

# MAJOR & MINOR SUBDIVISION APPROVAL PROCESS

## BUNCOMBE COUNTY, NC

### STEP 1

- Meet with Planning Staff to review draft plans/ideas; or
- email your draft plat for informal review



### STEP 2

FORMAL SUBMITTAL  
OF PRELIMINARY PLAT

Plans  
Complete



PRELIMINARY

### STEP 3a

STORMWATER &  
EROSION CONTROL

May be required if your lot size or  
area of disturbance is over 1 acre.



\*Resubmittal may  
be required if plan  
deficiencies are found.

ENV. HEALTH  
& FLOOD



WATER



### 3b

SEWER



NCDOT



### 3c

ZONING APPROVAL

Conditional Use Permit required for:

- mixed-use development
- Planned Unit Development
- multi-family projects



STAFF OR PLANNING BOARD  
APPROVAL OF PRELIMINARY  
PLATS



### STEP 4

INFRASTRUCTURE



**A** Submit a Financial  
Guarantee for the  
completion of infrastructure

-OR-

**B**  
Construct all infrastructure  
and submit engineer's certification -  
the County will inspect the roads



CHANGES TO PLATS REQUIRES  
THAT A REVISED PLAT BE SUBMITTED

INFRASTRUCTURE

SKIP TO DRAFT FINAL PLAT IF DOING FINANCIAL GUARANTEE

### STEP 6

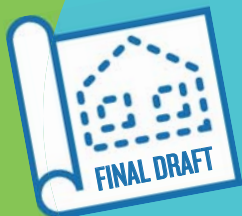
DRAFT FINAL PLAT SUBMITTED



AS-BUILT SUBMITTAL

### STEP 5

- As-Built drawing showing completed  
infrastructure (roads and utilities)
- Engineer's certification of the roads



### STEP 7

FINAL PLAT  
SUBMITTED FOR

*Signatures*

& Record at the  
Register of Deeds

PROCEED TO  
BUILDING PERMITS!



Financial Guarantee returned  
after completion of  
STEP 4-B Infrastructure, and  
STEP 5 As-Built

FINAL PLAT APPROVAL