



DAB – SITE PLAN CHECK LIST

PUBLIC WORKS DEPARTMENT / ENGINEERING DIVISION
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SITE PLAN CHECK LIST for building plans, tentative parcel maps, tentative subdivision maps and site plans for proposed developments (DAB Application).

NOTE: A grading plan prepared by a Registered Civil Engineer may be required.

NO.	ITEM	YES	NO	N/A	COMMENTS/REMARKS
A	PLEASE SUBMIT THE FOLLOWING ITEMS:				
A-1	Geotechnical/Soil's Report				
A-2	Grant Deed and Preliminary Report				
A-3	Hydrology Study – pre and post development, runoff, capacity and impact down stream				
A-4	Storm Water Requirements Applicability Checklist Appendix A, City BMP Manual – part II, Pg 34-36				
A-5	Engineer's Estimate – grading, drainage and other on-site improvements (except building)				
A-6	Cost Estimate for public improvements				
B	INCLUDE THE FOLLOWING DETAIL ON SITE PLAN:				
B-1	Site/lot dimensions				
B-2	Brief legal description, lot number, map number, APN and street address				
B-3	Address and phone number for owner, designer, architect and engineer				
B-4	Existing and proposed topography, spot elevations and foot print of the building				
B-5	Dimensions – set back, building, retaining wall, parking layout and planter locations				
B-6	Identify existing property corner markers OR set markers as needed to establish property lines				
B-7	Typical sections – existing ground profile and proposed pad or finished floor elevations				
B-8	Cut and fill quantities				
B-9	TOPO: date surveyed and name of the surveyor or engineer				
B-10	Site drainage, collection and discharge point to be identified				
B-11	Erosion control plans and details				

NO.	ITEM	YES	NO	N/A	COMMENTS/REMARKS
B-12	Parcel area				
B-13	Impervious area – existing and proposed development, include roof, driveway and hardscape				
B-14	Existing slope – maximum slope in percentage				
B-15	Driveway slope – percent (%) slope with elevations				
B-16	Identify retention basin				
B-17	Storm water post construction BMPs				
B-18	Prepare document / covenant for storm water pollution prevention and maintenance				
C	RETAINING WALL				
C-1	Maximum wall height, top of wall and footing elevations				
C-2	Total length and area, wall drains, connection point				
C-3	Wall type – masonry, key stone etc.				
C-4	Wall design – standard drawings / separate design				
D	RIGHT-OF-WAY AND PUBLIC IMPROVEMENTS				
D-1	Valuation of the project (provided by the Building Division)				
D-2	Existing and proposed street right-of-way				
D-3	Existing and proposed sanitary sewer and storm drain easements				
D-4	Identify easements and right-of-way to be granted				
D-5	Lien Agreement for public improvements				
D-6	Existing and proposed street improvements – curbs, sidewalk, street light, pavement etc.				
D-7	Identify encroachments (private improvements) into the right-of-way				
D-8	Encroachment Removal Agreement				
D-9	Curb or edge of paving to property line distances, pavement width				
E	UTILITIES				
E-1	Sanitary sewer main and sewer lateral location				
E-2	Property line clean out, upstream manhole elevation, check valve				
E-3	Storm drain – on-site and off-site				
E-4	Power poles and overhead lines				
E-5	Nearest street light on wood pole, concrete pole				
E-6	Nearest fire hydrant				

STORM WATER QUALITY NOTES (Construction BMPs to be shown on the Site Plan)

These NOTES are NOT required to be shown on Tentative Parcel Maps and Subdivision Maps.

THIS PROJECT SHALL COMPLY WITH ALL REQUIREMENTS OF THE STATE PERMIT:
CALIFORNIA REGIONAL WATER CONTROL BOARD, SAN DIEGO REGION, ORDER NO: 2001-01
AND THE CITY OF LA MESA STORM WATER BEST MANAGEMENT PRACTICES MANUAL – PART II.

Notes 1- 6 represent key minimum requirements for construction BMPs.

1. Sufficient BMPs must be installed to prevent silt, mud or other construction debris from being tracked on to adjacent street(s) or storm water conveyance systems due to construction vehicles or any other construction activity. The contractor shall be responsible for cleaning any such debris that may be in the street at the end of each workday or after a storm event, that causes a breach in the installed construction BMPs.
2. All stockpiles of uncompacted soil and/or building materials that are intended to be left unprotected for a period greater than seven calendar days are to be provided with erosion and sediment controls. Such soils must be protected each day when the probability of rain is 40% or greater.
3. A concrete wash out shall be provided on all projects, which propose the construction of any concrete improvements that are to be poured in place on the site.
4. All erosion/sediment control devices shall be maintained in working order at all times.
5. All slopes that are created or disturbed by construction activity must be protected against erosion and sediment transport at all times.
6. The storage of all construction materials and equipment must be protected against any potential release of pollutants to the environment.