Land Use Planning Checklists

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Required Provisions of a SALDO (Page 1 of 2)

W. VA. Code §8A-4-2(a)			
Code Provision	Where Found (Page #)	Comments	
A minor subdivision or land development process			
The authority of the planning commission and its staff to approve a minor subdivision or land development			
A major subdivision or land development process			
The authority of the planning commission to approve a major subdivision or land development			
Standards for setback requirements, lot sizes, streets, sidewalks, walkways, parking, easements, right-of-way, drainage, utilities, infrastructure, curbs, gutters, street lights, fire hydrants, storm water management and water and wastewater facilities			
Standards for flood-prone or subsidence areas			
A review process for subdivision or land development plans and plats by the planning commission			
An approval process for plans and plats by the planning commission			
A process to amend final approved plans and plats			
A requirement that before the development of land is commenced, plans and plats must be approved by the applicable planning commission in accordance with the comprehensive plan, if a comprehensive plan has been adopted			

This checklist has been developed by the Land Use and Sustainable Development Law Clinic at the West Virginia College of Law. The checklist is for informational purposes and should only be used as a guideline when addressing land use regulations in West Virginia. This checklist is not a substitute for legal advice and summarizes the legal requirements set out in full in Chapter 8A of the West Virginia Code. All rights reserved.

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Required Provisions of a SALDO (Page 2 of 2)

W. VA. Code §8A-4-2(a)			
Code Provision	Where Found (Page #)	Comments	
A requirement that after approval of the subdivision or land development plat by the planning commission and before the subdivision or development of land is commenced, the plat shall be recorded in the office of the clerk where the majority of land lies			
A schedule of fees to be charged			
The process for granting waivers from the minimum standards of the subdivision and land development ordinance			
Improvement location permit process			
The acceptable methods of payment to cover the cost of water and sewer service infrastructure			
The process for cooperating and coordinating with other governmental agencies affected by the subdivision and land development ordinance			
Penalties for violating the subdivision and land development ordinance			

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