

DO I NEED A PRELIMINARY PLAT?

CITY OF KEENE • DEVELOPMENT SERVICES

Use the questions below to determine whether your proposal may require preliminary-plat review. Final determination is made by City staff.

1 ARE YOU ESTABLISHING, DIVIDING, RECONFIGURING, OR REPLATTING PROPERTY?

YES

Continue to Question 2.

NO

A subdivision plat may not be needed. Contact Development Services to see if another review may apply.



2 IS THE PROPERTY ALREADY LEGALLY PLATTED?

YES

Continue to Question 3.

NO

Property has never been platted → A plat is generally required before building permits or development approvals. Continue to Question 3 to determine the likely plat process.



3 WILL THE PROPOSAL CREATE MULTIPLE LOTS, NEW STREETS, OR SUBDIVISION INFRASTRUCTURE?

YES

Continue to Question 4.

NO

A minor plat or replat may be more appropriate. Contact Development Services before submitting.



4 WILL THE PROJECT REQUIRE PUBLIC IMPROVEMENTS OR OTHER SUBDIVISION INFRASTRUCTURE?

Examples: public streets, public water/sewer extensions, drainage improvements, easements, or other improvements required by the City.

NO

A preliminary plat may not be required based on this screening.
Contact Development Services to determine the appropriate plat type.

YES

PRELIMINARY PLAT

Likely required. Begin with preliminary-plat review, followed by Final Plat approval as applicable.

PRELIMINARY PLAT

A preliminary plat is typically used when a new subdivision or development layout requires detailed review of proposed lots, streets, utilities, easements, drainage, access, and other subdivision improvements. This does not guarantee approval; all applicable City requirements still apply.

BEFORE YOU SUBMIT

✓ Confirm the proposed lot count and layout	✓ Confirm whether public improvements are required	✓ Contact Development Services for a property-specific determination
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Reference: City of Keene subdivision regulations. Informational graphic only.