

# TYPICAL SITE PLAN

## CHECK LIST

1. Show property lines and dimensions of the property and include North arrow.
2. Show address of home on the street the house faces and list names of bordering streets.
3. Show location of utilities.
4. Show setbacks and easements.
5. Show topographical contour lines.
6. Show drainage plan using arrows.
7. Show location and dimensions of all existing and proposed buildings, structures and parking areas.
8. Identify the use of all existing and proposed structures including the number of stories.
9. Show all architectural projections including stairs, balconies, porch covers, decks, eaves/overhangs, etc.
10. Show distance between buildings, and distances from buildings and structures to property lines (min. 3' in rear yard).
11. Show any rock/masonry walls using small circles. **All new walls must be built at least 5' from property lines and not in the front easement.** (No alteration to the land of any kind can obstruct or alter the path of flow of any drainage easement used in the design of the subdivision to drain your lot and neighboring lots.) **Any change in drainage design must have an alternate method of maintaining the flow approved by the City prior to changes being made.**
12. Show height, length and type of any rock or masonry wall(s) including distance between tiers, if any.
13. If a structure is closer than 5 feet to the property line, then fire-resistive construction is required. Show a notation on the site plan and details on the construction drawings.
14. If a structure or rock/masonry wall exists or will be within surcharge area of another wall (even on neighboring property), show this on the site plan.

