

**PREDEVELOPMENT APPLICATION
PART I- GENERAL INFORMATION**



Planning & Development Services

This checklist, used by several departments within the City of Anniston and in conjunction with the Anniston Water Works and Sewer Board, serves to aid in the ease of development for all new construction projects for applicants, design professionals, and City personnel. It is required for all new construction projects, regardless of cost.

Date Submitted:	
Property Address	

OWNER

Name
Company
Mailing Address
City State ZIP
Phone
Email

DESIGN PROFESSIONAL

Name
Company
Mailing Address
City State ZIP
Phone
Email

Description of proposed construction activity (demo, remodel, new parking lot, etc.)
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**PREDEVELOPMENT APPLICATION
PART II- DEPARTMENTAL REQUIREMENTS**



Planning & Development Services

PLANNING REQUIREMENTS			
	YES	NO	COMMENTS
Property Zoning Verified	<input type="checkbox"/>	<input type="checkbox"/>	
Parking Requirements			
Restrictions	<input type="checkbox"/>	<input type="checkbox"/>	
Setbacks			
Minor Subdivision Plat Required	<input type="checkbox"/>	<input type="checkbox"/>	

INSPECTION REQUIREMENTS			
	YES	NO	COMMENTS
Architect Plans Required	<input type="checkbox"/>	<input type="checkbox"/>	
Engineered Plans Required	<input type="checkbox"/>	<input type="checkbox"/>	

ENGINEERING REQUIREMENTS			
	YES	NO	COMMENTS
Flood Hazard Area (If "Yes", No Rise Form Required)	<input type="checkbox"/>	<input type="checkbox"/>	
Land Disturbance Required	<input type="checkbox"/>	<input type="checkbox"/>	
Site Plan Required	<input type="checkbox"/>	<input type="checkbox"/>	
Utility Plan Required	<input type="checkbox"/>	<input type="checkbox"/>	
Topographic Survey Required	<input type="checkbox"/>	<input type="checkbox"/>	
Detention	<input type="checkbox"/>	<input type="checkbox"/>	
Grading Plan	<input type="checkbox"/>	<input type="checkbox"/>	
Drainage Calcs	<input type="checkbox"/>	<input type="checkbox"/>	

PREDEVELOPMENT APPLICATION PART III- SUBMITTAL



Planning & Development Services

SUBMITTAL

Application materials may be submitted to the office of Planning and Development Services via:

1. Email- attach digital format documentation (preferred) OR
2. In Person- digital format on disc (preferred) or hard copy at 1128 Gurnee Avenue, Anniston, Alabama

Any plans that are submitted as part of an application should be signed, stamped, dated, drawn to scale, and clearly labeled.

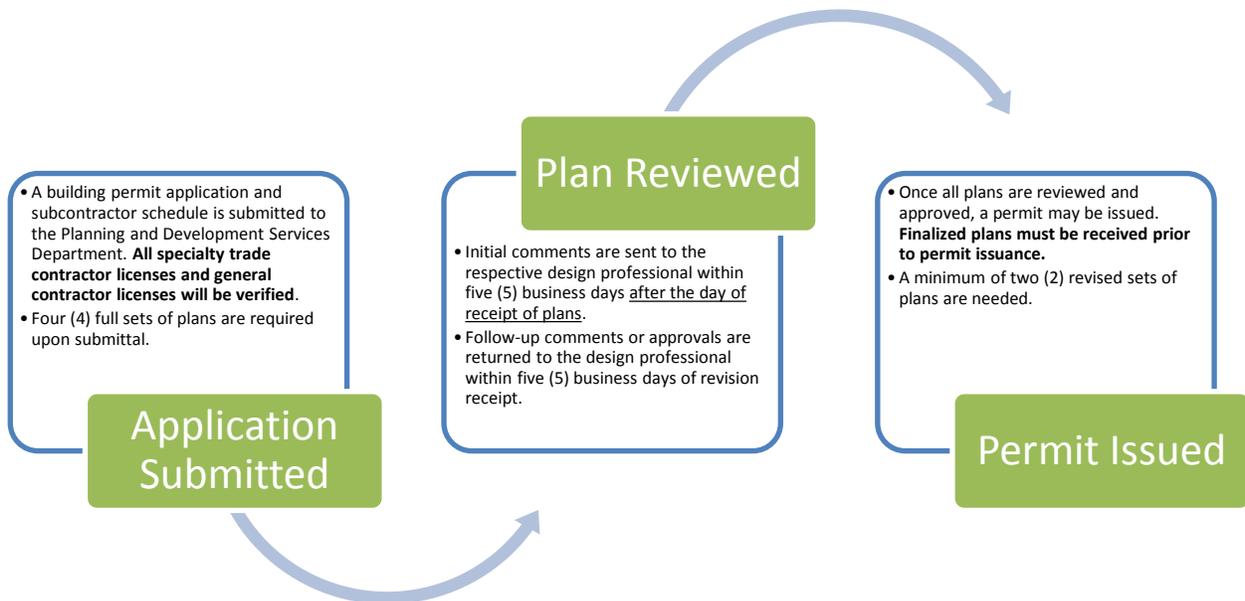
CONTACT INFORMATION

Please contact staff with any questions concerning your application and, if necessary, make an appointment to meet with a staff member in person for project consultation.

NEELI FAULKNER, SECRETARY

(256) 231-7720 OPTION 1

planning@anniston.al.gov



PLAN APPROVAL

No work shall be performed until plans are reviewed and approved. By providing all of the information requested and any other information pertinent to your project, you are assuring the quickest possible turnaround time for plan review. It is the responsibility of the designer/installer of record to assure all applicable code requirements are satisfied.

FEES

There is no fee for plan review. However, the general contractor and/or all subcontractors will be required to submit a Building Permit Application upon plan approval.

CONTRACTOR'S LICENSING

The City of Anniston Planning and Development Services staff will verify licensing for all contractors prior to the issuance of a building permit.

INSPECTIONS

All inspections require at least a four (4) hour notice. Inspections are performed Monday-Friday from 8:00 AM to 4:30 PM. No inspections are completed on weekends.