

City of Shelley  
101 S. Emerson Ave.  
Shelley ID, 83274  
208-357-3390

Application Date \_\_\_\_\_

## APPLICATION FOR SUBDIVISION

SUBDIVISION NAME \_\_\_\_\_

Property Owner(s) Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_ City/Zip \_\_\_\_\_

Developer Name \_\_\_\_\_ Phone \_\_\_\_\_

Address \_\_\_\_\_ City/Zip \_\_\_\_\_

### Location and Legal Description

Township \_\_\_\_\_ Range \_\_\_\_\_ EBM, \_\_\_\_\_ Section \_\_\_\_\_ NOTE: Attach "Recorded" DEED

**Description of EXISTING Use and Zoning. Statement as to whether a zone change will be needed and if a modification or waiver will be requested with respect to any provisions of the subdivision code. (use Back if More Space Needed)**

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**Statement of intended use and statement evaluating effects of proposed Subdivision on adjoining property, general compatibility with other properties and uses, and compliance with Comprehensive Plan:**

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**Subdivision Plat.** The following information/data must appear on the Preliminary Plat or other separate documents and shall be verified prior to submittal to the Planning & Zoning Commission: The Planning and Zoning Administrator may require additional information other than specified below.

#### NAMES/ADDRESS

\_\_\_ Subdivision Name  
 \_\_\_ Owner(s) Name, Address & Phone  
 \_\_\_ Developer Name, Address & Phone  
 \_\_\_ Adjacent property Owner/Development Names

#### LOCATION

\_\_\_ Vicinity Map Showing Relation to One (1) Mile Radius  
 \_\_\_ Legal Description/Proof of Ownership  
 \_\_\_ Public Land Corners or Other Acceptable Monuments  
 \_\_\_ North Point  
 \_\_\_ Scale (Minimum 1" = 400')

#### TOPOGRAPHY

\_\_\_ Contours – Proposed  
 \_\_\_ Contour Intervals Noted (Minimum 5' Intervals)

#### GEOLOGY

\_\_\_ Flood Plain Designation, If Applicable  
 \_\_\_ Attach Soil Types & Depth if Applicable

**Note: Preliminary Plat: Submit three (3) 24" x 36" soft copies and (1) 11" x 17" soft copy. Final Plat: Submit one (1) mylar, three (3) 24"x36" soft copies, and one (1) 11"x17" soft copy and (1) electronic copy. Must submit "As built" before infrastructure will be accepted by the city.**

**Approval sheet must be submitted signed by Snake River Valley Irrigation prior to approval of final plat. Minimum Construction Requirements must be signed prior to submission of preliminary plat.**

#### MISCELLANEOUS

\_\_\_ Zone Classification(s)  
 \_\_\_ HWYs and/or Current Street(Incl width) widths  
 \_\_\_ Right-of-Ways, Easements & Widths  
 \_\_\_ Road Cross Sections  
 \_\_\_ Existing Railroad or other perm structures

#### PROPOSED

\_\_\_ Subdivision Acreage  
 \_\_\_ Number of Lots  
 \_\_\_ Lot Size (Sq. foot) & Dimensions  
 \_\_\_ Utility/Easement Location and Widths  
 \_\_\_ Type of Water/Sewer System  
 \_\_\_ Site Rprt from the Health Dept if Appl.  
 \_\_\_ Open Areas/Buffer  
 \_\_\_ Parking/Sidewalks  
 \_\_\_ Street Names  
 \_\_\_ Full Plans/layout of

#### ENGINEERING DATA

\_\_\_ Name, Address & phone  
 \_\_\_ Date Drawn

**Application Fees** are as listed below and shall be paid prior to the applicable time.

~The following fees must be paid prior to submitting the Preliminary Plat to the Planning and Zoning Commission

Pre application meeting **\$500** \$ \_\_\_\_\_  
 Preliminary Review Fees **\$200 + \$10 per lot** \$ \_\_\_\_\_  
 Plan Review of Public Improvements **\$400 per sheet + \$30 per lot** \$ \_\_\_\_\_  
 Subtotal payable to the City of Shelley

