

New Braunfels Utilities New Construction Planning Application for Land Subdivision (Plat Review)

Applicant / Developer / Owner _____

Plat I.D. # _____

Name

Contact Person

Address

Phone / Fax Number

Proposed Subdivision Name _____

Type of Development	Total Acreage	Total Number of Lots	Total Estimated Daily Average Sewer Flows / LUE's

Water / Wastewater Related Questions:

	Yes	No
Is the property within the New Braunfels City Limits?		
Is the property within the wastewater service area of NBU?		
Is the property within the Edwards Area Recharge Zone?		
Is this property served by a water purveyor other than NBU? <i>(If yes, see number 6 below.)</i>		
Is property served by a septic system that requires approval from Comal County Public Works or other local authority? <i>(If yes, see number 7 below.)</i>		
Is the property going to be served by a sewer system other than NBU? <i>(If yes, then see number 8 below.)</i>		
Has this property been issued any of the following items? [] Water Commitment [] Sewer Contract / Assignment <i>If yes, please attach a copy. Note: If not submitted with plat package, it will be returned as incomplete.</i>		
Does this property require a sewer main extension? <i>(if yes, see number 13 below.)</i>		
Does this property require a water main extension? <i>(if yes, see number 14 below.)</i>		

Amending & Vacating Plats Requirements:

- City of New Braunfels Completeness Review Form
- Two (2) sets of plats Amending
 Vacating

Minor / Major Plat Requirements:

1.		City of New Braunfels Completeness Review Form
2.		Four (4) sets of Plats (x and y state plane coordinates, south central zone 4204, required in NAD83)
3.		NBU Application of Plat Review
4.		NBU Aquifer Protection and applicable TCEQ approvals
5.		Water purveyor letter: (Water commitment and / or approval letter from purveyor other than NBU)
6.		Septic letter: (Comal County or local authority approval for projects using septic systems)
7.		No Flow Letter – A: Proposed main tying into another proposed main B: Proposed platted property being whole or partial acreage is for the sole purpose of creating a parking lot, pavilion, etc. that will not generate any additional sewer flows
8.		Private Sewer System: If the project will be served by a private sewer treatment plant, a letter stating that the sewer system will be owned and operated by the property owner(s), as per TCEQ licensing, is required in the plat review package.
9.		Land use letter: (If unknown or for land transaction, four LUE’s per acre will be used, and fees subject to increase once use is determined)
10.		LUE Calculations: NOTE: (LUE calculation sheet must be submitted with all plat applications)
11.		Construction Plans: (For properties requiring a sewer and / or water main extension)

Remarks / Additional Information: _____

The Infrastructure Planning LUE Calculation Sheet and this application must be included in the plat package at time of submittal to NBU New Construction Division for review.

Note: This application must be submitted, in its original form and size, with an original signature. All additional forms must also be completely filled out and signed. Any incomplete forms will be cause for rejection and plat submittal package will be returned as incomplete.

The specification and procedures for subdivision plats are described in the City of New Braunfels city codes. The requirements for plat size and comments are described in the city codes.

If assistance is needed in completing this application, call the NBU New Construction Division.

Applicant or Applicant’s Agent Signature

Date

Below this line for office use only

Received by

Date