



Construction Plan Application

Planning and Inspections Department
308 E. Stadium Dr., Eden, NC 27288
Phone: 336-623-2110 x2 / Fax: 336-623-4057
www.edennc.us

CONTACT INFORMATION

Contact Name _____
Contact Address _____
City _____ State _____ Zip _____
Phone Number _____ Email _____

GENERAL PROJECT INFORMATION

Zoning District: _____ Size of Property (in acres): _____
Proposed Land Use: _____
Rockingham Co. Tax PIN #: _____
Special Flood Hazard Area: Yes No *(if Yes, a Floodplain Development Permit may be required)*
Watershed Information: Not located in one Critical Area Protected Area
Project Square Footage: _____ Project Impervious Surface Area (sf): _____
Total Number of Lots (if applicable): _____
City Jurisdiction: In-City Limits ETJ

DESCRIPTION OF PROJECT/PLAN

Description of work to be completed for this project:

PROCESS & FILING INFORMATION

Review Process: Construction plans are reviewed by the Technical Review Committee (TRC) for compliance with the requirements of the Eden Unified Development Ordinance (UDO) and for conformity with any previously approved plan or zoning conditions. Provided the application is complete, applications shall be reviewed by the TRC and plan approval or written review comments will be given to the applicant within thirty (30) days of receipt of the construction plan.

Construction Plan Checklist: All applications for construction plan approval shall include plans drawn to an accurate scale (i.e. 1" = 50'). Construction plans shall consist of engineered drawings necessary for final permitting and construction. All



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streets, utilities, and stormwater, and other infrastructure systems shall be designed and constructed in accordance with the City's adopted standards and specifications and other utility provider requirements where applicable. At minimum the plans shall provide the following information:

EXISTING CONDITIONS INFORMATION:

- _____ Rights of way
- _____ Existing structures
- _____ Cemeteries
- _____ Bridges or culverts
- _____ Utilities
- _____ Driveways & curb cuts
- _____ Sidewalks, surface parking & loading areas
- _____ Streets with pavement width
- _____ Existing easements
- _____ Natural features such as large stands of trees, water features, special flood hazard area
- _____ Soils Type
- _____ Existing topography

SITE INFORMATION:

- _____ Site data information (i.e. zoning, land use, tax pin number, setbacks, acreage).
- _____ Development calculations & illustrations of density, lot lines, sizes & dimensions, & impervious surface area calculations.
- _____ Location of sidewalks and pedestrian ways;
- _____ Proposed plan & illustration of useable and natural open space areas per Article 4 of UDO & means of ownership & maintenance.
- _____ Location, description and height of all retaining walls & fences;
- _____ Property lines & setback lines;
- _____ Watercourse, land use & screening buffer areas;
- _____ Landscaping & Street Tree plan
- _____ Location & dimensions of all easements on & abutting the property;
- _____ Location of all Special Flood Hazard Areas (if applicable)

STREET & TRAFFIC INFORMATION:

- _____ Street and/or right-of-way locations with street sections & names;
- _____ Provisions & designs of all on & off site roadway improvements;
- _____ All traffic control signage
- _____ Plan-profile drawings at a scale of 1 inch = 50 feet showing street grades & cross sections.
- _____ All other infrastructure system details per the City of Eden Specifications, Rockingham County or NCDOT.

UTILITY & GRADING INFORMATION:

- _____ Linear footage of all storm drainage facilities;
- _____ Detailed storm water, grading & erosion control information;
- _____ Detailed water & sewer information;
- _____ Tree Save Areas & protection measures.
- _____ All other infrastructure system details per the City of Eden Specifications, Rockingham County or NCDOT or utility provider.



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APPROVAL AND SIGNATURE BLOCK INFORMATION

1. Cover sheet should include the following details and notes:

THESE PLANS HAVE BEEN APPROVED FOR CONSTRUCTION BY THE CITY OF EDEN.

ADMINISTRATOR

DATE

2. ALL PUBLIC FACILITIES, INCLUDING UTILITIES, SIDEWALKS, AND HANDICAP RAMPS ARE TO BE CONSTRUCTED ON ALL STREETS AS SPECIFIED BY CITY OR NCDOT STANDARDS. THESE FACILITIES HAVE BEEN APPROVED BY THE CITY OF EDEN AND SHALL BE SO INSTALLED UNLESS A CHANGE IS APPROVED BY THE CITY OF EDEN.
3. OWNER HEREBY CERTIFIES AND AGREES TO TAKE SUCH ACTION AS MAY BE REQUIRED BY THE CITY OF EDEN TO CORRECT ANY ERRORS, OMISSIONS OR NON-COMPLIANCE WITH CITY STANDARDS AND/OR CONDITIONS DESCRIBED IN THIS CONSTRUCTION PLAN, INCLUDING RE-SUBMISSION OR RE-EXECUTION OF THIS CONSTRUCTION PLAN WITH THE APPROPRIATE CORRECTIONS AND/OR REVISIONS.

APPLICANT CERTIFICATION

I / we do hereby certify that all information given above is true, complete and accurate to the best of my / our knowledge.

Applicant Print Name

Signature

Date

Office Use Only

CERTIFICATION

Planning and Inspections Department Signature _____ Date _____

PAYMENT INFORMATION

Fee Amount \$ _____ Date _____ Number _____