



Planning Department
525 North 1st Street / Lakeview, OR 97630
(541) 947-4957

Type III Planned Unit Development “PUD”

Concept Development Plan

Application Submittal Requirements

Applications for a Planned Unit Development Concept Development Plan shall include all of the following at the time of submittal:

- Completed and signed Type III Land Use Application Form
- Application fee (see current fee schedule)
- Statement of planning objectives to be achieved by the planned unit development through the particular approach proposed by the applicant. This statement should include a description of the character of the proposed development and the rationale behind the assumptions and choices made by the applicant;
- Development schedule indicating the approximate dates when construction of the project and its various phases, if any, including public facilities, are expected to be initiated and completed;
- Maintenance plan for any common areas or lands not dedicated to a public agency or owned in fee simple; and
- Additional reports or studies prepared by qualified professionals, as required by the Town Manager, to determine potential project impacts and mitigation, if any, related to: transportation; public facilities; geologic or other hazards; architecture; noise, light, solar access, air quality, or similar concerns; and natural features.
- Existing conditions map, as defined in Section 2.225 Site Design Review Application Submission Requirements;
- Conceptual plan (e.g., general land use, building envelopes, circulation, open space, utility connections, and other information necessary to convey the concept plan);
- Grading concept (for hillside or sloping properties, or where extensive grading is anticipated);
- Landscape concept (e.g., shows retention of existing vegetation and general planting areas);
- Architectural concept (e.g., plans illustrate architectural styles, building heights, and general materials);
- Sign concept plan (e.g., locations, general size, style, and materials of signs), as applicable; and
- Copy of all existing covenants and restrictions, and a general description of proposed restrictions or covenants (e.g., for common areas, access, parking, etc.).
- Written findings of fact and proposed conclusions of law demonstrating compliance with all of the relevant approval criteria in Section 2.635 of the Town of Lakeview Development Code