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## Section 130-035. Adequacy of drainage facilities.

- (A) Level of service. As consistent with the Loxahatchee Groves Comprehensive Plan, the minimum design criteria and the standard to assess adequacy of service for drainage systems in the Town are as follows:
- (1) Minimum roadway and parking lot elevations for non-residential uses shall be at least at the highest elevation that may occur at the peak of the 10-year, one-day storm event;
  - (2) Site discharge may not overflow into any adjacent property, unless a permanent drainage easement is obtained, for storm events less than the 10-year, three-day. Adverse impacts to neighboring properties generated by post-development runoff is prohibited.
  - (3) Runoff containment (dry or wet retention/detention), stage versus storage, stage versus discharge, water quality and flood routing calculations for the 10-year, three-day and 100-year, three-day storm events for the site shall be submitted with the site development plans. Calculations shall be prepared in accordance with FAC 62-330, per FDEP. Water quality criteria as defined by SFWMD/FDEP shall be demonstrated in the plans and calculations. No net floodplain encroachment shall be allowed without compensating storage per FAC 40E-41.263.
  - (4) Building floor elevations shall be at or above the 100-year flood elevation, as determined by calculations following the latest SFWMD methodology, or at least one foot above the flood elevation as determined by the Federal Flood Insurance Rate Maps – applied to the Florida Building Code criteria, whichever is greater.
  - (5) Off-site discharge shall be limited to the allowable discharge for the C-51 Basin criteria (27 cubic feet per second per square mile) (CSM) for the 10-year, three-day storm event) established by South Florida Water Management District (SFWMD). Alternately, the allowable discharge rate may be determined by the minimum allowable bleeder criteria, or predevelopment versus post development criteria as defined by SFWMD.
  - (6) Town encourages the use of side and rear lot line swales to meet the above criteria. Any historically shared drainage swales or ditches with neighboring properties shall remain unaltered and must be documented by a recorded drainage easement. If proposed development impedes any historical drainage swale/ditch, redirection of flow shall be considered and approved at the discretion of the Town Engineer on a case-by-case basis.
  - (7) Storm sewers, for non-residential properties, shall be designed to convey the three-year, Zone 10 rainfall intensity defined by the Florida Department of Transportation.
  - (8) For any proposed development of subdivision lots within unrecorded plats, the owner/developer shall be either re-establish the required historical drainage infrastructure, or demonstrate that an alternate, equivalent drainage system is provided. Development of a primary residential structure on these lots will be required to provide compensating storage per FAC 40E-41.263, but would be exempt from state environmental resource permitting requirements per Florida Statute 403.813 (1).
  - (9)
  - (10) Prior to discharge to surface or groundwater, Best Management Practices (BMPS) of SFWMD shall be used to reduce pollutant loading from storm water runoff from non-agricultural uses.
  - (11) Prior to discharge to surface or groundwater, best management practices of the Department of Environmental Protection and United States Department of Agriculture shall be used to reduce pollutant loading from stormwater run-off from agricultural uses.

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- (B) All storm water management facilities in the Town shall be designed in accordance with the South Florida Water Management District criteria and with Loxahatchee Groves Water Control District criteria, when applicable.