



FINAL PLAT CHECKLIST

All construction must be completed and the as built drawings approved by the site utility inspector before the final plat can be approved by the Forsyth County Water and Sewer Department for recording. Call Jay Kile at (770) 886-2790 to confirm satisfactory completion of construction and approval of as built information included on the final plat.

As Built Drawings

The following certification shall be included on the As-Built Drawings and signed by the Design Engineer:

“I certify that the water distribution system and/or sanitary sewer system depicted by this As-Built Drawing was constructed in accordance with the plans approved by the FCDWS. The information submitted on this As-Built Drawing is to the best of my knowledge and belief, true, accurate and complete.”

A copy of Digital As-Built Drawings will also be required before sign off on the Final Plat

Water Distribution System

- Water lines shown on the final plat must reflect as built conditions
- Pipe size and material must be noted on the plan.
- Material lists must be provided in tabular form to indicate length of water main, type of pipe material, and gate valves for each street shown on the plat
- Each fire hydrant must be tested at completion of construction to determine available fire flow. Each fire hydrant must be labeled to indicate the calculated flow in gallons per minute at 20 PSI residual pressure. An original copy of fire flow test results must be submitted with the final plat under seal and signature of the engineer who conducted the tests and provided the flow results.
- If irrigation meter was purchased at entry, please provide P&D's irrigation final inspection report, as well as backflow test report.
- Bacteria tests fees of \$40 per test are due prior to signoff.

Sanitary Sewer

- Sanitary sewer lines shown on the final plat must reflect as built conditions.
- Material lists must also be provided in tabular form to indicate the total length of sanitary sewer lines, type of pipe material, and manholes for each street shown on the plat

- Sanitary sewer lateral locations must be labeled with stations to indicate the distance the lateral was installed from the nearest down stream manhole
- As built sanitary sewer profiles must also be included in the plat presented for recording. The profiles should show the final grade and include elevations for the tops of manholes, inverts in and invert out, pipe material, sizes, slopes, and length of pipe between manholes

Sanitary Sewer Easements

- Sanitary sewer easements must be shown on the plat. If a separate plan for sewer as built information is to be recorded, the easements must appear on both plan views
- A utility easement agreement must be executed and recorded for all sanitary sewer lines located outside of the rights-of-way of the streets or roads dedicated to Forsyth County. An exclusive easement must be recorded for all water and sanitary sewer constructed within private roads or easements. Copies of the agreement form are available upon request. Legal descriptions of the easement(s) and exhibits must be attached to the executed agreement in a form suitable for recording.
- If the Grantor of the easement is a corporation, the corporate seal must be affixed where indicated on the form and signed by the president of the corporation. In the event the Grantor is not the president of the corporation, the grantor must provide documentation to prove that the individual signing the agreement has the authority to grant the easement to Forsyth County or an additional signature from another corporate officer. In the case of limited partnerships, two signatures are required from the partners attesting to the authority to convey title to the easements. Questions regarding easements should be directed to Rhonda Peck at (770) 886-2795. Ms. Peck must approve easement documents before the plat can be approved for recording.
- In the event a pumping station is part of the sanitary sewer system, the pumping station site, including access road, must be dedicated to Forsyth County by deed and appropriate documents must also accompany the plat submitted for recording.
- Easements must be drivable and free from obstructions

Water and Sewer notes required on Cover Sheet of Final Plat

- Upon recording of this plat, all sanitary sewer easements are dedicated to Forsyth County Water & Sewer
- Water source is the Forsyth County Department of Water and Sewer
- Sanitary sewer source is the Forsyth County Department of Water and Sewer
- The developer/contractor is responsible for maintenance of all infrastructure for a period of 18 months after the recording date of the final plat
- All sanitary sewer lines will be air tested after all other utilities are installed. It is the developer's responsibility to contact the Forsyth County Department of Water & Sewer when all other utilities are installed and the site is ready for air testing. Certificates of Occupancy permits will not be issued until all air testing is complete.
- Structures or fences will not be allowed in sanitary sewer easements, utility easements, or access easements.

Internal Use Only

SEWER CAPACITY

Was Sewer Capacity purchased specifically for this development? Yes No

Receipt # _____ Date _____ Paid _____ Amount _____

Is a Sewer Transfer Agreement needed before sign-off? Yes No

Capacity purchased / transferred _____ GPD

Capacity required _____ GPD

Sewer flows to: _____ WRF

FEES COLLECTED

Bacteria Tests Sewer tap fee

EASEMENTS

Checked Recorded