



San Bernardino County

Land Use Services Department, Current Planning Division

San Bernardino County Government Center
385 N. Arrowhead Ave.; San Bernardino, CA 92415-0182
15900 Smoke Tree Street; Hesperia, CA 92345
San Bernardino Office – (909) 387-8311 High Desert Office – (760) 995-8140
Fax (909) 387-3249 Fax (760) 995-8167



PRE-APPLICATION DEVELOPMENT REVIEW INFORMATION SHEET AND APPLICATION

Prior to the formal submission of an application and prior to the applicant spending time and resources preparing detailed plans and technical studies, the applicant can use the Pre-Application Development Review process to have County staff answer specific questions or to provide general input and observations regarding the project. This is a process that is optional on behalf of the applicant.

This process will not result in approval of a project nor will it generate “conditions of approval”. Along with a completed Land Use Case Application, the applicant will submit a letter specifically indicating what input the applicant wants from County staff. Depending on the information and review requested, County staff will involve the appropriate County Departments and Agencies.

Section A – Fees/Deposit

1. _____ Check or money order made payable to San Bernardino County in the amount of **\$4,172.00** for the “initial deposit.” (J694)

“Actual Cost Initial Deposit” – The basic review fees for this application are charged on an “actual cost” basis. Your application money is deposited into an account and the reviewing staff records the time spent processing your proposed project. Your account is then charged for the staff time at established hourly rates (\$65 to \$250/hr). You are responsible for all charges made to the project account. If account funds are depleted an additional deposit will be required. If an additional deposit is required it must be paid to allow staff to continue processing. Any failure to pay the required deposit will result in suspension and possible termination of the project review process. For more information on fees, please contact County Planning.

Section B - County Documents

2. _____ **Ten (10) copies** of a completed Land Use Application Questionnaire. For this process only complete the materials necessary for staff to address the questions you are asking.

Section C – Other Documents

3. _____ **Ten (10) copies** of a letter describing your proposed project and specifically describing what you want County staff to address, review, or provide input on.
4. _____ **Ten (10) copies** of a preliminary site plan, subdivision map or any plans or reports that will be helpful in addressing your questions.
5. _____ **One (1) copy** of a reduced (11”x17”) site plan or subdivision map.

LAND USE APPLICATION QUESTIONNAIRE

Complete all sections of this application. Please refer to the checklist contained in the information packet for complete information on submittal requirements. The information furnished in this application will be used in evaluating your project pursuant to the California Environmental Quality Act (CEQA). If you believe an item does not apply to your project, mark it "N/A". Do not leave any blank spaces. If you have any questions about items requested on this form, please call the Application Intake Center at (909) 387-8311. **Please use no more than four lines to answer any question. If more space is needed, use Attachment A on page 5 of this application questionnaire.**

APPLICATION TYPE: _____ **T.T.P.M.#:** _____
[Take "type" from the top of the cover sheet, i.e. "Conditional Use Permit," "Tentative Tract," etc. (if a tentative map is involved include the map number)]

All Assessor's Parcel Numbers (APNs): _____

Section 1 - Applicant Data (This is the person who the County will contact regarding this application unless a separate representative has been hired.)

Applicant Name: _____
Firm Name: _____
Address: _____
City: _____ Zip: _____
Phone: _____ FAX No.: _____ E-Mail: _____

Section 2 - Property Owner Data (If same as above check)

Property owner(s) of record: _____
Firm Name: _____
Address: _____
City: _____ Zip: _____
Phone: _____ FAX No.: _____ E-Mail: _____

Section 3 - Representative Data (If same as above check)

Representative's Name: _____
Firm Name: _____
Address: _____
City: _____ Zip: _____
Phone: _____ FAX No.: _____ E-Mail: _____

Section 4 - Architecture/Engineering Representative Data (If same as above check)

Representative's Name: _____
Firm Name: _____
Address: _____
City: _____ Zip: _____
Phone: _____ FAX No.: _____ E-Mail: _____

To be completed by County Staff: Filing Date: _____ Project No.: _____ JCS Project No.: _____

Section 5 – Project Description and Location/Legal Data

Briefly describe the project and use:

Land Use District: _____

Overlay Districts: _____

Legal Description: Township: _____ Range: _____ Section: _____

USGS Quad Name: _____

Location: Community: _____ Nearest cross street: _____

Street name: _____ Side of street: _____

Site Size (Gross acres or square footage): _____ Number of lots: _____

Site Address: _____

Proposed Development Area: _____

Size of Proposed Buildings: _____

Previously approved land use applications for this site: _____

Are you filing other land use applications for this site at this time? Yes No

If yes, please list other application types _____

UTILITIES:

Water: _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

Are any existing or proposed wells within 200 feet from any existing or proposed liquid waste disposal system?

Yes No If yes, attach an explanation

If this is a Tentative Map application, how many service connections have already been made to the existing water system? _____

Sewage Disposal: Septic? Yes No

Sewer : _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

If septic system/leach lines are proposed or existing, attach information showing proposed or existing location and how the size of the sewage disposal area was determined

Gas: _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

Electricity: _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

Phone: _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

Cable TV: _____
(Name of Provider)

Is the site presently served? Yes No

If an extension is necessary, how long will it be? _____

Section 6 - Environmental Setting

Be sure to answer all of the questions. This information is necessary to evaluate the project under the California Environmental Quality Act (CEQA). You must provide additional information for any answers marked "yes" or "uncertain" in a letter of explanation attached to this application.

