



City of Acworth
Development Department

4415 Center Street
Acworth, Georgia 30101
Office: (770) 974-2032
Zoning@acworth-ga.gov
www.acworth-ga.gov

DEVELOPMENT PLAN REVIEW APPLICATION

Project Name: \_\_\_\_\_

Former Project Name (if applicable): \_\_\_\_\_

Zoning District: \_\_\_\_\_ Acreage: \_\_\_\_\_ Number of Units (if applicable): \_\_\_\_\_

Owner(s) name: \_\_\_\_\_

Applicant(s) Name: \_\_\_\_\_

Property Location: \_\_\_\_\_
Property Address Land Lot(s), Parcel(s)

Contact Mailing Address: \_\_\_\_\_

Contact Phone Number: \_\_\_\_\_

Contact Email address (if available): \_\_\_\_\_

Note: After concept plans are approved by the Mayor and Board of Aldermen, civil construction plans may be submitted. All plan review application packages must be complete prior to review (see attached checklist). The City is billed by hourly basis from a contract engineer – the applicant is responsible for all fees incurred during the course of the review. This includes, but is not limited to, any extended reviews, resubmittals, telephone consultations, or meetings. All plan review fees need to be paid in full before any building or occupancy permits will be issued. By signing this application, the applicant and/or owner agree to these terms and conditions. The applicant is responsible for obtaining all Cobb County Fire and Water & Sewer approvals. Proof of approvals (stamped plans) is required prior to the City's approval. Corrugated Metal Pipes are not allowed for new developments.

Applicant Checklist:

\_\_\_ Required number of complete sets of development construction plans (1) with stipulations attached

\_\_\_ Required hydrology study (2 sets)

\_\_\_ Required fee (first submittal / 3 hour plan review) - \$750.00

\_\_\_ Resubmittal fee (each submittal) - \$500.00

\_\_\_ Submittal Sheet for Cobb County Fire and Cobb County Water & Sewer (See attached page)

\_\_\_ Applicant's completed checklist (See attached pages 3-14)

\_\_\_ Was a variance required? (If so, provide the City approved Stipulation Letter)

Owner's signature: \_\_\_\_\_ Date: \_\_\_\_\_

Print Owner's Name: \_\_\_\_\_

Applicant's signature: \_\_\_\_\_ Date: \_\_\_\_\_

Print Applicant's Name: \_\_\_\_\_



City of Acworth  
Development Department

4415 Center Street  
Acworth, Georgia 30101  
Office: (770) 974-2032  
Zoning@acworth-ga.gov  
[www.acworth-ga.gov](http://www.acworth-ga.gov)

**DEVELOPMENT PLAN REVIEW APPLICATION**

– Please be advised –

**This form must be completed & attached to the application form upon submittal for plan review and approval.**

Development:

---

---

Cobb County Fire & Emergency Services

The above mentioned civil site development plans have been approved and stamped by Cobb County Fire & Emergency Services for review.

\_\_\_\_\_

Cobb Fire Signature

\_\_\_\_\_

Date

\_\_\_\_\_

Print Name (Cobb Fire)

---

---

Cobb County Water & Sewer

The above mentioned civil site development plans have been approved and stamped by Cobb County Water & Sewer Department for review.

\_\_\_\_\_

Cobb Water Signature

\_\_\_\_\_

Date

\_\_\_\_\_

Print Name (Cobb Water)



**City of Acworth  
Development Department**

4415 Center Street  
Acworth, Georgia 30101  
Office: (770) 974-2032  
Zoning@acworth-ga.gov  
[www.acworth-ga.gov](http://www.acworth-ga.gov)

**DEVELOPMENT PLAN REVIEW APPLICATION**

Development Name: \_\_\_\_\_

Location: \_\_\_\_\_

Owner/Developer: \_\_\_\_\_

Contact: \_\_\_\_\_ Phone #: \_\_\_\_\_

Engineer: \_\_\_\_\_

Contact: \_\_\_\_\_ Phone #: \_\_\_\_\_

**\*\*\* This checklist shall be completed by the plan preparer and submitted with the application \*\*\***

**\*\*\* If a project has been approved with differing requirements by the Mayor & Board, please note as such on the plans\*\*\***

**\*\*\* This checklist does not constitute a full review. Applicant is responsible for all applicable City Codes and Ordinances \*\*\***

Applicant Verified	Item Addressed X = no	Re-review

**SITE DEVELOPMENT:**

- SD.01   Appropriate Scale (No less than 1" = 100') and North
- SD.02   Arrow Dedications Appropriately Indicated
- SD.03   Section Lines
- SD.04   Location, Width; Names of Streets and Railroads
- SD.05   Utility Easements
- SD.06   Existing and Proposed Site Topography
- SD.07   100-Year Flood Plain or Statement, Wetlands, State Waters and Buffers  
(Delineate: 25' undisturbed state / 50' undisturbed City / 75' impervious setback)
- SD.08   Delineate 100-year floodplain limits on the grading / drainage drawing, with the 100-year base flood elevations (BFE's)
- SD.09   Provide the cut-fill volume compensation cross-sections and calculations if construction fill is placed within the 100 year floodplain
- SD.10   Building Locations and FFE's
- SD.10   Location, Height and Materials of Walls and Fences
- SD.11

