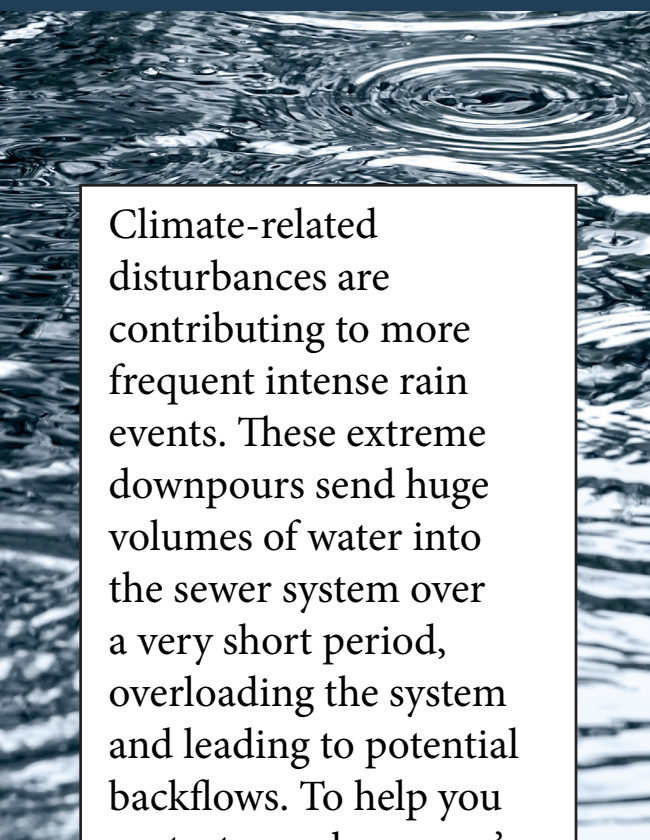




How to protect your house against heavy rainfall?



Climate-related disturbances are contributing to more frequent intense rain events. These extreme downpours send huge volumes of water into the sewer system over a very short period, overloading the system and leading to potential backflows. To help you protect your home, we've prepared a few tips and best practices that you can start adopting right away.

Most of the Town's sewer system was designed in the 1950s. It is a combined system, meaning it manages both rainwater and wastewater. Water in the Town of Mount Royal's sewer system is discharged into the system of the Urban Agglomeration of Montreal.

Today, not one municipal system on its own can manage these torrential rains, which have become commonplace. That is why it is important to take the right precautions by properly protecting your home and complying with municipal by-laws, particularly Chapter III of the Quebec Construction Code currently in force.

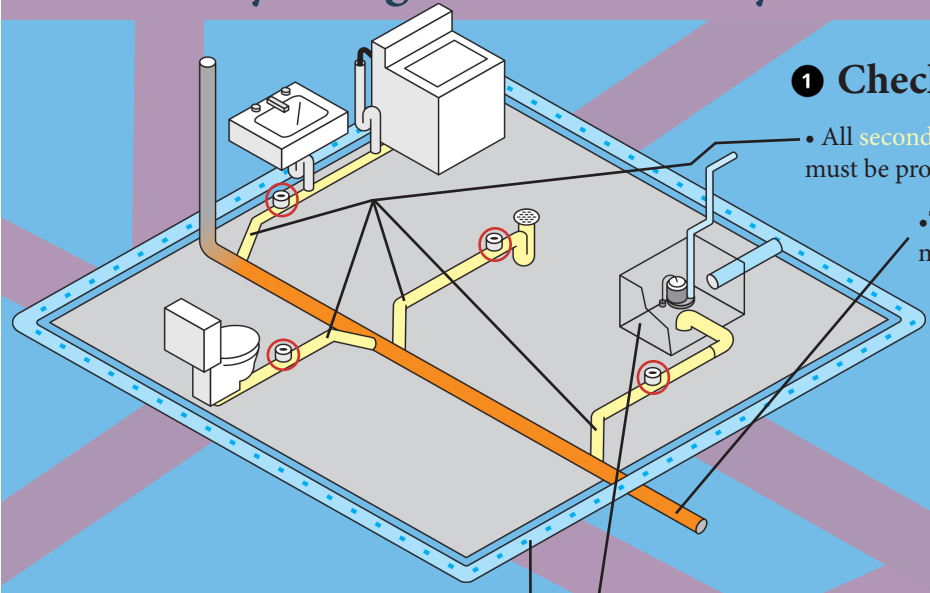
Many residents affected by water damage during an extreme weather event may wonder why neighbouring houses were spared from similar damage. Installing check valves on all secondary lines is an excellent start, but there's more you can do. Rainwater flows from many sources, including your gutters, French drains, runoff from your property and the pavement.