~The following fee must be paid prior to the publication of the public hearing

Mailing – Actual cost \$ \_\_\_\_\_  
 ~The following fees must be paid prior to submitting the Final Plat to the Planning and Zoning  
 Survey Review Fees **\$400 + \$44 per lot** \$ \_\_\_\_\_  
 Publication for Public Hearing (actual cost incurred) \$ \_\_\_\_\_  
 Water model **\$250 + 10 per lot** \$ \_\_\_\_\_  
 Subtotal payable to the City of Shelley \$ \_\_\_\_\_

\*Water & Sewer Subdivision Tap Fees (according to resolution) \$ \_\_\_\_\_

Primary Inspections:

1 – 10 lots = \$100 per lot (\$300 minimum) \$ \_\_\_\_\_  
 11 - 20 lots = \$80 per lot \$ \_\_\_\_\_  
 21 - + lots = \$70 per lot \$ \_\_\_\_\_

Review fees for original review & one verification of corrections. Any additional inspection required to pay full fees.

Subtotal payable to the City of Shelley \$ \_\_\_\_\_

Any Subsequent Reviews when errors persist will be \$125 per trip to the site. \*Individual Tap Fees Payable Prior to Building

List name and mailing address for all property owners within **300 feet** of the external boundaries of the land being considered. Check as verified at Assessors Office

[illegible]

### Appointment of Designated Agent

I, we the undersigned owner(s) of the property described throughout this Application, hereby appoint the following person as my, our representative for all transactions regarding this Application between myself/ourselves, as owner(s), and the City of Shelley:

Designated Agent Name \_\_\_\_\_

Property Owner(s) Signature

Date \_\_\_\_\_

Date \_\_\_\_\_

I hereby **acknowledge** that I have read this application and understand the contents. I also state that the above information is correct.

Applicant(s) Signature

Date \_\_\_\_\_

## REQUEST FOR APPROVAL OF SUBDIVISION APPLICATION

Name: \_\_\_\_\_ (Landowner)

Address: \_\_\_\_\_  
\_\_\_\_\_

Landowner is the owner of the real property described on Exhibit A attached. Landowner desires to subdivide the real property. The Snake River Valley Irrigation District (SRVID) owns water rights appurtenant to and for the benefit of the real property or a portion thereof.

Landowner is requesting approval of the subdivision by SRVID. Should approval be granted, Landowner agrees and represents:

1. This document is a request to combine subdivision lots for the purposes of assessment pursuant to Idaho Code 43-701(2). For the purposes of complying with that section, the assessment shall be mailed to Landowner at the above stated address. Landowner acknowledges that all assessment notices which otherwise would be sent to individual lot owners within the subdivision, but that are mailed to Landowner at the above address, shall be deemed to have been sent to the owner of which lot within the subdivision. Any change of address for the purposes of mailing assessment shall be in writing and mailed to SRVID certified mail, return receipt request.
2. Once a subdivision plat is approved by the City and/or County in which the subdivision is located, SRVID shall not be required to deliver irrigation water to the subdivision until a homeowners' association is organized and operation.
3. SRVID shall only be required to deliver irrigation water to a single point of diversion for the entire subdivision, as indicated in the records of SRVID, pursuant to the delivery policies of SRVID. It shall be the responsibility of the homeowners' association and the lot owners in the subdivision to construct and maintain an irrigation water delivery system within the subdivision and to comply with the requirements of Idaho Code 31-3805.
4. SRVID shall not mail assessments to each individual lot owner in the subdivision. The entire subdivision shall be assessed at the same rate as agricultural acres. Landowner, the association, and the lot owners within the subdivision shall be jointly and severally liable to SRVID for the assessment.

