



## Redevelopment (RD) and (RD-2) Development Procedure

The applicant shall furnish to the Planning Department the following information twenty-one (21) days prior to review by the Planning Commission (next to the last Tuesday of each month):

1. Effective 11/7/22, the following fees should be remitted to the Planning Department at the time of application submission:  
Site Plan Application Fee     \$250.00 (Check made payable to the City of Decatur)
2. Provide a copy of a deed showing current land ownership.
3. A completed "RD" Permit Application form -(attached).
4. 25 copies of the site plan for the proposed development drawn by a registered Civil Engineer of the State of Alabama, showing all existing and proposed:
  - a. Building foot prints
  - b. Loading and unloading areas including dumpster locations
  - c. Ingress and egress to the property
  - d. Parking area and number of parking spaces
  - e. Drainage plans
  - f. Proposed landscape areas: Please refer to RD or RD2 in the Zoning Ordinance.
  - g. Proposed fencing (required only for Commercial or Industrial development adjacent to residential property)
  - h. Proposed lighting plans: Please refer to RD or RD2 in the Zoning Ordinance.
  - i. Signage Plans
  - j. Internal circulation
5. Conformity with the Zoning Ordinance of the City of Decatur is NOT checked by the City Planning Commission. Zoning Ordinance conformity is checked by the City Building Department when the application for a building permit is reviewed.
6. All plans should also be submitted electronically. Documents and applications should be in ".docx or .pdf" format and plats and drawings should be in ".dwg/.dxf" format
7. Applications can be emailed to [planningcommissionapplications@decatur-al.gov](mailto:planningcommissionapplications@decatur-al.gov).



## Application for Redevelopment (RD or RD2) Permit

Date: \_\_\_\_\_

Control No. \_\_\_\_\_

Planning Commission for the  
City of Decatur, Alabama

Gentlemen:

I hereby request permission to develop property located in a \_\_\_\_\_ district as hereinafter shown:

### DESCRIPTION OF PROPERTY

Street Address: \_\_\_\_\_

Lot \_\_\_\_\_ Block \_\_\_\_\_ Plat \_\_\_\_\_

Drawing (Titles) 1. \_\_\_\_\_ 4. \_\_\_\_\_

2. \_\_\_\_\_ 5. \_\_\_\_\_

3. \_\_\_\_\_ 6. \_\_\_\_\_

### SUPPORTING DATA

Proposed Use of Land: \_\_\_\_\_

### OTHER INFORMATION

Name, title, full address and phone number of:

Property Owner(s) as shown on deed provided:

\_\_\_\_\_

Phone: \_\_\_\_\_

Developer: \_\_\_\_\_

\_\_\_\_\_

Phone: \_\_\_\_\_

I certify the above information is true.

Signature: \_\_\_\_\_