

CITY OF PARIS ENGINEERING DEPARTMENT

DEVELOPMENT PLAN REVIEW

Address: _____

- ☐ 1. Submit a complete Grading and Drainage Plan sealed by a Texas Registered Professional Engineer. This plan will show existing and proposed contours, including those on adjacent properties, and finished floor with pad elevations (Elevations tied to City of Paris / FEMA benchmark). Show a drainage area map and drainage calculations (pre and post development). Show all existing and proposed drainage structures and contours. Show individual lot grading plans for all developments.
- ☐ 2. Submit a utility layout plan, sealed by a Texas Registered Professional Engineer, indicating existing and proposed water and sanitary sewer facilities and services, including water meter size with backflow prevention device (indicate usage if domestic, irrigation, etc.) and locations. Water meters shall be in the City's R.O.W. or easement and backflow device on private property adjacent to the meter.
- ☐ 3. City of Paris Fire Department requirements, (Call Clyde Crews, 903-784-9226) fire hydrant must be located within 500 feet of all exterior portions of the building. The installation and location of all fire hydrants shall be included on the utility layout plan. FDC yard pipe is required if building is sprinkled.
- ☐ 4. Include a dimensional control plan that shows all the existing and proposed fire hydrants, FDC yard pipes, Fire lanes and all layout dimensions. Show all existing and proposed easements on the plan. Check the Major Thoroughfare Plan for future street extensions and configuration.
- ☐ 5. All plans shall be signed and sealed by a Texas registered professional Engineer. The Developer and Engineer are responsible for providing as-built plans prior to final acceptance of the project.
- ☐ 6. Include a copy of the plat or deed and show all the easements on the property and adjacent to the property. Provide a cover page, include the address, name of subdivision, lot number, block number of the property, vicinity map and the required text. Also, include Developer(s) and Engineer's name, address, and phone number. All property shall be platted prior to development (See City of Paris Building and Platting Process).
- ☐ 7. Driveway & Utility permits are required for work performed in Texas Department of Transportation Right-of-Ways. For driveway permits inside the loop 286 the permit shall be completed by the developer and submitted to the City of Paris for permitting. All other permits should be submitted to the Paris Area Office of the Texas Department of Transportation (903) 784-1357. All driveways shall be permitted by the City of Paris.
- ☐ 8. Property is in a FEMA floodplain. A flood study may be required. Show floodplain on the grading and/or Drainage plan. Check the Master Drainage Plan (all channels shall be concrete lined).
- ☐ 9. Submit 3-sets of civil plans to the Engineering Department for review. Please allow 2-3 weeks for Review.

Reviewed By: Carla Easton, City Engineer

Date: _____