

What You Need To Rezone Your Property

1. **Property Record Card**: Obtained at the *Assessor's Office, Room 105*, at NO CHARGE
2. **Copy of deed identifying the owner of the property**: Obtained from the *Recorder Office, Room 121*.
3. **Aerial view of property**: Needs to show the parcel and the total area wanting to rezone 1.5 to 2.99 acres. Must be on 8 ½" x 11" paper.
4. **Preliminary septic approval**: Obtained at the *Decatur County Board of Health*. Call *Mr. Alan Crosby* at 812-663-8301.
5. **Soil Test**: Need a copy of Soil Test that is done by your Soil Science Consultant.
6. **Preliminary Driveway Approval**: Obtained at the *Decatur County Highway Department*. Call *Mr. Mark Mohr* at 812-663-2682 for an appointment.
7. **Map showing the location of the property**.
8. Bring all information to the Area Plan Office by the first Wednesday of the month. Your meeting will be the first Wednesday of the following month at 7:00pm. Conference Room #106.

Decatur County Area Plan Commission Rezone Application

The applicant must supply the following documents:

____ Property Record Card

____ Deed – identifying the applicant as the owner of the property.

____ A sketch, approved by the Area Plan Director.

____ Driveway approval issued by the _____ Highway Department.

____ Soil test prepared by a Certified Soil Science Consultant.

____ Septic approval from the Decatur County Health Department.

____ A check for _____ **(non-refundable)** made payable to the Decatur County Area Plan Commission.

IN RE TO THE PETITION TO REZONE BY:

Date Filed:

Applicant:

Applicant's Address:

Phone Number:

Address of Property:

Township of Property _____ Parcel ID# _____

We, the undersigned owners of certain real estate located in Decatur County, Indiana, hereby Petition this Commission for rezoning as follows:

1. Short description of the real estate:
 - a. Area in question:
 1. Property has 50 feet of road frontage:
 2. Property has rear and side setbacks of 30 feet:
 - b. Total area petitioning to rezone:
 - c. Total area petitioning to re-plat, subdivide, etc:

Decatur County Area Plan Commission Rezone Application

2. Real Estate is presently zoned:
3. Petitioner requests that the above described real estate to be rezoned as:
4. Rezoning is requested for the following reasons (If new building or improvements are involved, attach a layout and description of such improvements:
5. This petition requests the above be considered under the following Decatur County Ordinance:

The applicant is required to provide the following documents before the filing of this petition.

1. Survey identifying parcel to be rezoned, subdivided, etc., also indicating the location of all existing buildings, or other structures, fences, utility lines or easements, public or private roads, entrances and exits, drainage, other significant land demarcations and the position of each adjoining landowner.
2. A "Site Approval for Private Sewage Disposal System" performed by an approved Soil Science Consultant.
3. Provide legal evidence of property ownership.
4. Certification of approval by the Decatur County Highway Department for the placement of a driveway.

