

Date Received \_\_\_\_\_  
Initials \_\_\_\_\_



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## City of Montrose

# **REDEVELOPMENT OVERLAY DISTRICT** **(REDO) APPLICATION**

It is the applicant's responsibility to submit the required materials. Checks shall be made payable to *City of Montrose*. The application fee is non-refundable. All application materials should be submitted in digital format only. Please email application materials to [planningmail@cityofmontrose.org](mailto:planningmail@cityofmontrose.org). Large files may be shared via Dropbox or Google Drive.

**Please contact Planning Services at (970) 240-1407 for assistance.**

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**ADDRESS OF PROPERTY** \_\_\_\_\_

**ZONING/CURRENT LAND USE** \_\_\_\_\_

PROPERTY OWNER	APPLICANT OR REPRESENTATIVE
<b>NAME:</b>	<b>NAME:</b>
<b>MAILING ADDRESS:</b>	<b>MAILING ADDRESS:</b>
<b>CITY, STATE, ZIP:</b>	<b>CITY, STATE, ZIP:</b>
<b>PHONE:</b>	<b>PHONE:</b>
<b>EMAIL:</b>	<b>EMAIL:</b>

## **REQUIRED APPLICATION MATERIALS**

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This list is intended as a guide and may not be a complete list of all the requirements.

REDO standards are found in Section 4-4-19 of the City of Montrose Zoning Regulations.

- \$50 non-refundable application fee (check, credit card, cash)
- Recorded warranty deed(s) with legal description of the property (pdf)
- Photos of the project area (jpeg, PNG)
- Site Plan (PDF)

Site Plans must include:

- Date, a north arrow, and a scale (no less than 1" = 100') in title box at lower right-hand corner
- 4" x 4" vicinity map showing general location of the project
- Footprint, dimensions, height, and location of existing and proposed structures, indicate whether existing structures will remain or be removed
- Setbacks from all property lines for existing and proposed structures
- Label street names for all existing and proposed streets
- Width and location of all existing and proposed public and private easements
- Vehicular access including private driveways, and off-street parking requirements
- Utility plan showing all existing and proposed utilities including underground lines and above ground utilities such as transformers, fire hydrants, etc.
- Location of all existing and proposed sidewalks, fences, driveways

## **IMPORTANT NOTES**

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REDO projects shall only be approved for the submitted site plan. This must match what is submitted for a building permit in order to use the REDO standards.

REDO projects shall be documented with a staff letter to the property owner and included with the building permit application.

\$300 water tap fee for the accessory dwelling unit (ADU) shall be collected with the building permit fees.

If a subdivision is proposed, all residential structures are subject to the full water-sewer system and investment charges.

Approval of this application does not constitute approval of any other City of Montrose permits or application reviews.

By signing, you certify that you have read and understood the submittal requirements, and that you understand omission of any listed items may cause delay in processing the application. The undersigned acknowledges that the information supplied in this application is as complete and accurate as possible.

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Owner's Signature

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Date

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Applicant's or Representative's Signature

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Date