Replacing your main sewer line is not the solution to your backflow problem.

First, conduct a proper inspection of all your plumbing infrastructure with a professional, taking into account the six (6) points listed on the next page.

Don't forget to have your check valves inspected and serviced regularly at least once (1) a year by a professional who is a member of the Corporation des maîtres mécaniciens en tuyauterie du Québec (CMMTQ).

The 6 Key Things to Check with your Professional

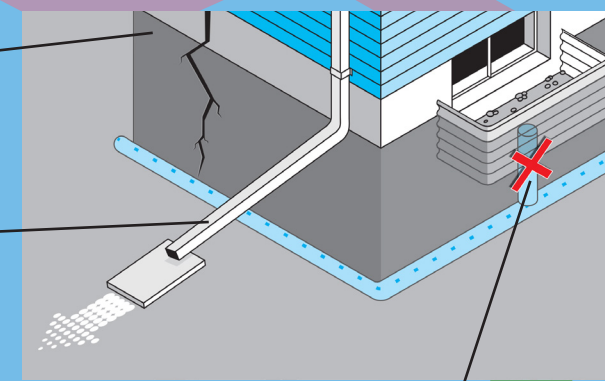


1 Check Valves

- All secondary lines must be protected.
- The main sewer line must not contain any valves.
- Valves and their accessories must be in good condition, properly installed, accessible and thoroughly cleaned.

2 French Drains

- French drains must not be connected directly to the main sewer line.
- Water from French drains must be directed to a holding pit, which must be equipped with a check valve and a line redirecting water to the ground outside.



5 Window Wells

- For windows located below ground level, a window well acts as an effective barrier to keep out surface water. A bed of stones will drain any water at the foot of the window.
- The window well must extend down to the French drain's backfill, but cannot be connected directly to the French drain and/or the main sewer line.

3 Foundations

- Foundations must be watertight.
- No cracks.

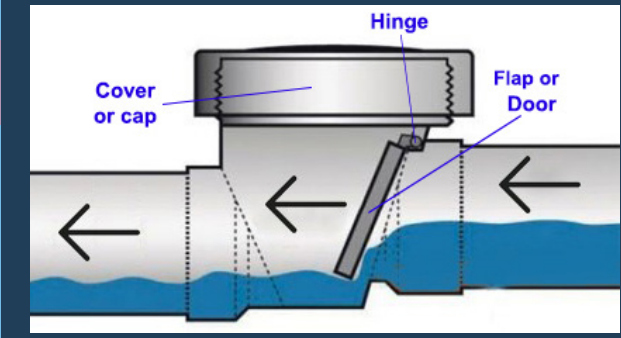
4 Gutters

- Gutters must not be connected to the main sewer line and/or French drains (Prohibited under MMC By-law No. 2008-47 CMM).
- Water from gutters must not be channelled directly to the Town's main sewer pipes.
- Water from gutters must be directed to the ground at least 1.5 m from the foundation, ideally toward vegetation.



6 Lot

- Your entire lot must be landscaped with adequate sloping to ensure proper drainage.
- Limit the amount of sealed surfaces on your lot.
- Discharging your surface water onto neighbouring properties is prohibited.



Main questions you should ask yourself regarding check valves

What type of check valve does my home have?

Type	Mode of operation	Mode of operation	
		Normal	Discharge
Conventional	NC		
Compression	NO		

NO : Normally open
NC : Normally close

- Where are the check valves in my home?
- Are the check valves accessible?
- What type of check valve does my home have?
- Are the valve caps compliant?
- Is the cap on (the right one for the type of valve)?
- Are the caps properly installed?
- Are the valve flaps compliant?
- Are there rubber gaskets on the flaps (depending on the type of valve)?
- Are the flaps properly secured and in good condition?

For more information on this subject, see "How to protect your home from heavy rain" on the "Sewer and Water Mains" page in the "Roads and Maintenance" section of Town of Mount Royal's website.

Use this QR code to view the information on our website.

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