**Preliminary** ****

**Final** **** GATEWAY CENTRE

ARCHITECTURAL CONTROL APPLICATION

Plat, Site Plan and Construction Plan Submittal Application

Job Address: Click here to enter text.

Legal Lot: Click here to enter text.

(Attach Legal Description if portion of a platted lot)

Type of Review: Plat:Click here to enter text. Site Plan: Click here to enter text.

Owner’s Name: Click here to enter text.

Owner’s Address: Click here to enter text.

Owner’s Telephone: Click here to enter text.

Architect/Engineer’s Name: Click here to enter text.

Architect/Engineer’s Address: Click here to enter text.

Architect/Engineer’s Telephone: Click here to enter text.

Builder’s Name: Click here to enter text.

Builder’s Address: Click here to enter text.

Builder’s Telephone: Click here to enter text.

Present Zoning: Click here to enter text.

Land Use Classification: Click here to enter text.

Building-Occupancy or Use: Click here to enter text.

Type of Construction: Click here to enter text.

SITE PLAN FEE: ***Please make check payable to Gateway Centre POA*** $2,500.00

I acknowledge and certify that all items on this attached checklist are complete and accurate to the best of my knowledge and belief. I recognize that any incompletion/inaccuracy may result in delay and/or resubmittal for staff approval.

Applicant’s Signature: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

***Below to be completed by Gateway ACC/DC***

Gateway Centre Architectural Control Committee: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Final ❑ Preliminary ❑ Approved ❑ Changes Requested ❑ Not Approved ❑

Applicant Notified: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**CHECKLIST – GENERAL SUBMITTAL**

GATEWAY CENTRE

ARCHITECTURAL CONTROL APPLICATION

***(For lots in Restricted Area or Restricted Use Area complete Supplement Checklist on Page 7)***

1. LAND USE:Click here to enter text.

Prohibited and Conditional Uses: Click here to enter text.

Noise Impact: None  or explain: Click here to enter text.

Light Impact: None  or explain: Click here to enter text.

Radiation Impact: None  or explain: Click here to enter text.

Odor Impact: None  or explain: Click here to enter text.

Dust/Dirt Impact: None  or explain: Click here to enter text.

Solar Disk Impact: None  or explain: Click here to enter text.

Antena Impact: None  or explain: Click here to enter text.

Mircowave Disk: None  or explain: Click here to enter text.

Temporary Structure: None  or explain: Click here to enter text.

Gas Tanks: None  or explain: Click here to enter text.

Delivery Boxes: None  or explain: Click here to enter text.

Compressed Gas: None  or explain: Click here to enter text.

Comments: Click here to enter text.

1. APPLICATION

Is Site in Restricted Use Area: Yes  No

Is Site in Restricted Area: Yes  No

Have energy-efficient systems been incorporated: Yes  No

Plans signed and sealed by appropriate registered professional Yes  No

Comments: Click here to enter text.

1. PLAT

Which method of development is proposed?

A. Tract developed into smaller lots with public roads and utilities.

B. Tract developed into smaller lots with private roads and utilities.

C. Tract developed into single site plan with private facilities.

D. Tract developed into smaller lots with fronting on access road greater

than 2.5 acres and lot minimum frontage.

Comments: Click here to enter text.

1. PLAT AND SITE PLAN REVIEW ***(include site plan and plat with Application)***
2. ENTRANCE:

Main Access Street Name: Click here to enter text.

Main Entrance Curb Cut and Distance from Intersection: Click here to enter text.ft.

Main Entrance Curb Cut Distance from Adjacent Access: Click here to enter text.ft.

Main Entrance Curb Cut Distance from Adjacent Lot Line: Click here to enter text.ft.

Secondary Entrance Curb Cut and Distance from Intersection: Click here to enter text.ft.

Secondary Entrance Curb Cut Distance from Adjacent Access: Click here to enter text.ft.

Secondary Entrance Curb Cut Distance from Adjacent Lot Line: Click here to enter text.ft.

Tertiary Entrance Curb Cut and Distance from Intersection: Click here to enter text.ft.

Tertiary Entrance Curb Cut Distance from Adjacent Access: Click here to enter text.ft.

Tertiary Entrance Curb Cut Distance from Adjacent Lot Line: Click here to enter text.ft.

Entrance(s) meets Design Criteria requirements: Yes  No  Variance

Explain: Click here to enter text.

