



MULTNOMAH COUNTY OREGON
LAND USE AND TRANSPORTATION PROGRAM
1600 SE 190TH Avenue Portland, OR 97233
PH: 503-988-3043 FAX: 503-988-3389
<http://www.co.multnomah.or.us/dbcs/LUT/land>

GRADING AND EROSION CONTROL PERMIT

CASE FILE: T1-04-007

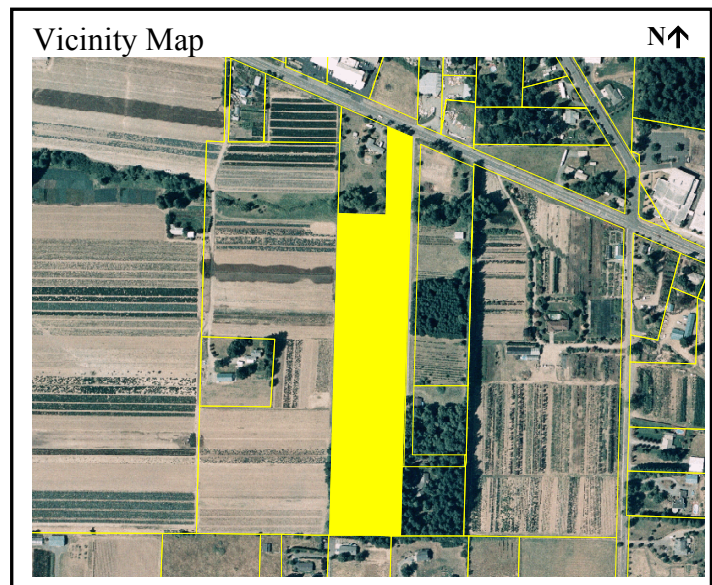
March 23, 2004

Request: Grading and Erosion Control permit to construct a 40-ft by 50-ft detached residential garage adjacent to an existing dwelling at 29306 SE Orient Drive. The construction area is located in the southern third of the subject property.

Location: 29306 SE Orient Drive
Gresham, Or 97080

Applicant: Dennis & Catherine Brown
29306 SE Orient Drive
Gresham, Or 97080

Owner: Dennis & Catherine Brown
29306 SE Orient Drive
Gresham, Or 97080



ORDINANCE REQUIREMENTS:

Applicable standards for this permit can be found in Chapter 29.300 et seq., Grading and Erosion Control Code of the Multnomah County Building and Specialty Codes, copies of which are available at our office.

MODIFICATIONS AND LIMITATIONS:

This permit is based on written narrative(s) and plan(s) provided by the applicant (attached). No development shall occur under this permit other than that which is specified within these documents. It shall be the responsibility of the property owner to comply with these documents and the limitations described herein.

1. The property owner shall maintain best erosion control practices through all phases of development. Erosion control measures are to include the installation of sediment fences/barriers at the toe of all stockpiled material, the preservation of the vegetative buffer illustrated on the attached plans and post construction re-establishment of permanent ground cover. Straw mulch, erosion blankets, or 6-mil plastic sheeting shall be used as a wet weather measure to provide erosion protection for exposed soils that will remain undisturbed more than 14-days. Wet weather is defined as October 1 – May 1. All erosion control measures are to be implemented as prescribed in the current edition of the *Erosion Prevention Sediment Control Plans Technical Guidance Handbook*, copies of which are available for purchase at our office, or through the City of Portland.
2. The garage must be located at least 10-feet from the existing drain field, as required by Phillip Crawford, City of Portland Sanitarian in a 2/23/04 letter (attached).
3. Drainage of storm run-off attributed to this development shall be handled, on-site, with the 120 linear foot soakage trench design that is to be constructed consistent with the specifications signed by Craig Christensen, PE, Kent Cox & Associates, Inc dated March 14, 2004 (attached).
4. The County may supplement described erosion control techniques if turbidity or other down slope erosion impacts results from on-site grading work. The Portland Building Bureau (Special Inspections Section), the local Soil and Water Conservation District, or the U.S. Soil Conservation Service can also advise or recommend measures to respond to unanticipated erosion effects.
5. On-site disposal of construction debris is not authorized under this permit. This permit only allows the importation of crushed gravel to be used to construct the driveway extension to the garage. Spoil materials removed off-site shall be taken to a location approved for the disposal of such material by applicable Federal, State and local authorities. This permit does not authorize dumping or disposal of hazardous or toxic materials, synthetics (i.e. tires), petroleum-based materials, or other solid wastes which may cause adverse leachates or other off-site water quality effects.
6. The property owner is responsible for removing any sedimentation caused by development activities from all neighboring surfaces and/or drainage systems. If any features within adjacent public right-of-way are disturbed, the property owner shall be responsible for returning such features to their original condition or a condition of equal quality.

Prior to any land disturbing activities:

7. The property owner shall verify that all erosion control measures are properly installed and in working order prior to initiating grading activities.
8. **The erosion control permit notice (attached) is to be posted at the driveway entrance at Orient Drive in a clearly visible location (print towards Orient Drive). This notice is to remain posted until such time as the grading work is completed.** In the event this sign is lost, destroyed, or otherwise removed prior to the completion of the grading work, the applicant shall immediately contact the Land Use Planning Office to obtain a suitable replacement.

Follow up requirements after grading:

9. All disturbed areas are to be seeded or planted within fifteen (15) days of the date grading activities are concluded.

At this point, applications for building permits may be made with the City of Gresham after receiving a land use signoff from our department. When ready to have building permits signed off, call the Staff Planner, Adam Barber, at (503)-988-3043, for an appointment for review and approval of the conditions and to sign the building permit plans. You must set an appointment to have your plans signed off by the County. Multnomah County must review and sign off building permit applications before they are submitted to the City of Gresham. Three (3) sets each of the site plan and building plan are needed for building permit sign-off.

Issued by:

Signed: Adam Barber, CPESC
Planner

For: Karen Schilling, Planning Director

Date: March 23, 2004