

Policy

Commercial As Built Submittal Requirements:

General: Submittal shall include an electronic copy of As-Built drawing in AutoCAD and PDF format and provide Shapefiles for all exterior utilities. Submittals shall include CAD files with the most current version of AutoCAD. As-built drawings should be prepared from the approved construction plans and include any field modification or other changes to the approved construction plan. Changes from the approved plan shall be struck through and as-built information inserted adjacent to it.

Provide As-Built Calculation for all impervious surface areas (for incorporation into the storm water utility)

The following information shall be shown for all waterlines:

Note length, size and material of all lines as installed.

Show all fire hydrants, valves, curb stops, vaults and pits, services, etc.

Show the location of all water line bends, tees, couplings, crossings, etc.

The following information shall be shown for all sanitary sewer lines:

Note length, size, slope and material of all lines as installed. Show all manholes, intakes, clean outs, traps/separators, service lines, etc. Label the type, locations, rim and invert elevations with flowline direction (N, S, E, W, etc.)

The following information shall be shown for all storm sewer lines:

For all inlets, manholes, drop structures and other misc. structures show type, location, rim and invert elevations with referenced benchmarks.

For all storm lines show plan and profile with pipe size, material, slope, rims and all incoming and outgoing pipes with inverts.

The following information shall be shown for grading:

Provide point elevations for the low spot at each location where an overland flowage easement crosses a property line and the midpoint location across each lot. The grade between shots should also be labeled (2% min.). Measurements identifying the distance from the spot elevation to the nearest property line should also be indicated on the plans where the elevation is not on the property line. Intersection details to show as-built elevations and slope of all sidewalk ramps and design engineer to provide certification that all ramps meet ADA and PROWAG requirements.

The following information shall be shown for Detention and drainage swale areas:

As-built plans of all storm water management facilities on site and a certification statement signed by the facility designer indicating that facilities were constructed as designed.