



**Development Services
Building Division**

410 E 5th Street • Loveland, CO 80537
(970) 962-2505 • Fax (970) 962-2904
www.cityofloveland.org

*** * * Return completed form to City of Loveland Building Division. * * ***

Drainage plans for the property have been reviewed and accepted by the City of Loveland.

It is the responsibility of the builder to ensure that the elevation and grading of the lot are in accord with the approved grading and drainage plans for this subdivision and the approved site plan for this lot, including ensuring that the lowest opening elevation and top of foundation are within two inches of design elevation.

The following certification from a Professional Engineer will be required for this property prior to issuance of a Certificate of Occupancy.

Residential Certification of Lot Grading and Structure Elevation

Date: _____

Lot: _____ Block: _____

Permit No. _____

Subdivision: _____

Address: _____

Parcel: _____

Top of Foundation Elevation: _____

Minimum Opening Elevation: _____

Finished Floor Elevation: _____

I, (Print) _____, a Colorado registered Professional Engineer, certify that the above referenced property located in City of Loveland, Larimer County, Colorado, was inspected on (Date) _____, that construction and grading on the property is complete. (Attach site plan with as-built elevations/final grade survey.) I further certify that one of the following is true:

- The grading and drainage patterns on the lot are completed within +/- 0.10 foot tolerance of the approved subdivision grading plan for this property and/or the approved site plan for this lot.
- The grading and drainage patterns on the lot are not in conformance with the approved subdivision grading plan or the approved site plan for this property but adequately provide proper drainage away from buildings and off the lot without negatively affecting the lot, adjacent properties, structures or city infrastructure.

Please address the following grading and drainage design elements by checking "yes" or "no". For every "no" answer, please provide an explanation of how the as-built grades differ from the design element and how it will not negatively affect the drainage patterns on this site, the surrounding properties and the downstream stormwater facilities. If other grading and drainage design elements that are not addressed in this list are in need of explanation, please provide those details in an attached letter.

1. The elevations for the structure are within two inches of the elevations presented in the approved subdivision grading plan and the approved site plan for this lot. Yes _____ No _____

Property Address: _____

- 2. The finished grade is a minimum 6 inches below the top of foundation. Yes ____ No ____

- 3. The minimum grade away from the foundation and window wells is 5% for the first 5 to 10 feet. Yes ____ No ____

- 4. The minimum slopes on the lot are not less than 2%. Yes ____ No ____

- 5. No low spots exist on the property that could cause ponding and all areas of the lot drain away from the foundation and off the lot without negatively impacting the lot, adjacent properties or city infrastructure. Yes ____ No ____

- 6. Side lot line drainage swales are constructed per the approved subdivision grading plan and site plan for this lot and allow drainage off the lots without negatively impacting the lot, adjacent properties or structures. Yes ____ No ____

- 7. The downspouts are directed away from adjacent lots and will not flood window wells, foundations, etc. on the lot or on adjacent lots. Yes ____ No ____

- 8. Landscaping berms and features do not block the flow of water from draining away from the foundation and off the lot. Yes ____ No ____

By: _____
(Signature, PE stamp)

This certification must be received in the Office of the City of Loveland Building Division (970-962-2505) prior to requesting a Certificate of Occupancy for the property.