

DEVELOPER PROCESS SUMMARY

The division of one lot or tract of land into 2 or more parcels is considered a development and subject to Gastonia Scurry Special Utility District Policy Section F; Developers, Subdivision Requirements and the Kaufman County Development Services regulations (See pub Kaufman County Subdivision and Land Development Regulations). The developer shall agree to comply with all rules and regulations of Gastonia-Scurry Special Utility District (GSSUD):

1. Developers shall complete the “Service Application for Development or Non-Standard Service” and submit to the District with requested documentation.
2. Submit \$3,000 Non-Standard Service Investigation Fee which will be used for engineering fees, administrative fees and legal fees related to this project.
3. Submit preliminary Plat map showing division of lots, roadway access, alleys (if any), anticipated water infrastructure, required hydrants, drainage, and other utilities. Preliminary Platting must show 75’ road frontage for each lot as per Kaufman County regulations.
4. Developments must be fully located within GSSUD service area.
5. Once the application, documentation and plat are received, GSSUD’s engineer will review the requested plat and design infrastructure required based on a hydraulic study which will determine feasibility of delivery to location, pressure, capacity, and impact on future demands.
6. The Engineer will submit to GSSUD a set of detailed plans, specifications, and cost estimates for the project. This includes any improvements to existing infrastructure and the building of new infrastructure to accommodate the Developers requested capacity.
7. Once the Engineering study is complete and Developer agrees to costs and timelines, a Non-Standard Contract will be prepared stating terms and conditions of the project. The contract will be fully executed by the GSSUD Board of Directors after approval through commissioners court.
8. The Developer will submit the completed engineering study, non-standard contract and preliminary plat map to Kaufman County Development Services for approval through their processes.
9. If any changes are required to the platting by Kaufman County Development Services, GSSUD reserves the right to resubmit to the GSSUD Engineer for approval at Developer expense.
10. Once plans, costs and timelines are approved by the county, the developer will then be placed on the agenda for the following GSSUD Board of Directors meeting for approval and execution of Non-Standard Contract.



11. Upon execution of the Non-Standard Contract, Developer must pay the Impact Fee portion of the currently posted New Service Fee for each requested connection. The balance of the New Service Fees will be due prior to installation of the meter.
12. The developer will be responsible for payment of water disbursed for construction needs. Developer will be invoiced monthly for water usage. Bill to be paid in full within 10 days of date of invoice.
13. The developer will be responsible for paying their final bill and requesting a final read once they are done with the construction meter. The office must be notified of the forwarding address for final bill.

SIGNATURE _____ DATE _____