

Grading Plan for Commercial and Multi Lot Development Earthwork and Clearing & Grubbing Permits

A grading plan shall be provided and titled "Grading Plan" for all commercial and multi lot development projects for Earthwork and Clearing and Grubbing Permits. The map shall be of 2 foot by 3 foot size or 11 inch by 17 inch size as directed by the City Engineer. The grading plan shall include:

- The Project name and site address.
- Operator and contractor name, address, phone number, email address and contact person.
- A contour map of existing elevations based on a field survey of the proposed site. The map shall be of sufficient scale to show the details of the drilling site plan, usually 20 feet equals 1 inch scale or as approved by the City Engineer. The scale shall be no greater than 100 feet equal 1 inch. The contour interval shall be at least 2 feet with spot shots as necessary to define cross drainage patterns, ditches, swales and drainage ways in close proximity to the site. Contour and/or spot shot information shall extend at least 100 feet outside of the lease boundary to define offsite drainage patterns.
- The names of the property owners within 300 feet of the lease boundary.
- The lease boundary dimensions and bearings defining the potential disturbed area.
- The existing site including lot lines, easements, utility locations, buildings or pads, paving, structures, storm drainage features, FEMA floodplains and floodways with elevations, trees and tree lines.
- Proposed site plan showing all proposed detention, berm and channel facilities and project features.
- Proposed site surface materials shall be specified with Dimensions as needed to define areas of surface types.
- Proposed cut and fill areas shown with 1 foot contours.
- Drainage flow patterns on site and off site at all site boundaries and drainage ways using flow arrows.
- Existing roads with surface material specified, proposed access roads, parking areas. Existing and proposed drainage structures in vicinity of site specified.

Earthen grades for the site shall not exceed 25 % without an engineering slope stability analysis.

A floodplain permit shall be required prior to construction for fills in the 100-year floodplain (FEMA and ultimate development)

The proposed grading plan shall be sealed by a professional engineer licensed to practice engineering in the State of Texas with competency in drainage design.