



TOWN OF PARADISE VALLEY HILLSIDE DEVELOPMENT

DATE: _____

SUBDIVISION NAME: _____

ADDRESS OF PROPERTY _____

ASSESSOR'S PARCEL NUMBER: _____

LEGAL DESCRIPTION: _____

ARCHITECT: _____

NAME

PHONE NUMBER

ADDRESS

E-MAIL ADDRESS

ENGINEER/OTHER: _____

NAME

PHONE NUMBER

ADDRESS

E-MAIL ADDRESS

OWNER: _____

PRINT NAME

PHONE NUMBER

ADDRESS

E-MAIL ADDRESS

SIGNATURE OF OWNER OR REPRESENTATIVE

DATE

SCOPE OF WORK: _____

STAFF/ARCHITECT HILLSIDE PLAN REVIEW

HILLSIDE PLANS SHALL BE ORGANIZED IN THE FOLLOWING ORDER:

CONCEPT REVIEW:

1. COVER SHEET WITH VICINITY MAP
2. SITE PLAN
3. ARCHITECTURAL RENDERINGS
4. AERIAL PHOTO WITH IMPROVEMENTS AND TOPO

FORMAL/COMBINED REVIEW:

1. COVER SHEET WITH VICINITY MAP
2. PHOTOGRAPHS OF PROPERTY
3. ARCHITECTURAL RENDERINGS
4. AERIAL PHOTO WITH IMPROVEMENTS AND TOPO
5. LEGAL SURVEY
6. GRADING & DRAINAGE PLAN
7. SITE PLAN
8. CROSS SECTIONS
9. BUILDING LIGHTING PLAN
10. LANDSCAPE AND LANDSCAPE LIGHTING PLAN(S)
11. MATERIAL SAMPLE BOARD

SOLAR COMBINED REVIEW:

1. COVER SHEET
2. SITE PLAN
3. CROSS SECTIONS
4. AERIAL PHOTO WITH IMPROVEMENTS
5. SITE PHOTOS
6. DETAILS

SAFETY IMPROVEMENT PLAN:

1. SEE HILLSIDE "SAFETY IMPROVEMENT MEASURES AND PROCESS MANUAL" (MUST BE REVIEWD AND APPROVED PRIOR TO FORMAL OR COMBINED HILLSIDE BUILDING COMMITTEE REVIEW)

SUBMITTALS NEEDED FOR CONCEPT REVIEW MEETING

- _____ TITLE REPORT (IF ROADWAY DEDICATION IS REQUIRED)
- _____ PROVIDE A WRITTEN PROJECT NARRATIVE DESCRIBING SCOPE OF WORK.
- _____ VICINITY MAP SHOWING LOCATION AND ADDRESS OF THE PROPERTY
- _____ SITE PLAN WITH TOPOGRAPHY (MAXIMUM 1-FOOT INTERVALS), BUILDING FOOTPRINT, TOTAL FLOOR AREA, DRIVEWAY, POOL AND WATER FEATURES, ACCESSORY BUILDING LOCATIONS, PROPOSED DISTURBED AREA CALCULATIONS, AND PROPOSED DRAINAGE. (Section 2206-II-B)
- _____ MASS MODEL OR A 3-DIMENSIONAL RENDERING OR COMPUTER-GENERATED MODEL. IF A MASS MODEL IS USED THE APPLICANT MUST FURNISH PICTURES OF THE MODEL AND INCLUDE THEM IN THE SUBMITTAL WITH THE SEVEN SETS. (A STUDY MODEL WILL BE REQUIRED AT THE FORMAL HILLSIDE COMMITTEE). (Section 2206-II-C)
- _____ AERIAL PHOTO-LESS THAN 1-YEAR OLD WITH TOPOGRAPHY, LOT LINES, BUILDING FOOTPRINT, DRIVEWAY, ANY NATURAL FEATURES, AS WELL AS ADJACENT LOTS AND STRUCTURES WITHIN 100 FEET OF PERIMETER OF SUBJECT PROPERTY ON 24"X 36" SHEET. (Section 2206-II-D)
- _____ FIRE MARSHAL SITE PLAN REVIEW
- _____ NOTIFICATION LETTERS MAILED 3 WEEKS PRIOR TO HILLSIDE MEETING. (APPLICATION AND NOTICE MUST BE REVIEWED AND DEEMED COMPLETE BY TOWN STAFF PRIOR TO MAILING). SEE SAMPLE NOTIFICATION BELOW. (Section 2206-II-A)

NOTE

The purpose of the Concept Review Meeting is to discuss, review and give suggestions and guidance to the applicant regarding the proposed development, location of the building pad, accessory structures and any other items of discussion. The owner or his representative should be prepared to demonstrate how this application relates to site conditions, significant natural features, preservation of existing vegetation, grading concepts and their adaptation to the natural hillside topography.

DISTURBED AREA CALCULATIONS (INCLUDE ON SITE PLAN).

_____ AREA OF LOT _____ ACRES _____ SQUARE
FEET

_____ AREA UNDER ROOF _____ SQUARE FEET

_____ FLOOR AREA RATIO _____ % (AREA UNDER ROOF/AREA
OF LOT)

_____ BUILDING PAD SLOPE _____ %
VERTICAL _____ FEET
HORIZONTAL _____ FEET

Building Pad Slope - The percent of slope measured at right angles to the natural contours along a line passing through the center of the proposed building and terminating at the ends of the disturbed area limits of the building site.

_____ ALLOWABLE DISTURBED AREA _____ % (PER TABLE 1,
SECTION 2207-III-J)

_____ ALLOWABLE DISTURBED AREA _____ SQUARE FEET

_____ EXISTING DISTURBED AREA _____ % (IF ANY)

_____ EXISTING DISTURBED AREA _____ SQUARE FEET (IF
ANY)

INCLUDE THE FOLLOWING CALCULATION:

GROSS DISTURBED AREA _____ SQUARE FEET
SUBTRACT (-) TOTAL LIVABLE FOOTPRINT _____ SQUARE FEET
SUBTRACT (-) ATTACHED GARAGE FOOTPRINT _____ SQUARE FEET
SUBTRACT (-) DRIEVDWAY CREDIT _____ SQUARE FEET
SUBTRACT (-) RETENTION BASIN CREDIT _____ SQUARE FEET
SUBTRACT (-) RESTORED AREAS _____ SQUARE FEET
EQUALS (=) NET PROPOSED DISTURBED AREA _____ SQUARE FEET

_____ NET PROPOSED DISTURBED AREA _____ %

_____ LIMITS OF DISTURBED AREA CLEARLY SHOWN ON PLANS

_____ PERCENT OF LOT STEEPER THAN NATURAL GRADE (5% MAX.) _____
_____ %

_____ VOLUME OF CUT _____ C.Y. VOLUME OF FILL _____ CY

_____ HILLSIDE ASSURANCE IS EQUAL TO 35 TIMES THE GRADING
PERMIT FEE (2205.VI.B) – PROVIDE CALCULATION ON CIVIL PLAN
AND SITE PLAN