5. In the event the SRVID assessment, or any part thereof, is not paid, SRVID shall not be required to deliver water to the entire subdivision until the assessment, penalties, and interest are paid in full. In addition, SRVID shall be entitled to all rights and remedies against Landowner, the association, and the lot owners as authorized by law for failure to pay an assessment.
6. Water shall be delivered to the point of diversion by SRVID on a schedule established by SRVID, and it shall be the obligation of the association and the lot owners in the subdivision to organize and coordinate water delivery within the subdivision.
7. Landowner, the association, and lot owners within the subdivision shall be fully responsible for all maintenance of all water delivery systems located within the subdivision, including, but not limited to, weed control, burning, spraying, rodent control, and other maintenance.
8. The obligations and duties of Landowner, the association, and the lot owners in the subdivision run with the land for the benefit of SRVID, to which the real property described on Exhibit A shall be subject. The obligations and duties are perpetual in time unless released by document signed by SRVID and the record owners of all of the real property described on Exhibit A, recorded in the county in which the real property described on Exhibit A is located.
9. Should SRVID have to enforce any terms of this agreement, Landowner, the association, and the lot owners located within the subdivision shall pay all attorney's fees and costs incurred by SRVID.
10. The obligations and duties described herein shall be binding upon the heirs, legal representatives, successors, interest, and assigns of Landowner, the association, and the lot owners and Landowner agrees to pay all costs incurred by SRVID in recording this document with the appropriate county recorder.
11. If, for any reason, any of these agreements and representations contained herein are deemed to be unlawful or unenforceable by a court of competent jurisdiction, SRVID shall have the right to assess each lot owner within the subdivision as authorized by law and pursuant to the rules, procedures, and regulations of SRVID.
12. SRVID shall require a copy of the improvement plans and signature of approval by the board of directors or water manager on final plat.

DATED this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
\_\_\_\_\_

STATE OF IDAHO )

)

County of \_\_\_\_\_)

On this \_\_\_\_\_ day of \_\_\_\_\_, in the year of \_\_\_\_\_,  
before me, the undersigned, a Notary Public in and for said State, personally appeared  
\_\_\_\_\_, known or identified to me to be the person  
whose name is subscribed to the within instrument, and acknowledged to me that  
\_\_\_\_\_ executed the same.

\_\_\_\_\_  
Notary Public for Idaho

Residing at \_\_\_\_\_

My commission expires on \_\_\_\_\_

STATE OF IDAHO )

)ss

County of \_\_\_\_\_)

On this \_\_\_\_\_ day of \_\_\_\_\_, in the year of \_\_\_\_\_,  
before me, the undersigned, a Notary Public in and for said State, personally appeared  
\_\_\_\_\_, known or identified to me to be the person  
whose name is subscribed to the within instrument, and acknowledged to me that  
\_\_\_\_\_ executed the same.