1. When do you anticipate starting construction? _____

2. Will grading be required? Yes No

If so, how many cubic yards will be cut? _____ How many cubic yards will be filled? _____

3. Is the project phased? Yes No

If yes, describe the phasing: _____

4. If residential, indicate the number of units or lots. _____

5. If commercial, provide information describing the type of commercial activity proposed, along with square footage of sales area and loading facilities.

6. If industrial, attach information indicating type of industrial activity proposed, square footage of building, estimated employment per shift and loading facilities.

7. If institutional, attach information indicating major function, estimated employment per shift estimated occupancy and loading facilities.

8. Will the use require truck activity? Yes No

If yes, give truck type(s) and number of axles : _____

What is the gross weight of each vehicle: _____

YES **NO** **UNCERTAIN**

9. Will the project change scenic views or vistas from existing residential areas, public lands or roads?

10. Will there be a change in dust, ash, smoke, fumes or odors in the vicinity of the project?

11. Has the site been surveyed for historical, paleontological or archaeological resources?

12. Is the site on filled land or on slope of 10 percent or more?

13. Will there be the use or disposal of potentially hazardous materials, such as toxic substances, flammables, or explosives?

14. Will there be a change in lake, stream, or ground water quality or quantity, or alteration of existing drainage patterns?

15. Will there be any substantial change in existing noise or vibration levels in the vicinity?

16. Will there be a substantial change in demand for public services (police, fire, water, sewage, etc.)?

17. Has a traffic study been prepared for this site or has the site been included in another traffic study?

18. Will the project generate significant amounts of solid waste or litter?

19. Will the project change any existing features of hills or make substantial alteration of ground contours?

20. Will there be a substantially increase in fossil fuel consumption (electricity, oil, natural gas, etc.)?

21. Is there a relationship to a larger project or series of projects?

22. List any previous environmental documents or technical studies prepared for this site:

23. Describe the project site, as it exists before project implementation, including information on topography, soil stability, plants and animals, and any cultural, historical, or scenic aspects. On an attachment describe any existing structures on the site, and the use of the structures.

24. On an attachment, describe the surrounding properties, including information on plants and animals and any cultural, historical, or scenic aspects. Indicate the type of land use (residential, commercials, etc.), intensity of land use (single family dwelling(s), apartment houses, shops, department stores, etc.), and scale of development (height, frontage, set-back, rear yard, etc.). Attach photographs of the vicinity.

Attachment A

(Please use this form to amplify any answer. Be sure to identify which question is being amplified.)

APPLICATION CERTIFICATE

ALL OWNERS OF RECORD MUST SIGN THIS CERTIFICATE: (Attach it to the application)

List Assessor's Parcel Number(s) of the project property:

List Assessor's Parcel Number(s) of all property contiguous to the project property, which is owned or beneficially controlled by the individual(s) signing this Certificate:

The undersigned owner(s) or officer(s) in the organization owning the lands for which this application is made, states that he/she or the organization is aware that the application is being filed with the San Bernardino County Planning Division, and certifies under penalty of perjury that the County applications forms have not been altered and that the information contained in this application is true and correct. I (We) acknowledge that additional materials may be necessary to provide to the Planning Division once the preliminary review of the specifics of the project has been initiated.

I (We) further agree that if any information contained in this application proves to be false or incorrect, the County of San Bernardino and any special purpose or taxing district affected thereby are and shall be released from any liability incurred if a certificate of compliance is or has been issued on basis of this application. I understand that under such circumstances any such certificate shall be null and void and shall be returned to the County for cancellation.

If this is an actual cost application, the applicant agrees to pay all accumulated charges for this project. For any type of application, the applicant also agrees to defend, indemnify and hold harmless the County, its agents, officers and employees from any claim, action or proceeding attacking or seeking to set aside, void or annul the approval of all or part of the matters applied for, or any other claim, action or proceeding relating to or arising out of such approval. This requirement includes the obligation to reimburse the County, its agents, officers and employees for any court costs or attorney fees which the County, its agents, officers or employees are required by a court to pay as a result of such claim, action or proceeding. The County agrees to notify the applicant of any such claim, action or proceeding promptly after the County becomes aware of it. The County agrees to cooperate in the defense provided by the applicant. The County may, at its own expense, participate in the defense of the claim, action or proceeding, but such participation will not relieve the applicant of applicant's defense and indemnification obligations.

Any persons signing with Power of Attorney for others must print the names of those individuals in the signature block and attach a notarized copy of the Power of attorney.

(Print) (APPLICANT OR LEGAL AGENT)

Signature Date

REGISTRATION NO.
(IF R.C.E. OR LICENSED LAND SURVEYOR)

(Print) (OWNER(S) OF RECORD)*

Signature Date

(Print) (OWNER(S) OF RECORD)*

Signature Date

(Print) (OWNER(S) OF RECORD)*

Signature Date

*If property is owned by corporation, partnership or other group, signee should indicate corporate position or title and submit substantiating documentation (e.g. incorporation certificate).