1. PEDESTRIAN AND BIKE PATH SYSTEM:

Pedestrian and bike path system provided: Yes  No

Describe Path System: Click here to enter text.

1. SERVICE AREA CIRCULATION AND ACCESS:

Screened from view of adjacent building and street: Yes  No  Variance

Method of Screening: Click here to enter text.

1. STORAGE AND LOADING AREAS:

Location from Street: Click here to enter text.FT.

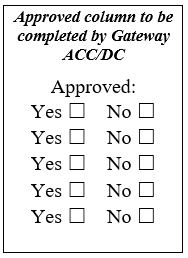
Variance Requested: Click here to enter text.FT.

Method of Screening: Click here to enter text.

1. LOT SIZE:

Lot Size: Width: Click here to enter text.FT. Depth: Click here to enter text.FT. Area: Click here to enter text.SQ. FT

Comments: Click here to enter text.



1. BUILDING SETBACKS (As Shown on Site Plan):
2. Front: Shown on Site Plan: Min. Req:

Arterial Street\* Click here to enter text.FT. 50 FT

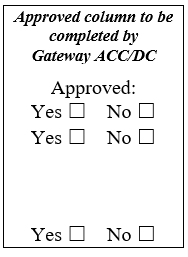
28th Street Click here to enter text.FT. 20 FT

N. Gandy Blvd. Click here to enter text. FT. 20 FT

MCI Street Click here to enter text.FT. 50 FT

Local Street Click here to enter text.FT. 43 FT

***(\*Gateway Centre Boulevard, Gateway Centre Parkway, Grand Ave.)***



1. Side Yard: Shown on Site Plan: Min. Req:

N/E/S/W Side Click here to enter text.FT. 15 FT

N/E/S/W Side Click here to enter text.FT. 15 FT

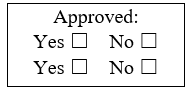
***(Circle one)***

1. Rear Yard: Shown on Site Plan: Min. Req:

N/E/S/W Side Click here to enter text.FT. 10 FT(35 FT\*)

***(Circle one)***

***\*Where lots functionally abut residential uses, a thirty-five foot (35') building and parking rear setback must be provided; this 35' rear setback area shall contain no Building, parking lot or similar improvement, except for the Border Wall, utilities, landscaping and drainage facilities.***

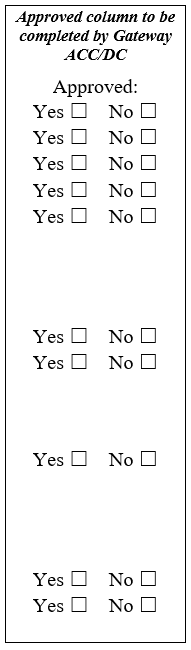
1. Buffer Zone

Adjacent Lots: Shown on Site Plan: Min. Req:

N/E/S/W Click here to enter text.FT. 7.5 FT

N/S/E/W Click here to enter text.FT. 7.5 FT

***(Circle one)***



1. PAVING/PARKING SETBACKS (As Shown on Site Plan):
2. Front: Shown on Site Plan: Min. Req:

Arterial Street\* Click here to enter text.FT. 50 FT

28th Street Click here to enter text.FT. 20 FT

N. Gandy Blvd.Click here to enter text. FT. 20 FT

MCI Street Click here to enter text.FT. 50 FT

Local Street Click here to enter text.FT. 43 FT

***(\*Gateway Centre Boulevard, Gateway Centre Parkway, Grand Ave.)***

1. Side Yard: Shown on Site Plan: Min. Req:

N/E/S/W Side Click here to enter text.FT. 15 FT

N/E/S/W Side Click here to enter text.FT. 15 FT

***(Circle one)***

1. Rear Yard: Shown on Site Plan: Min. Req:

N/E/S/W Side Click here to enter text.FT. 10 FT

***(Circle one)***

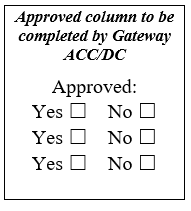
1. Buffer Zone

Adjacent Lot: Shown on Site Plan: Min. Req:

N/E/S/W Click here to enter text.FT. 7.5 FT

N/S/E/W Click here to enter text.FT. 7.5 FT

***(Circle one)***

1. PARKING SPACES (As Shown on Site Plan):
2. Total Number of Parking Spaces shown on Site Plan:

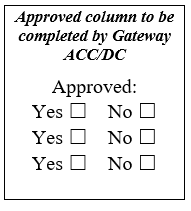
Min. Requirement based on Square Footage Use Type.

