



CITY OF NORTHPORT

Our Mission: To Provide Efficient and Effective Services; To Promote a Sense of Community; To Enhance the Quality of Life.

Single Family Home – Grading and Drainage Certification

Developer shall require all lots be constructed as shown on the approved plans. The certification below must be completed and submitted by a Licensed Engineer, prior to submitting for a Certificate of Occupancy. Original must be sent to the *City of Northport*, *ATTN: Building Inspector*.

I, _____, a registered Professional Engineer, licensed to practice in the State of Alabama, certify that lot _____ in _____ subdivision, in the City of Northport:
(subdivision)

(place seal here)

the State of Alabama, certify that lot _____ in _____
(subdivision)
subdivision, in the City of Northport:

initial
1. All building pads shall be constructed so that water drains away from the foundation using gentle swales and slopes. Positive drainage must be provided in all areas. All lots shall ensure unobstructed, positive drainage from the rear yard to the front yard / street and not onto the neighboring lots whether to the rear or side of the subject lot. A minimum 2% slope is required on all grassed surfaces. All proposed finished grades around the house shall be a minimum of 6" lower than the house finished floor elevation.

initial
2. Prior to issuing a certificate of occupancy, an engineer, licensed to practice in the State of Alabama, must certify that the subject lot meets the requirements of Section 509 of the Subdivision Regulations and the "Typical Grading for House Pads" detail shown on the approved construction plans.

initial
3. All lots shall be graded to provide a continuous fall away from buildings without ponding. Due regard shall be given to the cumulative effect of the storm drainage so that no portion of the subdivision adjoining property is damaged or adversely affected. The grading plan shall be approved by the City Engineer. Care shall be taken in grading and drainage planning to ensure proper drainage will be provided after the subdivision is fully developed.

initial
4. A. Is constructed in accordance with the approved plans for this development, Section 509 of Northport's Subdivision Regulations and drainage requirements of the currently adopted International Building Code.

OR

initial
B. Is modified and/or graded differently from approved plans, but the overall storm sewer system is designed based on drainage as shown in the approved construction plans. Therefore, I have verified that the lot is graded so that drainage does not exceed the limits of the overall system and its individual components, as shown in the approved construction plans. This lot meets the requirements of Section 509 of Northport's Subdivision Regulations and drainage requirements of the currently adopted International Building Code.

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I UNDERSTAND AND HEREBY AGREE THAT THE CITY OF NORTHPORT IS RELYING ON THIS CERTIFICATION BY ME IN THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY.

Note: Any work involving modification of existing structures or placement of proposed permanent structures and/or related appurtenances on City right of way shall require permits and approval of the City Engineer of Northport.

Signature

Date