



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

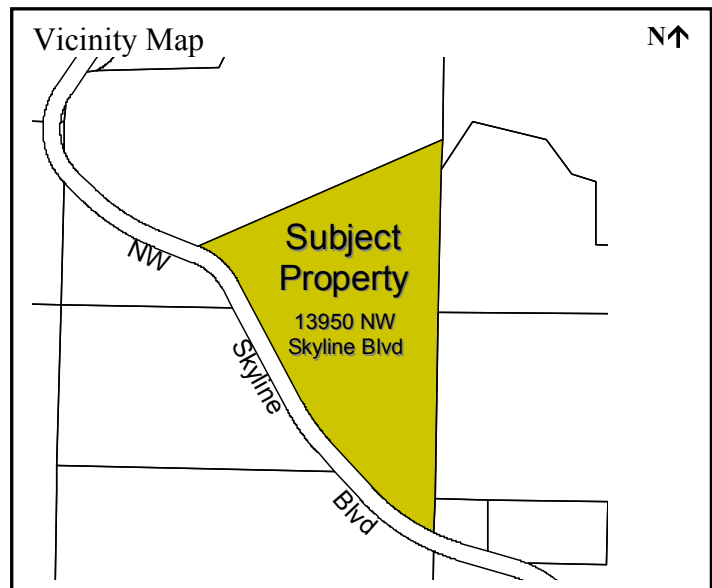
CASE FILE: T1-04-021

August 6, 2004

Request: Grading and Erosion Control Permit to conduct site grading to create foundation for a farm agricultural building and access driveway.

Location: 13950 NW Skyline Blvd
Portland, OR 97231

Applicant/ Miles Merwin
Owner: 13950 NW Skyline Blvd
Portland, OR 97231



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 (see list at end of "Modifications and Limitations"). 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.

General:

1. The property owner shall maintain best erosion control practices through all phases of development. Erosion control measures are to include:
 - Installation of silt fences down-slope of two proposed grading areas;
 - Use of bio-filter bags, straw mulch, erosion blankets, plastic sheeting, or crushed rock, as needed, to protect exposed slopes;
 - Construction of a dry well to handle all stormwater runoff from the new structure on site, as designed by a certified professional engineer; and
 - Post-grading re-establishment of permanent ground cover for all disturbed areas.
2. 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.
3. Straw mulch, erosion blankets, or 6-mil plastic sheeting shall be used to provide erosion protection for exposed soils that will remain undisturbed more than 14 days. Bio-filter bags shall be placed as shown on the Grading Plan and at other locations, as needed. "Wet weather" is defined as October 1 – May 1.
4. Drainage of storm run-off attributed to this development shall be handled on-site adequately for up to a 10-year/24-hour event with the four-foot diameter, four-foot deep dry well constructed consistent with the specifications signed by Craig C. La Vielle, P.E., LGI, dated June 7, 2004 (see Exhibit 6).
5. 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), local Soil and Water Conservation District, or U.S. Natural Resources Conservation Service can also advise or recommend measures to respond to unanticipated erosion effects.
6. 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 to the proposed agricultural building and the adjacent parking space. 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.
7. Final cut and fill slopes in both areas of grading will not be steeper than 3:1 unless a geological and/or engineering analysis certifies that said slopes are safe and erosion control measures are specified.
8. 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:

9. Silt fencing shall be installed (toed-in) and bio-filter bags put in place as shown on the Grading Plans (Exhibits 1 to 3) prior to site-disturbing activities beginning on the property and as described in the application material (Exhibits 4 and 5). The property owner shall verify that the silt fencing, bio-filter bags, and all other erosion control measures are properly installed and in working order prior to initiating grading activities.
10. **The erosion control permit notice (provided by the County) is to be posted at the main driveway entrance at Skyline Boulevard in a clearly visible location (print towards Skyline Boulevard). 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:

11. All disturbed areas are to be seeded or planted within 14 days of the date grading activities are concluded.
12. Silt fences and other erosion control devices used during construction shall be maintained and remain in place until such time as vegetation is successfully re-established.

At this point, applications for building permits may be made with the City of Portland after receiving a land use signoff from our department. When ready to have building permits signed off, call the Staff Planner, Beverly Bruesch, 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 Portland. Five (5) sets each of the site plan and building plan are needed for building permit sign-off.

Exhibits Provided by Applicant

Exhibit 1	Site Plan
Exhibit 2	Area #1 Grading Plan
Exhibit 3	Area #2 Grading Plan
Exhibit 4	Narrative Application prepared by Miles Merwin, dated June 7, 2004
Exhibit 5	Supplemental Narrative Material prepared by Miles Merwin, dated July 15, 2004
Exhibit 6	Stormwater Disposal Dry Well Design prepared by Craig C. LaVielle, P.E., LGI, dated June 7, 2004

Issued by:

Signed: Beverly Bruesch, Planner
For: Karen Schilling, Planning Director

Date: August 6, 2004