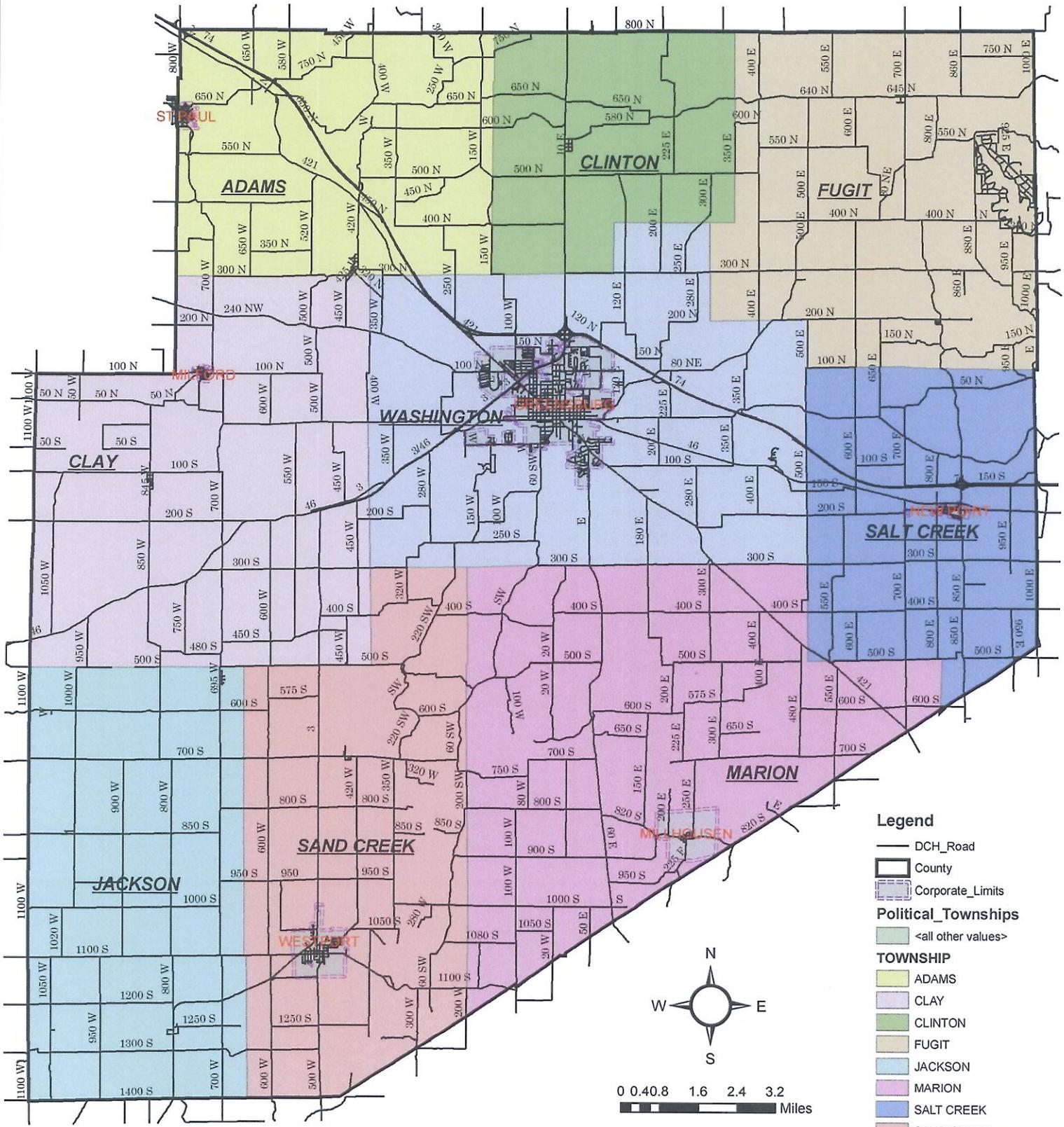
Application Number APC 2014-

Signature of Applicant (s)

Name _____ Name _____

Address _____ Address _____

Decatur County Political Townships



**Decatur County Fee Schedule
Area Plan Commission**

Request before BZA Board

| | |
|-------------------------------------|----------|
| Dimensional variance | \$385.00 |
| Conditional Use & Special Exception | \$485.00 |
| Appeal | \$385.00 |

Request Before the APC Board

| | |
|--|--|
| Technical Review Submitted | \$100.00 Flat Fee |
| Zoning Map Amendment up to 2.99 acres | \$585.00 |
| Zoning Map Amendment 3.00 acres and up | \$585.00 + \$10.00 per acre |
| Preliminary Plat | \$150.00 + \$25.00 per lot + Hard Cost |
| Change in Concept Development Plan | \$300.00 + \$5.00 per lot + Hard Cost |
| Major Revision | 50 % of Original Fee Paid |
| Variance Request | \$300.00 each |
| Improvement Plan | \$500.00 + \$5.00 per lot |
| Final Plat | \$250.00 |
| Certified Survey or Recorded Survey | \$60.00 |
| Major Revision | \$60.00 |
| Administrative Re-plats | \$250.00 |
| Certified Letter Fee | \$48.00 |
| Legal Advertisement | \$50.00 |
| Dec. Co. Zoning Ordinance(Complete) | \$250.00 |

Decatur County Construction & Development Standards Fees
Permit Filing and Review Fees

Subdivisions

| | |
|--------------------------|-----------|
| 1 ½ single lot | \$ 100.00 |
| 20 lots or less | \$ 500.00 |
| 21 lots & up to 60 lots | \$ 800.00 |
| 61 lots & up to 100 lots | \$1200.00 |
| If field visit is needed | \$ 500.00 |

Commercial, Industrial and Hydraulics

Price base on complexity of the project's per hour rate will be charged