



DEVELOPER EXTENSION **PLAN PREPARATION REQUIREMENTS**

Plans for all water and sewer system improvements shall be accurate, legible and properly detailed, and afford the maximum degree of understandability.

CONSTRUCTION PLANS

An electronic copy of the water and sewer construction plans shall be submitted in pdf format to the District Engineer for preliminary review and comment.

When ready for approval, five (5) copies of 22" x 34" paper plans shall be submitted for District signature, along with an electronic file containing one (1) AutoCAD DWG file compatible with AutoCAD 2019 or earlier version.

The electronic file shall contain the following information in one file (no External References or XREFs):

- i. Approved Water Infrastructure
- ii. Approved Sewer Infrastructure
- iii. Proposed Parcel Lines
- iv. Proposed Building Footprints with Lot annotation (if applicable)
- v. Proposed Street Centerlines

The AutoCAD DWG file and all layers in that plan shall be set and moved to the coordinate system NAD 1983 State Plane Washington North FIPS 4601 feet (ESRI:102748).

An alternate name for this coordinate system is EPSG Projection 2285 - NAD83/Washington North (Feet US).

Contact District staff for FTP site or electronic file submittal requirements.

Construction plans for the water and sewer system improvements shall meet the following minimum requirements:

GENERAL REQUIREMENTS

- 1) Plans for the water system shall be separate from those for sanitary sewer system.
- 2) Water and sewer plans should not be part of a land use agency, architectural or civil plan set, but should be a separate plan set for District review and approval. A SWPPP and erosion control plans may be required for jurisdictional ROW / utility permits, but should not be included with the water or sewer plans.
- 3) Final plans shall be stamped and signed by a licensed professional engineer.
- 4) Utility infrastructure design must meet all requirements of the current standards in District Code Chapter 6.20.
- 5) Include a legend showing all symbols and line types used on the plans.
- 6) All proposed new water and sewer mains shall be shown with a dark line weight, and show all storm water and existing water / sewer facilities in a light line weight.
- 7) Do not include a copy of District details, but reference SLWSD standard detail number in applicable notes and callouts.

ALL SHEETS SHOULD INCLUDE:

- 1) North Arrow as appropriate, either pointing up or to the left, but never down.
- 2) 1" = 50' horizontal and 1" = 5' vertical, or appropriate engineering scale for the project site as approved by the District.
- 3) Quarter, Section, Township, and Range at the top center.
- 4) District Approval Block in the lower right with the District project number, see General Notes for an example.
- 5) Title Block in the lower right with project name and site address(es).

FIRST SHEET SHOULD INCLUDE:

- 1) Project contact information including the Developer, Surveyor and Design Engineer.
- 2) County or City project file number.
- 3) Benchmark location and vertical datum. NAVD88 must be used for all elevations, and shown with conversion from NAVD29 if necessary.
- 4) Brief legal description with tax parcel number(s).

- 5) Table of Contents.
- 6) Vicinity Map in the upper right.
- 7) SLWSD General Notes.

PLAN AND PROFILE SHEETS SHOULD INCLUDE:

- 1) Length, size, and material for each run of new water and sewer main labeled above the pipe.
- 2) Sewer main slopes should be shown as a percentage (0.5%).
- 3) Invert elevations for all existing and proposed manholes, include in / out elevations and directional orientation.
- 4) Profile views are required for all sewer mains. Profile view shall be oriented directly above or below the respective plan view for small scale projects on a single sheet. For large scale projects or as approved by the District, plan and profile views may be shown on separate sheets.
- 5) Show the proposed water main in the sewer profile and include the depth of cover.
- 6) Location, size, and type of existing and proposed backflow prevention assemblies (i.e. RPBA or DCVA).
- 7) Location, size, and type of existing and proposed sewer pre-treatment facilities.
- 8) Any existing water and sewer mains with pipe size and type. Note if existing facilities are to be removed or abandoned as appropriate.
- 9) All existing water services, meters, side sewers and septic drain fields.
- 10) Pavement cuts with dimensions required for water and sewer connections to existing facilities in public Right-of-Way.
- 11) Existing and proposed storm water conveyance and detention facilities, including low impact development features, on both plan and profile views.
- 12) Dimension of separation between all water and sewer mains, as well as separation distance to storm water conveyance and detention facilities.
- 13) Existing and proposed easements, including width. Include the recording number for existing easements, and note if the easement is to be relinquished.
- 14) Offset of water and sewer main(s) from road centerline, buildings, property lines, etc.
- 15) Provide location stationing of all water and sewer facilities, including sewer laterals.
- 16) Location, width and cross section of existing and proposed roadways. Identify as a private road or public Right-of-Way.

- 17) All interior and project frontage improvements, including but not limited to sidewalks, driveways, curbs, gutters, planter strips, signs, mailboxes, poles, guy wires, vaults, etc. Use distinctive hatching to designate different surface types and uses (i.e. concrete vs. asphalt).
- 18) Location and size of all existing underground and overhead utilities, including electric, natural gas, and telecommunications.
- 19) All existing and proposed structures and obstructions, including but not limited to dwellings with address(es), rockeries, retaining walls, significant trees, landscaping, sidewalks, carports, garages and sheds. Note whether or not to be removed.
- 20) Address and tax parcel number of adjacent properties.
- 21) All water bodies, wetlands, steep slopes, and other critical areas. Include buffer distances.
- 22) Topography in minimum 5-foot contour intervals.
- 23) Finish floor elevations, including daylight basements, with the lot or unit number(s).
- 24) Proposed building footprint if known, and show number of units in multi-family (i.e. apartment) buildings.