



## ENGINEERING DEPARTMENT STANDARD NOTES FOR BUILDING PLANS

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### **Right-of-Way Note**

Owner is to obtain a construction permit from the Engineering Department at least 48 hours prior to working in the public right of way. Failure to do so will result in an issuance of a stop work notice and double permit fees. It is the responsibility of the owner to know the location of the property line.

### **Utility Note**

All utilities serving this site shall be installed underground.

### **Drainage Note**

No concentrated drainage flows are permitted over adjacent property lines. Water is to drain away from structures for a minimum of 5 feet at 2 percent and be conveyed to an approved drainage facility.

### **Earthwork Note**

Earthwork, cut or fill, which is over 50 cubic yards, requires an additional Engineering Grading Permit.

Provide earthwork quantities:

\_\_\_\_ cubic yards cut, \_\_\_\_ cubic yards fill, \_\_\_\_ cubic yards import/export  
\_\_\_\_ cubic yards over-excavation and re-compaction

### **Construction Best Management Practices (BMP) Note**

Erosion control measures (e.g. bonded fiber matrix, vegetative cover, jute matting) must be implemented where applicable to prevent soil erosion on site. Sediment control measures (e.g. silt fencing, fiber rolls, detention basins) must be in place to prevent eroded soil from leaving site. Materials management BMP must also be followed to ensure no contact of rainwater with materials that may contribute to water quality degradation downstream (e.g. concrete or stucco washout areas, covered storage areas for hazardous materials, placement of portable toilets over a pervious surface).

### **Post-Construction Best Management Practices (BMP) Note**

No directly connected impervious areas (DCIA) shall be allowed. DCIA means storm runoff generated and conveyed via impervious areas, such as roof, roof drain, driveway, and street. BMP measures shall be identified on the site plan. Most common measures are designated turf areas, which receive roof drains and runoff from impervious areas. Turf and landscaped areas that are designed for BMP's shall be delineated on plans and a note placed on plans prohibiting modification or removal of the BMP landscape areas without a City permit.

### **Grading/Improvement Plans/Permits**

If a grading/improvement plan/permit is approved for the project site, it shall supersede all grading, drainage, onsite, offsite, and storm water Best Management Practice improvements contained in these plans in the event of conflict.

**Total Area of New Impervious Surfaces = \_\_\_\_\_**

(Increase to building footprint, patios, decks, hardscape, etc.)

**Please Note:** The Storm Water Pollution Control Notes (see Appendix 3.5 of the Engineering Design Manual) shall also be added to all building plans.