ACC Impervious Calculation Work Sheet

PROPERTY INFORMATION

Property Owner Name: _____Lot/Division_____

Impervious surfaces are areas that are covered by materials that resist the passage of water through to the soil, such as roof covers and hard driveways or pedestrian area (concrete, asphalt, compact gravel). Some surface areas, such as loose gravel, stone, brick wood decks may be pervious if water can readily filter through to the soil below.

Section 5.1 Impervious Area Restrictions (BBVCC Architectural Rules & Regulations, adopted July 2024)

a) Structural Impervious Area Restriction. The impervious surface (measured in square feet) of all covered structures on a lot including accessory buildings shall not exceed 35 percent of the surface area of the lot. The structural impervious surface calculation shall include all eaves and extensions. The surface area of the lot and the structures shall be shown on the site plan (in square feet).

b) Total Impervious Area Restriction. The total impervious surface shall not exceed 50 percent of the surface area of the lot. The total impervious area calculation shall include the structures plus all other surfaces area covered with impervious materials, such as paved driveways, walkways, and patios. The site plan shall show the total impervious area square footage.

1) Area of Lot in square feet (sf)

a) Provided from survey plan or previous submissions, _____

b) Calculated from Division/lot plan on Registered Plat _____

SUBTOTAL Lot Area (1) = **(1) _____sf**

2) Existing Structural Impervious Area (coverage)

a) Floor area of house, attached garage, covered porch/deck (sf) _____

b) Floor area of existing detached garage, shed, covered deck/gazebo/pergola (sf) _____

c) Roof overhangs (perimeter of structures) x 1.5 (sf) _____

SUBTOTAL Existing Structures (2) = **(2)_____sf**

3) Proposed Structural Impervious Area (coverage)

a) Floor area of additions to house, garage, attached structures (sf) _____

b) Floor area of new detached covered structures (sf) _____

c) Roof overhangs (perimeter of new structures) x 1.5 (sf) _____

SUBTOTAL Proposed Structures (3) = **(3)_____ sf**

4) Total structural Impervious Area (coverage)

a) Add existing and proposed structural impervious areas **(2+3) =** **(4) _____sf**

Coverage of Structures = divide Total Structures (4) by Lot Area (1) _____% *(must be less than 35%)*

5) Other Existing Impervious Surface Areas

a) Existing driveways or parking pads (concrete or asphalt) (sf) _____

b) Existing sidewalks or patios (concrete or asphalt) (sf) _____

SUBTOTAL Existing Other (5)= **(5)_____sf**

6) Proposed Other Impervious Surface Areas

a) New driveways or parking pads (concrete or asphalt) (sf) _____

b) New sidewalks or patios (concrete or asphalt) (sf) _____

SUBTOTAL Proposed Others (6)= **(6)_____sf**

7) Total Lot Impervious Areas

a) Add Impervious Structural Areas (4) plus Other Surface Areas (5+6) = (7) _____sf

Total Impervious Area = divide Total Areas (7) by Lot Area (1) _____% *(must be less than 50%)*