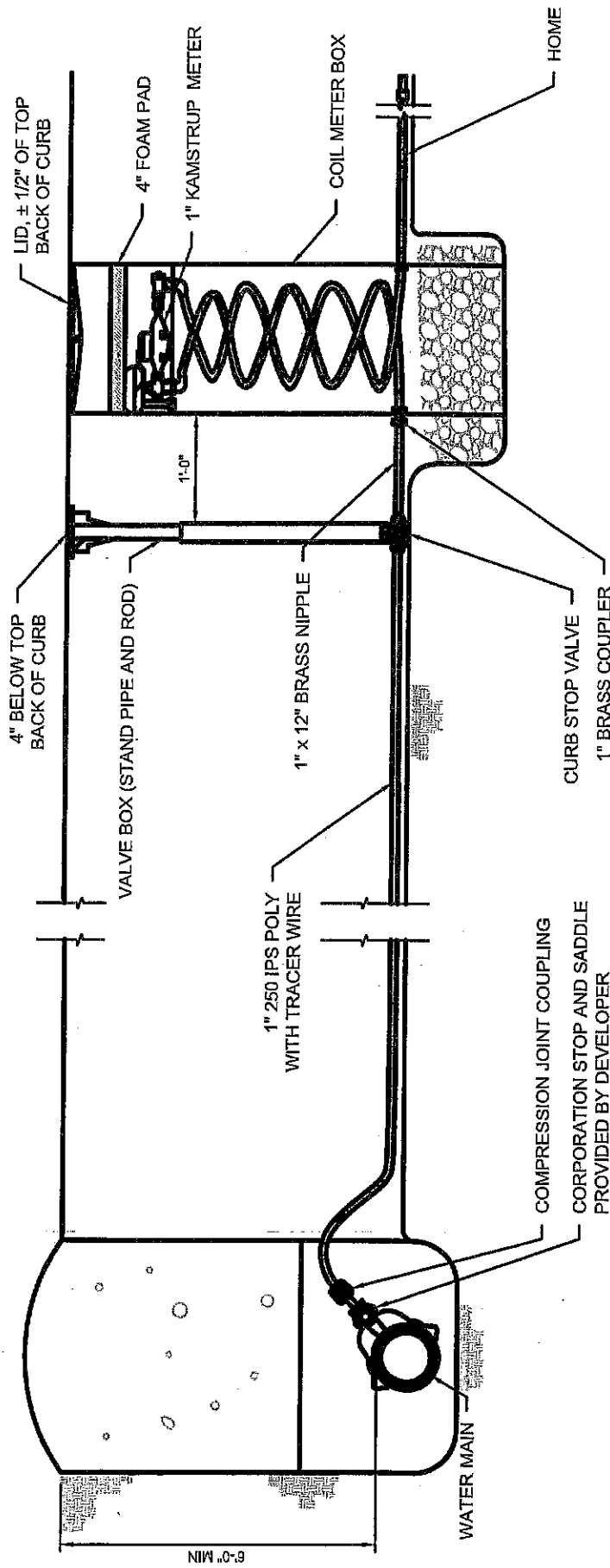
\_\_\_\_\_  
Notary Public for Idaho

Residing at \_\_\_\_\_

My commission expires on \_\_\_\_\_

# EXHIBIT A

[Attach Real Property Legal Description Behind This Page]



## NOTES

1. METER BOX SHALL BE 60" X 18"Ø SINGLE METER STYLE. INLET SHALL BE LOCK WING ANGLE BALL VALVE (FULL PORT), OUTLET, ASSE OP ENTRY VERTICAL CHECK, BOX SHALL BE SIDE LOCKING.
2. METER SHALL BE KAMSTRUP; FLOWIQ SERIES 2200 1" FOR RESIDENTIAL AND FLOWIQ SERIES 3200 FOR COMMERCIAL.
3. ALL FITTINGS SHALL BE FORD OR MUELLER COMPRESSION TYPE FITTINGS.
4. ALL 3/4" AND 1" SERVICE CONNECTIONS TO DUCTILE OR CAST IRON SUPPLY MAIN SHALL BE A SERVICE SADDLE WITH A CORP STOP. ALL OTHER SERVICE CONNECTIONS SHALL USE SERVICE SADDLES AS SPECIFIED.
5. 1" POLY PIPE, IPS, SDR 7, 250 PSI.
6. RUN TRACER WIRE WITH WATER MAIN AND SERVICE LINES.
7. CENTER METER PIT 8' BEHIND TOP BACK OF CURB.
8. METER PIT SHALL NOT BE LOCATED WITHIN ANY SIDE LOT UTILITY EASEMENT.

## MATERIAL LIST

1. COIL METER PIT
2. KAMSTRUP WATER METER, SEE NOTES
3. 4" FOAM PAD INSULATION
4. METER PIT LID
5. 1"x12" BRASS NIPPLE
6. 1" BRASS COUPLER
7. TRACER WIRE

IF WANTING TO UPSIZE TO A 1½" OR 2" ETC. WATERLINE THE SAME BASIC PRINCIPAL STAYS THE SAME JUST TAKES DIFFERENT SIZE.

SHELLEY WATER METER PACKAGE

SCALE: N.T.S.





January 16, 2018

Shelley Planning and Development  
101 S Emerson Ave  
Shelley, ID 83274

Dear Sir or Madam:

A letter was issued in April 2017 on behalf of the United States Postal Service (USPS) concerning establishment of mail delivery. I would like to reiterate the information provided at that time. It is regarding establishing mail delivery to new business and/or residential developments. In light of today's changing mail mix, there are new and convenient ways to receive mail and packages that enhance customer convenience.

In April of 2012 the USPS revised regulations to clarify options for delivery and to provide the USPS greater autonomy in determining how deliveries are added to the Postal Service Network. Consistent with existing Postal Operations Manual (POM) regulations regarding growth and extensions of delivery, the USPS has determined that Delivery and Collection Box Units (NDCBUs) or simply Cluster Box Units (CBUs), will be the approved method of delivery for new developments.

The purchase and installation of these units are the responsibility of the developer, contractor, homeowners association or homeowner. CBUs are available in various styles, and the developer may customize the surroundings to compliment the local architecture. With CBUs, customers enjoy greater mail security because each unit has its own key. Convenience is increased because regular collection of outgoing mail is made. It is also the most efficient and cost effective mode of delivery for the Postal Service.

