



Effingham County Board of Commissioners

Department of Development Services
901 N Pine Street, Springfield, Georgia 31329

APPLICATION FOR TRANSFER OF INFRASTRUCTURE TO COUNTY

Applicant: STANLEY MARTIN HOMES
Owner's Authorized Agent: CHARLES HAMILTON
Project Name: BRUNSON STATION - PHASE IA
Date: DECEMBER 2025
Location of Project: HIGHWAY 30

check all those that apply

☒ Roads ☒ Sewer
☐ Lift Station
☒ Drainage
☒ Water

For consideration by the County to accept transfer of infrastructure, the following items must be provided:

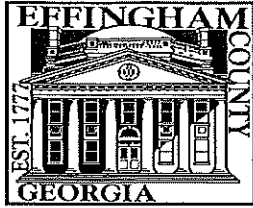
- ☒ Application Document
- ☒ Transfer Deed
- ☒ Plat indicating infrastructure to be transferred to County
- ☒ Warranty Bond(s)
- ☒ Technical Documentation - Testing Results, Record Dwgs
- ☒ Inspection Reports
- ☐ O&M Manuals
- ☐ Additional Information as Required by County

PLEASE CHECK OFF EACH ITEM LISTED ABOVE SHOWING THE ITEM IS INCLUDED IN THE APPLICATION. AN INCOMPLETE SUBMISSION WILL NOT BE REVIEWED AND APPROVED

APPLICANT/OWNER AGENT: _____

ADDRESS: 774 SHELMOORE BLVD., SUITE 111 MOUNT PLEASANT, SC 29464 ^{signature}

Email hamiltondc@stanleymartin.com



Effingham County Board of Commissioners Development Services/County Engineering

601 N. Laurel St.
Springfield, GA 31329

PROCEDURE FOR COUNTY ACCEPTANCE OF ROADS, SEWER, WATER & PRIVATE LIFT STATION

For the County to consider acceptance of rededication to the County of subdivision roads, sewer, and water system along with private Lift Stations, the following procedures are to be met:

1. Complete an application document providing the following:
 - a. Deed transferring ownership to County
 - b. Warranty bond of infrastructure to be transferred to County (Bond amount to be 10% of construction costs)
 - c. Plat of infrastructure to be transferred
 - d. Construction & Technical Information associated with infrastructure including:

ROADS

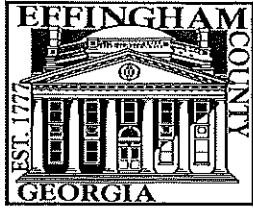
- All testing and construction observation results performed during the construction of the roadway including compaction tests as specified in the County specifications and performed by a Geotechnical Services firm, inspections, certifications on the asphalt mix, records of in place mix temperatures, groundwater location in road profile, pavement corings and density tests.
- Copies of curb and gutter compaction testing and concrete mix used
- Submit proof of compliance with ADA guidelines for all sidewalks and ramps, where applicable
- Copy of any repairs/maintenance activities on the road system since initial construction
- Copy of construction plans, specifications, and details & Record Drawings of the road system including top of pavement elevations

WATER SYSTEM

- All testing and construction observation results during the construction of the water system including water pressure tests, compaction of water line trenching. Include test results as specified in County specifications
- Record drawings of valves and fire hydrant locations with GPS locations, pipe sizing and type, and connections to County water system

SEWER SYSTEM

- All testing and construction observations during the construction of the sanitary sewer system including sewer line lamping/mandrel examinations, compaction testing of sewer line trench.
- Record drawings of manhole locations with GPS locations and invert elevations, sizing of the piping, grade of the sewer lines between manholes and connection to County Sewer system, Sewer lines are to be CCTV inspected with films provided to County for review



Effingham County Board of Commissioners Development Services/County Engineering

601 N. Laurel St.
Springfield, GA 31329

SEWER LIFT STATION

- Location of Lift Station including GPS coordinates and year constructed
- Record drawings and specifications of station design (digital and paper copies) signed by a Professional Engineer licensed in the State of Georgia. Lift station must meet the latest edition of County minimum standards for County to consider re-dedication.
- Operation Manuals for components and equipment
- Sewer system requirements. This includes drawings of collection system, equipment supplier/manufacturer names & model number, force main system signed by a Professional Engineer licensed in the State of Georgia
- Lift Station must have an operational auxiliary generator
- Lift Station must have an operational SCADA system that is compatible with County system.
- Documented reports of all maintenance and inspection reports including list of personnel who performed the inspections and maintenance activities. The Lift Station components must be in good working order with at least 75% of their operational life remaining. Any components not in good working order must be repaired/replaced in accordance with manufacturer's specifications prior to consideration by the County for rededication.

STORM DRAINAGE

- All testing and construction observations during the construction of the stormwater drainage system including the lamping test, type of pipe used, compaction testing for pipe trenches.
- Record drawings of all manhole locations with invert elevations, outfall locations and type, overflow/weir structures, pipe sizing, grade of pipes between manholes and connection to County system. Record drawings shall include GPS locations of manholes

Once information is received, County Engineering will review information submitted and will perform an inspection of the systems that are being submitted for County acceptance. Any deficiencies in the information provide will be submitted to the petitioner for correction.

Based on the review, recommendation to accept or refuse the rededication will be made to the Board of Commissioners for their consideration.