

DOCUMENT C: SUBDIVISION PLAT APPLICATION

PROPOSED SUBDIVISION NAME _____

GCAD PROPERTY ID(s) _____

COMMISSIONER PRECINCT _____

NAME OF NEAREST PUBLIC ROAD _____

TOTAL TRACT SIZE _____ AVERAGE LOT SIZE _____

TOTAL NUMBER OF LOTS _____ SMALLEST LOT SIZE _____

WATER PROVIDER _____ ELECTRIC PROVIDER _____

SEWER PROVIDER _____ GAS PROVIDER _____

DEVELOPER

ENGINEER

SURVEYOR

Name _____

Company _____

Address _____

Email _____

Phone _____

License # _____

THE DEVELOPER HEREBY CERTIFIES AND STATES THE FOLLOWING:

I have read the active Subdivision and Manufactured Home Rental Community Regulations for Gillespie County, Texas. All documents required by the Regulations have been prepared by me or on my behalf and are attached to this Application, including full payment to the County for all required fees.

Developer _____

Printed Name _____

Company/Title _____

Date _____

The documents listed on the following pages are required to be submitted to Gillespie County for review with this Plat Application. Incomplete plat applications will be returned to the developer without review. Please indicate whether each document was submitted (yes) or not applicable to this application (n/a). Provide justification for all documents marked n/a.

Plat applications must be made by the submittal deadline stated in the Submittal Calendar. Submittals after the deadline will not be accepted.

FINAL PLAT OR REPLAT (NOT MODEL SUBDIVISIONS)

Yes	N/A	
		The complete and executed application (this document)
		A final plat (1 mylar, 1 hard copy, and 1 digital copy) in accordance with PART 4 PLAT SUFFICIENCY, EXCEPTIONS, AND VARIANCE.
		DOCUMENT F: REQUEST FOR VARIANCE , or evidence of a previously approved variance, if applicable
		Road Construction Plans in accordance with PART 8 ROAD DESIGN AND CONSTRUCTION STANDARDS
		A letter from Gillespie County Rural Addressing approving all road names
		Drainage Plans in accordance with PART 7 DRAINAGE STANDARDS
		<u>If groundwater is the proposed source of drinking water:</u>
		a letter from HCUWCD recommending approval or denial of the plat based on their review of the results of the Groundwater Availability Study, AND
		certification from an Engineer that groundwater is available, submitted on the TCEQ Certification of Groundwater Availability for Platting Form (TCEQ-20982), AND
		certification that the groundwater availability study has been submitted to the County, TWDB, and HCUWCD, submitted on the TCEQ Plat Attesting Form (TCEQ-20983)
		<u>If surface water is the proposed source of drinking water:</u>
		Statement prepared by an engineer or geoscientist that certifies that sufficient water rights have been obtained and dedicated that will provide a sufficient supply of surface water to serve the needs of the subdivision for a term of at least 30 years.
		Certification from the electric utility service provider that electric service is currently available to all lots of the subdivision, or can be made available in the future to all lots in the subdivision, and that the easements shown on the plat are of sufficient nature, shape, and size to accommodate electric utility service to all lots in the subdivision
		Certification from the gas utility service provider, if provided, that gas service is currently available to all lots of the subdivision, or can be made available in the future to all lots in the subdivision, and that the easements shown on the plat are of sufficient nature, shape, and size to accommodate gas utility service to all lots in the subdivision
		An executed performance bond in accordance with PART 9 BOND OR OTHER FINANCIAL GUARANTEE REQUIREMENTS
		Written evidence in the form of a tax certificate or other tax entity issued document that an ad valorem tax liability does not exist on the land being subdivided.
		Payment of all required fees as described in DOCUMENT A: FEE SCHEDULE

FINAL PLAT OR REPLAT (MODEL SUBDIVISION)

