



City of Sierra Vista Community Development Planning Site Plan Review Check List

(This checklist is to be filled out by the applicant to help confirm that the submittal requirements of the site plan are met.)

Project Name: _____

Date: _____

GENERAL SITE PLAN DESIGN ITEMS:

Met Pending N/A

<p>Legend? <i>(Per Section 151.18.006.A.2.b)</i></p> <p>North Arrow? <i>(Per Section 151.18.006.A.2.c)</i></p> <p>Adjacent Zoning with Uses? <i>(Per Section 151.18.006.A.2.d)</i></p> <p>Location sketch? <i>(Per Section 151.18.006.A.2.a)</i></p> <p>Legal Description of the site? <i>(Per Section 151.18.006.A.2.f)</i></p> <p>Scale Shown <i>(Per Section 151.18.A.2)</i></p> <p>Proof of Ownership attached with Title Report? <i>(Per Section 151.18.006.A.9)</i></p> <p>Proof of Agency Letter? <i>(Per Section 151.18.006.A.9)</i></p> <p>Soils Report Attached? <i>(Per Section 151.18.006.A.5)</i></p> <p>Does creation of lot require a subdivision? <i>(Per Section 151.02.004)</i></p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
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LOCATION OF STRUCTURES

<p>Existing and proposed with distances to lot lines? <i>(Per Section 151.18.006.A.2.j)</i></p> <p>_____</p> <p>_____</p> <p>Percentage of site covered showing the following: <i>(Per Section 151.18.006.A.2.l)</i></p> <p>a) Asphalt? _____</p> <p>b) Concrete? _____</p> <p>c) Buildings? _____</p> <p>d) Open Space/Pervious Surface? _____</p> <p>_____</p> <p>Floor Plan showing building dimensions? <i>(Per Section 151.18.006.A.2.k)</i></p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
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DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

**Setback requirements are met and shown?
(Per various sections in Article 151.22)**

**Is buffer required for development?
(Per Buffer Table in Article 151.15)**

**Does development show correct buffer distance
to right-of-way?(Per Buffer Table in Article 151.15)**

**Does development show correct buffer distance
between zoning districts? (Per Buffer Table in
Article 151.15)**

Is a wall required in buffer? (Per Section 151.15.005)

**Is landscaping required in buffer? (40 feet or greater)
(Per Section 151.15.006.B.5)**

**Ground mounted mechanical equipment screened?
(Per Section 151.15.005.A.1)**

**Wall or berm needed to screen headlight impact?
(Only if adjacent to residential zoning districts)
(Per Section 151.09.004.O)**

ENVIRONMENTAL

**Plant salvage requirements met? (1 acre or more)
(Per Section 151.15.003)**

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

**Oil and/or grease separators required? (Parking lots with 250 or more parking spaces)
(Per Section 151.09.004.C)**

**Surface water plan requirement met?
(Per Surface Water Plan and Section 151.08.008.E.11)**

**Project fall within a FEMA floodplain?
(Per FEMA FIRM Maps and Per Section 151.22.029)**

Grading Plan submitted to include existing and proposed contour lines at 1-foot intervals, flow arrows, etc? (Per Section 151.08.006.A.1.e)

**Cross lot drainage easement requirement?
(Per Section 151.08.008.E.3.b)**

PARKING

**Does the project have enough parking spaces?
(Per Section 151.09.005) Consider Parking Credits/
Flexible Parking Allocations (Section 151.09.007)**

Parking stall dimensions labeled and conform to Code? (Per Section 151.09.004.R-Standard Parking Area Dimensions Table)

**Parking access aisle conforms to stall dimensions?
(Per Section 151.09.0054.R-Standard Parking Area Dimensions Table)**

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

**Are curb stops needed in any portion of parking lot? (landscaping/sidewalks)
(Per Articles 151.09.004.R-Standard Parking Area Dimensions Table and 151.15.004.A.6.e)**

Does the project provide enough handicapped parking spaces? (Per Americans With Disabilities Act Accessibility Guidelines ADAAG, Section 4.6)

Handicapped parking dimensions at 11' (stall) 5' (accessible aisle)?(Per ADAAG universal design requirements 4.6.3)

Location and detail drawing of the handicapped parking pole/wall sign shown? (Per ADAAG requirements 4.6.4 and City Code Chapter 71.04)

Handicapped parking Citation SVCC 71.02 or A.R.S. 28-884 cited?(Per City Code Chapter 71.04)

A diagram of the handicapped ramp slope provided with dimensions shown. (Per ADAAG requirements 4.8)?

ADA ramps identified at a slope not exceeding 1:12? (Per ADAAG requirements 4.8.2.)

