

**Subdivision Name:** \_\_\_\_\_

**CITY OF THIBODAUX DEPARTMENT OF PLANNING**  
**Information Required on Public Subdivision Plats**

**Sketch Plat Specifications:** (The following information is required)

- \_\_\_\_\_ Name of Subdivision
- \_\_\_\_\_ Citation of any existing legal rights-of-way or easements affecting the property
- \_\_\_\_\_ Location of property by section, township, range, graphic scale, north arrow and date
- \_\_\_\_\_ Important features, including existing easements burial grounds, railroad rights-of-way, and watercourses
- \_\_\_\_\_ Location, width and names of all existing or platted streets or other public ways within or immediately adjacent to the tract; and any parcels of land being set aside for other use
- \_\_\_\_\_ Names and addresses of adjoining property owners from the latest assessment rolls within one hundred (100) feet of any perimeter boundary of the subdivision
- \_\_\_\_\_ A vicinity map showing streets and other general development of the surrounding area and approximate topography

**Preliminary Plat Specifications:** (All information from the sketch plat and the following information is required)

- \_\_\_\_\_ The location and dimensions of all boundary lines of the property to be expressed in feet and decimals of a foot
- \_\_\_\_\_ The location, dimension area and the elevation of the final grade of center of each lot, if located in a flood hazard zone
- \_\_\_\_\_ Flood zone boundaries, the flood hazard rating of each flood zone and the expected elevation of the 100 year flood
- \_\_\_\_\_ Blocks shall be consecutively numbered or lettered in alphabetical order. The blocks in numbered additions to subdivision bearing the same name shall be numbered or lettered consecutively through the several additions with all lots in each block consecutively numbered. Outlots shall be lettered in alphabetical order within each block
- \_\_\_\_\_ The location of existing and proposed streets, easements, water bodies, bayous and canals, and other pertinent features such as swamps, railroads, buildings, parks, cemeteries, drainage ditches, bridges, and building set-back lines as determined by the Planning Commission
- \_\_\_\_\_ The location and dimensions of all property proposed to be set aside for park or playground use, or other public or private reservation, with designation of the purpose thereof, and dedication or reservation
- \_\_\_\_\_ Endorsement of owner including:
  - (i) Explanation of drainage easements, if any
  - (ii) Explanation of site easements, if any
  - (iii) Explanation of reservations, if any
  - (iv) Signature of owner, as follows:

\_\_\_\_\_ OWNER

\_\_\_\_\_ DATE

\_\_\_\_\_ Form for endorsements by Commission Chairman as follows:  
Approved by Resolution of the City of Thibodaux

\_\_\_\_\_ PLANNING COMMISSION CHAIRMAN

\_\_\_\_\_ DATE

**Final Plat Document Specifications:**

- \_\_\_\_\_ Notation of any self-imposed restrictions and locations of any building lines proposed to be established in this manner, if required by the Planning Commission in accordance with these regulations
- \_\_\_\_\_ Official certification by a registered engineer on "as built" plans that all required public facilities have been installed in accordance with approved plans and specifications
- \_\_\_\_\_ Written approval of the design and installation of water mains by the City of Thibodaux
- \_\_\_\_\_ Lots numbered as approved by the City Clerk.
- \_\_\_\_\_ All monuments erected, corners and other points established in the field in their proper places. The material of which the monuments, corners, or other points are made shall be noted at the representation thereof or by legend except that lot corners need not be shown
- \_\_\_\_\_ Formal irrevocable offers of dedication to the public of all streets, parish uses, applicable utilities and easements, in a form approved by the City Attorney
- \_\_\_\_\_ *Preparation:* The final subdivision plat shall be prepared by a registered land surveyor licensed by the State of Louisiana

**Construction Plan Document Specifications:**

- \_\_\_\_\_ Profiles showing existing and proposed elevations along center lines of all roads. Where a proposed road intersects an existing road or roads; the elevation along the center line of the existing road or roads within one hundred (100) feet of the intersection, shall be shown. Approximate radii of all curves, lengths of tangents and central angles of all streets
- \_\_\_\_\_ Plans and profiles showing the locations and typical cross-section of street pavements including curbs and gutters, sidewalks, drainage easements, servitudes, right-of-way, manholes and catch basins; the location of street trees, street lighting standards and street signs; the location size and invert elevations of existing and proposed sanitary sewers, storm water drains and fire hydrants, showing connection to any existing or proposed utility systems; and exact location and size of all water, gas, or other underground utilities or structures
- \_\_\_\_\_ Location, size, elevation and other appropriate description of any existing facilities or utilities, including, but not limited to existing streets, sewers, drains, water mains, bayous or canals, easements, water bodies and other pertinent features such as swamps, railroads, buildings, features noted on the City Base Map or Master plan, at the point of connection to proposed facilities and utilities within the subdivision. The water elevations of adjoining lakes, bayous or canals at the date of the survey and the approximate high and low-water elevations of lakes, bayous or canals. All elevations shall be referred to the U.S.G.S datum plane.
- \_\_\_\_\_ Topography at the same scale as the sketch plat with a contour interval of one (1) foot, referred to sea level datum. All datum provided shall be latest applicable National Geodetic Vertical Datum and should be so noted on the plat.
- \_\_\_\_\_ All specifications and references required in the construction standards and specifications, as set forth in these regulations, including a site-grading plan for the entire subdivision
- \_\_\_\_\_ Notation of approval as follows:

\_\_\_\_\_  
OWNER

\_\_\_\_\_  
DATE

\_\_\_\_\_  
PLANNING COMMISSION CHAIRMAN

\_\_\_\_\_  
DATE

\_\_\_\_\_  
Title, name, address and signature of professional engineer and surveyor and date, including revision dates