The USPS recognizes the interest builders have in controlling site plans and, just as with other public service, the USPS will work to meet the requirements of the builders and local planning administrators. The USPS will work with builders and developers to determine the best placement of CBUs for new developments prior to establishing or extending delivery service. This will include review of site plans and consideration of lot size and locations of housing relative to existing delivery infrastructure and customer travel. The USPS will take into consideration safety, reliability, cost and efficiency for our carriers and the public.

We advise developers, contractors and homeowners to contact the local postmaster in the early planning stages of community development, redesign or new home construction to ensure that all options are provided to them and that mailboxes are installed in an approved location. Meeting early will help avoid potential service problems or disruptions.

We ask that you provide a copy of this letter when issuing building permits.

Sincerely,

A handwritten signature in black ink, appearing to read "Jeff Fratto", written over a horizontal line.

Jeff Fratto

## **Planting Strips**

PLANTING STRIPS, LANDSCAPING, BUFFERS, AND SCREENING. Landscaping requirements shall promote hardscape and softscape layouts with cohesive planting plans and irrigation that support the continued growth and viability of the design. Landscapes should be designed to reduce heat, noise and glare through proper placement of plants, trees and water features.

### **General Standards.**

#### **(1) Landscaping Materials.**

(a) Landscaping materials shall include some combination of planted trees, shrubs, vines, ornamental grasses, perennial flowers, annual flowers, herbs, and lawn. (city ordinance 8-9)

(b) In combination with plant material, landscaping may include hardscape elements such as boulders, rock, screens, walls, fences, and benches, including focal point features such as fountains, pools, and art works that enhance or contribute to the designed surroundings. Such features alone shall not comprise all of the requirements of landscaping.

(c) The selected combination of hardscape features with softscape plant materials shall be arranged in a unified and complementary design.

#### **(2) Maintenance.**

(a) Required landscaped areas shall be maintained in a neat, clean, orderly and healthful condition. This includes proper pruning, mowing of lawns, weeding, removal of litter, fertilizing, replacement of plants when necessary, and the regular watering of all plants.

(b) Required landscaped areas shall be provided with a permanent, automated method for watering or sprinkling of plants. Point of connections need to be adequately sized and designed to function as a protection of the municipal water system. Proper winterization connections shall be installed to minimize damage to irrigation systems during the below freezing temperature times of the year.

(c) Maintenance of required landscaping is a continuing obligation of the applicant, landowner or successors in interest jointly and severally. Failure to maintain landscaping as required by the provisions of this Code or as a condition of a permit shall be deemed to be a violation of this Code and shall be subject to the penalties prescribed for violation.

#### **(3) Landscape Plan Required.**

When landscape is required as set forth in this Code, a hardscape and softscape layout plan, vegetation planting plan, and an irrigation plan showing the proposed design of development in compliance with the requirements of this Code shall be submitted and approved with the improvement drawings.

### **Minimum Landscaped Setback Contiguous to a Street.**

A twenty-foot (20') landscaped buffer including a 3:1 three-foot (3') high berm with a six-foot (6') privacy fence on top of berm, or other fence types approved by Zoning Administrator.

(1) Required landscaping in perimeter landscaped setbacks shall include lawn, ground cover, shrubbery and trees.

(a) Any required perimeter buffer shall be required for the entire length of any public street within the Zone, and on the development side of any public street bordering the development.

(b) Trees shall be spaced at no more than forty-foot (40') centers except as otherwise permitted by this Code. Trees shall be a minimum of two-inch (2") caliper as measured six inches (6") from the grade.

(c) The Zoning Administrator may approve a variation to the tree spacing requirements within the landscaping area contiguous to a street. However, in no case shall the variation cause a reduction in the number of trees that would have been required if spaced at forty-foot (40') centers. The variation may be granted where:

(1) The required trees would obstruct the visibility of a pole sign or display space. In such cases the trees may be clustered with other planting areas away from the sign or display space. No more than twenty five percent (25%) of the required number of trees shall be clustered together and each cluster must be at least forty feet (40') from another tree or cluster.



## City of Shelley

### Minimum Construction Requirements/ISPWC Standards

I have received the minimum construction requirements from the City of Shelley and will follow the ISPWC Standards and City of Shelley Ordinances as mandated.

