

APPLICANT NAME: \_\_\_\_\_

PERMIT #: \_\_\_\_\_

## KIT CARSON COUNTY LAND USE PERMIT APPLICATION

**ACTION REQUESTED**

**DATE** \_\_\_\_\_

**Land Use Change Permit:**

- Residential (\$50.00)
- Commercial (\$200.00)
- Industrial (\$500.00)
  - Transmission Lines (\$100,000.00)
- Concentrated Animal Feeding  
Operating (\$150.00)

**Variance:**

- (\$200.00)

**Conditional Use Permit:**

**Wind Energy Facility**

- Initial Application Fee (\$5.00/acre)  
(\$30,000.00 minimum)
- Permit Fee** (\$10,000.00/MW)  
Prior to beginning construction

**Solar Energy Facility**

- Initial Application Fee (\$500.00/MW)  
(\$10,000.00 minimum)
- Permit Fee**
  - Under 2 MW (\$1,000.00)
  - Over 2 MW (\$10,000.00/MW)
 Prior to beginning construction

**Battery Storage**

- Initial Application Fee (\$500.00/MW)  
(\$10,000.00 minimum)
- Permit Fee** (\$5,000.00/MW)  
Prior to beginning construction

**Recording fees in the amount of \$13.00 per page for first page and \$5.00 for each page thereafter, per document, shall be paid by Applicant prior to recording of any documents.**

**Section 3-102(C) - Additional Costs.** If the county decides that technical or legal consultants, or additional staff time, will be necessary to determine whether an application conforms with this Land Use Resolution, the costs of such consultant(s) shall be paid by the Applicant. One-half of the estimated additional fee shall be paid at the time of permit application, and the remainder of the fee shall be paid prior to final decision by the Board of County Commissioners.

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### POLICY STATEMENT

IN MAKING A DECISION ON ANY DEVELOPMENT PERMIT APPLICATION SUBMITTED IN KIT CARSON COUNTY, THE KIT CARSON COUNTY PLANNING COMMISSION MUST BE GUIDED BY THE GENERAL POLICIES FOR LAND USE AND DEVELOPMENT WITHIN THE COUNTY AS DESCRIBED IN SECTION 4-201 OF THE KIT CARSON COUNTY LAND USE CODE. THOSE GENERAL POLICIES ARE TO PROTECT THE PUBLIC HEALTH, SAFETY, WELFARE AND THE ENVIRONMENT OF KIT CARSON COUNTY; TO ENCOURAGE GROWTH THAT IS COMPATIBLE WITH MAINTAINING OR EXPANDING THE AGRICULTURAL ECONOMY; TO GUIDE NON-AGRICULTURAL DEVELOPMENT TOWARD EXISTING GROWTH CENTERS; AND TO ENSURE THAT NO LAND USE CHANGE WILL DETRACT FROM THE ENVIRONMENTAL, HISTORICAL, RECREATION OR AESTHETIC CHARACTER OF THE COUNTY.

APPLICANT NAME: \_\_\_\_\_

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**APPLICANT**

**DATE:** \_\_\_\_\_

NAME \_\_\_\_\_ ADDRESS \_\_\_\_\_

CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ TELEPHONE \_\_\_\_\_

EMAIL \_\_\_\_\_

**LEGAL DESCRIPTION OF THE PROPERTY** (attach a copy of deed or survey plat):

Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

Quarter Section \_\_\_\_\_ Number of Acres \_\_\_\_\_

Subdivision \_\_\_\_\_ Block \_\_\_\_\_ Lot \_\_\_\_\_

**LAND OWNER (required only if land owner is not the applicant)**

NAME \_\_\_\_\_ ADDRESS \_\_\_\_\_

CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ TELEPHONE \_\_\_\_\_

**AUTHORIZED REPRESENTATIVE (i.e., contractor; attorney; power of attorney)**

**Not Applicable**

NAME \_\_\_\_\_ ADDRESS \_\_\_\_\_

CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ TELEPHONE \_\_\_\_\_

**SUMMARY OF PROPOSED DEVELOPMENT:**

\_\_\_\_\_  
\_\_\_\_\_

*Please include all application content when submitting this application pursuant to Section 3-101(E) of the Land Use Code. **Exhibit A- Minimum General Application Contents** are required for Land Use Change and Cluster Development permits.*

**SIGNATURE OF APPLICANT:**

I have read the requirements in the land use resolution for Kit Carson County, Colorado. I have included attachments in order to comply with the type of development permit I am seeking. I also understand that the fee is non-refundable upon submission of this application for consideration of development, and that receipt of the fee and review of requirements by the KCC staff does not constitute implied approval or disapproval of this permit application.

