

# TOWN OF RIDGELAND, SOUTH CAROLINA

## NEW BUILDING SCALE PLAN SUBMITTAL FORM

### *FORM A: BUILDING SCALE PLAN*

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**APPLICANT INFORMATION:**
**APPLICATION FEE:** \_\_\_\_\_

Name: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

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

Street Address: \_\_\_\_\_ Email: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ ZIP: \_\_\_\_\_

**OWNER INFORMATION:**

Name: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

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

Street Address: \_\_\_\_\_ Email: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ ZIP: \_\_\_\_\_

**APPLICANT STATUS: Owner:\_\_\_\_\_ Agent:\_\_\_\_\_ Tenant:\_\_\_\_\_**
**Contract Buyer:\_\_\_\_\_ Engineer:\_\_\_\_\_ Surveyor:\_\_\_\_\_ Planner:\_\_\_\_\_**
**Other:\_\_\_\_\_ (please specify)**

**REGULATING PLAN INFORMATION:**

Proposed Project Name and Description: \_\_\_\_\_  
\_\_\_\_\_

General Location: \_\_\_\_\_

Address(es) if Applicable: \_\_\_\_\_

Tax Parcel Numbers: \_\_\_\_\_

Legal Description (Attach or Describe): \_\_\_\_\_

Existing Sector(s): \_\_\_\_\_ Adjacent Sector Designation: \_\_\_\_\_

Existing Transect Zone(s): \_\_\_\_\_ Adjacent Transect Zone(s): \_\_\_\_\_

Existing Land Use(s): \_\_\_\_\_ Adjacent Land Use(s): \_\_\_\_\_

**BUILDING AND SITE PLAN CHECKLIST:**

Applicant   Staff

- |       |       |   |
|-------|-------|---|
| _____ | _____ | 1. Completed Building Scale Plan Checklist Application  |
| _____ | _____ | 2. Application Fee per most recently adopted Fee Resolution   |
| _____ | _____ | 3. FOR PRELIMINARY APPROVAL: Plan showing Building Disposition, Building Configuration, Building Function, and Parking Location Standards.  |
| _____ | _____ | 4. FOR FINAL APPROVAL: In addition to those items in #3, a plan showing landscape standards, signage standards, architectural standards, and special requirements, if any.          |
| _____ | _____ | 5. A vicinity map (no larger than 11 x 17) showing property lines, thoroughfares, existing/proposed sector plan designations and other such items as required by the Administrator. |
| _____ | _____ | 6. A legal description of property in Word-compatible form  |

**NEW COMMUNITY PLAN EVALUATION**

**BUILDING SCALE PLAN**

Building Scale Plan Application and Review Form  
Form A: Building Scale Plan

## FINDINGS KEY:

+ MEETS GUIDELINES      -- DOES NOT MEET GUIDELINES

+/- MEETS GUIDELINES WITH CONDITIONS AS NOTED

NA NOT APPLICABLE      NSI NOT SUFFICIENT INFORMATION

REFERENCE #.	GUIDELINES	FINDINGS	COMMENTS
ARTICLE 5.2 PAGE 13	EXISTING BUILDINGS AND APPURTENANCES THAT DO NOT CONFORM TO THE PROVISIONS OF THIS CODE MAY CONTINUE IN USE UNTIL A SUBSTANTIAL MODIFICATION IS REQUESTED, AT WHICH TIME THE CRC SHALL DETERMINE THE PROVISIONS OF THIS SECTION THAT SHALL APPLY.		
ARTICLE 5.3 PAGE 13	TO THE EXTENT THAT A REGULATING PLAN FOR EITHER A NEW COMMUNITY PLAN OR AN INFILL COMMUNITY PLAN DESIGNATES ANY OF THE FOLLOWING SPECIAL REQUIREMENTS IN THIS ARTICLE, THESE STANDARDS MUST BE ADHERED TO.		
ARTICLE 5.4 PAGE 13	CIVIC ZONES SHALL MEET THE REQUIREMENTS OF THIS ARTICLE.		
ARTICLE 5.6 PAGE 13	THE PROPOSED BUILDING DISPOSITION SHALL MEET THE STANDARDS OF THE RESPECTIVE T-ZONE. SEE TABLE 14.		
ARTICLE 5.7 PAGE 14	THE PROPOSED BUILDING CONFIGURATION SHALL MEET THE STANDARDS OF THE RESPECTIVE T-ZONE. SEE TABLE 14.		
ARTICLE 5.8 PAGE 14	THE PROPOSED BUILDING FUNCTION SHALL MEET THE STANDARDS OF THE RESPECTIVE T-ZONE. SEE TABLES 10, 12, 14		

	ALSO.		
ARTICLE 5.9 PAGE 14	BUILDABLE DENSITY SHALL BE DETERMINED ACCORDING TO THE PROVISIONS OF THIS ARTICLE. SEE TABLES 10 & 11 ALSO.		
ARTICLE 5.10 PAGE 14	PARKING LOCATION STANDARDS SHALL MEET PROVISIONS OF THIS ARTICLE.		
ARTICLE 5.11 PAGE 14-15	LANDSCAPE STANDARDS SHALL MEET THE PROVISIONS OF THIS ARTICLE.		
ARTICLE 5.12 PAGE 15	PROPOSED SIGNAGE SHALL MEET THE PROVISIONS OF THIS ARTICLE.		
ARTICLE 5.13 PAGE 15-16	PROPOSED STRUCTURES IN THE FOLLOWING TRANSECT ZONES SHALL MEET THE PROVISIONS OF THIS ARTICLE: T2.5, T3, T4, T5, AND SD-EXIT 2.		