

ASHLEY BOROUGH
MAJOR LAND DEVELOPMENT APPLICATION

1. **APPLICANT**

NAME: _____

ADDRESS: _____

PHONE: _____

2. **OWNER OF RECORD**

NAME: _____

ADDRESS: _____

PHONE: _____

3. **REGISTERED SURVEYOR/ENGINEER**

NAME: _____

ADDRESS: _____

PHONE: _____

4. **LOCATION/ADDRESS OF PROPERTY TO BE DEVELOPED:**

5. **IS THE PROPOSED DEVELOPMENT LOCATED UPON ONE LOT OF RECORD?**

YES NO ATTACH COPY OR COPIES OF CORRESPONDING DEED(S)

COUNTY TAX MAP DESCRIPTION:

MAP _____ BLOCK _____ LOT NUMBER _____

MAP _____ BLOCK _____ LOT NUMBER _____

MAP _____ BLOCK _____ LOT NUMBER _____

6. **LINEAR DIMENSIONS OF LOT AND TOTAL AREA (SQUARE FEET AND ACREAGE) OF THE LOT OR LOTS.**

7. **IF APPLICABLE, LIST LINEAR DIMENSIONS AND SQUARE FEET OF THE LAND AREAS AND/OR PARCELS TO BE LEASED AND/OR CREATED WITHIN THE EXISTING DEED(S) OF RECORD. ATTACH INDIVIDUAL DESCRIPTIONS OF EACH.**

LOT #1 _____

LOT #2 _____

LOT #3 _____

ATTACH ADDITIONAL SHEETS AS NECESSARY

8. **ZONING DISTRICT(S) IN WHICH THE PROPERTY IS LOCATED:**

9. **SEWAGE DISPOSAL:**

APPROPRIATE DEP SEWAGE PLANNING MODULE IS REQUIRED IN ACCORDANCE WITH THE GOVERNING REGULATIONS OF THE PENNSYLVANIA DEPARTMENT OF ENVIRONMENTAL PROTECTION.

10. **IF APPLICABLE, ATTACH SEPARATE NARRATIVE WHICH DESCRIBES ALL EXISTING USES, STRUCTURES, BUILDINGS, PARKING, ETC. LOCATED UPON THE SITE. PLAN MUST ILLUSTRATE THE LOCATION AND DIMENSIONS OF EACH WITH THE SETBACK DISTANCES FROM ALL PROPERTY LINES.**

11. **ATTACH SEPARATE NARRATIVE, WITH SUFFICIENT DETAIL WHICH DESCRIBES PROPOSED NEW DEVELOPMENT UPON THE SITE. THE PLAN MUST ILLUSTRATE THE AFOREMENTIONED INFORMATION INCLUDING THE LOCATION AND DIMENSIONS OF EACH WITH THE SETBACK DISTANCES FROM ALL PROPERTY LINES.**

12. **ARE ANY MODIFICATIONS FROM THE ASHLEY BOROUGH
SUBDIVISION AND LAND DEVELOPMENT ORDINANCE REQUESTED?**

YES NO

IF YES, SPECIFY BELOW THE REQUESTED MODIFICATIONS AND
SECTIONS AND/OR PROVISIONS OF THE ORDINANCE RELATED TO
SUCH REQUEST.

ATTACH ADDITIONAL SHEETS AS NECESSARY

STATE IN FULL BELOW THE GROUNDS AND/OR FACTS OF
UNREASONABLENESS OR HARDSHIP TO SUPPORT THE REQUESTED
MODIFICATION(S).

ATTACH ADDITIONAL SHEETS IF NECESSARY

13. **PROVIDE FIFTEEN (15) COMPLETED COPIES OF THE MAJOR
LAND DEVELOPMENT APPLICATION WITH APPLICABLE BOROUGH
AND COUNTY FEES AND FIFTEEN (15) PREFOLDED COPIES OF THE
LAND DEVELOPMENT PLAN AT A SCALE NOT GREATER THAN ONE
(1) INCH EQUALS (50) FEET.**

14. **ATTACH FIFTEEN (15) COPIES OF :**

- A. **CERTIFICATION OF OWNERSHIP (COPY OF DEED).**
- B. **EXISTING AND PROPOSED EASEMENTS AND DEED
RESTRICTIONS, IF ANY.**
- C. **ENGINEERING PROFILES, TYPICAL CROSS-SECTIONS AND
SPECIFICATIONS OF ALL PROPOSED IMPROVEMENTS.**
- D. **COMPLETED DEP SEWAGE PLANNING MODULE.**
- E. **ITEMIZED ESTIMATED COST OF ALL REQUIRED AND/OR
PROPOSED IMPROVEMENTS.**

TO BE COMPLETED BY ASHLEY BOROUGH

A. BOROUGH APPLICATION FEE AND DATE RECEIVED:

B. COUNTY REVIEW FEE: _____

C. DATE PLANS AND APPLICATION WERE SUBMITTED TO LUZERNE COUNTY PLANNING COMMISSION. _____

D. FIRST MEETING DATE AT WHICH THIS LAND DEVELOPMENT PLAN WAS CONSIDERED BY THE ASHLEY BOROUGH PLANNING COMMISSION:

E. ATTACH COMMENTS AND/OR RECOMMENDATIONS OF ANY CONSULTANT TO ASHLEY BOROUGH AND COMMENTS OF THE LUZERNE COUNTY PLANNING COMMISSION.

G. DECISION RENDERED AND DATE OF DECISION BY ASHLEY BOROUGH COUNCIL.

H. DATE OF MAILING OF WRITTEN NOTIFICATION OF DECISION TO APPLICANT: _____