

Engineering Department Checklist

Checklist for Grading and Drainage for Site Plan Submittals

- Existing
 - A signed and sealed topography Survey prepared by a Florida registered Professional Land Surveyor showing elevations along the property lines, within the property at 25 feet on center, elevations from adjacent property and enough elevations to show drainage patterns both on and off site. Survey shall include tree location, size and species. Survey shall include location of any wetland jurisdiction line located within the property or within 25' outside of the site boundary. Survey shall show a 25' wetland setback buffer line. Sec. 53.01
- Proposed Sec. 161.01 (B)
 - Show existing information from above mentioned topography survey.
 - Finish floor elevation.
 - Garage elevation.
 - Elevations outside each corner or turn in building envelope.
 - Swale elevations on high side of property with sufficient elevations shown to route drainage around the building. Note that sufficient grades must be shown to assure water flows away from the structure.
 - Maximum 3 to 1 slope at any location on the site. Proposed concrete slabs or air conditioning units that may contribute to the maximum slope are to be shown on the drawing with elevations shown on each corner of slab. Sec. 59.00 (B)(6)
 - Flow arrows.
 - Removal and replacement of sidewalk to the nearest joint within City right-of-way.
 - Cross slope of sidewalk through the driveway is to meet ADA requirements.
 - Driveway design shall accommodate AASHTO vehicle turning movements. Sec. 149.00 (J) & 36.00 (F)(5)

Checklist for Grading and Drainage for Certificate of Occupancy

- All areas to be stabilized. Sec. 154.06 (A)
- Drains away from building. Sec. 9.14 (a)(3)
- Positive drainage around the building with sufficient grades shown on the as-built survey to demonstrate same. Sec. 36.02 (C), 36.04, 36.06
- Positive drainage from property (no ponding). Sec. 5.26 (2)
- Maximum 3 to 1 slope. Sec. 59.00 (B)(6)
- Grading in compliance with site plan.
- As-built survey signed and sealed by a Florida Professional Land Surveyor showing grades in compliance with site plan. Provide spot elevations in same location as elevations shown on approved site plan. Provide additional grades to show compliance with other requirements on this checklist. Sec. 232.00 (B)(1)
- Inspection of grading by the City prior to sodding is highly encouraged.
- No adverse impacts to offsite properties. NOTE: Sod must meet flush with adjacent grades. Sec. 5.14.
- Grades at property line are to match adjacent property grades.

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