

CITY OF SULPHUR SPRINGS LOT DRAINAGE REQUIREMENT

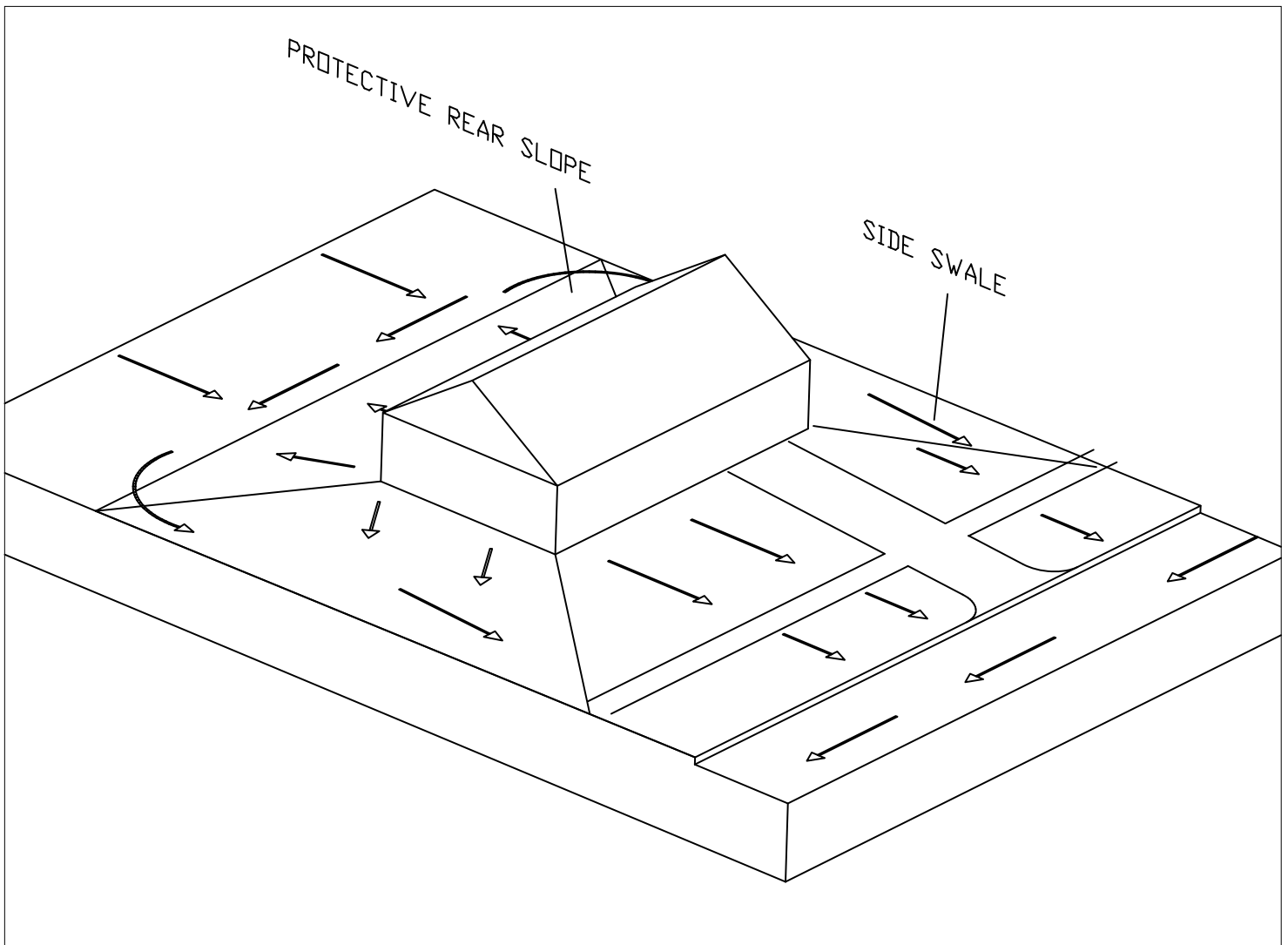
GRADING AND ELEVATIONS SHOULD BE ESTABLISHED TO ASSURE ALL DRAINAGE IS DISCHARGED TO ESTABLISHED AND APPROVED DRAINAGE FACILITIES i.e. STREETS, ALLEY'S, BAR DITCHES, OR PLATTED DRAINAGE EASEMENTS NOT OTHER PROPERTIES !

FINISHED FLOOR ELEVATIONS TO BE A MINIMUM OF 12" ABOVE ADJACENT STREET TOP OF CURB OR AS APPROVED BY THE BUILDING OFFICIAL.

FINISHED FLOOR ELEVATIONS TO BE A MINIMUM OF 8" ABOVE ADJACENT FINAL GRADE TO INCLUDE FLATWORK (DRIVEWAYS, SIDEWALKS ETC.)

GARAGE DOOR IS TO BE 5½" BELOW FINISHED FLOOR ELEVATION.

GRADING METHOD FOR LOT WHERE SLOPE IS FROM REAR TO FRONT OF LOT.



Along with providing the proper support for a structure through the foundation system, adequate preparation of the build site is necessary to ensure water drainage away from supporting foundations. Proper site drainage is an important element in preventing wet basements, damp crawl spaces, eroded banks, muddy yards, and possible failure of a foundation system. A detailed treatment of such a subject is beyond the scope of this document and thus only rough guidelines can be provided herein. These should be treated as guidelines for areas where a more comprehensive set of grading regulations do not exist.



PREPARED BY: THE CITY OF SULPHUR SPRINGS ENGINEERING DEPARTMENT

CITY OF SULPHUR SPRINGS  
DEVELOPMENT MANAGEMENT MANUAL  
DETAIL DRAWINGS

LOT DRAINAGE REQUIREMENTS

SCALE: NTS  
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DR. BY:  
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**FIG.-8.01**