



DRAINAGE PERMIT

PUBLIC WORKS DEPARTMENT

3535 Somerset Drive

Prairie Village, KS 66208

Phone: (913)385-4647 – Fax: (913)642-0117

Email: publicworks@pvkansas.com

TEARDOWN REBUILD/SIGNIFICANT ADDITION

PROPERTY ADDRESS _____

DESCRIPTION OF WORK _____

COMPANY _____

COMPANY ADDRESS _____

***PERMIT CONTACT** _____

TELEPHONE # _____ E-MAIL _____

***CONSTRUCTION SUPERINENDENT CONTACT** _____

TELEPHONE _____ E-MAIL _____

PROPERTY OWNER _____ TELEPHONE # _____

ATTACH ONE COPY OF PLOT PLAN & DRAINAGE STUDY *(see attachment for plan requirements)*

Provided the following items:

__ Roof square footage of proposed building (_____ SQ FT)

__ Square footage of new driveway (_____ SQ FT)

__ Existing lot impervious area percentage (_____ % Impervious)

__ Proposed lot impervious area percentage (_____ % Impervious)

I have read or have knowledge of the provisions of Chapter XIV, permit requirements, and Public Works Standard Details as it pertains to stormwater.

Applicant

Date

NOTE: 1. Changes may be made to the erosion control at any time during construction per City inspections.

(City inspections occur every 2 weeks and after a rain event greater than 0.5 inches)

2. Downspouts locations shall not negatively impact neighboring properties (during and post construction conditions).

DRAINAGE PERMIT IS GRANTED FOR THE ABOVE LOCATION WITH THE FOLLOWING PROVISIONS:

PERMIT NO. _____

DATE WORK ACCEPTED _____

APPLICATION NO. _____

FINAL APPROVED COPY SENT TO BUILDING OFFICIAL _____

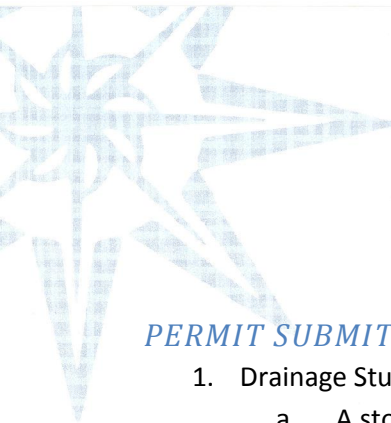
DATE ISSUED _____

FEE _____

Director of Public Works or Authorized Agent

***Contact will receive e-mails or calls with questions during permit review. Please plan accordingly.**

Lucy



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Drainage Permit Requirements for Tear Down / Rebuild and Additions over 200 sq ft or tears down more than 10% of the existing structure

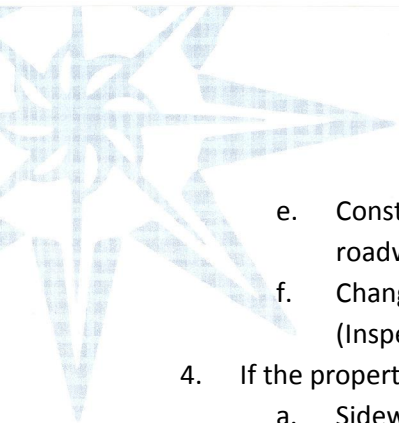
PERMIT SUBMITTAL

1. Drainage Study submitted for the subject property with drainage permit/plans:
 - a. A storm water study sealed by a Kansas licensed professional engineer addressing the increase of impervious area and the potential for drainage problems or flooding of adjacent properties. The storm water study should include solutions to contain water on the subject property or by some other means to eliminate water problems on adjacent properties. The study shall also delineate drainage areas on the property pre- and post- development, see examples.
 - i. Tear Down/Rebuild lots are not allowed to go over 40% impervious per the Neighborhood Design Standards. The use of detention basins will not be allowed to mitigate this rule.
 - b. **The storm water study shall indicate the total impervious surface on the lot (existing and proposed). Impervious surface is defined in the Neighborhood Design Standards and includes sidewalks, patios, window wells, footprint of home, detached sheds, pools, etc. Right-of-way sidewalk is not included in the lot calculations as it is not on the lot.**
 - c. Provide a grading plan (this can be incorporated into the plot plan) prepared by a Kansas licensed engineer or land surveyor depicting the grading on the subject lot. The existing contour lines must extend into adjacent lots at least 25 feet. Grading plan shall show all structures impacting the plan (i.e. patios, sidewalk, egress windows and window wells).
 - d. Grading plan shall demonstrate Stormwater conveyance; downspouts (direct buried and daylight location), swales, drywells installed at trouble spots.
 - e. Indicate downspout/sump pump locations and conveyance methods on grading plans.
2. Plot plan/Grading plan shall include the following items (11" x 17" max plan size) :

<input type="checkbox"/> House/building address with street name	<input type="checkbox"/> North Arrow
<input type="checkbox"/> Existing/proposed building outline	<input type="checkbox"/> Roof square footage of proposed building
<input type="checkbox"/> Right-of-Way Line/Sidewalk location	<input type="checkbox"/> Concrete spoils pit
<input type="checkbox"/> Outline and square footage of land disturbed	<input type="checkbox"/> Contour lines at 1 foot intervals (min)
<input type="checkbox"/> Existing and proposed drain inlets	<input type="checkbox"/> Existing and proposed drain outlets (inc. downspouts)
<input type="checkbox"/> Existing channel/stream and distance from work	<input type="checkbox"/> Erosion control measures
<input type="checkbox"/> Location of existing/proposed driveway	<input type="checkbox"/> Square footage of driveway

DURING CONSTRUCTION

1. No stockpiles of material in the City Right of Way.
2. No blocking City streets without an approved permit. Contact Public Works for a permit for activities (ie concrete pump trucks and concrete trucks) that may block the entire street.
3. Erosion Control:
 - a. Dirt stockpiles shall be no higher than 15' and must have silt fence installed around the perimeter.
 - b. Shall be properly installed and maintained silt fence.
 - c. Silt fence shall be installed along the perimeter of the property (do not impede sidewalk).
 - d. Must be installed prior to any demolition activities.



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- e. Construction entrance shall be maintained to control site traffic and limit track onto the roadway.
 - f. Changes may be made to the erosion control at anytime during construction per City inspections (Inspections occur every 2 weeks and after a storm event equally 0.5 inches).
4. If the property has sidewalk:
 - a. Sidewalks are to remain in place and ADA compliant during construction.
 - b. Any damage to the sidewalk must be fixed by permit holder within 3 days of notice.
 - c. Permit holder is responsible for removal of debris, snow and ice from sidewalk.
 - d. If the sidewalk needs to be closed for any reason during the construction, the permit holder is responsible for the sidewalk closure and providing the appropriate signage.
 5. If changes are made to the driveway:
 - a. Existing driveway apron (in the right-of-way) shall remain in place until a separate right of way permit is secured (per #6 below).
 - b. If driveway (beyond right-of-way) is removed at any time during construction, the permit holder is responsible for the installation of an aggregate construction entrance with 2" or greater rock.
 6. Removal of any infrastructure within the City right-of-way (*driveways or sidewalks*) or City infrastructure in easement (*concrete channels*) requires:
 - a. Right-of-Way Permit,
 - b. Bond and Certificate of Insurance,
 - c. Replacement specifications (KCMMB concrete)
 - d. Inspections.

FINAL INSPECTIONS

1. Final grading shall be documented by field survey to match proposed grading plan and submitted prior to sod installation. Any changes to final grading plan shall be made by the surveyor and resubmitted.