



**CITY OF MOSCOW  
COMMUNITY DEVELOPMENT**  
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For City Use Only			
		Date Received	
Dept	Fee Type	Fees	Paid
CD	Preliminary or Major Amendment	\$540	
CD	Minor Amendment or Design Review	\$210	
Receipt Number			

## APPLICATION FOR PRELIMINARY PLANNED UNIT DEVELOPMENT OR PUD AMENDMENT

**APPLICANT:**

Name: \_\_\_\_\_ Telephone: \_\_\_\_\_

Complete Address: \_\_\_\_\_

E-Mail: \_\_\_\_\_ Fax: \_\_\_\_\_

**OWNER:** (if other than applicant)

Name: \_\_\_\_\_ Telephone: \_\_\_\_\_

Complete Address: \_\_\_\_\_

E-Mail: \_\_\_\_\_ Fax: \_\_\_\_\_

**PROPERTY:**

1. Proposed PUD Name: \_\_\_\_\_

2. Address or Parcel Number: \_\_\_\_\_

3. Legal Description: \_\_\_\_\_ (subdivision) \_\_\_\_\_ (block) \_\_\_\_\_ (lot)

*If described by Metes and Bounds, please attach deed on a separate sheet.*

**PROJECT DESCRIPTION:** Please describe the new (or revised) use, design and construction for the above-described property.

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*The proposed activities and use shall be shown on an attached site plan drawn to a standard engineer's or architect's scale. The site plan shall show, label and dimension all property lines and easements, existing and proposed buildings, parking lot and driveway(s), fencing and landscaping. A site topography map shall be provided when appropriate.*

**FOR MINOR AMENDMENTS/DESIGN REVIEW ONLY: SKIP TO SIGNATURE LINES ON PAGE 3**

**AUTHORIZATION:**

- 1. Section \_\_\_\_\_ of the Moscow Zoning Ordinance authorizes the proposed use through a Planned Unit Development application.
- 2. The Moscow Planning and Zoning Commission must make findings of compliance with the following six **relevant criteria and standards**. Please indicate in the spaces provided below the justifications you believe show compliance with each of the relevant criteria and standards:

A. The proposed development is consistent with the Comprehensive Plan.

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B. The proposed development is consistent with the intents and purposes of Chapter 7 of the City Zoning Code.

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C. The proposed development is compatible with the character and uses in the surrounding area.

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D. Public Services and utilities are available or can be made available and are adequate to accommodate the proposed development.

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E. The proposed development will not endanger the public health or safety.

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F. The residential densities, proposed land uses, and design proposed with the development promote the innovative, efficient, economic, and attractive development of the subject property.

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**CONDITIONS OF APPROVAL:**

The Commission may impose conditions including, but not limited to, those (1) minimizing adverse impact on other development; (2) controlling the sequence and timing of development; (3) controlling the duration of development; (4) assuring that development is maintained properly; (5) designating the exact location and nature of development; (6) requiring the provision for onsite or offsite public facilities or services; (7) requiring more restrictive standards than those generally required in an ordinance; and/or (8) requiring mitigation of effects of the proposed development upon service delivery by any political subdivision, including school districts, providing services within the planning jurisdiction.

Compliance:

- 1) Should the preliminary PUD be approved, a final PUD review before the original decision making body is required to determine whether the proposed development conforms to the intent and conditions of the preliminary PUD approval.
- 2) Approval of a preliminary PUD proposal shall expire automatically eighteen (18) months after the date of approval unless final PUD approval has been obtained prior to such time.
- 3) Where final PUD plans approved by the decision making body are subsequently modified following such approval, such plan modifications must be submitted to the Community Development Department to be reviewed for substantial conformance with the approved plans. If plan modifications are not in substantial conformance, the plans may need to go through a minor or major amendment process as detailed in Section 4-7-13 of Moscow City Code.

Revocations:

- 1) If building permits pertaining to an approved PUD, consistent with any proposed phasing, are not obtained within eighteen (18) months of the final PUD approval, such final PUD approval shall be immediately revoked and shall be automatically null and void.
- 2) The applicant may request a one (1) time extension of a final PUD approval not to exceed one (1) year. Such request shall be in writing and shall be approved by the applicable decision making body prior to expiration of the original PUD approval or such approval shall not be granted.

**SUBMITTAL:**

This application must be completed and submitted with the below-described items to the Moscow Community Development Department before the application will be scheduled for a public hearing:

- Completed application.
- Payment of application fees.
- Site Plan, drawn to scale (1 full size electronic copy; 2 11" x 17" hard copies)
- Floor Plans, drawn to scale (1 full size electronic copy; 2 11" x 17" hard copies)
- Elevation Drawings and/or Renderings, drawn to scale (1 full size electronic copy; 2 11" x 17" hard copies)

*I understand this information is a public record and may be posted to a public website.*

\_\_\_\_\_  
Applicant's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Property Owner's Signature

\_\_\_\_\_  
Date