



Subdivision Permit Application Checklist

The Subdivision Permit is for the following case types:

- Certificate of Compliance (CoC)
 - Lot Line Adjustment (LLA)
 - Lot Merger (LM)
 - Tentative Parcel Map (TPM)
 - Tentative Tract Map (TTM)
-

SUBMITTAL REQUIREMENTS

The following information is required in order to submit a Subdivision application. Prior to submitting an application, it is recommended that you speak to a planner about your project. Planners are available Monday through Friday 7:30 a.m. to 5:30 p.m. at the Planning Counter, City Hall 1st Floor, 11111 Brookshire Ave, Downey, CA 90241. Once submitted, a planner will review your application within 30-days of submittal to determine if the application is complete. If required, a hearing date will be set once it is determined that the application is complete. The Planning Commission meets the first and third Wednesdays of each month.

- Certificate of Compliance** - The Certificate of Compliance is a process to determine if a parcel of land was legally created. The following information shall be submitted in order to process a Certificate of Compliance:
 - Copy of current Grant Deed or Quick Claim Deed showing the current owner and legal description of property.
 - Planning Application Form - The application must be filled out completely and signed by the applicant and the property owner. Please note, the property owner's signature shall be notarized.
 - Evidence that the parcel was legally created, which shall include one of the following:
 - Recorded Parcel Map, or
 - Recorded Tract Map, or
 - Grant Deed that was recorded prior to March 4, 1972.
- Lot Line Adjustment/Lot Merger** - Lot Line Adjustments/Lot Mergers are processes that can move the location of a lot line between parcels or merge multiple parcels into a one. The following shall be submitted:
 - Planning Application Form - The application must be filled out completely and signed by the applicant and the property owner(s). Please note, all property owners' signatures shall be notarized.
 - Preliminary Title Report - A preliminary title report for each property shall be provided. The reports shall be less than one year old.
 - Property Survey - The survey shall show all improvements on the site and adjoining rights-of-way. Surveys shall be stamped and signed by a Registered Land Surveyor.
 - Two wet stamped copies of existing and proposed Legal Description
 - Two wet stamped copies of existing and proposed Plat Map
 - Closure report
 - Supplemental Information Form - The supplemental information form must be filled out completely and signed by the applicant or the property owner.

City of Downey - Community Development Department - Planning Division

11111 Brookshire Ave , Downey, CA 90241 - Phone (562) 904-7154 - Fax (562) 622-4816



Subdivision Permit

Application Checklist *(continued)*

Tentative Tract Map/Tentative Parcel Map

- Seventeen (17) copies of tract/parcel map**, which shall be printed on 24"x36" size paper, folded, and fully dimensioned to Engineer's or Architect's scale. Tract/parcel map shall include:
 - Tract or Parcel Map Number (obtain number from Los Angeles County Recorder's Office).
 - North Arrow and Scale (minimum scale should be 1" = 20').
 - Legal Description.
 - All easements on the property.
 - Property Owner name, address and phone number.
 - Map Preparer (Civil Engineer or Land Surveyor) name, address, and phone number.
 - Table of all proposed properties, including lot number, depth, width, lot size (may be provided on separate sheet of paper).
- Boundary Survey of site.
- Reduced copy of tract/parcel map — One (1) black and white copy of a full set of project plans that are reduced to 8½"x11"
- Preliminary Title Report - The preliminary title report for the property shall be less than one year old
- Planning Application Form - The application must be filled out completely and signed by the applicant and the property owner. Please note, the property owner's signature shall be notarized.
- Supplemental Information Form - The supplemental information form must be filled out completely and signed by the applicant or the property owner.
- Art in Public Places Acknowledgement Form - The Art in Public Places Acknowledgement must be signed by the applicant or the property owner.



Fee Schedule

City of Downey - Community Development Department - Planning Division

PLANNING FEES (effective August 26, 2012):

The following fees shall be paid prior to the City accepting an application. Should multiple applications be filed, the filing fee for each application shall be paid.

