

22.2 Site Development Considerations

It is beneficial to consider the listed items when beginning to develop a site:

1. Flood zone-May affect finished floor elevation, locations of structures and increase permit requirements
2. Downstream Capacity-may require onsite ponding
3. Offsite flows- in general, are accepted and conveyed through the site
4. Applicable approved drainage reports and plans-provides previous approvals for downstream capacity and offsite flows
5. Current Topography-accurate depiction of existing conditions
6. Encumbrances-utility corridors and easements may restrict development
7. Water Quality- design standard volume and construction runoff
8. Zoning Requirements-may impact grading and drainage requirements on a site