Applicant Verified	Item Addressed X = no	Item	Re-review
--------------------	--------------------------	------	-----------

- SD.12   Dumpster Location in Rear with Screen Enclosure (not chain link) and gate, 10' x 10' concrete pad, and hose bibb
- SD.13   Driveway Location and Dimensions
- SD.14   Applicable Covenants or Restrictions
- SD.15   Traffic Flow on Adjoining Streets Requires Improvements
- SD.16   Parking Location and Adequacy (See Parking Checklist)
- SD.17   Paved sidewalks (at least 5' wide) shall be provided along all road frontages
- SD.18   Landscape strip (at least 6' wide) shall separate sidewalks from roadway curbs. Where practical limitations require the sidewalk may be placed as close as 2' from the curb, but no closer than 2' unless authorized by the Mayor and Aldermen
- SD.19   Open Space Amount and Location
- SD.20   Protective Screening
- SD.21   ARC and GRTA Review Required
- SD.22   Storm Water Detention (See Storm Water Drainage Section)
- SD.23   Stream Crossing Requires Mayor and Alderman Approval
- SD.24   Vehicular Connection to Adjacent Commercial Properties (if applicable)
- SD.25   DOT Requirements: Georgia, Cobb, Acworth
- SD.26   Improvements to Existing Streets Needed to Accommodate Increased Traffic (City may require traffic counts and/or traffic studies)
- SD.27   Curb cuts shall be no closer than 40' to an intersection and no closer than 30' to another curb cut. A curb cut shall no less than 24' wide, no more than 30' wide and no closer than 20' to a property line without approval of Public Works Director
- SD.28   Corner Visibility: No fence, structure, sign, planting or other obstruction shall be within 15' of the intersection of the R/W (**Section 83 or as specified by the Public Works Department**)
- SD.29   Handicap Accessible Sidewalk along frontage
- SD.30   Hydrology Report (See Hydrology Report Review Checklist)

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

- SD.31   Storm Drains 42" and smaller carrying storm water from the street through lots shall be extended at least 60' behind the building (**Sub. & Dev. Reg's Section 31**)
- SD.32  
  - Water and Sewer (**Separate approval required by Cobb Water and**
  - Sewer and Cobb Fire**)
  - Sufficient Fire Hydrants
  - Hose bibbs at Dumpster Pads
  - Sewer profile with utility and storm crossings
- SD.33  

Septic Tanks: If Sanitary Sewer is not available and road frontage of lot is at least 100', septic tank may be approved by the Cobb County Health Dept. and the following shall be provided to the Health Dept:

  - (**Sub. & Dev. Reg's Section 30**)
  - Topographic Information
  - Location of Drainage Facilities, Natural and Proposed
  - Percolation Test Results Indicated on Plat
  - Sanitary Sewer Fixtures Per Dwelling Unit
- SD.34  

Loading spaces where required must be 12' x 35'
- SD.35   with 14' vertical clearance and must be screened
- SD.36   Number of loading spaces conforms to Table K (**Section 89**)
- SD.37   Erosion and Sedimentation Control Plan (See E&SC Plan Review Checklist)
- SD.38   State Erosion Control Certification Number and expiration date identified
- SD.39  

Detention facility structural wall review: The City and the City's Engineer both require a Structural Engineer to be retained by applicant

Dam Design Review: The City and the City's engineer both require a Structural Engineer to be retained by applicant
- PK.01   **PARKING REQUIREMENTS:**
- PK.02   Private Streets Shall Not Be Used to Satisfy Off-street Parking Requirements
- PK.03   Required Parking Spaces Conforms to Table J (**Section 85**)
- PK.04  

30% of Required Parking Spaces are in Side or Rear Yard for All Commercial, Industrial, and Dense Residential Districts (C-1, C-2, OIT, LRO, OP, LI, HI, R-5, RC, RM-6, and RM-8)

Overflow Parking: Additional parking above the maximums provided in Table J shall be constructed of impervious materials and shall be in rear or side yards

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

- PK.05   Required Parking Pavement Structure is: (Section 86)  
4" of 3,000 PSI Concrete with 20' Control Joints, Reinforced Asphaltic Concrete – Surface and Binder Totaling 3" Thickness Bricks in a 4" Concrete Base or Sand Granite Leveling Base
- PK.06   Parking Space Dimensions: 9' x 20'
- PK.07   Driveway Aisles:  
90° Parking – 24' Drive Isle Width  
60° Parking – 20' Drive Isle Width
- PK.08   Parking lot meets landscape requirements
- PK.09   No Parking in required front yard except single family residential which may have up to 35% of front yard used for parking
- PK.10   Overflow parking shall be designed to accommodate vehicles up to 8,000 pounds and may be grass pave, Turfstone, UNI Eco-stone, or other surfaces approved by the Administrator and City Engineer (Section 87)
- PK.11   Handicap parking meets ADA reqts (2% max slope, acces. route, details, etc.)

