



TOWN OF EAGLE
 COMMUNITY DEVELOPMENT
 200 BROADWAY • PO BOX 609 • EAGLE, CO 81631
 PHONE: 970-328-9655 • FAX: 970-328-9656
 EMAIL: PLANNING@TOWNOFEAGLE.ORG
 www.townofeagle.org

LAND USE & DEVELOPMENT APPLICATION
Pursuant to the Land Use & Development Code, Title 4

<p>ZONING REVIEW</p> <input type="checkbox"/> Special Use Permit <input type="checkbox"/> Zoning Variance <input type="checkbox"/> Rezoning <input type="checkbox"/> Temporary Use Permit <input type="checkbox"/> Amendment to Zone District Regulations <input type="checkbox"/> Encroachment Permit <input type="checkbox"/> Wireless Communications Facility	<p>DEVELOPMENT REVIEW</p> <input type="checkbox"/> Minor Development Permit <input type="checkbox"/> Major Development Permit	<p>SUBDIVISION REVIEW</p> <input type="checkbox"/> Concept Plan <input type="checkbox"/> Preliminary Plan <input type="checkbox"/> Final Plat <input checked="" type="checkbox"/> Lot Line Adjustment <input type="checkbox"/> Condominium / Townhouse <input type="checkbox"/> Minor Subdivision
<p>PLANNED UNIT DEVELOPMENT (PUD) REVIEW</p> <input type="checkbox"/> PUD Zoning Plan <input type="checkbox"/> PUD Development Plan		

PROJECT NAME EAGLE'S NEST ON BROADWAY

PRESENT ZONE DISTRICT BD (EXISTING) PROPOSED ZONE DISTRICT BD (EXISTING)
 (if applicable)

LOCATION

STREET ADDRESS 301 BROADWAY, EAGLE, CO.

PROPERTY DESCRIPTION

SUBDIVISION EAGLE BLOCK LOT(S) 5/6/7-N1/2 BLOCK 26
 (attach legal description if not part of a subdivision)

DESCRIPTION OF APPLICATION/PURPOSE

LOT LINE ADJUSTMENT BETWEEN 301 AND 321 BROADWAY. EAGLE'S NEST IS ACQUIRING 7.5' FEET OF THE 321 BROADWAY PROPERTY. THE 301 AND 321 BROADWAY PROPERTY WILL HAVE A 25'-0" NO BUILD EASEMENT CENTERED ON THE NEW PROPERTY LINE.

APPLICANT NAME MICHAEL NODA/NEOSTUDIO PHONE 303-758-3800
ADDRESS 3560 WALNUT/SUITE A EMAIL MICHAEL@NEOSTUDIOARCH.COM

OWNER OF RECORD HARVEST ONE INVESTMENT GROUP, LLC PHONE 410-591-1543
ADDRESS 266 RING NECK, EAGLE, CO 81631 EMAIL ALEXANDER.D.CHAY@GMAIL.COM

REPRESENTATIVE* MARCIN ENGINEERING-SURVEYOR PHONE 970-748-0274
ADDRESS 101 EAGLE RD #5, AVON, CO 81620 EMAIL INFO@MARCINENGINEERING.COM

*A representative must submit an affidavit or power of attorney signed by the property owner of record authorizing the representation.

APPLICATION SUBMITTAL ITEMS:

The following submittal materials must be submitted in full before the application will be deemed complete (please check all items that are being submitted):

- Applicable fees and deposits.
- Project Narrative, describing the project, its compliance with any applicable review criteria, any impacts to the surrounding area, and any other relevant information.
- Surrounding and interested Property Ownership Report (see project specific checklist for more information).
- Proof of Ownership (ownership & encumbrance report) for subject property.
- Site Plan, drawn to scale and depicting the locations and boundaries of existing and proposed lots and structures.
- Project specific checklist.

FEES AND DEPOSITS:

See Eagle Municipal Code Section 4.03.080

1. Application fees shall be paid in full at the time of the filing of the application and unless paid, the application shall not be deemed complete. All fees are nonrefundable.
2. As described in Eagle Municipal Code § 4.03.080, third-party consultants may be necessary for the review and processing of applications. These costs ("pass-through costs") must be paid by the applicant. If pass-through costs are expected, the applicant must pay a deposit at the time the application is filed. If at any time the deposit does not fully cover the pass-through costs, the applicant must pay another subsequent deposit before the Town will continue processing the application.
3. The Town may withhold the recording of any Subdivision Final Plat or Development Plan or the signing of any Resolution or Ordinance until all pass-through fees are paid in full.
4. Within 30 days of approval or denial of an application, any remaining deposit shall be returned to the applicant. If an application is withdrawn, any remaining deposit shall be returned to the applicant within 60 days.

I have read the application form and certify that the information contained herein is correct and accurate to the best of my knowledge. I understand that it is my responsibility to provide the Town with accurate information related to this application. I UNDERSTAND THAT FILING AN APPLICATION IS NOT A GUARANTEE THAT THE APPLICATION WILL BE APPROVED.

Signature

Date

FOR OFFICE USE ONLY			
DATE RECEIVED _____	BY _____	FILE NUMBER _____	
REVIEW FEE _____	DATE PAID _____	RECEIVED BY _____	
DATE CERTIFIED COMPLETE _____	BY _____		
P&Z HEARING DATE _____	DECISION _____		
TC HEARING DATE _____	DECISION _____		