



TRAVIS COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT 17

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WCID 17 PLAN REVIEWS

ALL COMMERCIAL PLANS MUST BE BOUND

Residential: A plan review is required to determine the proper meter size for service. One (1) scaled set of house plans submitted as pdf or 11 x 17 paper showing all plumbing fixtures along with the Service Application. House plan reviews take about three (3) days. Upon completion of the review, you will be notified of the meter size required and the proper fees that are to be paid.

Commercial/Subdivision Site Plan: Submit plans with the Application for Commercial / Subdivision Plan Review form, along with the appropriate review fee as outlined on the application. When submitting plans for a subsequent review, please be sure to include a cover sheet or transmittal sheet of explanation. You may use our Plan Review Transmittal Sheet, if desired, located at www.wcid17.org/forms.

Commercial Building Plumbing: Plumbing plans for commercial buildings should be submitted so that the plumbing inspector can review them and size the meter and service line. Plumbing plan reviews may take up to two to four (2-4) weeks.

Irrigation: Irrigation plans must be to scale; areas not covered must be noted; seal, signature and date; physical features and boundaries, north arrow, legend, equipment legend showing the symbols used; zone flow measurement for each zone; location and type of controller and sensor; location type and size of water source; backflow preventing device; water emission device (sprinkler head); valve; pressure regulation component; main lines; lateral piping; scale used design pressure; and the brand, model and size of all components refer to maximum flow for appropriate meter size. The plan may be hand-drawn or computer generated, but must be to scale. The scale must also be shown.

THE DETAILS BELOW ARE INTENDED TO BE GENERAL GUIDELINES.

Due to the unique circumstances of different projects, additional information may be requested. The following items must be included in the submittal package in order for plans to be reviewed:

1. A completed application form.
2. A check made payable to Travis County WCID 17 for the amount shown on the application.

3. The appropriate supporting documents and plan sets as listed below.
4. Plans shall be drawn using computer-aided drafting at a legible scale.

For **Residential** plan review, submit:

- One (1) scaled set of house plans either as a pdf file or an 11 x 17 paper set, showing all plumbing fixtures along with the Service Application.

For **Commercial/Subdivision preliminary** plan review, submit:

- One (1) full size copy of Plat and
- One (1) full size copy of Preliminary Plan

For **Commercial Building Plumbing** plan review, submit the following:

- Two (2) full size copies of the Plumbing Floor Plan for the building including all plumbing fixtures
- Two (2) full size copies of complete isometric drawings of drain, waste, vent and water riser diagrams
- Two (2) full size copies of gas riser diagrams (if applicable)
- Two (2) full size copies of water fixture schedule
- Two (2) full size copies of plumbing fixture schedule
- Two (2) full size copies of approved site plan
- Two (2) full size copies of roof drainage calculations
- Two (2) full size copies of general plumbing notes

For **Construction/Subdivision** reviews, submit:

Initial Submission:

One (1) full size copy of plans; at a minimum the plan set shall consist of the following:

Plan Cover Sheet to include but not limited to:

- The title of the subdivision / project
- The address of the site
- A location map
- The date
- The legal description of the property
- Existing and proposed zoning of the property
- An index with sequencing of all sheets
- A revision/correction block
- The name, address, phone number, email and fax number of owner
- The name, phone number, email and fax number of the owner's representatives responsible for plan alterations.

Utility Plans to include but not limited to:

- All site improvements as shown on the site plan
- Existing and proposed contours
- The existing and proposed utility lines for water, wastewater, electric and telephone with pipe sizes, material, grades and elevations
- All pipe types and material shall be clearly identified on the plans as to the location and use. Project plans must clearly list all supplies and materials. All materials must be labelled to show where they will be. Materials use may also be identified by sheet number(s).

For a particular class of ductile iron pipe list the size, class, type and exactly where it will be placed.

Examples:

Piping

6" ductile iron - fire hydrant leads - all
Class 350 force main under concrete – sheet 15
 force mains in sleeves – sheets 12, 13, 18
 fire mains

6" C900 - waterlines in street
DR-14
Class 200

36" concrete - storm drain
3000 psi

- All existing and proposed easements
- The locations of all power poles
- The locations of all existing and proposed meters and services.
- The existing and proposed fire hydrant(s)
- If septic is to be installed, show the location of wastewater disposal areas and include OSSF plans; as well as approved permit from either Travis County or West Travis County Public Utility Agency
- The locations of backflow preventers
- A note stating that all on-site utility materials and work shall conform to the current plumbing code adopted by WCID 17
- The WCID 17 Standard Construction Notes
- A phasing plan (if applicable)
- A Registered Professional Engineer's seal

Subsequent Submissions:

- Engineer to submit whole new set of plans with all comments addressed unless authorized by the reviewer(s) to submit correction in another form.
- No plans will be signed off until easements are granted.
- Once the plans are approved and signed, submit:
 - One (1) full sized set of plans
 - One (1) half-sized set of plans

Final Submission:

- One (1) set of full sized “As Builts”
- One (1) disk with all utility plans in .dwg and. pdf format
- Conveyance agreement
- Maintenance Bond