<u>Fee or Service</u>	<u>Unit</u>	<u>Charge</u>
<u>Aerial Photographs & GIS Maps</u>		
8½" x 11"	Each	10.00
11" x 17"	Each	15.00
24" x 36"	Each	50.00
<u>Permits</u>		
Garage/Estate Sale	Each	10.00
Fireworks Stand	Each	75.00
Sidewalk Sale	Each	75.00
Sign Permit		
Face Change Only	Each	50.00
All Others	Each	150.00
Temporary Signs		
Banner/Streamer/Window Sign	Each	100.00
Inflatable/Balloon	Each	100.00
Search Light/Laser	Daily	20.00 (200.00 max)
Relocation Investigation	Each	267.00
Outside Downey Travel Charge	Mile	0.50
<u>Discretionary Actions</u>		
General Plan Amendment	Each	3,080.00
Code Amendment	Each	3,080.00
Zone Change	Each	3,080.00
Specific Plan Application	Each	Direct Cost + 10%
GPA/Code Amendment Initiation Request	Each	250.00
Variance	Each	2,000.00
Variance (R-1 Zone)	Each	500.00
Conditional Use Permit	Each	2,000.00
Site Plan Review	Each	2,000.00
Planned Unit Development	Each	2,000.00
Minor Conditional Use Permit	Each	250.00
Minor Site Plan Review	Each	250.00
Second Unit Development	Each	600.00
Planned Sign Program	Each	500.00
Development Agreement	Each	Direct Cost + 10%
Adult Use Permit	Each	Direct Cost



Fee Schedule (continued)

City of Downey - Community Development Department - Planning Division

<u>Fee or Service</u>	<u>Unit</u>	<u>Charge</u>
<u>Discretionary Actions (cont)</u>		
Special Event Permit		
Administrative	Each	250.00
Planning Commission	Each	500.00
For a 501(c)(3)	Each	100.00
Temporary Use of Land Permit	Each	500.00
<u>Subdivisions</u>		
Tentative Tract Map	Each	2,000.00
Tentative Parcel Map	Each	2,000.00
Lot Merger/Lot Line Adjustment	Each	500.00
Certificate of Compliance	Each	500.00
<u>Environmental Assessment</u>		
Negative Declaration	Each	850.00
Mitigated Negative Declaration	Each	Direct Cost + 10%
Environmental Impact Report	Each	Direct Cost + 10%
County Recording Fees	Each	Direct Cost
Fish and Game Fees	Each	Direct Cost
<u>Other</u>		
Architectural Peer Review	Each	Direct Cost + 10%
Landscape/Irrigation Plan Check	Each	130.00
Code Interpretation	Each	250.00
Miscellaneous Administrative Action	Each	250.00
Minor Modification to approved application	Each	300.00
Revision to approved application	Each	½ original fee
Appeal of Application	Each	½ original fee
Real Estate/Zoning Conformance Letter		
Simple	Each	50.00
Complex	Each	150.00
Radius Map w/ Property Owner List	Each	150.00
Illegal Right-of-Way Sign Posting	Each	25.00
Semi-Annual Downtown Parking Credit	Per Vehicle	100.00
Handling Fee on Refunded Applications	Each	10% of application fee
Other action not listed	Each	Direct Cost + 10%

Case No: _____



Subdivision Application

City of Downey - Community Development Department - Planning Division

A Subdivision Application Requested:

- Certificate of Compliance (CoC)
- Lot Line Adjustment (LLA)
- Lot Merger (LM)
- Tentative Parcel Map (TPM)
- Tentative Tract Map (TTM)

B Project Information:

Property Address _____ Assessor Identification Number(s) _____

Request: _____

C Applicant Information:

Name

Business Name

Mailing Address

City State Zip

Phone Fax

Email

I declare under the penalty of perjury that to the best of my knowledge that the information provided on this application is true and correct.

