

SER-009-014

Lot Drainage and Correction Program

Date of Approval by Council: 07/08/86; 12/12/2006**Resolution No:** 561/86; 828/2006**Lead Role:** Chief Commissioner**Replaces:** 60-62-015**Last Review Date:** October 19, 2012**Next Review Date:** 10/2015**Administrative Responsibility:** Utilities

Policy Statement

The objective of the policy is to reduce the infiltration through weeping tiles into the sanitary sewer system in Sherwood Park by improving the surface drainage at and around the affected buildings in Sherwood Park.

This policy is applicable to residents and buildings owners within the Strathcona County urban service area.

Procedures

1.0 Inspection and Design

1.1 Each residential lot will be inspected by the Utilities Department and plotted on a standard 8 1/2 x 11 sheet.

1.2 In assessment of lots the following grading and standards will be used:

a) Acceptable

Drainage away from the building is a minimum of 3% slope for a minimum of 1.5 m in all locations. Ground appears to be totally settled and there are no drainage impediments that would cause water to pond sufficiently that it would reach the basement wall. Downspouts, leaders and splash pads positively drain.

b) Advisory Correction

The slope is between 1% and 3% away from the building at any location or there is a drainage restriction that creates a significant possibility of ponding up to the basement wall.

c) Mandatory Correction

Slope from the foundation is less than a positive 1% slope or there is a serious restriction to drainage which will obviously cause water to pond against a basement wall or to flow into a basement through a window or downspouts or leaders cause water to be discharged less than 1.5 m from the basement wall.

1.3 Where the concrete or asphalt driveways or other permanent structures are in conflict with remedial activities, the case will be reviewed by the County Engineer and a special design

may be provided and implemented.

- 1.4 The Utilities Department will provide residents with the inspection results and advise necessary remedies if applicable.

2.0 Construction

- 2.1 Suitable material will be provided by Strathcona County through the Utilities Department.

- 2.2 Funding of supply and delivery of the necessary material will be provided by the County through the Sewer Operating Program.

- 2.3 Each resident will be responsible to place, or cause to be placed, the material in accordance to the design provided by the Utilities Department.

Residents requiring assistance will contact the program supervisor to arrange the selection, supervision and payment of a landscape contractor and the necessary tax recovery arrangements.

- 2.4 The cost and scheduling of the program will be controlled by the Utilities Department.

3.0 Notification to Residents

- 3.1 Residents must be notified of the intent of the program.

- 3.2 Notice must be given the residents before entering the properties to perform the above mentioned duties.

- 3.3 The residents must be advised of and receive copies of the inspection results and the implications of same.

- 3.4 The residents must be notified of any bylaws and regulations related to the subject matter.

4.0 Security

- 4.1 Staff doing inspection and liaison will be required to wear distinctive identification.