



DEVELOPER PACKET F.A.Q.s

DEVELOPER DOCUMENTS

Q: How do I determine the commencement date on the **Letter of Warranty**?

A: This date will be **the date of the Final Completion Walk-Thru**, when a BW Construction Technician will verify that all punch-list items noted during the Substantial Completion Walk-Thru have been completed.

Q: Who fills out the information on the **Bill of Sale & Quitclaim Deed**?

A: A member of **BW Engineering Department** will fill-out the **total length of water system and/or sewer system**. The **remainder of the document** is to be completed by the **Developer**.

Q: Can my **Contractor** post the **Surety** for my project?

A: The Surety must be posted by the same entity who enters into the Developer Agreement with BW – which is *typically* the **Developer**, and not the Contractor.

FEES & RATES

Q: How much will the Developer Project fees be?

FEE	COST	NOTES
Base Project Review Fee*	\$400.00	Review cannot commence until this fee is received.
Review Fees	-Assessed at the current rates per foot of waterline 3" in diameter & greater, and per foot of sewer line. -Service laterals are excluded.	-----
Inspection Fees	- Inspection Fees: Assessed at the current rates per foot of waterline, & per foot of sewer line. - Bacterial Testing Fees: \$60.00 per 1,000 linear feet of waterline. - Flushing Fees: Equal to the volume of water contained in said system multiplied by 4; charges at the current water billing rate. - Filling Fee: Required for testing Force Mains. Fee is equal to the volume of water contained in the force main system during testing, charged at the current water billing rate.	Must be paid prior to the issuance of the <i>Certificate to Construct</i> ; can be paid at the same time as the Review Fees.
Extended Plan Review Fee	\$200.00	Must be paid with the 4th submittal and beyond.

*Base Project Review Fee is credited toward water and/or sewer Review Fees.

SUBMITTALS & REVIEWS

Q: Do **resubmittals** take priority over other submittals for review?

A: **No.** As a general rule submittals are reviewed on a first-in, first-out basis.

Exception: Signature Plats are given priority, and thus have the shortest anticipated review time.

Q: How can I get my **submittal reviewed quicker**?

A: The best way to speed up the review is to **address all previous review comments clearly and completely.** As a general rule submittals are reviewed on a first-in, first-out basis. If you have multiple projects in the queue for review and wish to request a particular order in which your projects are reviewed, BW will be glad to accommodate your request.

Q: How can I find the **status of my submittal review**?

A: If the submittal has been made through the Bedford County Planning Department (i.e., Plats, Site Plans, Plot Plans and Preliminary Plans), **the County has an online system that tracks and documents the status with of the submittal with each agency.** Please contact the Planning Department for details on accessing the site.

If you are asking about a Design submittal or other submittal made directly to BW, we have published our **anticipated review schedule for all submittals in our policies online at www.brwa.com, and include a copy with our Developer Packages.** Specific inquiries should be directed to **BW Engineering Assistant** at (540) 586-7679, ext. 5, or engineeringassistant@brwa.com.

SIGNATURE PLATS

Q: May I **hand-deliver Signature Plats** to BW?

A: **No.** Signature Plats must be received by BW with a Bedford County Planning Department transmittal routing sheet. Once signed by BW they are not returned directly to the Owner/Engineer. Signed Plats are routed back to the Bedford County Planning Department by BW or Planning Department designees.

Q: May I make an **appointment to submit Signature Plats**?

A: **Yes.** You are more than welcome to make an appointment; however, once signed by BW they are not returned directly to the Owner/Engineer. Signed Plats are routed back to the Bedford County Planning Department by BW or Planning Department designees.

Q: What **day(s)** does the BW **review and sign Signature Plats**?

A: **Mondays thru Fridays.** BW reviews Signature Plats as they are received and does not limit review and approval to specific days.