

1208.09. - Utilities and Underground Facilities.

(A) GENERAL REQUIREMENTS FOR UTILITIES AND UNDERGROUND FACILITIES.

- (1) All public and common electric, cable, and telephone lines and other utilities shall be located underground in all residential, office, commercial and industrial subdivisions and districts, and shall be placed in their own easement, shown on the final or record plat. These underground utility requirements shall also apply to any lines required to serve the new development that extend outside the boundary of the development. The conduits or cables shall be located within easements or public right-of-ways in separate trenches, in a manner which will not conflict with other underground services.
  - a) All developments shall additionally be required to construct and install telecommunications conduit on all streets that are affected, disturbed, constructed and/or improved by development unless otherwise approved, pending a review by the city engineer. This conduit shall be for the purpose of installing telecommunications cable, fiber optic wiring or other infrastructure as necessary.
  - b) This conduit shall be placed at horizontal and vertical locations as determined by the city engineer. The conduit shall conform to the size, shape and characteristics as determined by the city engineer based on industry standards. Once installed and accepted by the city, the conduit shall become the property of the city of Monroe.
- (2) In industrial subdivisions where the electric power provider advises the City that the power load requirements are sufficiently large as to make underground service impractical or unfeasible, electric, cable, and telephone lines may be installed overhead along rear lot lines with the approval by the City Engineer. Should the City Engineer approve an overhead distribution system, all connections to it shall be made underground. All facilities are to be constructed on one side of the road without overhead crossovers.
- (3) Where cable and television service or conduit is or will be in operation, the applicant shall install cable or conduit for such service simultaneously with and in the same manner as electric and telephone cables are installed, both within the right-of-way and to individual building connections.
- (4) All sewer and utility pipelines shall preferably be placed outside the limits of the pavement. All excavations for public utilities made under paved areas shall be properly backfilled with approved granular materials thoroughly compacted in place and subject to approval by the City Engineer.
- (5) All storm drainage grates shall be constructed to allow bicycles to pass over the grate safely and shall have the words "No Dumping Drains to Stream", or similar, cast into the grate.

(B) LARGE SCALE UTILITY STRUCTURES. Any utility cabinet or structure that is larger than four square feet on any face, other than a principal building, shall be subject to the following requirements:

- (1) The utility structure shall be located to the rear or side of lots to the maximum extent feasible.
- (2) If the applicant demonstrates to the Planning Commission that the utility structure can only be located in a front yard, the structure shall be landscaped in a manner that will allow access to the unit but otherwise buffer the view of the structure. The applicant shall be required to provide a landscaping plan as part of the installation of such structure, regardless if the utility is exempt from zoning.
- (3) Utility structures in the industrial zoning districts shall not be subject to this screening requirement.

(C) SEWAGE DISPOSAL.

- (1) Where a public sanitary sewer main is reasonably accessible, in the judgment of the City Engineer, the applicable county's water and sewer departments, the subdivision shall be provided with a complete sanitary sewer system connected with such sewer main, including a lateral connection for each lot.

- (2) Where a public sanitary sewer main is not reasonably accessible, in the opinion of the City Engineer, the applicable county's water and sewer departments, proper provisions shall be made for the disposal of sanitary wastes.
- (3) The applicant shall furnish the City Engineer a complete set of plans and profiles as approved by the various authorities having jurisdiction and shall provide proof of approval by the applicable county's water and sewer departments.
- (4) Sanitary sewers shall be constructed in accordance with the standard plans and specifications for sanitary sewers as prepared and adopted by the applicable county's sanitary engineer.
- (5) In general, sewerage works and facilities shall be designed in accordance with State Health Department requirements, and all rules and regulations of the applicable county's sanitary engineer, and will be subject to State EPA approval.

(D) WATER SUPPLY.

- (1) Water mains, service connections and appurtenances shall meet the requirements set forth in "Operation and Regulations of the City of Monroe Water Distribution System," passed by City Council and effective on July 21, 1983, or subsequent amendments.
- (2) The developer shall install or cause to be installed a water system for the subdivision by one of the following methods:
  - a) *Public System.*
    - i) A complete water main system which shall be connected to a public or other community water supply shall meet the requirements of the State of Ohio or other government authority having jurisdiction, and shall be approved by the City Engineer.
    - ii) The plans for the complete installation shall show size, location, depth, material and all connections thereto, including fire hydrants and valves.
    - iii) In all instances, fire hydrants shall be spaced a maximum of 400 feet apart and shall comply with Section 1209.02: Fire Hydrant Location.
    - iv) No water main shall be less than eight inches in diameter with smaller mains being permitted with the approval of the City Engineer. Larger mains will be required where determined necessary by the City Engineer.
    - v) A water main shall be required to extend across the complete frontage of the subdivision to facilitate future development.
  - b) *Individual Supply.*
    - i) If the developer submits proper evidence to the City Engineer that no other form of water supply is possible or economically feasible, then the City Engineer shall permit an individual water supply on each lot in the subdivision, subject to compliance with all recommended design standards of the applicable county's health department and the State of Ohio.
    - ii) Such individual systems are not encouraged by the City.

- (E) Storm Draining. The specific requirements for storm drainage shall be as established in a separate Comprehensive Storm Water Management Design Standards document maintained by the Public Works Department outside of this code."

( [Ord. No. 2014-06, § 21, 2-25-14](#) ; [Ord. No. 2015-18, § 10, 7-14-15](#) )