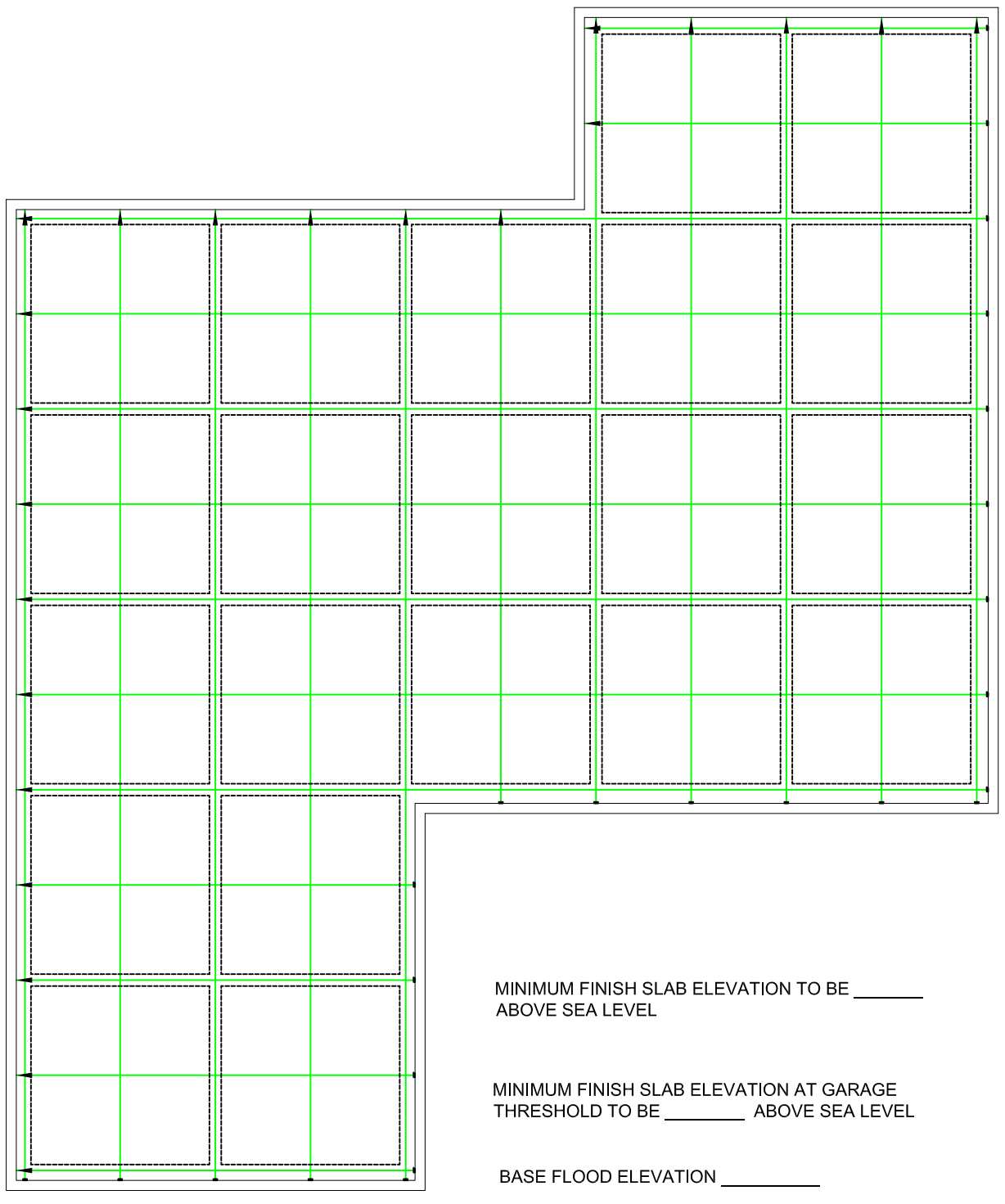
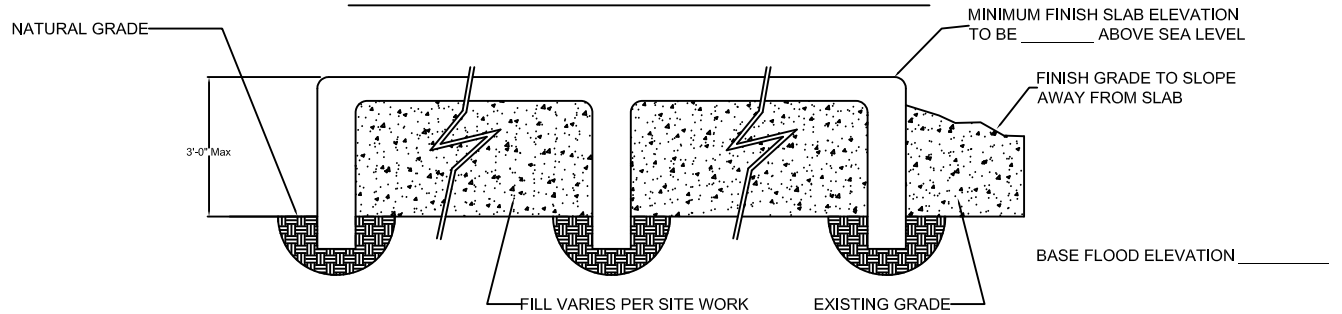
FOUNDATION PLAN
(Example Only)



