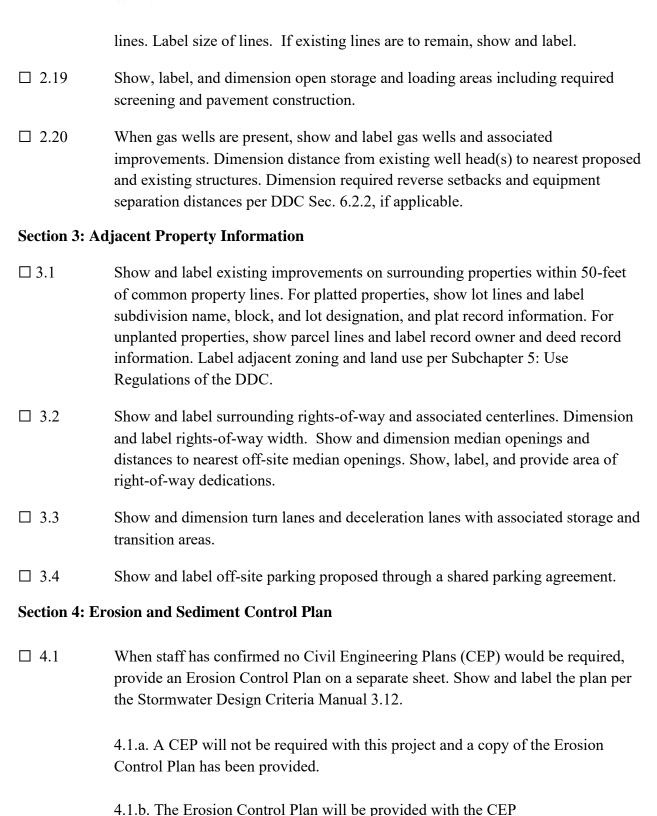


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## **Development Services**



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### **Site Data Table Example**

(Provide separate tables on the plan sheet for each lot if proposing a multi-lot plan)

Item	Required	Provided
General Site Data		
Lot Area (square feet & acres)		
Building Footprint Area (square feet)		
Total Building Area (square feet)		
Building Height (feet – distance to tallest building element		
and number of stories)		
Building Coverage (percent – x.xx%)		
Development Impact Area (square feet)		
Multifamily Units		
# of efficiency or 1 bedroom/Minimum unit size		
# of 2 bedrooms/Minimum unit size		
# of 3 bedrooms/Minimum unit size		
# of 4 bedrooms/Minimum unit size		
Total Unit Count		
Parking		
Parking Ratio (from Denton Development Code)		
Provided Parking (# spaces)		
Accessible Parking Provided (# spaces)		
Bicycle Spaces Provided (# spaces)		
Parking in Excess of 125% of required parking (# spaces)		
Landscape Area		
Open Space (square feet and x.xx%)		
Landscaped Area (square feet and x.xx%)		
Tree Canopy (square feet and x.xx%)		
Permeable Area		
Permeable Pavement (square feet)		
Other Permeable Area within the lot not including		
landscaping		
Impervious Area		
Building Footprint Area (square feet)		
Area of Sidewalks, Pavement & other Impervious Flatwork (square feet)		
Total Impervious Area		

### **Section 5: For Initial Applications**

□ 5.1	Include Tree Survey and Preservation/Replacement Plan with initial project application.
□ 5.2	Provide anticipated trip generation table utilizing Institute of Transportation
	Engineers (ITE) figures.