#### Developer:

|                               |                                  |               |
|-------------------------------|----------------------------------|---------------|
| _____<br>Signature/Developer  | _____<br>Printed Name/Developer  | _____<br>Date |
| _____<br>Signature/Engineer   | _____<br>Printed Name/Engineer   | _____<br>Date |
| _____<br>Signature/Contractor | _____<br>Printed Name/Contractor | _____<br>Date |

#### City of Shelley:

|                                          |                                             |               |
|------------------------------------------|---------------------------------------------|---------------|
| _____<br>Signature/Building Inspector    | _____<br>Printed Name/Building Insp         | _____<br>Date |
| _____<br>Signature/Public Works Director | _____<br>Printed Name/Public Works Director | _____<br>Date |

**All signatures must be obtained prior to beginning construction. If requirements are not met construction will be ordered to cease until the matter has been resolved and accepted by the City Public Works Director and City Building Inspector.**

### **Minimum Construction Documentation**

**SC-1. General.** Except as supplemented and modified herein, Developer shall comply with all aspects of the Idaho Standards for Public Works Construction ("ISPWC") for water works and street works contained in the ISPWC 2017 Edition, or such newer edition as is published after the Effective Date but before the City's approval of any Final Plat relating to the development of the Property (or any portion thereof, as applicable).

#### **SC-2. Street, Sidewalk and Lighting.**

- (a) **Typical Street Section.** Developer shall construct all streets in accordance with the street section shown on the City's drawings. Developer shall conform to all ISPWC specifications and details for sub-grade, sub-base, crushed gravel, pavement, and sidewalk.
- (b) **Chip Seal.** Developer shall chip seal all street surfaces constructed on the Property the calendar year following the calendar year in which such street was constructed as platted and paved.
- (c) **Street Signage.** Developer shall provide all traffic and street name signage in conformance with ISPWC and Manual on Uniform Traffic Control Devices (2009 Edition, including Revision 1 and 2, both dated May 2012), as published by the United States Federal Highway Administration and most recently supplemented by the State of Idaho (the "MUTCD"). Sign posts shall be made of steel square tubing with the one-piece anchor post per SD (Standard Drawing)-1130 of the ISPWC. Street name signs are to be white lettering on green signage to match existing City name signs and may be installed on the same sign post as the stop sign.
- (d) **Sidewalks.** Developer shall provide all sidewalks throughout the Property five feet wide and constructed per the standards required by the Americans with Disabilities Act and all rules and/or regulations associated therewith (collectively, the "ADA"), including connecting sidewalks through the drainage swales in each direction at each street corner. Sidewalks must be placed over the minimum base requirements given in ISPWC. Sidewalk concrete shall be properly cured by Developer using any method allowed by ISPWC.

#### **SC-3. Drinking Water System Works.**

- (a) **Mainline Pipe.** Developer shall provide all mainline water pipe in accordance with AWWA C-900 or C-905 (DR18) Polyvinyl Chloride (PVC) bell and spigot pipe with rubber gasket joints. All fittings are to be ductile iron. Developer shall install all PVC pipe per the requirements of ISPWC and American Water Works Association ("AWWA") C-605 Underground Installation of Polyvinyl Chloride

Pressure Pipe for Water. Flexible couplings for use with pipe shall be as specified in ISPWC.