**STREET/ROADWAY DESIGN REQUIREMENTS:**

- RD.01   Subgrade Must Be at Least 98% Standard Proctor Density
- RD.02   Cul-de-sacs: 700' Maximum Length, 100' Diameter R/W; 80' Diameter
- RD.03   Roadway Minimum Roadway Grade – 1%
- RD.04   Horizontal Curves: Minimum radius of 100'; minimum of 100' tangent between reverse curves on major thoroughfares
- RD.05   Minimum roadway profile standards:

	R/W	WIDTH	BASE	BINDER	SURFACE	MAX.
		(BC – BC)	(GAB)	("E")	(SUPERPAVE)	GRADE
Major Thoroughfares	100'	52'	10"	3"	2"	5%
Industrial Streets	50'	30'	10"	3"	2"	15%
Collector Streets	50'	28'	8"	2"	1"	15%
Minor Streets	50'	24'	8"	2"	1"	15%

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

- RD.06  
  - Horizontal Sight Distance Minimums:
  - 400' for Major Thoroughfares
  - 300' for Minor Thoroughfares
  - 200' for Collectors and Local Streets
  
- RD.07   Intersections: No less than 60° angle of intersection; curb radius not less than 25'; R/W at radius shall be chords rather radii, from the beginning to the end of where the chord radius intersects the R/W Line
  
- RD.08   Either Curb and Gutter or Rolled Curb Shall Be Installed on All Streets
  
- RD.09   Sidewalks shall be provided near schools and other places of public assembly, in commercial areas, and intensive residential developments (i.e. Apartment Areas)
  
- RD.10   Storm drain minimum size under streets is 18 inches. (Section 29)
  
- RD.11   Storm Drains under roadways shall be reinforced concrete pipe (Paved invert required for running stream, i.e. 160 Ac drainage area)
  
- RD.12   Storm Drains 42" and smaller carrying stormwater from the street through lots shall be extended at least 60' behind the building (Section 31)
  
- RD.13   Gutter spread calculations, HEC-12, or approved alternate which show gutter spread for 25-year storm is less than half the travel lane with Manning "n" = 0.016 for pavement
  
- RD.14   Provide street profile drawings, showing all cross drains, culverts, inlets etc.
  
- RD.15   Fire Hydrants: Residential Subdivisions - Fire Hydrants (measured along hose lay) shall be no more than 400' from the center of the lot at the building line; Non-Residential Subdivisions – fire hydrants shall be no more than 500' apart
  
- RD.16   Curb Cuts shall be no closer than 40' to an intersection and no closer than 30' to another curb cut; a curb cut shall be no more than 30' wide and no closer than 20' to a property line without approval of Public Works Director (Section 81)
  
- RD.17   Improvements to existing streets needed to accommodate increased traffic (Section 82)
  
- RD.18   Corner Visibility: No fence, structure, sign, planting or other obstruction shall be within 15' of the intersection of the R/W (Section 83)

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

**STORMWATER DRAINAGE SYSTEM:**

(Cobb County 409.02.01)

- SW.01   Approved Pipe Materials
- a. Concrete:
- Slope (S):  $1\% \leq S \leq 10\%$
  - Class under fills shall conform to GA DOT standard 1030D
- . High Density Polyethylene: HDPE (**not permitted under traffic areas**)
- Slope (S):  $1\% \leq S$
  - Smooth bore pipe only
  - Watertight bell and spigot gasketed joints must be provided
  - Must have granular backfill to top of pipe
  - No HDPE with depth finished Grade to invert >10'
  - 36" diameter or larger shall be inspected and certified by a Geotechnical Engineer or a manufacturer's representative
  - Submit manufacturer data upon submission to City and City's engineer
- SW.02   Design Criteria
- Design Storm: Minimum 25- year frequency storm
  - Slope: See pipe material
  - Velocity:
    - Minimum Velocity of 3 fps for 25- year frequency storm
    - Exit velocities greater than 8 fps shall have energy dissipation devices in addition to rip-rap
    - Unimproved ditch velocities must be < 5 fps.
  - Maximum continuous length of storm drainage pipe 300' for pipes 48 inches and smaller
- SW.03   Easement required for drainage from adjacent site
- Minimum 20' wide for pipes
  - Minimum 20' wide for open channels
  - No easements of stormwater piping on private property
  - No devices on private property (inlets, outlets, grates, etc.)
- SW.04   Provide Storm Drainage Calculations
- SW.05   Details for All Types of Drainage Structures Used Including Headwalls
- SW.06   Provide Storm Drain Profiles Including:
- 25- year and 100- year HGL's
  - All utilities and storm crossings
  - Structure identification labels consistent with storm drain plan labels
  - Pipe size, length, material, and slope
  - Structure type consistent with plan
  - All structure invert and top elevations



Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

**HYDROLOGY REPORT:**

- HY.01   Cover Sheet  
 Project Title  
 Georgia Professional’s Seal with signature and date  
 Design Firm’s name, address, and phone number
- HY.02   Pre- Development and Post- Development maps are clear and adequate  
 Sub-basins are clearly labeled  
 Contributing area for each sub-basin is shown  
 Show Runoff coefficient for each sub-basin
- HY.03   Narrative provides clear rationale and methodology for hydrology study
- HY.04   Summary tables show pre and post-development flows for 2, 5, 10, 25, 50 and 100-year storms. Post developed flows must be less than or equal to pre-development flows for all storm events
- HY.05   Rational method may be used for drainage areas up to 50 acres; US Soil Conservation Service (SCS) method may be used for all drainage areas
- HY.06   Time of concentration (Tc) calculations must be shown and made with accepted procedures. Minimum Tc for pre-development conditions is 10 min. unless site is less than 1 acre, in which case 5 minutes may be used
- HY.07   Outlet control structure detail is included in hydrology report. Detail must be consistent with detention pond grading elevations and construction drawings
- HY.08   Hydraulic model input is consistent with outlet control structure details
- HY.09   Detention pond grading with 100-year storm elevation and volume is included in hydrology report
- HY.10   Downstream impact of development showing timing/release and/or development impact on flood plain in respective basin
- HY.11   Narrative provides clear rationale and methodology for hydrology study
- HY.12   Water Quality calculations are included and adequate
- HY.13   Hydraulic model input is consistent with outlet control structure details

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

**PLANNING & ZONING REVIEW:**

- PZ.01   Does this project warrant a DRI study:  
Office – Greater than 400,000 SF / Commercial – Greater than 300,000 SF  
Mixed Use – Greater than 400,000 SF (w/1,800 SF reserved for res. units) or >120 Acres
- PZ.02   Indicate graphic scale
- PZ.03   Indicate north arrow
- PZ.04   Site location map provided
- PZ.05   Date of original & all revisions
- PZ.06   Exact boundary lines of the tract (heavy line giving lengths and bearings)
- PZ.07   Lot size(s) in square feet
- PZ.08   Zoning classification of parcel
- PZ.09   Zoning classification of adjacent parcels
- PZ.10   Indicate references to recorded subdivision plats of adjacent parcels by record name/plat/book/page # (if applicable)
- PZ.11   Indicate Rezone Case # with conditions and/or Stipulation Letter with Conditions – show as a detail (if applicable)
- PZ.12   Indicate Variance Case # with conditions – show as a detail (if applicable)
- PZ.13   Delineate all setbacks on all lots for district
- PZ.14   Meets required lot widths
- PZ.15   Delineate any and all streams with 75’ buffer shown and labeled:  
(25’ State undisturbed; 25’ City of Acworth Undisturbed; 25’ Impervious Surface Buffer = 75’ from top of banks)
- PZ.16   Show existing roads with right-of-way shown
- PZ.17   Show building area (square feet)
- PZ.18   Label proposed use of building

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

- PZ.19   Total number of parking spaces provided (w/dimensions) correct ( \_\_\_\_\_ spaces required)
- PZ.20   Indicate loading/unloading space required
- PZ.21   Tree islands and end cap islands provided for every 12 contiguous parking spaces with one 3” cal. hardwood tree per planter area (two if double row of parking)
- PZ.22   RDF met
- PZ.23   Identify any and all specimen trees. All specimen trees shall be protected. If a specimen tree is proposed to be removed, a full explanation and recompense calculations and trees shall be shown
- PZ.24   Active tree protective fencing shall be shown on **all** plan sheets
- PZ.25   All designated tree protection areas shall be shown on **all** plan sheets
- PZ.26   Provide all tree planting details (Cobb County details acceptable)
- PZ.27   Note & illustrate all disturbed areas to be sodded and/or fully landscaped
- PZ.28   Indicate all sidewalks along entire road frontage (both frontages if corner lot)
- PZ.29   Indicate all sidewalks with h/c accessibility and connectivity from street to building
- PZ.30   Indicate inter-parcel access if adjoining commercial property (if applicable)
- PZ.31   Indicate any easements or encroachments (if applicable)
- PZ.32   Identify all detention pond fencing and materials (wood fence or vinyl coated chain link) and height proposed
- PZ.33   Show required landscape around detention pond (min. 6’ tall evergreen)
- PZ.34   Note on plans responsible party for detention pond maintenance

Applicant Verified	Item Addressed X = no	Item Description	Re-review
--------------------	--------------------------	------------------	-----------

PZ.35   Proof of all maintenance / performance bonds and sureties

PZ.36   toward parking lot; no spillover to adjacent property (if applicable)  
Lighting plan for approval – no light poles over 40’ height; lights directed downward

**Please see the Georgia Soil and Water Conservation Commission  
Erosion Control checklist to ensure compliance with State regulations.**

Weblink: <https://gaswcc.georgia.gov/documents-list>



Acworth Public Works  
4402 Acworth Industrial Drive  
Acworth, Georgia 30101

Office: 770 —974-5233

*The City of Acworth's*  
*Land Disturbing Activities*  
*Informational Packet*

**Application for Land Disturbing Activity Permit**  
**The City of Acworth**  
**Issued by the**  
**Public Works Department**  
4402 Acworth industrial Drive • Acworth, Ga 30101  
Office (770) 974-5233

