

Chapter 15.68
FLOODPLAIN MANAGEMENT

Sections:

[15.68.010 Residential structures.](#)

[15.68.020 Nonresidential structures.](#)

[15.68.030 Additions, alterations or repairs.](#)

[15.68.040 Fill.](#)

[15.68.050 Septic tanks, cesspools, leach lines or seepage pits.](#)

[15.68.052 Buildings, structures or improvements.](#)

[15.68.060 Chapter not to affect Chapter 15.64 LEMC.](#)

Prior legislation: Ord. 711.

15.68.010 Residential structures.

No person shall construct any new residential structure within the perimeter streets of Grand Avenue, Riverside Drive, Lakeshore Drive, Mission Trail and Corydon Road along the shore of Lake Elsinore such that the foundation or basement shall be below an elevation of 1,264 feet mean sea level, plus a maximum of three feet for wave run-up as determined by the Floodplain Administrator. [Ord. 1105 § 1, 2003].

15.68.020 Nonresidential structures.

Except as may be specifically permitted by the City Council, no person shall construct any new nonresidential structure within the perimeter streets of Grand Avenue, Riverside Drive, Lakeshore Drive, Mission Trail and Corydon Road along the shore of Lake Elsinore such that the foundation or basement shall be below an elevation of 1,264 feet mean sea level, plus a maximum of three feet for wave run-up as determined by the Floodplain Administrator. [Ord. 1105 § 1, 2003].

15.68.030 Additions, alterations or repairs.

No person shall construct any substantial improvements as defined by LEMC 15.64.200 upon existing structures within the perimeter streets of Grand Avenue, Riverside Drive, Lakeshore Drive, Mission Trail and Corydon Road along the shore of Lake Elsinore such that the foundation or basement shall be below an elevation of 1,264 feet mean sea level, plus a maximum of three feet for wave run-up as determined by the Floodplain Administrator. [Ord. 1105 § 1, 2003].

15.68.040 Fill.

No person shall import fill material within the perimeter streets of Grand Avenue, Riverside Drive, Lakeshore Drive, Mission Trail and Corydon Road in Federal Emergency Management Agency (FEMA) designated floodplain without first complying with all applicable local, State and Federal laws, rules and regulations and Section 404 of the Clean Water Act (Title 33, CFR Parts 320, 323, 325 through 328 and 330). [Ord. 1105 § 1, 2003].

15.68.050 Septic tanks, cesspools, leach lines or seepage pits.

No septic tank, cesspool, leach line or seepage pit shall be constructed until written approval is first obtained from the Department of Health of the County, and the Regional Water Quality Control Board, when such additional approval is required by the City Engineer, Director of Building and Safety, or Department of Health of the County. [Ord. 1105 § 1, 2003].

15.68.052 Buildings, structures or improvements.

No buildings, structures or substantial improvements as defined by LEMC 15.64.200 to buildings shall be constructed upon all lands below 1,265 feet elevation mean sea level, southeasterly of the lake levee and no artificial change in the topography in the surface of such lands shall be made (except terracing and soil conservation measures) without first complying with all applicable local, State and Federal laws, rules and regulations and Section 404 of the Clean Water Act (Title 33, CFR Parts 320, 323, 325 through 328 and 330). [Ord. 1105 § 1, 2003].

15.68.060 Chapter not to affect Chapter 15.64 LEMC.

Nothing contained in this chapter shall be construed to affect the validity of Ordinance No. 1078, codified in Chapter 15.64 LEMC, which shall remain in full force and effect. No building permit shall be issued by the City which is in violation of the provisions of this chapter or Ordinance No. 1078. [Ord. 1105 § 1, 2003].