TYPICAL SECTION THROUGH SLAB



BENCHMARK DATA

Harris County Floodplain Notes

ALL OF THESE NOTES MUST APPEAR ON THE FOUNDATION DRAWINGS - BEFORE A PERMIT CAN BE ISSUED FOR PROPERTIES IN THE FLOODPLAIN OR FLOODWAY. INCLUDE - BENCHMARK DATA, BASE FLOOD ELEVATION, AND REQUIRED FINISHED FLOOR ELEVATION

FOUNDATION NOTES:
All foundation drawings in a floodplain where the difference between the natural grade and the 100-year flood elevation is greater than three (3) feet should be shown as pier and beam. Slab on grade foundations can be allowed as long as a separate permit is issued for fill material. Other types of foundations must be reviewed on a case-by-case basis.

If the property is located within the 100-year floodplain the finish floor elevation and all mechanical and electrical must be elevated eighteen (18) inches above the base flood elevation. If the property is located within the designated 10% floodplain or ten-year floodplain all construction up to twenty-four (24) inches above the base flood elevation must use masonry, concrete or steel. These materials must be used for piers, columns and foundation walls. The finished floor of the structure must be twenty-four (24) inches above the base flood elevation. If the property is located within the floodway the finish floor elevation and all mechanical and electrical must be elevated 18" above the lowest horizontal member, all requirements in accordance to Section 4.05 of Harris County Floodplain regulations are applicable.

This property is located within the designated _____ year floodplain or below the base flood elevation according to the Flood Insurance Rate Map Panel No. _____, dated _____.

All water heaters, furnaces, air conditioning units, electrical distribution panels, and any other mechanical or electrical equipment must be elevated in accordance with Section 4.05 of Harris County Floodplain regulations.

Any electrical circuit serving a light switch or outlet located below the base (100-year) flood elevation shall be dropped from above and be on a separate breaker.

The minimum finished floor elevation must be clearly shown on the drawings and in accordance with Section 4.05 of Harris County Floodplain Regulations

A Federal Emergency Management Agency (FEMA) Reference Mark (benchmark) is fully described on drawings. Use a Galveston Coastal Subsidence District (HGCSD) benchmark along the coastal area. All materials used below the (100-year) base flood elevation are on approved FEMA Technical Bulletin 2-08 as Class 5 water-resistant, and approved in accordance with FEMA Technical Bulletin 1-08 for foundation openings.

Any storage areas below the (100-year) base flood elevation must be less than one hundred fifty (150) square feet in size in accordance with Section 4.05 of Harris County Floodplain Regulations.

NOTE: ↓ APPEARS ON DRAWINGS ALONG THE DESIGNER'S SEAL AND SIGNATURE ↓

I, _____ (Name), a registered _____ (Profession) authorized to practice in the State of Texas do hereby certify that the _____ (Structure Type), if constructed or placed in accordance with these drawings, will comply with all provisions of the Regulations of Harris County, Texas for Floodplain Management.

SPECIAL REQUIREMENTS:

a. Completed ***Elevation Certificates** to be submitted: one at permitting, a second after the slab is poured or sub-floor is installed and before the framing starts, and a third is required once construction is finished. *(PER CURRENT FIRM PANEL) to the Harris County Public Infrastructure, Architecture and Engineering Division, 10555 Northwest Freeway, Suite 120, Houston, TX 77092

b. A completed as-built certificate must be submitted after the structure is complete and before it is occupied.

c. The County Engineer's Office will post a final inspection notice on the structure once all requirements have been met.

DATE:

DRWN BY:

CHK BY:

LEGAL INFORMATION

STAMP

STATE OF TEXAS
LICENSED
PROFESSIONAL ENGINEER

ENGINEERING SERVICES, INC.
TBPE NUMBER FOR ENGINEERING FIRM
REQUIRED