**Date of Application:** \_\_\_\_\_

**Name of Development:** \_\_\_\_\_

**Address of Development:** \_\_\_\_\_

**LEGAL DESCRIPTION**

**District:** \_\_\_\_\_ **Land Lot:** \_\_\_\_\_ **Lot Number:** \_\_\_\_\_ **Zoning:** \_\_\_\_\_

**Total Acreage:** \_\_\_\_\_ **Disturbed Acreage:** \_\_\_\_\_ **# of Res. Lots:** \_\_\_\_\_

**I. PRIMARY PERMITTEE/OWNER:**

**Name:** \_\_\_\_\_

**Company:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone:** \_\_\_\_\_

**2. SECONDARY PERMITEE/SUPERVISOR (ON SITE):**

**Name:** \_\_\_\_\_

**Company:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone:** \_\_\_\_\_

**24 Hour/On site Contact Georgia Soil and Water Conservation Commission Certification**

**Name:** \_\_\_\_\_ **Phone Number:** \_\_\_\_\_

**Certification Number:** \_\_\_\_\_ **Expiration Date:** \_\_\_\_\_

**Checklist for a Land Disturbing Activity Permit**  
**Issued by**  
**The City of Acworth**  
**Public Works Department**

4402 Acworth Industrial Drive • Acworth, Ga 30101

**The following approvals are** <sup>Office (770) 974-5233 •</sup> required (if applicable) for the issuance of a Land Disturbance Activity Permit (LDA):

City Engineer  
Cobb County Water/Sewer  
Cobb County- Marietta Water Authority  
Cobb Department of Transportation  
Georgia Department of Transportation  
Fire Marshall (site only)  
Corp. of Engineers/FEMA  
Please attach any approval letters, forms, etc.

**Required Submissions:**

Two sets of construction plans with the above referenced required stamped approvals

A performance bond/letter of credit of 110% of the total costs of soil erosion control and infrastructure improvements to be dedicated to the City; (Example: roads, curb/gutter, storm sewer, sidewalks, stormwater management control structures, and soil erosion control measures.) **For property that will not be dedicated to the City, bond is 110% of erosion control measures.**

**Copy of Level IA Certified Personnel Card** issued by the Georgia Soil and Water Conservation Commission

A signed letter from a certified land surveyor stating that all tree save areas and buffers have been properly flagged with continuous tree save fencing

Copy of NPDES Notice of Intent (N01) and fees (\$40 per disturbed acre)

Please provide a copy of the form and check sent to Georgia

Environmental Protection Division

LDA Permit Fee: Commercial = \$100.00 per acre, rounded up

Residential = \$10.00 per lot

All Checks payable to the City of Acworth.

Please submit two separate checks for the permit fee and the NPDES fee.

Stormwater Management/ BMP Facilities Covenant

Estimated quantities of infrastructure to be dedicated to the City (Refer to the Maintenance Bond Form)

Any other requirement(s) stipulated by the City.





# Procedures for Subdivision/Infrastructure Dedication

## Bonding Requirements

### Prior to Development

- A. Provide a Performance Bond equal to 110% of the total budgeted cost of erosion and sediment control and all infrastructures to be dedicated to the City (See sample Performance Bond form attached). The bond is to be submitted at time of issuance of the Land Disturbance Activity Permit and is to remain in place for the duration of all construction activities.
- B. Throughout the development process, call the Acworth Public Works Department at 770-974-5233 for inspections of all erosion control, storm drain, street/sidewalk and other infrastructure to be dedicated.

### After 90% Occupancy CO (Residential), at application of CO (Commercial

- C. **Final inspections will only be granted when 90% of Certificates of Occupancies (CO) have been issued.**
- D. **Provide a Maintenance Bond equal to 10% of the total cost of all infrastructures to be dedicated to the City. The maintenance bond is for a one-year period (see City Ordinance Section 82-113). Performance Bond will be released upon submission of the maintenance bond and approval of final inspection.**
- E. Attach a notarized letter certifying that all dedicated infrastructure is in compliance with City Ordinances, applicable State/Federal laws and meet all requirements of zoning stipulations, final plat, etc...
- F. Any other requirement stipulated by the City.

# Subdivision/Infrastructure Dedication Bonding Requirements

**Development Name:** \_\_\_\_\_

**Developer's Name:** \_\_\_\_\_

Provide the following breakdown of all dedicated infrastructure and their associated costs upon Performance Bond submission: (categories not inclusive) Changes to these figures must be submitted with an as built upon the signing/approval of the final plat.

Paving (Square Foot): \_\_\_\_\_ SF / \$ \_\_\_\_\_ = \$ \_\_\_\_\_

Curb/Gutter (LF): \_\_\_\_\_ LF / \$ \_\_\_\_\_ = \$ \_\_\_\_\_

Sidewalks (LF): \_\_\_\_\_ LF / \$ \_\_\_\_\_ = \$ \_\_\_\_\_

Storm Water Inlet:

> Single Wing Catch	EA / \$		\$
> Double Wing Catch	EA / \$	=	\$
> Grate/Yard inlet	EA / \$	--	\$
> Other	EA / \$	.	\$

Storm Water Outlets:

> 18":	LF / \$		\$
> 24":	LF / \$	—	\$
> 30":	LF / \$	=	\$
> 36":	LF / \$	=	\$
> 42" or Greater:	LF / \$	=	\$
> Other	LF / \$	=	\$

Storm Drain Piping Size/LF/Cost:

> 18":	LF / \$		
> 24":	/ \$		
> 30":	LF / \$		
> 36":	LF / \$		
> 42" or Greater:	LF / \$	=	\$
> Other	LF / \$	=	\$

