



MORGAN COUNTY PLANNING AND DEVELOPMENT

150 East Washington Street, Suite 200
P.O. Box 1357
Madison, Georgia 30650
(706)342-4373 Office · (706)343-6455 Fax

Application for Final Plat Review and Approval

APPLICATION MUST BE COMPLETED IN FULL, PARTIAL APPLICATIONS WILL BE RETURNED

Within 45 days following receipt of a completed application, the Planning and Development Department will indicate in writing all comments related to compliance with the Morgan County Development Regulations. Prior to the submission of this application, all public improvements must be properly installed and completed in accordance with all requirements and standards of the Morgan County Development Regulations. As-built surveys of the improvements must be submitted prior to or concurrent with the final plat application. All erosion, sedimentation and pollution control measures must be installed according to an approved preliminary plat and construction drawings, including any additional measures installed at the request of Morgan County after the preliminary plat was approved.

Date: _____

Jurisdiction:

_____ Morgan County _____ City of Rutledge _____ Town of Buckhead
_____ City of Madison _____ City of Bostwick

Person requesting review:

Name: _____ Title: _____

Physical Address: _____ City: _____ State: _____ Zip: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Daytime Phone: _____ E-mail: _____

Project Information:

Project Name: _____

Project Address: _____

Nearest Address or Cross Street: _____

Tax Map: _____ Parcel: _____

Total Acreage: _____ Total Acreage Disturbed: _____

Proposed project to be constructed:

_____ Commercial Development _____ Recreational Development _____ Residential Lot
_____ Industrial Development _____ Farm Pond _____ Agricultural Clearing
_____ Residential Development _____ Recreational Pond _____ Other

Explain Other: _____

Project Information, cont.

Are there any existing structures on the property? Yes No

If yes, type of existing structures on property: _____

Is the property in a ground water recharge area? Yes No

Does the property contain wetland areas? Yes No

Is the property in a water supply water shed? Yes No

Water Shed: _____

Is there a flood plain on the property? Yes No

FIRM Map Panel: _____

Are there state waters within 200 feet of the property? Yes No

Type Water Source: (Check all that apply)

River Lake Pond Creek Stream Spring Branch

Owner Information:

Name: _____

Physical Address: _____ City: _____ State: _____ Zip: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Daytime Phone: _____ Cell Phone: _____

24 Hour Contact and Phone Number: _____

Fax: _____ E-mail: _____

Surveyor Information:

Company Name: _____

Physical Address: _____ City: _____ State: _____ Zip: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Daytime Phone: _____ 24 Hour Phone: _____

Fax: _____ E-mail: _____

Contact Name: _____

Daytime Phone: _____ Fax: _____

E-mail: _____ Certification Number: _____

Engineering Firm Information:

Company Name: _____

Physical Address: _____ City: _____ State: _____ Zip: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Daytime Phone: _____ 24 Hour Phone: _____

Fax: _____ E-mail: _____

Contact Name: _____

Daytime Phone: _____ Fax: _____

E-mail: _____ Certification Number: _____

Documents required

- **Completed application. Application must be completed by applicant.** Planning and Development staff will not be responsible for completing application.
- **5 copies of Final Plat, drawn in conformance with the specifications provided in Chapter 7.9 of the Morgan County Development Regulations.**
- **Payment of applicable fees.** See attached sheet to determine correct amount.
- **As-built surveys of any new streets, drainage facilities or public improvements.** Surveys must be submitted prior to or concurrent with the final plat application. Omission of surveys will result in the application being returned.
- **Draft of conservation easement.**
- **A plan for the maintenance of open space and operation of common facilities.**
- **Evidence of establishment of an escrow fund for open space maintenance.**
- **Documents required to establish a homeowner’s association.**
- **Executed deeds for the dedication of all street rights-of-way.**
- **Maintenance bond or cash providing for maintenance of all public streets and drainage improvements for a period of 3 years following the date of final plat approval.**
- **Performance bond or cash providing for the installation of any unfinished items, such as top coat paving or sidewalks.** Approval to leave items unfinished must be obtained from the Director of Planning and Development.
- **Signed Development Agreement, if applicable.**
- **A copy of recommendation or approval from Georgia Department of Transportation.** If the proposed subdivision includes or abuts a US or state numbered highway, unless all of the lots in the subdivision contain 5 acres or more and no new street is involved, review by the Georgia Department of Transportation is required.
- **A copy of the final plat in CAD and PDF format.** This file may be emailed; confirm address with Planning and Development staff.

Additional documents may be required by Planning and Development. Please note that approvals may be required by additional agencies, including but not limited to: City of Madison, Morgan County Health Department, Fire Marshal, NRCS, U.S. Army Corps of Engineers, Georgia Power/FERC and the Department of Natural Resources. Check with Planning and Development staff to determine applicability.

Additional performance bonds or cash may be required by the Director of Planning and Development for incomplete improvements not listed above.