



LCWSA New Subdivision Process

Pre-Plan Submission

1. Submit to LCWSA:
 - Service Availability Request Letter Review Fee: \$1,000 water/ \$1,000 sewer
 - Service Availability Request Letter
2. LCWSA returns (usually within 4-6 weeks):
 - Service Availability Letter

Pre-Construction

1. Submit to LCWSA:
 - Plan Review Fee: \$50 x # lots water/ \$50 x # lots sewer
 - Plans: 1 Hard Copy, 1 Digital
2. LCWSA returns within 14 days:
 - Drawing comments
 - Opinion of Cost
 - Other documents as needed
3. Return digital copy of plans with comments addressed.
4. Repeat steps 2 and 3 as needed.
5. LCWSA notifies engineer and signs signature block when construction plans and an extra cover sheet are brought in

*Review is good for 1 year from date of signature

6. Submit to LCWSA
 - Signed Construction Plans: 1 Hard Copy, 1 Digital
 - Impact Fees: \$2,250 per lot water (3/4" meter)/\$1,000 per lot sewer
 - Construction Inspection Fees: (doubled if water and sewer)
 1. Subdivision with 2-3 lots = \$250 + \$100 x # lots
 2. Subdivision with 4+ lots = \$1,500 + \$100 x # lots
 - Water Submittal Package
 - Any required off-site fees



7. Pre-Construction meeting with LCWSA representative

- Contractor must have a signed set at the Pre-Construction meeting and keep the signed set on site during water/sewer installation.

Pre-Acceptance

1. Submit to LCWSA:
 - Email notice to be put on the board agenda no later than the 10th of the month
 - Digital copy of as-built plan no later than a week before the upcoming board meeting
 - a. Board meeting is usually the 4th Thursday of each month
2. Walkthrough of Subdivision with LCWSA representative(s)
3. LCWSA returns comments on walkthrough
4. Comments addressed by contractor; BAC-T sample taken by LCWSA inspector; etc.
5. Submit to LCWSA no later than 4:30pm the day before the Board meeting:
 - Dedication Letter and Official Statement
 - Maintenance Bond/LOC- with a duration of 19 months starting the day of the LCWSA board meeting
6. LCWSA signs final plat after approval at Board meeting