\_\_\_\_\_

APPLICANT NAME: \_\_\_\_\_

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**EXHIBIT A: Minimum General Application Contents Checklist**

*Minimum application contents included in Exhibit A are required for: Land Use Change Permits and Cluster Developments. This checklist serves as a list of each item that must be provided in an application pursuant to Section 3-101 of the Kit Carson Land Use Code. (Please include all of the necessary documents with the application.)*

1. <b>Form.</b> The Land Use Change Permit application shall be submitted in the form provided by the County and shall include the information and materials specified for that particular type of application.	<input type="checkbox"/>
2. <b>Application Fee.</b> The correct processing fee for the application shall be submitted. The fees for the processing of applications are established by Resolution of the Board of County Commissioners.	<input type="checkbox"/>
3. <b>Name, Address, Telephone Number and Power of Attorney.</b> The applicant's name, address and telephone number. If the applicant is to be represented by an agent, a letter signed by the applicant granting power of attorney to the agent shall be submitted, authorizing the agent to represent the applicant and stating the representative's name, address and telephone number.	<input type="checkbox"/>
4. <b>Legal Description.</b> The legal description and street address, if such exists, of the parcel on which development is proposed to occur.	<input type="checkbox"/>
5. <b>Disclosure of Ownership.</b> A disclosure of ownership of the parcel on which the development is to occur, listing the names of all owners of the property, and all mortgages, judgments, liens, easements, contracts, and agreements that run with the land.	<input type="checkbox"/>
6. <b>Vicinity Map.</b> An 8½" x 11" vicinity map locating the subject parcel.	<input type="checkbox"/>
7. <b>Written Description.</b> A written description of the proposal and an explanation in written, graphic or model form of how the proposed development complies with the applicable approval standards.	<input type="checkbox"/>
8. <b>Site Plan.</b> A site plan of the site, showing existing and proposed features which are relevant to the review of the application, including but not limited to geologic features, waterways, recharge areas, aquatic and terrestrial vegetation, soils and man-made structures. A footprint of any structures, including dimensions and setback distance(s) should be included.	<input type="checkbox"/>
9. <b>Water Supply.</b> A description of the source and capacity of the water supply for the proposal, including decreed or conditional water rights. Provide well permit number or state the date that the application was filed along with a copy of application.	<input type="checkbox"/>
10. <b>Wastewater Treatment.</b> A description of the proposed wastewater treatment system.	<input type="checkbox"/>
11. <b>Impact Analysis.</b> A description of baseline conditions and the impacts that the proposed use may cause, described in terms of the Policies and Standards contained in Article 6 and a complete description of how the applicant will ensure that impacts will be mitigated and each applicable standard will be satisfied. (Not required for residential permit).	<input type="checkbox"/>
12. <b>Property Rights and Permits.</b> A list of all property rights, permits and approvals necessary for the proposal.	<input type="checkbox"/>
13. <b>Variance.</b> State whether a variance is required and the reasons for requesting a variance.	<input type="checkbox"/>
14. <b>Certified letters to adjoining property owners.</b> A letter must be sent to all adjoining property owners within 500 feet of proposed development informing them of proposed development. This letter must be sent certified/return receipt and the receipts must be included with completed application. The letter must give its recipient 2 weeks from date sent to reply if there are any objections. A list of the property owners that need to be notified can be obtained at the Assessor's office.	<input type="checkbox"/>

The above are minimum application requirements. Additional materials may be required for certain proposed uses.

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**EXHIBIT B: Conditional Use Development Permit Application Requirements for a Wind Energy Facility Checklist**

*This checklist serves as a list of each item that must be provided in a Conditional Use Development Permit application pursuant to Section 3-101(E) and Section 6-103 of the Kit Carson Land Use Code. Explanations for each item can be found in the appropriate Sections listed above. (Please include all of the necessary documents with the application.)*

**A. APPLICATION MATERIALS**

15. <b>Minimum General Application Contents.</b> The Applicant shall submit an application for a Conditional Use Development Permit to the County that contains the minimum general information and materials required under <b>Article 3, Section 3-101(E)</b> [Exhibit A] of the Kit Carson County Land Use Code.	<input type="checkbox"/>
16. <b>Location Map.</b>	<input type="checkbox"/>
17. <b>Conceptual Site Plan.</b>	<input type="checkbox"/>
18. <b>Access.</b>	<input type="checkbox"/>
19. <b>Utility Interconnection or Crossing.</b>	<input type="checkbox"/>
20. <b>Impact Analysis.</b>	<input type="checkbox"/>
21. <b>Decommissioning Plan.</b>	<input type="checkbox"/>
22. <b>Notice to Landowners/Mineral Right Holders.</b>	<input type="checkbox"/>
23. <b>Additional Information and Waivers.</b>	<input type="checkbox"/>

**B. PRE-CONSTRUCTION MATERIALS.** The Applicant will be required to submit the following materials prior to commencement of construction and prior to the issuance of a Conditional Use Development Permit:

1. <b>Detailed Site Plan.</b>	<input type="checkbox"/>
2. <b>Septic System.</b>	<input type="checkbox"/>
3. <b>Water Supply System.</b>	<input type="checkbox"/>
4. <b>Water and/or Wind Erosion Control Plan..</b>	<input type="checkbox"/>
5. <b>Analysis for Erosion, Sedimentation and Flooding.</b>	<input type="checkbox"/>
6. <b>Geotechnical Report</b>	<input type="checkbox"/>
7. <b>Road Agreement</b>	<input type="checkbox"/>
8. <b>Notification Requirement</b>	<input type="checkbox"/>
9. <b>Liability Insurance</b>	<input type="checkbox"/>
10. <b>Maintenance of Wind Turbines</b>	<input type="checkbox"/>
11. <b>Additional Information and Waivers</b>	<input type="checkbox"/>

The above are minimum application requirements. Additional materials may be required for certain proposed uses.