



# CITY OF TWIN FALLS

Engineering Department  
324 Hansen Street East  
P.O. Box 1907  
Twin Falls, ID 83303-1907

Phone: 208-735-7248  
Fax: 208-736-2293  
www.tfid.org

## PRELIMINARY/FINAL PLAT APPLICATION

10-12.2-2.3B

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

Subdivision Name: \_\_\_\_\_

Acreage: \_\_\_\_\_ Number of lots/tracts: \_\_\_\_\_

Type of Plat:  Subdivision Plat  PUD/ZDA Subdivision Plat  Condominium Plat

Residential  Commercial  Industrial  Mixed Use

If Residential, what type?  Single-Family  Duplex  Townhouse  Multi-Family

### Property Information

Address: \_\_\_\_\_

Subdivision: \_\_\_\_\_

Primary Parcel Number: \_\_\_\_\_

Additional Parcels: \_\_\_\_\_

Zoning District(s): \_\_\_\_\_

Comprehensive Plan Future Land Use Designation: \_\_\_\_\_

### Developer/Applicant Information

First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

Company: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

E-mail: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

### Engineering Firm:

First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

Company: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

E-mail: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

### Owner Information

Same as Applicant?  Yes  No (If yes, leave this section blank)

First Name: \_\_\_\_\_ Last Name: \_\_\_\_\_

Company: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

E-mail: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

## COMBINING PRELIMINARY AND FINAL PLATS

The applicant may request that the subdivision application be processed as both a preliminary and final plat if all the following exist:

- The proposed subdivision does not exceed ten (10) lots
- No new street dedication or street widening are involved
- No major special development considerations are involved, such as development in a flood plain or a hillside development
- All required information for both preliminary and final plat is complete and in an acceptable form

## SUBMITTALS

- Completed Application
- Seven (7) Copies of the Preliminary Plat, drawn in accordance with code requirements- 24" x 36" in size
- One (1) copy of Preliminary Plat, 8 ½ "x 11" in size
- One (1) Copy of the Final Plat, drawn in accordance with code requirements- 18" x 24" in size
- One (1) Copy of Final Plat, 8 ½" x 11" in size
- Electronic Line Work of Plat on a CD
- Proof of current ownership of the real property included in the proposed final plat by providing BOTH of the following:
  - o Copy of current Warranty Deed(s)
    - Include Articles of Incorporation if ownership is under a registered name
  - o Copy of current Title report
- Affidavit of Legal Interest
- Statement of Authority per Idaho Statute 30-25-302
- Consolidated list of names and addresses of all legal property owners within three hundred feet (300') of the perimeter of the subject property
  - o From the County Assessor's Office, or
  - o From a title company
- Legal Description per survey
- Completed Parks In-Lieu Contribution application, if required
- Signed and Notarized copy of Developer's Improvement Agreement ready to be signed by the City
- Engineer's Estimate
- Letter of Credit, Bond, or Trust Agreement
- Lot, plat, boundary, and street closure data.
- Weed Management Plan
- Twin Falls Canal Company (TFCC) Approval Letter
- TFCC Water Shares Certificate (one water share per acre)
- If in the Area of Impact:
  - o Approval letter from the Twin Falls Highway District
  - o Approved application to the South Central Health District for well and septic systems
- PUD /ZDA Agreement- draft or approved, if required
- Such other information as the Administrator or Commission may deem necessary on all applications.
- Preliminary Plat Filing Fee \$\_\_\_\_\_ payable to the City of Twin Falls  
\$50.00 per plat + \$10.00 per lot or tract
- Final Plat Filing Fee \$\_\_\_\_\_ payable to the City of Twin Falls  
\$50.00 per plat + \$10.00 per lot or tract

I understand that:

1. This application is subject to acceptance by the City of Twin Falls upon determination that the application is complete.
2. This application is subject to consideration before the City of Twin Falls Planning and Zoning Commission.
3. This application is subject to consideration before the City of Twin Falls City Council.
4. The application fees are non-refundable.
5. The applicant is responsible for fees for water and sewer models, if required.
6. The property may be subject to Reimbursement for improvements pre-installed.
7. This application is subject to consideration by county commissioners, if in the area of impact.

All information, statements, attachments, and exhibits included with this application submittal are true to the best of my knowledge.

Signature: \_\_\_\_\_

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

**OFFICIAL USE ONLY**

FEE AMOUNT \$ \_\_\_\_\_ RECEIPT NO. \_\_\_\_\_

CASH                       CHECK NO. \_\_\_\_\_                       CREDIT/DEBIT CARD

DATE OF SUBMITTAL: \_\_\_\_\_

ENTERED IN MAGIC/CITY WORKS: \_\_\_\_\_

DATE OF ENGINEERING ACCEPTANCE: \_\_\_\_\_

COMMISSION HEARING:

NOTIFICATION DATE TO APPLICANT: \_\_\_\_\_

LETTERS TO BE POSTMARKED BY DATE: \_\_\_\_\_

HEARING DATE: \_\_\_\_\_

COUNCIL HEARING:

NOTIFICATION DATE TO APPLICANT: \_\_\_\_\_

HEARING DATE: \_\_\_\_\_

COUNTY HEARING:

NOTIFICATION DATE TO APPLICANT \_\_\_\_\_

HEARING DATE: \_\_\_\_\_