

CHARTER TOWNSHIP OF ORION PLANNING COMMISSION



2525 Joslyn Road
Lake Orion, MI 48360
(248) 391-0304 ext. 5000

**APPLICATION FOR PLANNED UNIT DEVELOPMENT
REVISION**

Case Number PC- _____ - _____

PROOF OF OWNERSHIP MUST BE INCLUDED IN THE APPLICATION

(Acceptable documentation includes: Warranty Deed, Quit Claim Deed, Land Contract, and Option to Purchase with a Copy of the Warranty Deed. If the applicant is not the property owner, then written authorization from the property owner must be included.)

NOTICE TO APPLICANT

The following application must be completed (**incomplete applications will be returned to the petitioner**) and filed with the Township at least four (4) weeks prior to a scheduled Planning Commission meeting in order to initiate a request for PUD Revision. Regular meetings of the Planning Commission are held on the first and third Wednesday of each month at 7:00 p.m. at the Orion Township Hall, 2525 Joslyn Road, Lake Orion.

Date _____ Project Name _____

Applicants Name _____

Applicants Address _____

City _____ State _____ Zip Code _____

Phone# _____ Fax # _____ E-Mail _____

Property Owner Name _____

Property Owner Address _____

Phone# _____ Fax # _____ E-Mail _____

Name of Firm/Individual who Prepared the plan _____

Address _____

Phone# _____ Fax # _____ E-Mail _____

***Please Indicate Above The Contact Person ***

Property Description:

Location or Address of the Property: _____

Side of Street _____ Nearest Cross Streets: _____

Sidwell Number(s) _____ Total Acreage _____

Subdivision Name (if applicable) _____

Frontage (in feet) _____ Depth (in feet) _____

*Please Attach to the Application a Complete Legal Description of the Subject Property

Zoning Classification:

Subject Property _____

Adjacent Properties:

North _____ South _____

East _____ West _____

Current Use of Property: _____

Describe The Proposed Revision To The PUD _____

Please answer the following questions on a separate sheet of paper and attach to the application.

1. How will the revision be a benefit to the future users of the project and the community?
2. How will the revision result in a material increase in the use of public services, facilities and utilities as compared to the existing PUD?
3. Will the revision place an unreasonable burden upon the existing PUD or the surrounding property owners and/or the natural environment?
4. Will the revision keep the existing PUD within the intent and spirit of the Master Plan?
5. Will the revision result in an unreasonable negative economic impact upon the surrounding properties?
6. Does the revision maintain the existing approved open space requirement for the PUD?

7. Does this revision require any waivers from the design standards of this PUD?
8. Will this revision allow the PUD to continue to promote the preservation of any natural resources and natural features that were in the original PUD?

******14 Sets of the Site/PUD Plan Prepared in Accordance with the Orion Township Zoning Ordinance #78, Section 30.03, Section 30.01 and any other Applicable Township Ordinance Requirements Must be Included as Part of the Application. Planning Commission Review Fees Included In Ordinance #41 Are Also Required When Submitting For A PUD Revision******

I hereby submit this application for Site Plan Approval, pursuant to the provisions of the Orion Township Zoning Ordinance, Ordinance #78, Section 30.03 and 30.01 and any other applicable Township Ordinance requirements. In support of the application, I hereby certify that the information provided herein is accurate and the application that has been provided is complete. As the property owner (or having been granted permission to represent the owner as to this application) and on behalf of all owners of this property, I hereby grant the Planning Commission members and Township Building Department staff permission to perform a site walk on the property, without prior notification, as is deemed necessary.

Signature of Applicant

Date



Proposed Rezoning Change Sign

Special Use Sign

SIGN REQUEST FORM

OWNER/ APPLICANT INFORMATION

Name:		Phone Number: ()	
Address:	City:	State:	Zip Code:
Signature:			

PROPOSED ZONING ADDRESS

Address where the Work will Occur:	Parcel Id Number:
Number of Signs Requested (check box): <input type="checkbox"/> 1 (\$350.00) <input type="checkbox"/> 2 (\$450.00) <input type="checkbox"/> 3 (\$550.00) <input type="checkbox"/> 4 (\$650.00)	

**Please make check payable to "Orion Township" and reference "B&G Sign Request" in memo area*

Additional Comments:

PLANNING & ZONING USE ONLY

Date for installation:	Removal Date:
Check box: <input type="checkbox"/> Completed application	<input type="checkbox"/> Payment received (Total Payment: _____)
<input type="checkbox"/> Buildings & Grounds notified of installation date	<input type="checkbox"/> Buildings & Grounds notified of removal date
<input type="checkbox"/> Copy of Request Form Sent to Buildings & Grounds	

BUILDINGS & GROUNDS USE ONLY

Check Box: Installation completed Removal completed

Work completed by: _____ **Date:** _____

SURVEY FOR BUILDER/DEVELOPERS

Did you know Orion Township is located within the Clinton River Watershed?

A watershed is another name for a river basin. It is an area of land that drains into a common body of water. Did you know that rain water and melting snow makes its way into our lakes and the Clinton River after it leaves the parking lot or storm drain? Orion Township, along with our neighboring communities, is in the process of developing a watershed management plan to comply with Federal stormwater permit regulations to improve the quality of stormwater generated from new development and redevelopment. Your opinion on the following questions would be appreciated. Please answer these short questions and return to the Building Department.

1. Please rate the following governmental goals and objectives.

	Very Important	Important	Not Important	Don't know
Improving Recreational Quality & Opportunities				
Preserving Fish & Wildlife Habitat				
Reducing erosion and flooding				
Protecting wetlands and woodlands				

2. How significant do you believe the problems caused by soil erosion, chemicals such as fertilizer, oil and pesticides are in the watershed?

Very Significant	Somewhat Significant	Insignificant	Don't Know

3. Are you aware of the functional benefits of preserving natural features in stormwater management, such as increasing infiltration capacity and slowing runoff and decreasing infrastructure expenses?

YES

NO

4. Have you experienced a correlation between preservation of natural areas and quality of the development or sales volume?

YES

NO

5. Have you implemented State recommended Best Management Practices (BMPs), such as bio-retention, vegetated swales, or porous pavement in past developments?

YES

NO

Over Please

SURVEY FOR BUILDER/DEVELOPERS

6. Would you be interested in participating in future surveys or volunteer committees?

YES

NO

Contact Information

Name	
Address	
Phone	
Email	