

City of Woodcreek Site Development Plan Application

Date: _____

Property Owner's Name: _____ Phone: _____

Mailing Address: _____

Address of Subject Property:

Section(s) _____ Lot(s) _____ Street Address: _____

Description of Development: _____ Single-Family Residences _____ Duplexes

_____ Townhouse/Condo _____ Multi-Family _____ Commercial

These requirements are in addition to requirements of Concept Plan. Any revisions made since submission of Concept Plan must be resubmitted with Site Development Plan. The Site Development Plan shall be prepared at a scale no smaller than one inch equals one hundred feet (1" = 100') on 24"x36" sheets, clearing showing detail requested. The Site Development Plan shall include, but not limited to:

Maps/Surveys

- _____ Title block on front page of Concept Plan
- _____ Proposed name of project or subdivision
- _____ Name and address of owner, land planner, engineer, architect and surveyor responsible for plan (with profession seals within Plan)
- _____ Written and graphic scale, date prepared
- _____ Total acreage
- _____ Location within Woodcreek's ETJ
- _____ Lots and scale with north clearly marked
- _____ Width and names of all existing streets or other public ways within or adjacent to the tract
- _____ Updated names of adjacent additions or subdivisions or the names of owners of record for adjacent parcels of unplatted land
- _____ Existing easements and recorded information
- _____ Topography with contours at two-foot intervals, indicating existing drainage channels or creeks and 100-year flood plain, if applicable

Environmental

- _____ Proposed strategies for tree preservation, showing individual trees or tree masses that will be preserved, and techniques used to protect them during construction.
- _____ Note features such as rock outcroppings, caves, watersheds, wildlife habitats and significant trees

Streets/Driveways

- _____ Street plan indicating proposed streets, right-of-way lines and curb cuts, indicating widths and materials
- _____ Loading and service areas, including proposed screening, recycling containers, compactors and dumpster enclosures
- _____ parking areas, including parking ratio calculations

_____ Proposed sites for parks, schools, public facilities, public or private open space

____Landscape plan showing turf areas, tree types and sizes, screening ways, plantings, planted height, existing wooded areas, trees to be planted and irrigation plans
____If development is being built in phases, include a map showing phases and completion dates

____Approval from Hays County for road plan, flood plain clearance, 911 addressing
____Review by Wimberley Rural Fire Department

Official Site Plan submission date:_____

For Use by City Hall

____Written notification to all property owners (within 7 days after completed application received)
____Erection of signs on property within ten feet of all streets
____Written notification to P&Z and Council
____Site Development Plan review:
____P&Z review within 30 days of final submission of plans
____Council review
Council Approval_____, Disapproval:_____, Date:_____
Reason(s) for disapproval:

Mayor of Woodcreek:_____ Date:_____

The approved site development plan is valid for two years from the date of approval by Council

Applicant Signature:_____

Applicant Title:_____

STATE OF TEXAS §

COUNTY OF HAYS §

The foregoing instrument was acknowledged before me on the _____ day of _____,

_____ by _____.

NOTARY PUBLIC, STATE OF TEXAS

MY COMMISSION EXPIRES: _____