Detention Facilities Size/CY/Cost: \_\_\_\_\_ CY / \$ \_\_\_\_\_ = \$ \_\_\_\_\_

TOTAL: \_\_\_\_\_ = \$ \_\_\_\_\_

Estimated Erosion & Sediment Control Cost for Development \_\_\_\_\_

PERFORMANCE BOND (110% of Total + E&SC Costs): \_\_\_\_\_

MAINTAINANCE BOND AMOUNT (10% of Total): \_\_\_\_\_



Land Development Performance Bond

Development Name: \_\_\_\_\_

Principals Address:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Bond Number: \_\_\_\_\_

Bond Amount: \_\_\_\_\_

City of Acworth  
Cobb County, GA

Know all men by these presents:

That we \_\_\_\_\_, as Principal and \_\_\_\_\_, as duly licensed to act as Surety in the State of Georgia, and is held and firmly bound unto the City of Acworth, Georgia, in the just amount of 110% of the construction cost for payment of which, well and truly to be made. We bind our heirs, executors, administrators, and ourselves each and every one of them jointly and severally, firmly by these presents.

It is further understood and agreed that this bond is continuous beginning on the \_\_\_\_\_ day of \_\_\_\_\_

The condition of the above obligation is such that:

Whereas, the above bound Principal has made application to the City of Acworth for a license as a contractor or developer in accordance with the rules and regulations governing such in the City of Acworth, Georgia: and;

It is a condition of this bond that the said Principal is to comply with all of the requirements and provisions of land disturbance, building, soil erosion and other such construction codes of the City of Acworth and to correct such violations and/or inadequacies discovered during construction and for a period of one (1) year from the date of final Principal requested City inspection: excepting routine maintenance, abuse, and normal wear and tear. A further condition of this obligation is that if the Principal fails to correct any such violations and/or inadequacies in accordance with the City's Ordinances, then the surety shall remedy the default within forty-five (45) days of notification by the City to do so or sooner if required by law or ordinance. It is a further condition of these obligations that the Principal and Surety shall both be subject to suit, jointly and severally, by action by the City of Acworth, if in the discretion of the Public Works Director of the City of Acworth, it has been determined that said Principal has violated the land disturbing or others codes of the City of Acworth, or any provision thereof, for the purpose of

requiring the necessary expenditure of funds to correct said violations and/or inadequacies on the part of said Principal, his agents, employees or subsequent assignees within a development. Said Principal is hereby bound under said bond to faithfully perform all of these duties as such Principal and Contractor in compliance with the Development Code of the City of Acworth, and all other ordinances of the City of Acworth relating to land disturbance activities and development.

Now should he, the said Principal, faithfully perform all and singular his duties as a contractor during the term for which he has been licensed and upon the terms required by the Code of the City of Acworth and by this bond, then the above bond is to be void; else to be of full force and effect. Further, the Principal acknowledges that a separate and distinct Maintenance Bond, as required by City Ordinance, will be issued after the Principal requests final inspection and the City accepts the agreed upon infrastructure.

Provided, further, that regardless of the number of years this bond shall continue or be confirmed in force and of the number of premiums that shall be payable or paid, Should the amount of the bond be inadequate to pay for the cost of correcting the deficiencies, noncompliance or violation, then the subdivider/owner shall pay any and all costs beyond the bond coverage: and

Provided, further, that if the Surety shall so elect, this bond may be canceled by the Surety as to subsequent liability by giving thirty (30) days notice in writing to said Principal and the Director of Public Works of the City of Acworth.

Signed, Sealed, and dated this \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
(Agent)

\_\_\_\_\_  
(Surety)

By: \_\_\_\_\_  
City of Acworth  
Public Works Department  
4402 Acworth Industrial Dr.  
Acworth, GA 30101

By: \_\_\_\_\_  
(Contractor & Principal)  
By: \_\_\_\_\_

Instructions  
Notice of Intent - Primary Permittee  
For Storm Water Discharges  
Associated With Construction Activity  
To Be Covered Under The NPDES General Permit  
Who must file a Notice of Intent (NOI) Form

This Notice of Intent must be typed. Any NOI that contains illegible information will not be accepted, will be returned, and the site will not be granted Permit coverage. All information on this NOI must be submitted to be a valid Notice. Any information requested on the NOI that is not applicable to the owner and operator or to the site must be marked 'N/A'.

The Owner and Operator of an activity that has a discharge of storm water from a site where construction activities occur must apply for a National Pollutant Discharge Elimination System (NPDES) Permit. The Georgia Environmental Protection Division has issued this General NPDES Permit for storm water discharges from construction activities with an effective date of August 12, 2003. The Permit is available for review at EPD's offices and on EPD's web page at [www.dnstate.ga.us/dnr/environt](http://www.dnstate.ga.us/dnr/environt) It is highly recommended that the permittee read and understand *the* terms and conditions of the Permit prior to submitting a NOI for coverage under this Permit Contact EPD at the Regional Office or District Office shown on the next page for assistance in completing this NOI.

**Where to file NOI Forms** — The NOI and attachments must be sent to the Regional Office or District Office shown on the next page. Please submit only the first two pages of this document plus your attachments, if necessary.