Applicant's Signature Date



Subdivision Application *(continued)*

City of Downey - Community Development Department - Planning Division

D Owner Information (provide one sheet per owner):

Name _____

Business Name _____

Mailing Address _____

City _____

State _____

Zip _____

Phone _____

Fax _____

Email _____

I declare under the penalty of perjury that to the best of my knowledge that the information provided on this application is true and correct. I further hereby authorize the applicant listed in Section C of this application to submit the application and to be my representative on matters regarding the project described herein.

Date

Property Owner Signature (**notarization required**)

STATE OF CALIFORNIA)
COUNTY OF _____)

On _____ before me,
Date

Name and Title of the Officer

personally appeared _____
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Seal

Signature of Notary Public

OFFICE USE ONLY

Date filed: _____ Zoning: _____ Fee: _____

Received by: _____ General Plan: _____ Verified Drivers License _____

Assigned to: _____ CEQA: _____



Supplemental Information Form

City of Downey - Community Development Department - Planning Division

General Information

Property Address: _____ Case No: _____

Property Size: _____ Width: _____ Length: _____

Describe property as it currently exists (including any buildings and plants): _____

Project Information

Number of parcels existing: _____ Number of parcels proposed: _____

Type of use: Residential Commercial Industrial Institutional

For Lot Line Adjustments fill out the following table:

Lot Number	Existing			Proposed		
	Depth	Width	Size	Depth	Width	Size

(continued next page)



Supplemental Information Form *(continued)*

City of Downey - Community Development Department - Planning Division

Environmental Information

Describe how any new construction will blend into the existing neighborhood: _____

Will the use involve the use or transportation of hazardous material such as toxic substances, flammables, corrosives, or explosives?: Yes No If yes, describe: _____

Will the use involve the use of equipment that creates noise and/or vibration?: Yes No If yes, describe: _____

Describe the surrounding properties (including uses, buildings, and plants): _____

If the project is being developed in relationship to a larger project or a series of projects, describe the larger project: _____

Certification

I hereby certify that the statements furnished on this supplemental information form (including any attached exhibits) present the most current information, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief:

Applicant or property owner signature

Date



Art in Public Place Notification Form

City of Downey - Community Development Department - Planning Division

Goal:

The goal of Downey's Art in Public Places Program is to provide permanent, outdoor artworks that are easily accessible to the general public throughout the City. The Art in Public Places Program is designed to offer a wide range of artistic styles, themes, and media, all of outstanding quality. The unique variety of artistic styles is chosen to provoke discussion and encourage comment. Art in Public Places is dependent on public-private cooperation between the City, artists, and the developer. All sculptures are privately owned, and are designed to enhance property values, encourage pride in ownership, and add value to the community. (ref. Ord. 05-1182)

Public Art Requirement:

Any person constructing or reconstructing a commercial/industrial building with a building valuation of \$500,000 or greater, or a residential project consisting of more than four (4) units with a building valuation of \$500,000 or greater, within the City shall be assessed a fee for acquisition of artwork based on the total building valuation. Where the installation of art is impractical or inaccessible, the developer will contribute the assessed fees to the Art in Public Places Fund. Art purchased from the fund will be installed within the City at the discretion of the City Council based on the recommendation of the Art in Public Places Advisory Committee.

The fee shall be one percent (1%) of the building valuation as computed using the latest building valuation data as established by the City of Downey Building Official. The maximum fee per project will be set at one hundred fifty thousand dollars (\$150,000.00)."

Notification:

This NOTIFICATION is intended to inform you that should your project meet the specified criteria above, an estimated 1% art allocation will be assessed for the Art in Public Places program. Please contact the City's Community Services Department, to receive full program details including the Art in Public Places Policy Manual and Application.

Certification:

I have received this "Art in Public Places" notice and am herewith aware of the potential impacts on my building budget. The property I am currently considering for development is located at:

Property address

Applicant or property owner signature

Date