



Sketch Plan Subdivision Application

Application Fee: \$250.00

(Plus all developer related review fees incurred by the Town of Keenesburg i.e. legal, engineering, publication, recording fees, etc.)

Applicant name Marcus Palkowitsh, MSP Investment CO., LLP

Address 720 South Colorado Boulevard, 940 N
Denver, CO 80246

Daytime Phone (303) 399-9804

Email marcus@msspcompanies.com

Subdivision Name Summerfield (South of unnamed drainageway)

Address of Proposed Subdivision 1/2 Mile South of Woodward Avenue west of WCR 59

Legal Description A Portion of the NE 1/4 of Section 35, Twp. 2 North, Range 64 West

Is the Applicant the Owner of the Property? Yes No

Owner Name (if not Applicant): Same as above

Owner Address: Same as above

Owner's Phone: Same as above

Owner's email: Same as above

Sketch Plan Requirements and procedure

1. Public hearing will be set when staff determines that all application materials are complete.

2. Application shall be submitted at least thirty (30) days prior to date of public hearing by the Planning Commission or Board of Trustees.

3. Site plan drawn to scale and supporting maps and written materials, with the following information:
 - a. Complete Legal description of the property.
 - b. The names and addresses of all fee owners and lien holders having an interest in the Land.
 - c. A statement of existing and proposed zoning.
 - d. Description of the land uses adjacent to the property.
 - e. Existing site conditions including topography and unique natural or man made features.
 - f. Proposed street system with approximate right of way width if applicable.
 - g. Generalized lot layout with approximate lot areas.
 - h. Locations of existing and proposed utilities.
 - i. Generalized locations of all existing and proposed land uses.
 - j. The approximate locations and areas of land to be used for public or private Open space, recreation areas, school sites or public uses if applicable.

4. Written comments from utility companies and other Governmental agencies (will serve letters).

5. One (1) electronic complete packet, one (1) copy (11 X 17), one (1) (36 X 24) of the sketch plan shall be submitted.

6. A **\$250.00** application fee shall be submitted with the sketch plan application.

7. An executed Cost Agreement.

8. In accordance with KMC 17-1-20 a deposit of the estimated costs that include administrative, engineering, legal, and any other technical review deemed appropriate by the administrator. _____(As represented on the fee deposit schedule)

Checklist

- _____Pre-application conference.
- _____Subdivider's Certification that all utilities are available.
- _____Completed Application
- _____Executed Cost Agreement

_____ Deposit (Amount determined by administrator during pre application conference)

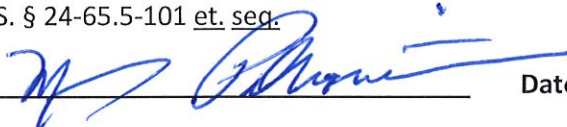
_____ Public Hearings will be scheduled by the Town Clerk when the application is determined to be complete.

_____ The Subdivider will be responsible for notifying all property owners located within three hundred (300) feet of the property in question at least fifteen (15) days prior to the public hearings. (Notice to be provided by the Town Clerk)

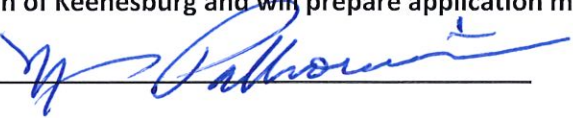
_____ Public Hearing notice posted on property at least ten (10) days prior to the public hearings. (The Posting shall contain the same information as the mailed notice, as provided by the Town Clerk)

_____ Notarized affidavit stating that notice was mailed, when, with attached list, and that the property was posted with an attached photo.

_____ Affidavit of compliance with notification of surface development under C.R.S. § 24-65.5-101 et. seq.

Property Owner signature:  Date: 2/8/22

The Applicant understands that this is an application only, that must be approved, and that any required building permits must be obtained before the property may be used in accordance with the request. The Applicant further acknowledges that the above information is correct. By signing this Application, the Applicant certifies that he or his consultants have read and understand the pertinent ordinances of the Town of Keenesburg and will prepare application materials consistent with them.

Applicant signature:  Date: 2/8/22