Office Use: Click here to enter text.SQ. FT.

Warehouse Use: Click here to enter text.SQ. FT.

Industrial/Manufacturing Use: Click here to enter text. SQ. FT.

Are requirements met? Yes  No  Variance Requested



1. BUILDING DIMENSIONS:

Shown on Site Plan:

* 1. Overall Height: Click here to enter text.FT.
  2. Maximum Width: Click here to enter text. FT.
  3. Maximum Depth: Click here to enter text.FT.

Comments: Click here to enter text.

1. MAXIMUM SITE COVERAGE: (Shown in Table)

Lot Coverage is less than 75%: Yes  No

Explain: Click here to enter text.

1. PARKING AREAS: (Shown in Table)

Parking lot layout meets Design Criteria: Yes  No  Variance Requested

Explain: Click here to enter text.

1. PAVING:

Driveways and Parking Areas: Standard Concrete Yes  No

Asphalt Yes  No

Pavement in Building Courtyard Areas and Walls to Building:

Type: Click here to enter text.

1. DRAINAGE:

Will the infra-structure pond (existing pond) on the site be incorporated into site drainage? Yes  No

If yes, explain: Click here to enter text.

Will the infra-structure pond (existing pond) on the site be filled during construction? Yes  No

If yes, explain: Click here to enter text.

Has the infra-structure storm water runoff been incorporated in the drainage calculation for the new ponds? Yes  No

Explain: Click here to enter text.

1. UTILITY SERVICE:
2. Utility Connections:
3. Power Adequate Yes  No
4. Telephone Adequate Yes  No
5. Cable TV Adequate Yes  No
6. Water Adequate Yes  No
7. Sanitary Adequate Yes  No
8. Gas Adequate Yes  No

If no, explain: Click here to enter text.

1. Irrigation Connections:

Are on-site wells provided? Yes  No  Variance Requested

Explain Type of Irrigation: Click here to enter text.

1. Trash Containers:

Are requirements met? Yes  No  Variance Requested

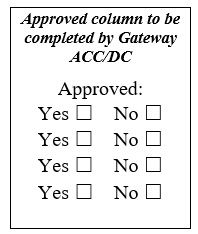
Location on Site:Click here to enter text.

Method of Screening: Click here to enter text.

Comments: Click here to enter text.

***continued on next page***

SIGNAGE CHECKLIST:  DATE: Click here to enter text.

***A visual exhibit for each sign must be provided.***

1. **BUILDING SIGNAGE:**
   1. Maximum Height: Click here to enter text.FT.
   2. Maximum Width: Click here to enter text. FT.
   3. Maximum Depth: Click here to enter text.FT.
   4. Total Area in Sq Ft: Click here to enter text.FT.

Does the signage on the building comprise of more than 10 percent of the area of the elevation upon which the sign is located? Yes  No

If yes, explain: Click here to enter text.

If yes, are you requesting a variance? Yes  No

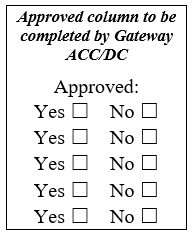
Is this sign oriented to the nearest street? Yes  No

Is the signage illuminated? Yes  No

If yes, provide details: Click here to enter text.

Is this a multiple tenancy building? Yes  No  How many?

If yes, how many tenants, provide details: Click here to enter text.

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1. **MONUMENT SIGNAGE:**

* 1. Maximum Height of Sign: Click here to enter text. FT.
  2. Maximum Height including Berm: Click here to enter text. FT.
  3. Maximum Width: Click here to enter text. FT.
  4. Maximum Depth: Click here to enter text. FT.
  5. Total Area in Sq Ft: Click here to enter text. FT.

Is the monument signage single or double faced? Single  Double

Distance from edge of sign to backside of all curbs:

Shown on Site Plan: Shown on Site Plan:

North Side Click here to enter text. FT. East Side Click here to enter text. FT.

West Side Click here to enter text. FT. South Side Click here to enter text. FT.

Distance from the intersection: Click here to enter text. FT.

Is the signage illuminated? Yes  No

If yes, provide details: Click here to enter text.

