



RESIDENTIAL ENGINEERING PERMIT PLANS

Subdivision Name / Lot # _____

Address _____

Owner/ Applicant _____

Contact _____ Ph. _____ Email _____

Residential engineering plans (individual lots only) must include the following items:

1. _____ Address and/or lot number and subdivision name.
2. _____ Site boundary survey with north arrow; Minimum scale 1" = 40'.
3. _____ All street names, widths, and location of right-of-way.
4. _____ Total lot area in acres and square feet.
5. _____ Limits of disturbance including all areas where any work will occur (tree save and silt fencing must be within the limits of disturbance). Label total disturbed acreage.
6. _____ Existing and proposed side walk, curb and gutter, driveway, building footprint, and structures.
7. _____ Impervious area in square feet (total area of building, structures, and driveway).
8. _____ Zoning buffers – show and label
9. _____ Stream buffers – show and label
10. _____ Drainage and utility easements – show and label. Show location of all pipes and structures (sewer manholes, storm structures, power boxes, etc.). Provide top and invert elevations of structures if available.
11. _____ Existing and proposed topography at 1-foot intervals for ground slopes < 2% and 2-foot intervals for slopes \geq 2% or existing and proposed spot elevations at all high and low points and elsewhere as necessary with associated flow arrows to illustrate drainage patterns.
12. _____ Existing and proposed location of sanitary sewer tie-in and water connection.
13. _____ Floodplain – show and label elevation.
14. _____ Base of all fill slopes steeper than 3:1 must terminate a safe distance from all property lines to allow for constructability and not adversely affect adjacent properties.
15. _____ Location and elevation(s) of retaining walls, note: retaining walls > 4' in revealed height require a separate building permit.
16. _____ Erosion and sedimentation control – show erosion control measures (including construction exit) and their locations.
17. _____ Tree survey identifying all trees over 18" and tree save areas.
18. _____ Tree protection plan – all trees to be saved must be protected with tree save fence located 1.3 feet from the trunk for each inch in trunk diameter. (At a minimum 2 trees + street trees are required for each lot).
19. _____ If 30" pine or 28" hardwood or 12" native flowering (or larger) trees are to be removed, a specimen tree removal permit is required. Additional tree planting may be required.
20. _____ Lots located within 2000 feet of the banks of the Chattahoochee River are subject to additional requirements (see Chattahoochee River Corridor requirements).