



CITY OF LAGUNA HILLS GRADING AND EXCAVATION CODE

GRADING PERMIT EXCEPTIONS

Sec. 10-16.060. Grading Permits

No person shall conduct any grading, clearing, brushing, or grubbing on natural or existing grade that is preparatory to grading, without first having obtained a grading permit from the Director of Public Services. Exceptions to this requirement are as follows or as otherwise determined by the Director of Public Services:

- (a) An excavation below finished grade for basements and footings of a building, mobile home, retaining wall, or other structure authorized by a valid building permit;
- (b) Cemetery graves;
- (c) Refuse disposal sites;
- (d) Earthwork construction regulated by the Federal, State, County, or City government...[in which] the earthwork construction takes place on the property, or dedicated rights-of-way or easements of the above agencies;
- (e) Excavation and backfill for installation of underground utilities by public utilities or companies operating under the authority of a franchise or public property encroachment permit;
- (f) Mining, quarrying, excavating, processing, stockpiling of rock, sand, gravel, aggregate or clay...provided such operations do not affect the lateral support or increase the stresses in or pressures upon any adjacent or contiguous property;
- (g) Exploratory excavations under the direction of soils engineers or engineering geologists...subject to...Title 8 of the State Orders, Division of Industrial Safety;
- (h) An excavation which does not exceed fifty (50) cubic yards on any one site and which (1) is less than two (2) feet in vertical depth, or (2) which does not create a cut slope greater than five (5) feet in vertical height and steeper than one and one-half horizontal to one vertical (1.5:1);
- (i) A fill less than one (1) foot in depth placed on natural grade with a slope flatter than five horizontal to one vertical (5:1), which does not exceed fifty (50) cubic yards on any one lot and does not obstruct a drainage course;
- (j) A level fill less than three (3) feet in depth, not intended to support structures or mobile homes, which does not exceed fifty (50) cubic yards on any one lot and does not obstruct a drainage course;
- (k) Grading in conjunction with work performed pursuant to the provisions of Title 7, Division 8, Article 1 of the Codified Ordinances of the County of Orange (The Orange County Oil Code), unless the Building Official determines it is necessary to obtain a grading permit to assure proper construction of a building or other structure, or where it is necessary for the protection of adjacent properties not devoted to oil drilling or production.