LANDSCAPE CHECKLIST DATE: Click here to enter text.

TYPE OF DEVELOPMENT (check all that apply): LOCATION:

Single Family  Area: Click here to enter text.

Multi-Family  Tract: Click here to enter text.

The Reserve  Block: Click here to enter text.

Commercial  Lot: Click here to enter text.

Other: Click here to enter text.

ADDRESS of Development: Click here to enter text.

OWNER: Click here to enter text.

DEVELOPER: Click here to enter text.

LANDSCAPE ARCHITECT: Click here to enter text.

Requirement of 100% irrigation coverage has been met? Yes  No

Requirement of Plant Palette has been met? Yes  No

Credit given for existing trees? Yes  No  How many? Click here to enter text.

Explain: Click here to enter text.

Minimum number of major and minor trees has been met? Yes  No

How many major trees? Click here to enter text.

How many minor trees? Click here to enter text.

Explain: Click here to enter text.

Minimum size and grade of trees has been met? Yes  No

Explain: Click here to enter text.

Required size, grade, spacing and use of shrubs has been met? Yes  No

Explain: Click here to enter text.

Required size, grade, spacing and use of ground cover has been met? Yes  No

Explain: Click here to enter text.

Required use of landscape screening has been met? Yes  No

Explain: Click here to enter text.

St. Augustine (Stenotaphrum Secundatum) or approved equal and all plant materials have a guarantee of at least 6 months by the contactor plans which have been signed and sealed by a registered Landscape Architect? Yes  No

Use of native plant material requirements has been met? Yes  No

Explain: Click here to enter text.

Additional Comments: Click here to enter text.

***INCLUDE LANDSACPE DESIGN PLANS and LIST of ALL PLANT MATERIALS including size***

***-------------------------------------------------------Below to be completed by Gateway ACC/DC-----------------------------------------***

Final ❑ Preliminary ❑ Approved ❑ Changes Requested ❑ Not Approved ❑

Applicant Notified: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date: \_\_\_\_\_\_\_\_\_\_\_ Signed: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**SUPPLEMENTAL CHECKLIST FOR**

**RESTRICTED USE AREA OR RESTRICTED AREA**

Service Area Circulation and Access

Service area is on the Side Face: Yes  No  Variance Requested

Service Area meets Design Criteria? Yes  No  Variance Requested

Explain: Click here to enter text.

Storage and Loading Area:

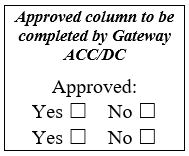
Label: Direct Face, Rear Face and Side Face on Site Plan.

Screening meets Design Criteria for Side Face facility: Yes  No

Explain: Click here to enter text.

No loading docks or areas located on Direct Face: Yes  No

Explain: Click here to enter text.

******

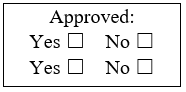
Building Setbacks – Rear Yard:

Shown on Site Plan: Min. Req:

Restrictive Area Click here to enter text. FT. 35 FT

Restrictive Use Area Click here to enter text. FT. 75 FT

***In the Restricted Use Area, in addition to the thirty-five feet (35') set back required where lots functionally abut residential there shall be an additional forty foot (40') building set back area; in the Restricted Use Area, there shall be no building located within the seventy-five foot (75') set back area.***

Parking Setbacks – Rear:

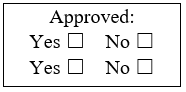
Shown on Site Plan: Min. Req:

Restrictive Area Click here to enter text. FT. 35 FT

Restrictive Use Area Click here to enter text. FT. 75 FT

***In the Restricted Use Area, only parking, drainage, utility and landscaping***

***improvements may be located within the additional forty foot (40') set back area.***

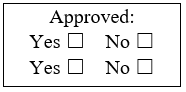
Building Height

Shown on Site Plan: Allowed:

If Office Use Only: Click here to enter text.FT. 40 FT

Other Uses: Click here to enter text.FT. 20 FT

***(Additional 5ft for parapet allowed)***



Buffer Zone – All Uses Shown on Site Plan: Min. Req:

N/E/S/W Adjacent Lot Click here to enter text.FT. 35 FT.

N/S/E/W Adjacent Lot Click here to enter text.FT. 35 FT.

***(Circle one)***

***\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_***

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Applicant Notified: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Date: \_\_\_\_\_\_\_\_\_ Signed: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_