



**City of Henderson  
Department of Public Works  
Engineering Division  
Land Development**

*To insure development plans meet applicable public works standards and to provide floodplain management services.*

**Grading Policy and Permit Requirements**

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Grading on any property located within the City of Henderson is not allowed without obtaining a Final Grading Permit or Infrastructure Grading Permit. The following conditions must be met to obtain a grading permit:

1. The project must have all required City Council approvals in place.
2. All conditions of HMC 15.50 (Flood Control and Control of Drainage) must be met.
3. A technical drainage study, if required, must be approved.
4. Final Grading Permits are required for all finished grading (i.e. building pads or parking areas). Finished Grading Permits are submitted to the Building Department at the same time Civil Plans are submitted for review and only issued after all applicable bond & fess have been posted for the associated civil plans. Call Building Permits at (702) 267-3620 with questions relating to Final Grading Permits.
5. Infrastructure Grading Permits are required for projects that do not contain any structures that could be occupied (i.e. streets or utility line extensions). Infrastructure Grading Permits cannot be applied for until civil improvement plan mylars have been submitted and can be obtained from Land Development. Call Land Development at (702) 267-3680 with any questions relating to Infrastructure Grading Permits
6. Rough/early grading permits, if allowed, may be issued for the purpose of clearing land only, not for the construction of pads. See the Rough Grading Permit checklist located at [www.cityofhenderson.com](http://www.cityofhenderson.com) >Departments>Development Services Center>Submittal Checklists for permit requirements. Rough/early grading permits are not allowed on property that has been previously disturbed or graded.
7. For custom lots, the Plot and Grading plan must be approved by the Building Department and Land Development as part of the Building Permit review.
8. A Storm Water Discharge Permit Notice of Intent ("NOI") from the Nevada Division of Environmental Protection is required for all projects one acre or larger. If an NOI is required, a Storm Water Pollution Prevention Plan inspection must occur before the grading permit can be issued.
9. If the project is located in the Hillside Development Overlay District or is otherwise subject to the Hillside Ordinance, approval from the Community Development Department is required.

All grading permit submittal requirements are available at [www.cityofhenderson.com](http://www.cityofhenderson.com) >Departments>Development Services Center>Submittal Checklists.