

Special Land Use Review Application

Name of Applicant: _____

Address of Applicant: _____

Phone Number: _____ Email: _____

Name & Address of Owner (if other than applicant): _____

Address of Subject Property: _____

Legal Interest of Applicant in Subject Property: _____

Permanent Parcel No: _____

Zoning District: _____

Lot Dimensions/Acreage: _____

Description of Proposed Special Land Use: _____

General Approval Standards: Please provide information regarding compliance with the following general approval standards, in addition to any applicable specific special land use standards.

1. **Unified Development Ordinance (UDO).** The proposed use and the Site Plan are consistent with the intent and standards of UDO.
2. **Master Plan.** The proposed use and Site Plan meets the goals, objectives, action steps, and the intent of the City of Holland's Master Plan.
3. **Adjacent Use Compatibility.** The proposed use shall be designed, constructed, operated, and maintained to be compatible with adjacent uses. The site design of the proposed use shall minimize the impact of site activity in relationship to adjacent properties by considering the following:
 - a. The location and screening of traffic circulation and parking areas;
 - b. The location and screening of outdoor storage, outdoor activity, outdoor work areas, and mechanical equipment;
 - c. Structure massing, placement, and construction materials of construction of the proposed use;
 - d. Enhanced landscaping and other site amenities. Additional landscaping over and above the requirements of Article 39-6 may be required as a condition of approval for a Special Land Use.
 - e. Hours of Operation. Approval of a Special Land Use may be conditioned upon operation within specified hours to help mitigate any potential impacts on surrounding properties.

(over)

Updated September 14, 2022

4. **Impact on Traffic.** The proposed arrangement of streets, driveways, sidewalks, and non-motorized pathways respects the existing *development* pattern, limits access points, meets the requirements in Article 39-10, and the Special Land Use will not impose a significant amount of additional traffic. **A Traffic Study shall be required**, unless waived by the City Engineer.
5. **Detrimental Effects.** The Special Land Use shall not create excessive traffic, noise, vibration, smoke, fumes, odors, dust, *glare* or light that may be detrimental to adjoining properties or create a public nuisance.
6. **Public Services.** The Special Land Use shall be adequately served by public infrastructure and utilities.

I hereby state that all of the above statements and all of the accompanying information are true and correct.

Signature of Applicant: _____ **Date:** _____

Fee: \$600.00 for combined Special Land Use and Site Plan Review

Planning Commission Review with concurrent development or site plan review. All costs to be paid by the applicant.

Please note: Planning Commission meets every second Tuesday of the month. Applications are due by **5:00 p.m. 28 days prior to the meeting.**

Questions?

Contact Senior City Planner, Steve Peterson, Community & Neighborhood Services by calling (616) 355-1330 or emailing planningcomment@cityofholland.com.