Yes	N/A	
		The complete and executed application (this document)
		A final plat (1 mylar, 1 hard copy, and 1 digital copy) in accordance with PART 4 PLAT SUFFICIENCY, EXCEPTIONS, AND VARIANCE and PART 5 MODEL SUBDIVISION RULES
		DOCUMENT F: REQUEST FOR VARIANCE , or evidence of a previously approved variance, if applicable
		Road Construction Plans in accordance with PART 8 ROAD DESIGN AND CONSTRUCTION STANDARDS
		A letter from Gillespie County Rural Addressing approving all road names
		Drainage Plans in accordance with PART 7 DRAINAGE STANDARDS
		<u>If groundwater is the proposed source of drinking water:</u>
		a letter from HCUWCD recommending approval or denial of the plat based on their review of the results of the Groundwater Availability Study, AND
		certification from an Engineer that groundwater is available, submitted on the TCEQ Certification of Groundwater Availability for Platting Form (TCEQ-20982), AND
		certification that the groundwater availability study has been submitted to the County, TWDB, and HCUWCD, submitted on the TCEQ Plat Attesting Form (TCEQ-20983)
		<u>If surface water is the proposed source of drinking water:</u>
		Statement prepared by an engineer or geoscientist that certifies that sufficient water rights have been obtained and dedicated that will provide a sufficient supply of surface water to serve the needs of the subdivision for a term of at least 30 years.
		<u>If connecting to an existing public water system:</u>
		an executed agreement with a retail public utility in substantially the form attached in Appendix 1A of 31 TAC §364.32
		<u>If establishing a new public water system or retail public utility:</u>
		an approved public water system permit from TCEQ
		evidence of a Certificate of Convenience and Necessity issued by TCEQ or the Texas Public Utility Commission
		<u>If proposing individual wells or a non-public water system:</u>
		engineer’s certification that the water quality of the water meets the standards set forth in 30 TAC §§290.104, 290.106, 290.108, and 290.109
		<u>If connecting to an existing permitted wastewater facility:</u>
		an executed agreement in substantially the form attached in Appendix 1B of 31 TAC §364.33
		<u>If establishing an organized wastewater collection and treatment system or retail public utility:</u>
		an approved permit to dispose of wastes from TCEQ
		evidence of a Certificate of Convenience and Necessity issued by TCEQ or the Texas Public Utility Commission
<i>...continued on next page...</i>		

		<u>If proposing individual OSSF:</u>
		provide a letter from the County OSSF Department stating that each lot can be adequately served by OSSF
		<u>If a greywater system is proposed:</u>
		An approved permit issued by TCEQ or the County OSSF Department for the greywater facilities, as applicable
		Certification from the electric utility service provider that electric service is currently available to all lots of the subdivision, or can be made available in the future to all lots in the subdivision, and that the easements shown on the plat are of sufficient nature, shape, and size to accommodate electric utility service to all lots in the subdivision
		Certification from the gas utility service provider, if provided, that gas service is currently available to all lots of the subdivision, or can be made available in the future to all lots in the subdivision, and that the easements shown on the plat are of sufficient nature, shape, and size to accommodate gas utility service to all lots in the subdivision
		<u>If water and/or wastewater facilities are not yet constructed:</u>
		a certified estimate of the cost to install public water and wastewater service facilities, an engineering report discussing the availability and methodology of providing water and wastewater facilities to individual lots, including a construction schedule with start and completion dates,
		an agreement with the County in substantially the form attached in Appendix 2A of 31 TAC §364.54 secured by a bond for construction of water and wastewater facilities + 20% contingency
		An executed performance bond in accordance with PART 9 BOND OR OTHER FINANCIAL GUARANTEE REQUIREMENTS
		Written evidence in the form of a tax certificate or other tax entity issued document that an ad valorem tax liability does not exist on the land being subdivided.
		Payment of all required fees as described in DOCUMENT A: FEE SCHEDULE

AMENDING PLAT

Yes	N/A	
		The complete and executed application (this document)
		A final plat (1 mylar, 1 hard copy, and 1 digital copy) in accordance with PART 4 PLAT SUFFICIENCY, EXCEPTIONS, AND VARIANCE.
		DOCUMENT F: REQUEST FOR VARIANCE , or evidence of a previously approved variance, if applicable
		Written evidence in the form of a tax certificate or other tax entity issued document that an ad valorem tax liability does not exist on the land being subdivided.
		Payment of all required fees as described in DOCUMENT A: FEE SCHEDULE

COUNTY USE ONLY

RECEIVED BY:

Representative Signature

Date

Representative Title

Administratively Complete Administratively Incomplete (not reviewed)

ACTION BY COMMISSIONERS COURT:

Date of Court Hearing: _____

Action: Approved Approved with Conditions Denied No Action Withdrawn

Notes: