



## Forsyth County Water and Sewer Department

### COMMERCIAL SITE PLAN REVIEW CHECKLIST

**Note: Sewer capacity fees are due prior to approval of construction plans. Fees based on gallons of use per day and rates are dependent on sub-basin in which construction is planned. Please submit payment and sewer reservation agreement or a sewer transfer a minimum of one (1) week prior to sign off to allow time for review and approval by director. Provide sewer demand calculation and site exhibit with sewer reservation agreement.**

- ☐ Please fill out a Water Distribution / Sanitary Sewer Addition Submittal Form and submit with plans presented for review and approval.
- ☐ All new drive through car washes, including in-bay and conveyor washes, must be equipped to recycle water.
- ☐ The following certification shall be made by the Design Engineer and included with Water Distribution System construction notes: *"I certify that the proposed water distribution system has been designed in accordance with the Forsyth County Water and Sewer Department document titled Standard Specifications for Water Distribution Systems and Sanitary Sewer Systems, including all amendments."*
- ☐ Add the following notes:
  - Source of Water and Sewer is Forsyth County Water & Sewer Department.
  - Notify Forsyth County Water & Sewer Department 24 hours prior to construction. Contact the Construction Inspector Supervisor at (770) 781-2160, ext. 5945.
  - Certificate of Occupancy will not be issued until final inspections completed by Forsyth County Water & Sewer Department.
- ☐ Georgia D.O.T. utility permit is required. Submit detailed drawing of all water line work on r/w on 8½"x11" sheet. Show existing and proposed rights-of-way, distances in both directions to nearest intersections, road names, existing and proposed pavement widths, location of existing or proposed water and sewer, and distance off edge of pavement.
- ☐ Show and label existing water mains.
- ☐ Provide Forsyth County water and sewer details.
- ☐ Show water meter on right-of-way. Label water meter size and provide material specifications for service line on both sides of meter.
- ☐ Fire protection lines: Show D.I.P. Class 350; for wet taps show fabricated tapping sleeve, show deadman on both sides of vault, show fire meter and backflow prevention per standard detail 8.1
- ☐ Fire or Water Vaults require 15' x 30' minimum easement, positioned adjacent to right-of-way.
- ☐ Label fire flow information on existing road and label flow information at 20 residual PSI for all proposed fire hydrants. Submit fire flow report based on field flow test under engineer's seal and signature. Internal water lines must be sized to meet fire flow of 1500 gpm or irrigation flows of 20 gpm per lot (whichever is greater) any extensions or upgrades to water lines required by this development shall be done at owner's expense.
- ☐ For all jack and bore situations, specify 2 neoprene casing straps and D.I.P. carrier pipe with "gripper gaskets". Steel casing size and specify the length.
- ☐ Show irrigation meter and size, if used.
- ☐ 3" and larger turbine meters require strainers before meter and pressure reducing valve after backflow.

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- ☐ Purchase water meters when plans presented for approval. Prior to coming in to purchase meters, obtain address form from the GIS department. Please note that if irrigation meters requested, obtain an irrigation permit from the Planning and Community Development Department prior to purchase.
- ☐ Provide "RPZ" backflow device installed in a "hot box" at the water meter.
- ☐ The following certification shall be made by the Design Engineer and included with Sanitary Sewer System construction notes: *"I certify that the proposed sanitary sewer system has been designed in accordance with the Forsyth County Water and Sewer Department document titled Standard Specifications for Water Distribution Systems and Sanitary Sewer Systems, including all amendments."*
- ☐ No dumpster pads, roof or pool drains, or air conditioning condensate drains allowed into sanitary sewer system.
- ☐ Sanitary sewer manhole inverts in .20 higher than invert out, laterals.
- ☐ Provide profile for all existing sanitary sewer lines.
- ☐ Cleanouts shall be located where the sewer service line crosses the easement line or county right-of-way.
- ☐ Show existing and proposed sanitary sewer easement.
- ☐ Show sampling manhole on sanitary sewer lateral with pretreatment structures or devices.
- ☐ Engineers seal on water and sewer design work.
- ☐ Any sites connecting to private sanitary sewer system must have Forsyth County Board approval.
- ☐ E.P.D. approval is required on private sanitary sewer and water plans; main lines only, no service lines.
- ☐ Provide calculations of sewer demand for subject project under the seal and signature of the engineer of record.
- ☐ For site developments served by Fulton County, City of Cumming or private wastewater treatment plants, a letter is required from the appropriate party stating that all pre-treatment requirements are satisfied in the design. Sanitary discharges treated at Forsyth County treatment plants are subject to the Forsyth County pre-treatment standards.
- ☐ Inspection fee based on linear feet of sewer in project. Fee scale based on pipe diameter. Minimum fee is \$1750.00.
- ☐ Review fee is \$1000.00.
- ☐ Add standard utility construction notes.
- ☐ For any offsite easements, please contact the Right of Way Coordinator at 770-886-2795 for correct information required for filing and approval prior to sign off of the Land Disturbance Permit (LDP). Please submit a minimum of one (1) week prior to sign off to allow time for review and approval by Forsyth County Water and Sewer Department.