

**WATKINSVILLE WASTEWATER CAPACITY REQUEST APPLICATION****Section I (Completed by Applicant. Also, complete notarized certification on last page.)****General Information**

Applicant Name: _____ Phone: _____

(Entities attach certificate of organization, articles of incorporation, IRS Form SS-4, or similar).

Full Mailing Address: _____

Emails of Principals: _____

Property Address: _____ Tax Parcel # _____

Proposed Use: ☐ New or ☐ Addition to existingResidential: Acres: _____ ☐ Detached ☐ Attached # of Bedrooms: _____ # Structures/Units: _____Estimate Average Daily Sewer Flow: _____ gpd ☐ Septic System Failure (*Attach certification*)Commercial/Office: Acres: _____ Estimate Average Daily Sewer Flow: _____ gpd (*Attach calculation*)Industrial: Acres: _____ Estimate Average Daily Sewer Flow: _____ gpd (*Attach calculation*)

Description of Request: _____

Certifications: *Attach additional sheet(s) if needed.*1. Does request meet Ordinance requirements? *See checklist included. Initial each and attach.*

2. What date will Applicant commit to use the capacity requested on a continual basis? _____

3. Will project be phased in? ☐ Yes ☐ No If yes, explain capacity in phases over time.

Attach additional sheet(s) if needed.

I understand there are no guarantees of capacity, and a violation of any law, ordinance, regulation or statute of Georgia or the City or County may result in suspension or revocation of any approval.

Authorized Applicant Signature: _____ Date: _____

Section II (Completed by Staff)Application Complete, and Fee Received: ☐ Check # _____ ☐ Credit Card Authorization (*Attach receipt*)

Is Property inside the approved Overlay District? _____ Yes _____ No

Entity documentation in order, including proof Applicant authorized to represent Entity? _____ Yes _____ No

Applicant's history of violations of ordinance, laws, rules and regulations. _____

Other Comments: _____

Estimated Average Daily Flow: _____ gpd

Recommendation: _____ Approval _____ Disapproval (If disapproved, explain why below)

Comments: _____

Reviewed By: _____ Date: _____

Section III – Action Taken

Request is: _____ Approved _____ Disapproved

Conditions: _____

Approved by: _____ Date: _____

WASTEWATER CAPACITY REQUEST

PROCEDURE

1. Authorized Applicant completes Section I of the Watkinsville Wastewater Capacity Application, signs all other required representations and/or certifications required by the City as part of the application process, and submits all paperwork and pays all associated application fees to the City Clerk, or Designee.
2. City Staff screens the application, in accordance with Section 40-3 Wastewater Capacity Allocation Regulations, and recommends approval/disapproval in Section II of the Wastewater Service Application.
3. City Manager (or City Council when requests exceed a daily flow of 500 gallons per day) approves or disapproves the application, in Section III, and notifies the Applicant of the action taken and any conditions, fees, and/or anything else that may be required.
4. Applicant complies with the approval conditions. Connection fees will be paid to Oconee County, as they own and operate the wastewater system.
5. City authorizes Wastewater service to the property and notifies Oconee County of such.

WATKINSVILLE WASTEWATER CAPACITY REQUEST CHECKLIST

INSIDE OVERLAY DISTRICT (See attached map)

Residential Checklist (Note: Initial each “☐” and submit with application)

Applicants may be allocated wastewater capacity or be allowed to secure a position on the wastewater waiting list for any new residential development or redevelopment within the overlay district (see IV below) if all of the following criteria are met, unless variances are granted by the City as set forth hereinbelow:

