



INDUSTRIAL WASTE – SITE PLAN REVIEW CHECKLIST

This checklist outlines the industrial waste (IW) requirements that are necessary during the site plan review process. Please note this is not all encompassing and additional information may be required during the review process.

INDUSTRIAL REQUIREMENTS

Cover Sheet – Signature Line

Signature line for IW approval on the cover sheet is required for all projects which connect to the City of Austin wastewater collection system.

- Single family homes, residential duplexes, and purely multi-family condos or apartment complexes are not subject to this requirement.
- In a situation where there are existing pretreatment devices such as a restaurant being demolished, and the proposed development is going to be a multi-family complex, IW will still need to sign off on this project to ensure the proper disposition of any pretreatment devices (cradle to grave).

Existing Conditions & Demolition Plans

When applicable, existing conditions and demolition plans must correctly show and identify all:

Existing pretreatment devices located on the site and up to 5 feet from the edge of a building's envelope (such as existing grease interceptors, sand and oil interceptors, oil water separators, acid neutralization tanks, etc.).

Water services

Wastewater services

All private plumbing located on the site and up to 5 feet from the edge of a building's envelope (including private plumbing going to and from a proposed grease interceptor, sand and oil interceptor, oil water separator, etc.).

Plans must clearly specify the disposition of each existing plumbing item shown (i.e. existing to remain, existing to be abandoned in place, or existing to be removed).

Site Utility Plan

The proposed site utility plan must clearly show and identify all:

Existing plumbing items to remain;

Proposed water services to the site (including city-set water meters); and

Proposed wastewater services to the site.

Site may not have more than one wastewater tap. Exception is a site with multiple, physically separated buildings where each building has its own independent, city-set water meter and wastewater tap.

For sites that propose more than one water meter with a single wastewater tap:

- All wastewater from each individual water meter should combine at a single location prior to mixing with wastewater from another water meter.
- A sample port at or near the property line is required to capture all wastewater from the site (end of pipe).

Clearly show and identify any pretreatment devices which may be installed exterior to the building, as well as any associated private plumbing lines.

- Pretreatment device details such as “2,000-gallon grease interceptor” **MUST NOT** be specified anywhere in the plan set. Pretreatment devices must be identified as “Grease Interceptor per MEP plans. Reference Industrial Waste Approval Letter for size.”, to indicate that the pretreatment device is not permitted to be installed as part of the site utility work permits.
- The outlet line from the GI (or any pretreatment device) must connect to another gravity portion of wastewater line. It cannot connect directly to a force main line (back pressure issues).

The site utility plan **should not** contain Mechanical, Engineering, or Plumbing (MEP) sheets (example: M-01, P-01, or E-01), unless the proposed project is a parking garage(s).

Sample Port Specifications on Utilities and Details Sheets

Per §15-10-226 of the Austin City Code, a site discharging wastewater containing prohibited waste to the POTW must install a sample port which meets all the following criteria:

The sample port shall be located at or near the property line.

The sample port shall be located on a drain line installed for collection of representative samples.

The sample port shall allow access for inspection, sampling, flow monitoring, and enforcement of Chapter 15-10 of the Austin City Code.

The sample port must be located in a non-traffic, non-parking area for the safety of sampling/inspection staff and the general public.

The sample port constructed must conform to standard details and specifications approved by the director.

The site utility plan must clearly identify the location of the sample port, specify the type of structure, and reference the appropriate standard detail for construction in the call-out. (For example, “Install a two-way cleanout per COA Standard Detail 520-AW-01C”)

Ensure that any applicable details (520-AW-01C, AW-SPECIAL-07, or 506-AW-04*) are included in the utility details sheets.

The sample port must capture the entire wastewater flow from the site. Per §15-10-142 of the Austin City Code, flow monitoring measures the volume of wastewater discharged and is determined by actual metered flow of water measured through the City’s water meter. Representative samples must include the entire flow.

Alternate sample port locations may be approved to provide a sample port for the entire wastewater flow from a single water meter on a site with more than one water meter.

Please see Industrial Waste’s Sample Port Requirements webpage for additional helpful information, including links to the Standard Details*: <https://www.austintexas.gov/department/sample-port-requirements>

Table 1. Sample Port Requirements

If Wastewater Lateral Pipe Diameter is:	This Sample/Inspection Structure is Required	Location of Sample Port & Required Standard Detail		Lower Depth Limit
		On Private Side	In the Right of Way (ROW or Public Side), or in a utility easement	
4" ≤ ϕ ≤ 6"	Two-Way Cleanout	AW-SPECIAL-07	520-AW-01C	None
8" ≤ ϕ ≤ 12"	Large Diameter Cleanout	506-AW-04		14' feet
ϕ > 12" (over 12 inches)	Standard Wastewater Manhole	Reference the most up-to-date manhole detail		None