

Fox Metro Water Reclamation District
Subdivision/Extension Pre-Review Plan Checklist

<http://www.foxmetro.dst.il.us/>

- ___ 1.) If property is not annexed to Fox Metro, submit an annexation plat and petition (An agreement may be required). See samples on our web-site.
- ___ 2.) If this is the first phase of an overall development, submit the total gross acreage and dwelling units for the whole site.
- ___ 3.) Submit final subdivision plat. A recorded version will be required upon its availability.
- ___ 4.) Provide ILEPA applications with all original signatures, signed by all parties.
- ___ 5.) Provide service area map. (Immediate area = proposed site, Ultimate area = area to be serviced by sewers proposed in this phase of the development). You may need to contact the city/village for assistance.
REQUIRED FOR ALL PROJECTS.
- ___ 6.) Manhole & pipe serving ultimate area needs to be of adequate invert, diameter, slope and taken to the far property edge of this unit or development. Verification from the municipality or your firm is required.
- ___ 7.) Multi-family buildings: one water service for all dwellings(one exterior b-box) = one sanitary service for the whole building. One water service per dwelling unit (multiple exterior b-boxes) = one sanitary service per dwelling unit.
- ___ 8.) Sewer depths: All sanitary mains need to be a minimum 6' in depth. Where gravity services are desired, show riser service dimensions to a max. of 9' deep. Show to 6ft.-7ft. where developer requires overhead services. See #12 below (conflicts with water mains take precedent and may affect this item).
- ___ 9.) Show profile views for all sanitary main sewers.
- ___ 10.) Show services on all P&P sheets, as well as on the overall plan.
- ___ 11.) Make sure all lot & manhole #'s match on the overall & P&P sheets.
- ___ 12.) The developer shall submit a letter regarding their use of overhead services. This letter should state that they either "want to install gravity services under the footings" (where allowed by District ordinance) or they "want to install all overhead services through the foundation wall".
- ___ 13.) Match top-of-pipe elevations in manholes for all incoming & outgoing pipes.
- ___ 14.) Eliminate any drop manhole where the two incoming inverts on the drop have a 3.0' vertical separation or less. Show the 1st upstream line segment's slope at an increased slope % in order to eliminate said drop.
- ___ 15.) Call out "plug(s) required during construction" in the existing and first upstream manholes on overall and P&P sheets. Show plug on the downstream side if a "dead-end" manhole exists.
- ___ 16.) Make sure current (and applicable) notice, general notes, manhole/pipe specifications, and details (only Fox Metro's for sanitary) are on plans.
- ___ 17.) Call out "SDR XX" etc in all profiles. <15' deep use SDR 26, >15' but <20' deep use SDR 21, > or = 20' use DR 18.

- ___ 18.) Show all clearance distances where any storm sewer crosses over the sanitary main. (DR 18 will be required per our detail where there is < 1.5' of clearance). DR 18 manhole to manhole is best.
- ___ 19.) Show inverts of all 6" services into manholes or where they connect (when developer wants gravity services) to the main. Where they connect to manholes, show the 6" service invert reflecting matching top of pipes with that of the existing main sewer.
- ___ 20.) When a (monolithic) drop manhole is proposed, call out BOTH incoming inverts with lower invert reflecting matching top of pipes with that of the main sewer.
- ___ 21.) If a Fox Metro interceptor is adjacent to the site, add this note on all P&P sheets and overall: *"When working around Fox Metro's XX" interceptor, extreme care must be taken." See appropriate notes and details for frame adjustment requirements. All interceptor frames shall remain at or be adjusted to finished grade"*.
- ___ 22.) If a Fox Metro interceptor is on site, the following two items will need to be followed:
1.) On the project grading plan, show no more than 6% grading within our permanent (exclusive) easement **and** 2.) On the landscaping plan, do not show any bushes or trees proposed in the easement.
- ___ 23.) Fox Metro policy requires that all sanitary main-line segments are 400' where possible. Show spacing as close to 400' as possible.
- ___ 24.) An overall utility plan is required for all projects. This plan should be on one sheet, show all manhole numbers and be to a standard scale. If this is not possible, two sheets to a standard scale may be provided.
- ___ 25.) If any multi-family buildings are proposed, provide a list which details the number of dwelling units per building.
- ___ 26.) Where any sanitary main exceeds 12' in depth, show required risers in the profiles.
- ___ 27.) Flows entering a manhole/pipe at < 90 degrees from the downstream pipe are not allowed. An additional manhole (or fittings) might be needed in order to correct this.
- ___ 28.) Only PVC sanitary mains are allowed in Fox Metro's service area.
- ___ 29.) For a commercial subdivision with a building being proposed as a part of the development, schedule a Fox Metro preconstruction meeting to discuss connection restrictions. See "pre-con" info.

All items shown above will need to be completed *prior* to being submitted to FMWRD's engineering department. Please send completed list showing "X" as item completed. For those items which are not applicable to your proposal, show as "N/A".