ADA cross-slopes identified not exceeding 1:50? (Per ADAAG requirements 4.8.6)

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

**Striped or paved pedestrian pathway to public sidewalk identified on plan?
(Per Section 151.09.004.G)**

Bike racks provided? 2 spaces minimum or equal to 5 percent of total parking (Per Section 151.09.006)

Bike Rack design and installation conforms. Requires frame and both wheels to be secured. (Per Section 151.09.006)

Bike Rack Location meets code requirements. Each rack provide a minimum 6' X 3' unobstructed space, and not obstruct pedestrian ways. Racks spaced at least 48 inches apart. Located within 50 feet of public entrance. (Per Section 151.09.006)

**Provide detail drawings and notes showing pavement cross section?
(Per Section 151.09.004.A)**

CIRCULATION

**Traffic Impact Analysis required?
(Per Section 151.17.002.B2, 151.18.006.A.7,
151.19.003.B.10)**

Rights-of-way dimensions shown on abutting streets? (Per Section 151.18.006.A.2.m)

**Rights-of-way dedication required?
(Per Section 151.08.003 based on Street Designation)**

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

Proposed one-way driveway and parking aisles to be labeled one way with a minimum width of 20 feet? (Per Section 151.09.004.H and per the Standard Parking Area Dimensions Table)

Full improved street dimensions shown? (Per Section 151.08.003 based on street designation)

Consistent with Multi-Use Path Plans requirements? (If applicable)

Clear vision area shown and accurate? (Per Section 151.04.008)

Streetlights shown? Are they needed? (Per Section 151.08.010)

Access locations for dumpster okay? Required separation okay? (Per Public Works dumpster enclosure requirements)

Dumpster doors required? Are details provided? Meet PW criteria? (Per Section 151.15.005.A.1 and the Public Works dumpster enclosure requirements)

Dumpster doors open 180 degrees? (Per Public Works dumpster enclosure requirements)

Locking mechanism or cane bolt detail provided For dumpster door? (Per Public Works dumpster enclosure requirements)

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

EXTERIOR LIGHTING

**Are cut sheets for wall and pole lights attached?
(Per Section 151.11.003.A.2)**

**Location of wall and pole lighting shown on plan?
(Per Section 151.11.003.A.1)**

**Lighting fully shielded?
(Per Section 151.11.004.A)**

**Pole height with detail shown?
(Per Section 151.11.004.C)**

**Any wall mounted lighting proposed?
(Per Section 151.11.004.A.1)**

**Photometrics plan required?
(Per Section 151.11.003.A.4)**

**Total Outdoor Lumen Output Matrix
(Per Section 151.11.004.E)**

**Correlated Color Temperature Identified. 3,000K maximum
(LED Only) (Per Section 151.11.004.G)**

**Outdoor Lighting Uniformity Ratio not to exceed 4:1
(Section 151.11.008.C)**

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

UTILITIES

Existing and proposed utilities shown and show tie-ins to buildings? (Per Section 151.18.006.A.2.v)

Are all easements shown? (Per Section 151.18.006.A.2.q)

SIGNAGE

Free-standing signage locations shown on plan? (Per Section 151.10.008 and 151.10.009)

Note reading, "signage by separate permit"? (Per Section 151.18.006.A.2.ee)

ARCHITECTURAL

Have the architectural design standards been met? (Per Article 151.20)

Statement that "all roof mechanical equipment screened"? Type of screening shown? (Per Section 151.15.005.A.2)

MISCELLANEOUS

Is project being phased? If so, Master Plan required? (Per Section 151.18.006.A.10)

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

Any outstanding code issues?

Note shown for the need for a future site plan?
(Per Section 151.18.006.A.11)

Development Agreement Conditions on property?

**Notice of Proposed Construction or Alteration
application form submitted to FAA?**
(<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>)

LANDSCAPING

Is landscape plan provided?
(Per Section 151.15.002.A) (151.18.006.A.2.aa)

15 percent landscaping on the site?
(Per Section 151.15.003.A.3)

**Sizes and quantities of all plants and boulders
identified? (Per Section 151.15.004.A.1.d,
151.15.004.A.5.a)**

DEVELOPMENT CODE REQUIREMENTS

Met

Pending

N/A

**Are spacing requirements being met?
(Per Section 151.15.004.A.5.d)**

**Street trees shown? (1 per 50 feet)
(Per Section 151.15.004.A.4.b)**

**Area averaging 10 feet between sidewalk and site?
(Per Section 151.15.004.A.4.a)**

**Plant quantities and percentages of the overall site
shown (no more than 20% of one species)?
(Per Section 151.15.004.B)**

**Plants from Drought Tolerant list (or equivalent)?
(Per Section 151.15.004.A.3, 151.15.004.A.5.c,
151.15.004.A.8.c)**

**The type and depth of groundcover provided?
(If applicable) (Per Section 151.15.004.A.1)**

**Irrigation Plan provided?
(Per Section 151.15.004.A.1.b)**

**Parking islands every 12 spaces shown with
Dimensions and required landscaping?
(Per Section 151.15.004.A.8.d)**

**Stormwater flow directed into depressed parking
island planters, where possible?
(Per Section 151.15.004.A.8.d)**