- (b) **Pipe Lay and Testing.** Developer agrees to trench, lay, backfill, pressure test, and disinfect all pipelines in accordance with ISPWC and all applicable AWWA requirements.
- (c) **Trace Wire.** Developer shall provide No. 12 AWG insulated copper wire (the "Wire") over the top of all mainline pipe, hydrant runs, and service lines from the mainline to each water meter box. The Wire shall be accessible at the surface at all mainline gate valves and hydrants and meter boxes.
- (d) **Hydrants.** Developer shall furnish and install hydrants as required in ISPWC. At each hydrant location, Developer shall place the hydrant centered eight feet from the back of curb within the utility easement with the exception of construction in a Residential Estate (RE) zone. In a RE zone the Developer shall place the hydrant centered in the park strip 3.5 feet from the back of the curb. Developer shall also locate the hydrant valve in the street. Each hydrant shall be a Mueller Centurian, Clow Medallion, or Waterous Pacer. Each hydrant shall be supplied to accommodate a bury depth of six feet and be painted yellow or red.
- (e) **Gate Valves.** Developer shall furnish and install mainline resilient seated gate valves as per ISPWC.
- (f) **Flush Hydrants.** Developer shall provide and install flush hydrants (as shown on the City's drawings) at the end of all permanent and temporary dead-end mainlines. All flush hydrants shall be placed centered eight feet from the back of the curb, within the utility easement, with the exception of construction in a Residential Estate (RE) zone. In a RE zone, the Developer shall place the flush hydrant centered in the park strip 3.5 feet from the back of the curb. The locations of each flush hydrant are to be plainly shown on each set of Improvement Plans submitted for review and on the Corrected Improvement Plans.
- (g) **Service Lines.** Developer agrees to provide residential service lines that are iron pipe size, one-inch diameter, 250 psi rated polyethylene ("PE") pipe per AWWA C-901, as specified in ISPWC. Each service line connection to the mainline shall utilize a service saddle and corporation stop as per ISPWC for use with PE pipe.
- (h) **Meter Boxes and Meters.** Developer shall use the 18-inch diameter, 72-inch deep meter box for use with a one-inch meter. Each meter box shall be complete with a side locking cast iron lid, an angle dual check valve, insulation pad, and one-inch lock wing full port ball valve to be used as a shutoff. After the meter box has been installed the City of Shelley shall supply and install a one-inch Kamstrup

IQ 2200 meter in each meter box at each lot on the Property. The Developer shall reimburse the City for the actual purchase costs of the meter within thirty days of the installation of the meter. All meter costs must be paid to the City of Shelley prior to acceptance of the subdivision.

- (i) **Meter Box Placement.** Developer shall place each water meter box, with meter, centered eight feet from the back of the curb within the utility easement in the middle of each lot, while maintaining a horizontal separation of at least 10 feet from the sewer service line with the exception of construction in a Residential Estate (RE) zone. In a RE zone the Developer shall place each water meter box, with the meter, centered in the park strip 3.5 feet from the back of curb. In all cases where the meter/meter box assembly is placed on private property, an easement must be provided with the Final Plat that will allow City access to the meter/meter box assembly.
- (j) **Meter Box Grading and Initiation of Service.** The meter lid is to be set at or within one inch above finished grade level, which is defined as the same elevation as the back of the sidewalk in most cases. The City may place a lock in the closed position of each ball valve after the meter/meter box assembly is installed. Any such lock will remain in place until the water account has been established with the City and the meter box installation is approved and accepted by the City.

**SC-4. Backflow Prevention.** Developer or individual homeowners shall install backflow prevention devices as required by the City's Water Ordinance and the Idaho Department of Environmental Quality ("DEQ") requirements, including but not limited to IDAPA 58.01.08. Backflow prevention devices for residential lawn sprinkler systems shall be approved for use in Idaho. These backflow prevention devices shall be installed with a resilient seated shutoff valve or full port ball valve.

**SC-5. Sewer System Works.**

- (a) **Gravity Pipe.** Developer shall provide all mainline gravity sewer pipe in accordance with ASTM D 3034 (SDR 35) Polyvinyl Chloride (PVC) bell and spigot pipe with ASTM F 477 elastomeric gasket joints. Developer shall install all PVC pipe per the requirements of ISPWC section 501. Couplings for use with pipe shall be as specified in ISPWC.
- (b) **Pressure Pipe.** Developer shall provide all mainline pressure sewer pipe in accordance with AWWA C 900-16 class 100 psi or higher, or ASTM D 2241 Class 160 psi or higher. Specific Polyvinyl Chloride (PVC) pipe size and pressure class shall be plus or minus 0.125 inches of the inside diameter of the connecting non-pressure pipe

- (c) **Pipe Lay and Testing.** Developer shall to trench, lay, backfill, pressure test, and disinfect all pipelines in accordance with ISPWC and all applicable AWWA requirements.
- (d) **Service Lines.** Developer shall provide residential service lines that are four inch diameter SDR 35 as specified in ISPWC. Each service line connection to the mainline shall utilize a service saddle as per ISPWC.
- (e) **Manhole.** Developer shall provide 48" diameter precast manhole per ASTM C 478 where connecting gravity lines are 12 inches or less. Where one or more connecting gravity lines are 15 inches or larger, manhole diameter shall be 60" or a minimum of 36 inches plus the OD of the connecting gravity pipe which ever is larger.
- (f) **Lift Station.** Developer shall provide sewer lift stations in accordance the City standard details. Developer shall provide a separate deeded lot for all sewer lift stations with direct access to public streets. Sewer lift stations shall be designed in accordance with all applicable IDAPA (DEQ) requirements. Lift stations shall be equipped with a minimum of one duty and one standby pump. Pumps shall be designed to operate within 25% of the pump's best efficiency point. All sewer lift station shall be operated using ultrasonic level control, be equipped with an electromagnetic flow meter, and be programed to communicate with the City's SCADA system. All sewer pumps shall be Grundfos vortex impeller or Flygt.

