

[Planning Department](#)

9229 West Loomis Road
Franklin, Wisconsin 53132

☎ (414) 425-4024

✉ generalplanning@franklinwi.gov
franklinwi.gov



APPLICATION DATE: _____

STAMP DATE: _____ city use only _____

PLANNED DEVELOPMENT DISTRICT (PDD)

PROJECT INFORMATION [print legibly]

APPLICANT [FULL LEGAL NAMES]

APPLICANT IS REPRESENTED BY [CONTACT PERSON]

NAME:	NAME:
COMPANY:	COMPANY:
MAILING ADDRESS:	MAILING ADDRESS:
CITY/STATE: ZIP:	CITY/STATE: ZIP:
PHONE:	PHONE:
EMAIL ADDRESS:	EMAIL ADDRESS:

PROJECT PROPERTY INFORMATION

PROPERTY ADDRESS:	TAX KEY NUMBER:
PROPERTY OWNER:	PHONE:
MAILING ADDRESS:	EMAIL ADDRESS:
CITY/STATE: ZIP:	DATE OF COMPLETION: office use only

SIGNATURES

The applicant and property owner(s) hereby certify that: (1) all statements and other information submitted as part of this application are true and correct to the best of applicant's and property owner(s)' knowledge; (2) the applicant and property owner(s) has/have read and understand all information in this application; and (3) the applicant and property owner(s) agree that any approvals based on representations made by them in this Application and its submittal, and any subsequently issued building permits or other type of permits, may be revoked without notice if there is a breach of such representation(s) or any condition(s) of approval. By execution of this application, the property owner(s) authorize the City of Franklin and/or its agents to enter upon the subject property(ies) between the hours of 7:00 a.m. and 7:00 p.m. daily for the purpose of inspection while the application is under review. The property owner(s) grant this authorization even if the property has been posted against trespassing pursuant to Wis. Stat. §943.13.

(The applicant's signature must be from a Managing Member if the business is an LLC, or from the President or Vice President if the business is a corporation. A signed applicant's authorization letter may be provided in lieu of the applicant's signature below, and a signed property owner's authorization letter may be provided in lieu of the property owner's signature[s] below. If more than one, all of the owners of the property must sign this Application).

☐ I, the applicant, certify that I have read the following page detailing the requirements for plan commission and common council approval and submittals and understand that incomplete applications and submittals cannot be reviewed.

PROPERTY OWNER SIGNATURE:	APPLICANT SIGNATURE:
NAME & TITLE: DATE:	NAME & TITLE: DATE:
PROPERTY OWNER SIGNATURE:	APPLICANT REPRESENTATIVE SIGNATURE:
NAME & TITLE: DATE:	NAME & TITLE: DATE:

SUBMITTAL REQUIREMENTS

- ☐ This application form accurately completed with signatures and/or authorization letters.
- ☐ Word Document legal description of the subject property.
- ☐ Three (3) complete collated sets of application materials to include.
 - ☐ Three (3) project narratives.
 - ☐ Three (3) folded copies of the Site Plan package, drawn to scale (e.g., Site Plan, Building Elevations, Landscape Plan, Outdoor Lighting Plan, Natural Resource Protection Plan, Natural Resource Protection Report).
- ☐ One (1) colored copy of the building elevations, *if applicable*.
- ☐ One (1) copy of the Site Intensity and Capacity Calculations, if applicable (see Unified Development Ordinance Section 15-9-04).
- ☐ Email or flash drive with all plans / submittal materials (pdf format preferred).

Please keep a copy of your application materials, applicants must provide 12 copies of application materials prior to the Plan Commission hearing.

FILING FEES

Select one of the following:

- ☐ \$6,000 + developer's deposit: New PDD.
- ☐ \$5,900: PDD Major Amendment.
- ☐ \$850: PDD Minor Amendment.

Payment options:

- ☐ Mail or attach check payable to the City of Franklin.
- ☐ Pay in person at City Hall.
- ☐ Pay online (you will receive an invoice by email).

Developer's deposit (\$3,000) is required in addition to filing fees at the time of submittal, it may require replenishment.

PROCEDURE

Pursuant to the Unified Development Ordinance [Section 15-10-06](#), when a new Planned Development District (PDD) is proposed, it should follow this general procedure:

- A. Pre-Filing Administrative Review Conference. Please contact the Planning Department to schedule a meeting.
- B. Pre-Filing Project Introduction (Optional), this step is for initial comments and feedback from the Plan Commission and Common Council and it's not binding. See Concept Review application form for more information.
- C. Application Requirements Waiver Request (Optional).
- D. Application for a Planned Development, submit this form with all requirement listed above to the Planning Department.
- E. Referral to Plan Commission.
- F. Hearing and Recommendation by the Plan Commission.
- G. Action by Common Council.

For Amendment to Planned Development Districts procedure, see Unified Development Ordinance [Section 15-10-07](#).

The Unified Development Ordinance (UDO) is available on the city's website.

APPROVALS FROM OTHER CITY DEPARTMENTS

Approvals from other city departments may be required for the following:

- [Engineering Department](#): Stormwater management, utilities, easements, erosion control, land disturbance permits.
- [Inspection Services Department](#): Building permits, trades permits (HVAC, plumbing, electrical), certificate of occupancy.
- [Fire Department](#): Alarm and sprinkler permits, hood system, clean agent system, underground (new build only).
- [Health Department](#): Retail food license, swimming pool license, hotel/motel license.
- [City Clerk](#): Liquor license, day care license, entertainment license, hotel/motel tax.