- ☐ New residential development or redevelopment within the overlay district. See attached Map.
- ☐ Subject property is zoned for single-family, multi-family or mixed-use.
- ☐ Applicant has an ownership interest in the subject property.
- ☐ Subject property is now, or will be in the future, a public water customer.
- ☐ Construction has design standards that reflect the aesthetics and character of Watkinsville, including without limitation in design and fenestration, and meet all Watkinsville requirements.
- ☐ Development plan for a given lot cannot accommodate a septic system per health department standards.
- ☐ Installation of sidewalk along entire length of property’s frontage according to standards established by GDOT’s Pedestrian and Streetscape Guide and no less than 5 feet wide. *Note: If an existing sidewalk is in place, it shall be brought up to standards of the DOT Pedestrian and Streetscape Guide, if not already compliant.*
- ☐ Preservation of paths, routes, right of way, intersections, and crossings outlined in any Watkinsville future land use or transportation planning maps and, if plans are finalized, installation of any transportation facilities (vehicular, pedestrian, or other paths).
- ☐ Extension of waste waterline to and through property is required and sole responsibility of applicant. Applicants are subject to County requirements for connection and easements.
- ☐ Conceptual Development plan and/or building permit as defined in the City Code.

Commercial Checklist (Note: Initial each “☐” and submit with application)

Applicants may be allocated wastewater capacity or be allowed to secure a position on the wastewater waiting list for any new commercial development or redevelopment within the **City limits** if all of the following criteria are met, unless variances are granted by the City as set forth hereinbelow:

- ☐ Subject property is appropriately zoned for proposed use.
- ☐ Applicant has an ownership interest in the subject property.
- ☐ Subject property is now, or will be in the future, a public water customer.
- ☐ Construction has design standards that reflect the aesthetics and character of Watkinsville, including without limitation in design and fenestration, and meet all Watkinsville requirements unless appropriate variances have been granted by council.
- ☐ If not already required by the Zoning Ordinance, installation of sidewalk along entire length of property’s primary frontage according to standards established by GDOT’s Pedestrian and Streetscape Guide and no less than 5 feet wide.
- ☐ If an existing sidewalk is in place, it shall be brought up to standards of the GDOT Pedestrian and Streetscape Guide, if not already compliant.
- ☐ Preservation of paths, routes, right of way, intersections, and crossings outlined in any Watkinsville future land use or transportation planning maps and, if plans are finalized, installation of any transportation facilities (vehicular, pedestrian, or other paths).
- ☐ Extension of waste waterline to and through property is required and sole responsibility of applicant. Applicants are subject to County requirements for connection and easements.
- ☐ Approval of a concept plan and/or building permit as defined in the City Code.

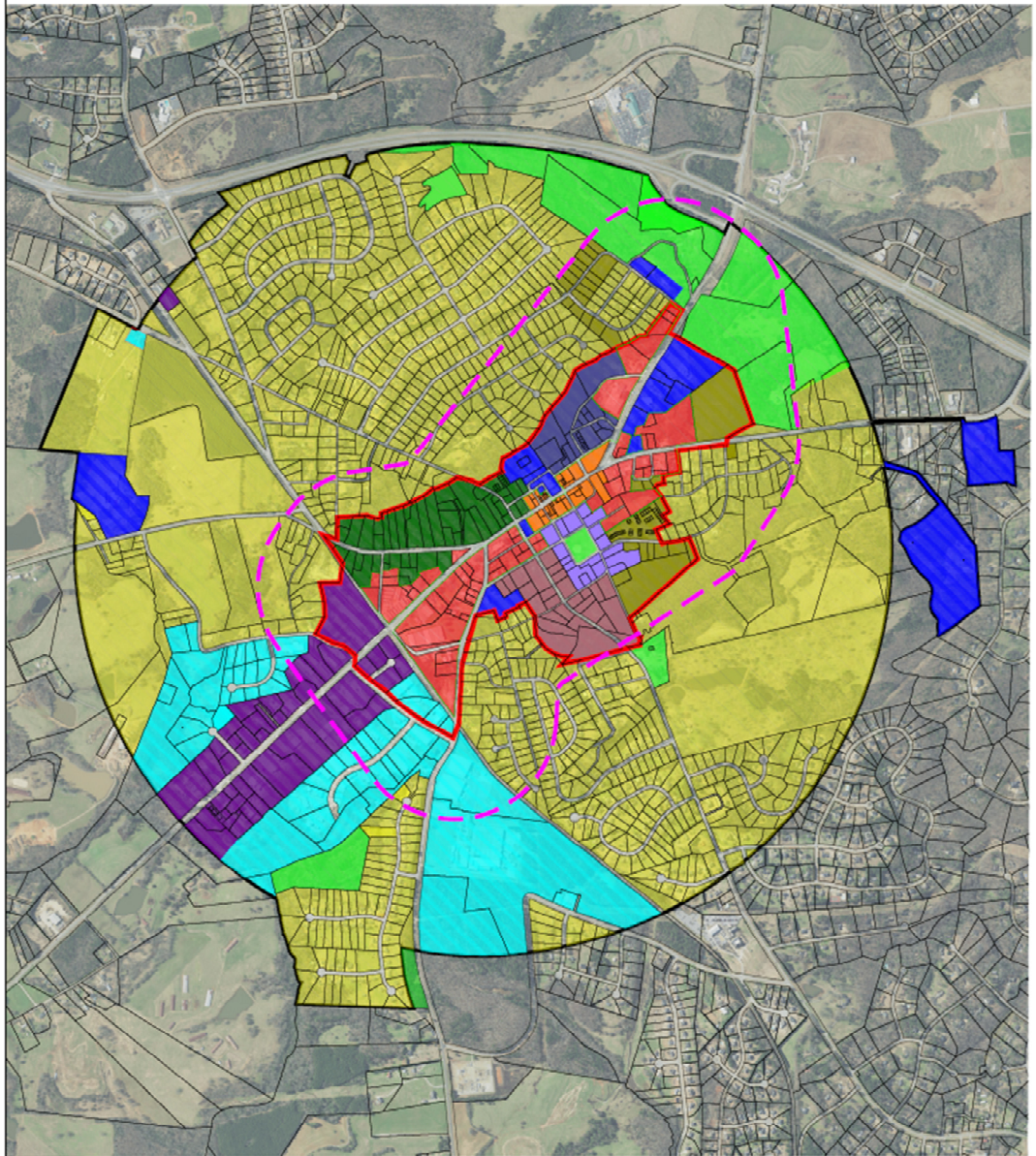
OUTSIDE OVERLAY DISTRICT (See attached map)

