

4. Fence Permit (if applicable).

Review Questions

Of the following, please check all that apply to the site.

- Existing Septic System Existing Public Sewer Existing Backflow Preventer
- Proposed Water System Tap Existing Water Well
- Design Review Board
- Land Disturbance over 5,000 S.F.
- Equipment/pump house
- Proposed Pool House Construction Bath Fixtures Bedrooms
- Proposed Equipment/pump house
- New Pool Pool Renovation
- Part of New Home Construction
- Flood Plain on site
- Detention Pond on site
- State Water Buffer on site

Required Pool Installation Plan Items

Provide all items listed below. If not applicable, the plan preparer shall note on this checklist, and shall explain by notation on the plans. An incomplete application will not be accepted into the review process.

General Requirements

____ 1. Three (3) copies of Pool Installation Plan.

____ 2. Completed application.

Plan Requirements

____ 1. Maximum sheet size shall be 24" x 36" (min. font size of 0.08).

____ 2. Project name and address, land lot, district, and zoning district.

____ 3. Owner's name and complete address including zip code.

____ 4. Name and telephone number of a "24-hour contact".

____ 5. Name/address/phone, point of contact, and contact phone number of plan preparer.

____ 6. North arrow, site acreage, and scale of drawing (1"=10 to 1"=40').

____ 7. Boundary information including bearings and distances along all property lines.

____ 8. Street name.

- ___ 9. Building setback lines labeled with dimensions to lot lines.
- ___ 10. Locations of **all existing structures** (including houses, barns, sheds, landscape and retaining walls, sanitary and storm drainage lines and structures, detention ponds and structures, septic tanks and lines, pools, fences, etc.) with distances to lot lines for all above ground structures.
- ___ 11. Location of **all proposed structures** (including pool house, equipment and/or pump house(s), pool deck, wooden deck(s), etc.) with distances to lot lines and other proximate structures.
- ___ 12. Location, size and shape of the pool and the location of drains, overflow drains and back flush discharge.
- ___ 13. Location of zoning buffers, access easements, and drainage easements, etc.
- ___ 14. Flood plain note and Flood Insurance Rate Map (F.I.R.M) panel number and effective date. Note should be in the following form:

"This site [is/is not] located within a zone [A, AE, shaded zone X] as defined by F.I.R.M Community Panel Number(s) ..."
- ___ 15. Show the 50' undisturbed buffer and the 25' impervious setback of the existing "waters of the state". Encroachment into the 50' buffer or construction in the 25' impervious setback requires the approval of the Board of Zoning Appeals. If you are unsure if the feature on your property is "waters of the state" contact 706-746-2204 to arrange for a site visit.

Utilities and Other Structures (Not Including the House)

- ___ 1. If the site includes a septic system, the location of the system must be shown on the plan. Provide Dimensions relating the septic tank, field lines, dosing tanks (if applicable), etc. to the pool. The location of the septic system must coincide with the location shown on the Septic Permit documents. **(Note: a copy of the Septic Permit will be required prior to Pool Permit approval).**
- ___ 2. Evidence that a back flow preventer exists **(Note: if a backflow preventer does not exist, it must be installed as part of the pool installation and must be shown as proposed on the Pool Installation Plan).**

Tree Protection, Stream and River Corridor

- ___ 1. Either show all specimen trees located on or proximate to the site or add the following statement to the Site Plan (in bold letters):

NO SPECIMEN TREES ARE LOCATED WITHIN FIFTY FEET OF THE PROPOSED DISTURBANCE.

A specimen tree is any hardwood 27" in diameter at breast height (DBH) or larger, any pine tree or other softwood and beech trees 24" DBH or larger, any undestroyed tree (dogwood, redbud, sourwood, etc.) 10" DBH or larger. Removal of or encroachment into the critical root zone (CRZ) of a specimen tree requires approval. The CRZ is one foot radius for each inch DBH as measured from the trunk of the tree.

- _____ 2. Show tree save fence at the edge of disturbance and silt fence in front of the tree save fence. "Tree save fence must include "Tree Save Signs" at 100 feet intervals.
- _____ 3. Arborist approval required.
- _____ 4. Show the 50' undisturbed buffer and the 25' impervious setback of the existing "waters of the state". Encroachment into the 50' buffer or construction in the 25' impervious setback requires approval.. If you are unsure if the feature on your property is "waters of the state" contact 706-746-2204 to arrange for a site visit.
- _____ 5. Add the following note to the Site Plan (in bold letters):

Sediment and Erosion Control

- _____ 1. A delineation of the limits of disturbance and a statement of the estimated square feet of area disturbed. The limits of disturbance are typically shown on a plan by use of a heavy dashed line labeled at "Limits of Disturbance".
- _____ 2. If the limits of disturbance exceed 1-acre, a permit from the Georgia Soil and Water Conservation Commission (GASWCC) will be required. The GASWCC checklist must be completed and submitted with the application. (The plans will be reviewed by Sky Valley for minimum requirements, and if the plans meet the requirements, they will be submitted to GASWCC for review).
- _____ 3. If the limits of disturbance exceed 1-acre, per the requirements of the Georgia Environmental Protection Division (EPD) for National Pollutant Discharge Elimination System (NPDES) permits, a fee of \$40 per disturbed acre shall be paid directly to Sky Valley as the Local Issuing Authority (LIA).
- _____ 4. Existing and proposed topographic contours with adequate spot grades to define drainage.
- _____ 5. Location and type of temporary or permanent soil erosion control measures including, but not limited to silt fence, construction exit, mulching, temporary and permanent seeding, etc.
- _____ 6. Direction of existing and proposed storm water or drainage flow by use of arrows.
- _____ 7. Provide signed copy of the Residential Erosion & Sedimentation Control Permit & Affidavit

POOL FENCING REQUIREMENTS

Permanent fencing and gated enclosures are required for all pools within the City (separate application required if the pool is not installed immediately proximate to and surrounding the pool).

_____ **ADD THE FOLLOWING NOTES TO THE POOL INSTALLATION PLAN:**

- _____ Permanent fencing and gated enclosures are required for all pools in the city. Fence design shall not produce a "ladder" effect that could aid in unauthorized climbing.
- _____ Pool fences must include at least one gated exit with a minimum width of 36" wide. This exit must open outward and be self-closing and self-latching.
- _____ The minimum height of pool fences must be five feet, and the maximum height of the pool fence shall not exceed eight (8) feet.

_____ Fences and walls used as fences, may not be finished with bright or primary colors. If only one side of the fence is to be finished, the fence shall be constructed with the finished side toward the neighboring property