**Section I. Site / Primary Permittee Information**

Enter the information required. The site/project name is the physical location of the construction activity. Should the site lack a street address, sufficiently describe the facility location so that it can be found by district personnel. If additional space is needed, attach the description to the notice.

The facility contact is the person who the primary permittee has assigned the responsibility for the daily on-site operational control. Please do not leave any blanks in this section.

**Section II. Site Activity Information**

The start date and completion date are expected for the construction activity for which this NCI is applicable.

Estimated disturbed acreage is the total number of acres, **to the nearest 1/10 acre**, that will be disturbed under this NOI (this includes disturbances by the primary and all secondary permittees.)

**Section III. Receiving Water Information**

If the facility discharges storm water directly or indirectly (but not through a MS4) to the receiving water(s), enter the name(s) of the receiving water(s) and indicate whether the water(s) is a trout stream or a warm water fisheries stream Attach to this notice a written description and a map of the location of the receiving water(s).

**If** the storm water discharges to a municipal separate storm sewer system (MS4). enter the name of the operator of the MS4 (e.g., city name or county name) and the name of the receiving water at the point of discharge from the MS4 A MS4 is defined as a conveyance or system of conveyances (including: roads with drainage systems, municipal streets, catch basins, curbs, gutters, ditches, man-made channels, or storm drains) that is owned or operated by a city or county which is designed or used for collecting or conveying storm water. It may be necessary to contact the city or county that operates the MS4 to determine the name of the receiving waters. Indicate whether the receiving waters) is a trout stream or a warm water fisheries stream.

**Section IV. Certifications**

All applicants must sign this certification. Permittees shall initial next to the applicable certification statements on the line **provided**. Federal and State statutes provide specific requirements as to whom is authorized to sign *Notice* of Intents. Signing of a Notice of Intent by others is not a valid submittal. Please be aware Federal and State statutes provide severe penalties for submitting false information on this application form. Federal and State regulations require this application to be signed as follows.

- For a corporation: by a responsible corporate officer;
- For a partnership or sole proprietorship: by a general partner or the proprietor, or
- For a municipality, state, Federal or other public facility: by either a principal executive officer or ranking elected official.



For Official Use Only

# NOTICE OF INTENT

State of Georgia  
Environmental Protection Division  
For Coverage Under NPDES General Permit  
To Discharge Storm Water Associated With Construction Activity

## PRIMARY PERMITTEE

### Coverage Desired (Check Only One)

GAR 100001-Stand Alone      . GAR 100002-Infrastructure      GAR 100003-Common Development

### I. SITE/OWNER/OPERATOR INFORMATION

Site Project Name: \_\_\_\_\_

GPS Location of Construction Exit: \_\_\_\_\_

Street Address. \_\_\_\_\_

Crty(if applicable). \_\_\_\_\_ County: \_\_\_\_\_

Subdivision Name: \_\_\_\_\_

Owner's Name: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code \_\_\_\_\_

Operators Name. \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Facility Contact: \_\_\_\_\_ Phone: \_\_\_\_\_

### II. SITE ACTIVITY INFORMATION

Start Date: \_\_\_\_\_ Completion Date: \_\_\_\_\_ Estimated Disturbed Acreage \_\_\_\_\_

Type Construction Activity:       Commercial U Industrial      U Municipal      LI Linear  
11 Utility      I Residential U Subdivision Development

Number of Secondary Permittees: \_\_\_\_\_

### III. RECEIVING WATER INFORMATION

A. Name of Initial Receiving Water(s): \_\_\_\_\_

Trout Stream      U Warm Water Fisheries Stream

B. Name of Municipal Storm Sewer System Owner/Operator. \_\_\_\_\_

Name of Receiving Water(s): \_\_\_\_\_

Trout Stream      II Warm Water Fisheries Stream

C.  Sampling of Outfall(s)      E Sampling of Receiving Stream(s)       Trout Stream

Number of Outfalls:      Appendix B NTU Value: \_\_\_\_\_ Surface Water Drainage Area. \_\_\_\_\_

**IV. ATTACHMENTS. (Check those that apply.)**

Indicate below the items attached to this Notice of Intent:

Location map showing the receiving stream(s), outfall(s) or combination thereof to be monitored.

Erosion, Sedimentation and Pollution Control Plan (it project is greater than 50 acres or if project in areas without local Issuing Authorities regardless of acreage).

\_\_\_\_\_ List of known secondary permittees.

\_\_\_\_\_ Schedule for the timing of the major construction activities.

**V. CERTIFICATIONS. (Owner or Operator or both to initial as applicable.)**

I certify that the receiving water(s) or the outfall(s) or a combination of receiving water(s) and outfall(s) will be monitored in accordance with the Erosion, Sedimentation and Pollution Control Plan.