(Note: Initial each “□” and submit with application)

Per Section 40-3:Wastewater Capacity Allocation Regulations, “the City reserves the right to consider extending wastewater service outside the overlay district for the express purpose of allowing innovative, generally mixed-use, projects that offer an exceptional or unusual mix of amenities and connectivity, that honor the goals of the City’s land use plan, zoning codes, and overall goals of better connecting its citizens. The City expressly wishes to avoid densification of existing neighborhoods or to offer wastewater service to new neighborhoods close to the edges of the city limits or more than ¼ mile from the Downtown (DT) and Historic Main (HM) zoning districts Provided, however, if at least 50% of the development is within the ¼ mile requirement, it may be eligible.

Specific project attributes that allow a project outside the overlay district to merit consideration for residential wastewater service shall include all of the following, unless a variance is granted by the City Council as set forth hereinbelow:

- Pedestrian and generally non-vehicular orientation, requiring installation of significant sidewalks, paths, and alternative transportation amenities that allow the new development to connect to downtown Watkinsville.
- Projects must connect to downtown Watkinsville (either the HM or DT zone) via a direct greenway, side path, or a 5 foot or wider sidewalk and generally be compatible with the approved Transportation Study.
- If existing non-vehicular infrastructure exists, it all must be brought up to current standards to ensure easy non-vehicular connection to downtown, and connect such development to Watkinsville’s existing pedestrian network.
- Pedestrian and non-vehicular connectivity to any churches, schools with more than 100 students, community facilities (libraries, post offices, government offices, etc.) or parks within ¼ mile of the project.
- Extensive greenspace preservation, including additional parks, recreational amenities, or other assets that improve the environment but may require smaller lot footprints to do so.
- Extensive installation of environmentally friendly amenities, such as LEED certified structures and buildings.
- Protection of trees with an emphasis on preservation of large hardwoods (e.g., oaks, hickories, yellow poplars of 12" diameter at breast height (dbh) or greater), large softwoods (e.g., pines, deodar cedars of 12" dbh or greater), and small specimen trees (e.g., dogwoods, redbuds, and sourwoods of 6" dbh or greater), or establishment of a robust tree plan.
- Green infrastructure and Low Impact Development (LID) practices EPA uses to reduce stormwater runoff and pollution, such as green roofs, rain barrels and cisterns, permeable pavements, bioretention areas, vegetated swales/dry swales, curb and gutter elimination, vegetated filter strips, and sand and organic filters.
- Extensive mixed-use amenities, including on-site retail, convenience, shopping, medical, recreational, or business amenities that will be utilized by residents of the new development, limiting vehicular trips.
- Preservation of paths, routes, right of way, intersections, and crossings outlined in any Watkinsville future land use or transportation planning maps and, if plans are finalized, installation of any transportation facilities (vehicular, pedestrian, or other).
- The project design shall be of quality appearance and materials, meeting all current Ordinance requirements, and be aesthetically harmonious with existing Watkinsville architecture and with classic architectural elements and fenestration of certain historic and historic reproduction buildings in the downtown area, and emphasize historical and /or upscale design details that help increase salability while also helping blend better with existing historic and newer quality homes and/or developments in the City.



