



Town of Yucca Valley

Grading Plan Requirements

A complete grading plan should clearly illustrate existing and proposed site topography, and provide sufficient information to determine the limits of grading and disturbance. Minimum grading plan requirements are as follows:

Grading plans must include the following on a 24" x 36" blueprint:
Scale to be 1" = 40'

- 1) Name and address of property owner
- 2) Assessor's Parcel Number (APN)
- 3) Name and location of existing, adjacent streets
- 4) Vicinity map
- 5) Intended use or purpose of work
- 6) North arrow and scale of drawing
- 7) Site plan including entire parcel (APN) with area of proposed grading indicated and enlarged for clarity if necessary
- 8) Existing structures, utilities, watercourses, (mapped or otherwise) or any other topographical features of interest
- 9) Details of proposed structures, including retaining walls
- 10) Property lines, setbacks, easements or building envelopes
- 11) Native plants existing on the property. All regulated native species. (including legend)
- 12) Existing and proposed contours. Topographic information must be at a suitable scale to insure clarity. Minimum contour intervals are as follows:

Slope of Existing Ground	Contour Interval
0-5%	1
5-15%	2
>15%	10

Note: GIS contours are not of sufficient accuracy to be utilized as base topography for grading plans.

- 1) Volume of proposed grading for both cuts and fills
- 2) Clearly defined LIMITS OF GRADING activities (disturbed area)
- 3) Toe and top of cut and fill slopes
- 4) Profiles of proposed driveways and access roads (including gradient and stationing)
- 5) Existing and proposed drainage facilities including culverts and other structures.
- 6) Dimensions from property lines to proposed structure(s)
- 7) Distance from street centerline to property line.
- 8) Infill lots must also include water retention areas.
- 9) Address drainage around structures.