

Property Maintenance Code Excerpt

DIVISION 6. STORM DRAINAGE

Section 545.690: General

Drainage of roofs and paved areas, yards and courts, and other open areas on the premises shall not be discharged in a manner that creates a public nuisance.

Section 545.695: Drainage regulations

- A. Minimum standards: All drainage facilities shall be designed to carry waters to the nearest drainage way, storm sewer conveyance, or other approved point of collection and conveyance. Erosion of ground in the area of discharge shall be prevented by installation of erosion control devices. Unless specified drainage ways and swales are specifically approved by the code official, abutting property lines between dwellings shall be designed to function as drainage ways. The toe of slopes shall set back from the property line a minimum of one foot. The area surrounding the building foundation shall have a drainage gradient as provided for in the International Residential Code or International Building Code, as amended from time to time.
- B. Prohibited conduct: No person shall allow or cause any:
 - (1) Obstruction to be created, installed or maintained within any drainage way, detention facility, or engineered swale which will create ponding on adjacent property, divert water onto the adjoining property, or impede drainage. Fences may be erected in such areas provided they do not unnecessarily restrict the flow of water.
 - (2) Water from intermittent sources such as discharges from sump pumps, downspouts, foundation drains, swimming pools, swimming pool backwashes, or other similar sources excluding lawn sprinklers to be discharged closer than five feet to any adjoining property line, or to cause erosion on the adjoining property regardless of the distance the discharge point is from the adjoining property line.
- C. Sump Pump Discharges to Street Curb
 - (1) Discharge pipes from sump pump systems may discharge directly to the curb line of a street. Discharge pipes shall be installed under any sidewalk or trail that exists within the public right-of-way. Street curbs shall not be cut or altered to allow the discharge pipe to drain.
 - (2) All discharge pipes that are installed to the curb line, or anywhere within the street right-of-way, shall be disconnected on the private property to a point

at least five feet from the right-of-way line between November 1st and April 1st.

D. Water discharge to Right-of-way

Intentional discharge of water from private property that is allowed to enter the right-of-way shall not create an unsafe condition upon any sidewalk, driveway approach, or street. Unsafe condition includes, but is not limited to: algae, ice, dirt, mud, stone or rock that accumulates or is present upon a surface.