\_\_\_\_\_ I certify that the Erosion, Sedimentation, and Pollution Control Plan (Plan) has been prepared in accordance with Part IV of the General NPDES Permit GAR100001, GAR 100002 or GAR 100003, the Plan will be implemented, and that such Plan will provide for compliance with this permit

\_\_\_\_\_ I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based upon my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Owners Printed Name:

Title:

Signature: \_\_\_\_\_ Date:

Operators Printed Name: \_\_\_\_\_ Title:

Signature: \_\_\_\_\_ Date:

## GEORGIA EPD DISTRICT OFFICES

All Notice of Intents, Notice of Terminations, Erosion, Sedimentation and Pollution Control Plans, Comprehensive Monitoring Programs, certifications reports, and any other information shall be sent to the following District offices of EPD:

**A. For facilities/sites located in the following counties:** Bibb, Bleckley, Chattahoochee, Crawford, Dooly, Hanis, Houston, Jones, Lamar, Macon, Marion, Menwether, Monroe, Muscogee, Peach, Pike, Pulaski, Schley, Talbot, Taylor, Troup, Twiggs, Upson

Information shall be submitted to: West Central District Office  
Georgia Environmental Protection Division  
2640 Shurling Drive  
Macon, GA 31211-3576  
(478) 751-6612

**B. For facilities/sites located in the following counties:** Burke, Columbia, Emanuel, Glascock, Jefferson, Jenkins, Johnson, Laurens, McDuffie, Montgomery, Richmond, Screven, Treutlen, Warren, Washington, Wheeler, Wilkinson

Information shall be submitted to: East Central District Office  
Georgia Environmental Protection Division  
1885-A Tobacco Road  
Augusta, GA 30906-8825  
(706) 792-7744

**C. For facilities/sites located in the following counties:** Baldwin, Banks, Barrow, Butts, Clarke, Elbert, Franklin, Greene, Hall, Hancock, Hart, Jackson, Jasper, Lincoln, Madison, Morgan, Newton, Oconee, Oglethorpe, Putnam, Stephens, Taliaferro, Walton, Wilkes

Information shall be submitted to: Northeast District Office  
Georgia Environmental Protection Division  
745 Gaines School Road  
Athens, GA 30605-3129  
(706) 369-6376

**D. For facilities/sites located in the following counties:** Clayton, Coweta, DeKalb, Fayette, Gwinnett, Heard, Henry, Rockdale, Spalding

Information shall be submitted to: Mountain District - Atlanta Satellite  
Georgia Environmental Protection Division  
4244 International Parkway, Suite 114  
Atlanta, GA 30354-3906  
(404) 362-2671

**E. For facilities/sites located in the following counties:** Bartow, Carroll, Catoosa, Chattooga, Cherokee, Cobb, Dade, Dawson, Douglas, Fannin, Floyd, Forsyth, Fulton, Gilmer, Gordon, Habersham, Haralson, Lumpkin, Murray, Paulding, Pickens, Polk, Rabun, Towns, Union, Walker, White, Whitfield

Information shall be submitted to: Mountain District - Cartersville Office

**F. For facilities/sites located in the following counties:** Appling, Atkinson, Bacon, Brantley, Bryan, Bulloch, Camden, Candler, Chariton, Chatham, Clinch, Coffee, Effingham, Evans, Glynn, Jeff Davis, Liberty, Long, McIntosh, Pierce, Tattnall, Toombs, Ware, Wayne

Information shall be submitted to: Coastal District- Brunswick Office  
Georgia Environmental Protection Division  
One Conservation **Way**  
Brunswick, GA 31520-8687  
(912) 264-7284



G. For facilities/sites located in the following counties: Baker, Ben Hill, Berrien, Brooks, Calhoun, Clay, Colquitt, Cook, Crisp, Decatur, Dodge, Dougherty, Early, Echols, Grady, Irwin, Lanier, Lee, Lowndes, Miller, Mitchell, Quitman, Randolph, Seminole, Stewart, Sumter, Telfair, Terrell, Thomas, Tift, Turner, Webster, Wilcox, Worth

Information shall be submitted to:

Southwest District Office  
Georgia Environmental Protection Division  
2024 Newton Road  
Albany, GA 31701-3576  
(229) 430-4144

**National Pollutant Discharge Elimination  
System General Permit Fee Form  
Georgia Dept. of Natural Resources  
Environmental Protection Division**



**Please print or type this form.  
Submit original and payment to:**

**EPD-Construction Land Disturbance Fees  
P. O. Box 932858  
Atlanta, Georgia 31193-2858**

Make check payable to:  
Department of Natural Resources — EPD (DO NOT MAIL CASH)

*Complete the following information)*

Primary Permittee \_\_\_\_\_ Project Name \_\_\_\_\_  
Permittee Address \_\_\_\_\_ Location / Address \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

County \_\_\_\_\_  
Contact Telephone \_\_\_\_\_ City \_\_\_\_\_

Acres Disturbed in an area with a local issuing authority \_\_\_\_\_ x \$40 per acre =  
*Do not include fees payable to local issuing authorities*

Acres Disturbed in an area with no local issuing authority \_\_\_\_\_ x \$80 per acre =

Acres Disturbed by an entity exempt from local  
issuing authority regulation pursuant to statute \_\_\_\_\_ x \$80 per acre = \_\_\_\_\_

**TOTAL FEE SUBMITTED = \_\_\_\_\_**

**Check Number \_\_\_\_\_**

**Submitted By:**

**Signature:**

**Date:** \_\_\_\_\_

**Print Name:**

**Title:**

**ATTACH CHECK HERE**

**VOID IF SUBMITTED WITHOUT PAYMENT**