	DETACHED RESIDENTIAL
	ATTACHED RESIDENTIAL
	PUBLIC INSTITUTIONAL
	PARKS, RECREATION AND CONSERVATION
	EMPLOYMENT CENTER
	DOWNTOWN
	CORRIDOR COMMERCIAL
	CULTURAL ARTS PRESERVATION DISTRICT
	SIMONTON BRIDGE SCENIC CORRIDOR
	SOUTH MAIN STREET SCENIC CORRIDOR
	MIXED USE OFFICE
	HISTORIC MAIN STREET
	QUARTER MILE OFFSET

CITY OF
WATKINSVILLE
SEWER EXHIBIT
NOVEMBER 21, 2019

SCALE: 1" = 650'

WATKINSVILLE WASTEWATER CAPACITY REQUEST APPLICATION

Authorized Applicant Certification

I certify that the information in the foregoing Application is true and correct to the best of my knowledge and belief, that I have read, understand and agree to abide by the rules and regulations and the Code of Ordinances of Watkinsville and Oconee County, and I understand that this Application is made subject to the rules and regulations established by the City and County. Applicant agrees to comply with all other requirements of the City, County, State, Federal Government and any other applicable entity, and further agrees to abide by the rules, and further certify that I, on behalf of the Applicant, am also authorized to commit that Applicant, and therefore agree to be responsible for any costs and fees that may be reasonably incurred by the City due to this Application.

Applicant, and any and all members, officers, directors, employees and/or partners thereof, agree to defend, indemnify and hold harmless Watkinsville and its agencies and instrumentalities and all their respective officers, members, employees and directors (collectively referred to as "Watkinsville"), from and against any and all claims, demands, liabilities, losses, costs or expenses, (including attorneys' fees), and from the payment of any sums of money to any persons (including third persons; or subcontractors, employees or agents of the undersigned or of Watkinsville), for any loss due to: personal injury, bodily injury, death, or damage arising out of, attributable to or resulting from Applicant's receipt or use of sewer service, as said service is from the County, not Watkinsville; or due to any violation by the Applicant of Watkinsville or Oconee County regulations; or due to violation of the Application or any Federal, State or local law, rule or regulation in connection with the sewer use. If such damage or loss covered by this indemnification is paid by any Watkinsville insurance, Applicant agree(s) to reimburse the payor for such monies paid out. Applicant represents that it has liability insurance of no less than \$100,000 coverage with an insurer listed on the US Treasury Circular 570.

Applicant acknowledges that Watkinsville makes no warranty, express or implied, concerning the adequacy of sewer or other considerations involved in approving the application. Applicant acknowledges that Watkinsville has relied on representations made by Applicant in requesting approval of the Application, including Applicant's representations that Applicant shall meet all Watkinsville requirements, as well as all relevant Federal, State and local laws, rules or regulations in the use of sewer.

APPLICANT SIGNATURE: _____

The foregoing was sworn to and subscribed before me _____, 202__.

Affix Notary Seal

My commission expires:_____

WARNING: False statements shall be grounds for immediate revocation of this permit or denial of the application or denial of future applications.