

Phillips Estate Phase III-Detailed Development Master Plan Submittal Checklist:

-Application and -Application Fee: The application has been filled out and signed. The application fee will be paid when submitted.

-Final Plan/Lot Descriptions: A Final Plan has been provided that provides lot and block descriptions. The current recorded property has also been provided, Reel 2655, Page 155.

-Development Plan: A detailed Development Plan along with all required plans have been provided to show compliance with approval File #11-07/24 and the Conditions of Approval.

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-Vicinity Map: The assessor's map (091W04DB/Tax Lot 3300) has been provided to outline the vicinity.

-Traffic Impact Analysis (TIA): The size of the development does not warrant a TIA.

-Design Standards: Written findings have been provided addressing all applicable Master Plan Design Standards in Section 17.24.

-Timing Statement: A timing statement has been provided in the attached findings.

-Grading Plan: A grading plan along with all required site plans have been submitted. Sheet 406.

-Landscape Plan: A landscape plan and open space plan, along with all required site plans have been submitted. Sheets 407 and 408.

-CC&Rs: The applicant is currently working on CC&Rs for Philips III and will record them with the Plat.

-Architectural Concept Plans and Sign Concept Plans: The development is for single-family units; therefore, this is not applicable. A sign concept plan is not being proposed at this time.