

# CITY OF WASHINGTON, ILLINOIS

## PRELIMINARY PLAT REVIEW CHECKLIST

**NAME OF SUBDIVISION**

**OWNER OF SUBDIVISION**

**ADDRESS OF OWNER**

**CITY**

**State**

**Zip**

**NAME OF PERSON COMPLETING THIS CHECKLIST**

Jon Oliphant

**ADDRESS OF PERSON COMPLETING THIS CHECKLIST**

City Hall

**CITY**

**State**

**Zip**

**TELEPHONE NUMBER**            444-1135

**DATE OF SUBMITTAL OF THIS PRELIMINARY PLAT TO THE CITY**

**WHAT IS THE ZONING CLASSIFICATION OF THIS SUBDIVISION?**

**DO THE PROPOSED USES AND LOT SIZES PROPOSED IN THIS SUBDIVISION COMPLY WITH THE CITY'S ZONING CODE OR THE COUNTY'S ZONING CODE, AS APPLICABLE? IF NOT, WHAT ACTIONS ARE BEING MADE TOWARDS COMPLIANCE?**

Complete the following checklist. Generally, items on the checklist will be checked under the "YES" or "N/A" (not applicable) column. Those items checked "YES" will be shown on the plat or on supporting documentation (construction plans, restrictive covenants, etc.), included with this submittal. For those items that are checked under the "NO" column, explain why this plat should be approved without those items, in the Letter of Request for Preliminary Plat Review.

<u>NO.</u>	<u>REQUIREMENT</u>	<u>YES</u>	<u>NO</u>	<u>N/A</u>
1.	Application for Subdivision with Owner and Developer Identified.			
2.	15 copies of Preliminary Plat.			
3.	Submitted No Later Than the 15 <sup>th</sup> Day of the Month Prior to Planning Commission Meeting.			
4.	Legal Description and Area of Subdivision.			
5.	Zoning On and Adjacent the Site, Including Identification of Non-residential Land Uses.			
6.	Names of Owners and Property Tax Identification Numbers of Adjacent Unplatted Land			
7.	Names of Adjacent Platted Subdivisions.			
8.	Topography On and Adjacent the Site with 2' Contours Based Upon State Plane Coordinates.			
9.	100-Year Flood Plain, Flood Hazard Areas, Water Courses and Wooded Areas.			

<b><u>NO.</u></b>	<b><u>REQUIREMENT</u></b>	<b><u>YES</u></b>	<b><u>NO</u></b>	<b><u>N/A</u></b>
10.	Lot lines and Sizes, Block and Lot numbers and Minimum Building Setback Lines.			
11.	Easements On and Adjacent the Site, with Purpose, Location and Dimensions.			
12.	Streets and Roads On and Adjacent to the Site, Including Location, Name, and Right-of-Way Width.			
13.	Utilities On and Adjacent to the Site, Including Location and Size of Water, Storm and Sanitary Sewers, and Location of Gas, Electric, Telephone and Street Lights.			
14.	Existing and Proposed Locations of Storm Water Controls.			
15.	Registered Land Surveyor's Certificate.			
16.	Plat Officer's Certificate.			
17.	City Clerk's Certificate.			
18.	Scale not Smaller than 100' Per Inch.			
19.	Title, North Arrow, and Date.			
20.	Restrictive Covenants, if any.			
21.	Certificate of Registration on File with City Clerk.			

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**FOR CITY OF WASHINGTON USE ONLY**

**Reviewer:** Jon Oliphant

**Date of Plat Submittal:**

**Date of Review:**

**Date to Go Before Planning Commission:**

**Comments to Planning Commission:** See the attached memo

**Recommendation of Planning Commission:**