**SC-6. Materials Testing.** Developer shall compact the trench backfill materials and street and sidewalk pavement section materials (subbase, minus ¾" crushed base and asphalt plant mix) using mechanical means under the guidance and support of an independent materials testing firm with compaction testing. Cores taken from the plant-mix pavement after laydown are not required. Portland cement concrete used in sidewalks shall also be inspected and tested by an independent materials testing firm. All materials testing (frequency, test standards, etc.) shall be in accordance with ISPWC. Developer's independent testing firm will report all test results to the City Public Works Department (in writing, by email to [cityshop@cityofshelley.org](mailto:cityshop@cityofshelley.org)) on a weekly basis throughout construction.

**SC-7. Pressure Testing and Bacteriological Testing of Water Lines.** Project Engineer shall witness and document all pressure pipe pressure tests, all gravity pipe tests, all manhole tests, and all bacteriological tests, for each system component and monitor each segment proven bacteriologically safe. Developer and/or Project Engineer shall notify the City's Public Works Department (in writing, by email to [cityshop@cityofshelley.org](mailto:cityshop@cityofshelley.org)) 24 hours in advance of each test so that a representative of the City may, at the City's election, also be present during each test.



**SC-8. Construction Observation.** At all times (full-time) during construction work, the Developer shall employ and assign a competent licensed engineer or appointed designee, to observe and inspect work competently and efficiently to confirm and document the progression of work and compliance with the City's standard specifications and the ISPWC requirements. The engineer or designee shall prepare daily reports documenting the progression of work each day as well as all compliance testing and results for backfill compaction, asphalt compaction, pressure, disinfection, and all other testing identified in the ISPWC General Conditions, Standard Specifications, and Standard Details. Daily reports must be completed and submitted to the City for review on the last workday of each week for that week's work (in writing, by email to [cityshop@cityofshelley.org](mailto:cityshop@cityofshelley.org))

**SC-9. Construction Coordination and Scheduling.** Developer and Engineer shall hold a minimum of one Construction and coordination meeting each month during construction activities to coordinate with the City staff. Construction meetings shall be reoccurring on the same day and at the same time each month. Engineer shall provide a meeting agenda for each meeting with at least the following items: updated construction schedule, milestone dates for any utility shut downs, minutes from previous construction meetings.

**SC-10. Final Construction Report.** Prior to acceptance of any Phase and together with any Corrected Improvement Plan, Developer shall submit a construction report for such completed Phase (a "Construction Report"), which shall, at a minimum, contain each of the following:

- (a) A compilation of all trench backfill material testing density and inspection reports from independent materials testing firm.
- (b) A compilation of the Project Engineer's field inspection reports documenting each waterline pressure test and negative bacteriological test set on each waterline segment isolated for testing.
- (c) A compilation of all street and sidewalk pavement section material testing density and inspection reports from independent materials testing firm.
- (d) A compilation of all sidewalk Portland cement concrete material testing and inspection reports from independent materials testing firm. These should include field slump and air tests and laboratory cylinder break reports.
- (e) A compilation of Project Engineer's daily field inspection reports for the duration of the project.
- (f) A compilation of Project Engineer's submittal log with copies of all approved material submittals incorporated in the project.
- (g) A statement from Developer's surveyor certifying that all property corner pins removed or damaged during construction have been restored and are in their

proper location if the applicable Final Plat is recorded prior to completion of construction.

- (h) AutoCad-prepared record drawings with certification that work was accomplished in substantial conformance with the DEQ and City approved plans and specifications.
- (i) One AutoCad file (the "AutoCad Base File") of the Phase and base file of the waterlines, lot lines, and other utilities prepared within such AutoCad Base File.