

**Utility Plan (Water & Sewer)**

**Date of Review:**

**Project:**

**A/P#:**

\_\_\_\_\_ Show all utilities, existing and proposed.

\_\_\_\_\_ Provide project description regarding existing & proposed Water/Sewer .

\_\_\_\_\_ Sanitary Sewer is available.

\_\_\_\_\_ Show septic tank and drain field location. (Sanitary sewer is not available)

\_\_\_\_\_ Show size, material type, location, and flow direction of existing sanitary sewer main.  
(Records available at 1580 Roadhaven Drive, Stone Mountain.) Must be field verified.

\_\_\_\_\_ Show, label & station proposed sewer lines, manholes, flow direction, type & size of line(s).

\_\_\_\_\_ Show deflection angles at manholes.

\_\_\_\_\_ Show SS Easement:

<u>Main Diameter</u>	<u>Cover Depth</u>	<u>Min. Esmt. Width</u>
15" or less	< 8 ft	15 ft
15" or less	8 - 16 ft	20 ft
15" or less	16 - 22 ft	25 ft
15" or less	23 - 30 ft	30 ft
16"to 30"	< 16 ft	25 ft
16"to 30"	16 - 22 ft	30 ft
16"to 30"	23 - 30 ft	40 ft
>30"	Any	50 ft

\_\_\_\_\_ Minimum Depth of Cover for Sanitary Sewer Mains:

**7 ft within** road right-of-way

4 ft in unpaved areas

\_\_\_\_\_ Manhole spacing:

Max distance between MHs for mains under 24" : 400 feet

Max distance between MHs for mains 24" to 36" : 500 feet

Max distance between MHs for mains over 36" : 800 feet

\_\_\_\_\_ Minimum slope for all sanitary sewer lines is 0.8 %, unless approved by Water/Sewer Engineer.

\_\_\_\_\_ Show Manhole number, station, top & invert elevations.

\_\_\_\_\_ Maintain 0.2 ft elevation drop through manhole.

\_\_\_\_\_ Label Sanitary Sewer lateral: 6" DIP @ min. 1% slope & min. 4 ft cover (TYP).

\_\_\_\_\_ Gravity Sewer Line material shall be PVC (SDR35) or DIP (Class 350).

\_\_\_\_\_ Show 20 ft permanent sanitary sewer easement to upstream property.

- \_\_\_\_\_ Show all utility crossings on sanitary sewer profiles.
- \_\_\_\_\_ Sanitary Sewer plans need clarification or are inadequate (see plans).
- \_\_\_\_\_ Show size, material & location of existing water main(s).
- \_\_\_\_\_ Water & Sewer Dept. requires that a backflow preventer device be installed (if currently existing) on each domestic or fire service line, and any other type of water service connection. Contact Bashir Kahn @ 404-687-4052.
- \_\_\_\_\_ Water meter(s) must be located within the Right-of-way.
- \_\_\_\_\_ Show minimum fifteen (15') feet water main easement for all County maintained lines not within right-of-way.
- \_\_\_\_\_ Fire Hydrant Spacing:  
Every 300 ft in Commercial Areas  
Every 400 ft in Residential Areas
- \_\_\_\_\_ Show/Label location of all proposed & existing fittings/appurtenances.i.e. fire hydrants, valves, meters. Identify by name, size & type.
- \_\_\_\_\_ Potable water mains shall maintain a ten (10') feet horizontal and eighteen (18) inch vertical clearance from non-potable pipelines.
- \_\_\_\_\_ Water mains shall be located on the North and East side of streets.
- \_\_\_\_\_ Water main size:  
Residential: Minimum eight (8") inch diameter  
Commercial: Minimum twelve (12") diameter

**ADD NOTES:**

- \_\_\_\_\_ **NOTE** All design & construction for water, sewer, fire lines, lift stations & backflow prevention shall comply with Dekalb County Department of Watershed Management Design Standards 2009 Edition, Version 1.0. Actual Field conditions may dictate more stringent requirements if deemed necessary by the construction inspector.
- \_\_\_\_\_ **NOTE** Developer shall provide record drawings "as-built plans" and "final plats" (if applicable) in hard copy and electronic format, as well as, record all easements that will be dedicated to Dekalb County in the court house, prior to approval of as-built plans.
- \_\_\_\_\_ **NOTE** F.O.G. Compliance (Grease Trap) review and approval required.  
Call (404) 687-7150 or (404) 687-7157.
- \_\_\_\_\_ **NOTE** Projects involving construction of townhomes and/or condominiums are required to have individual meters for each unit.
- \_\_\_\_\_ **NOTE** Field changes during construction must be submitted for review and approval by the County Water & Sewer Engineer BEFORE changes are implemented.
- \_\_\_\_\_ **NOTE** For projects within cities, developer shall provide a maintenance bond to Dekalb County for Watershed utilities prior to approval of as-built plans.

**NOTE** Contractor must jet clean and T.V. sanitary sewer lines after connections are made to the existing sewer tie-in points. Tracer wire to be installed for PVC pipes.

**NOTE** Contractor must notify the Water & Sewer Construction Inspector at least 72 hours prior to commencing construction activities.

District:	12 & 15	11 & 16	18 (West)	6 & 18 (East)
Inspector:	L. Kelley	D. O'Brien	M. McGuire	M. Favors
Office:	404-371-2149	404-687-4050	404-687-4060	404-371-2110
Cell:	404-391-4164	678-614-7971	770-274-9024	678-614-6740

**NOTE** Thrust blocks are required wherever pipe changes direction (tees, bends, etc.).

**NOTE** Gravity Sewer Line material shall be PVC (SDR35) or DIP (Class 350).

**NOTE** Provide easement plat & deed for review for all sanitary sewer and water easements. (after construction and with as-builts)

**NOTE** Water & Sewer Access Fees need to be paid under the following circumstances:  
New Construction, Re-development, Additions, Change of Use, etc.  
These fees are to be paid at 330 W. Ponce de Leon Ave, 2nd Floor.  
Failure to settle these fees will result in delays for obtaining Water & Sewer Plan approval, as well as certificate of occupancy/completion.  
Call (404) 371-4918 for fee calculations or any questions.

**NOTE** Fire lines, F.O.G., Backflow Prevention, and Lift Stations require a separate review.

**NOTE** To purchase a copy of the Design Standards, please call (770) 414-2383 or (770) 621-7272.

Add block for total proposed water/sanitary sewer infrastructure (on Utility Plan & Cover).

SS: # MHs: LF of SS:  
Water: # FHs: LF of Water:

Additional Comments:

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PLEASE ADDRESS ALL ITEMS WITH AN "X" AND IN "ADD'L COMMENTS" AREA.  
PLEASE RETURN REDLINED PLANS & CHECKLIST WITH REVISION.  
RETURN WITH (3) REVISED SETS.

Reviewer: Michelle L. (Jackam) Otts, PE

(404) 371-4918