



MULTNOMAH COUNTY
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/landuse>

GRADING AND EROSION CONTROL PERMIT

CASE FILE: T1-06-076

December 6, 2006

Request: Grading and Erosion Control Permit to retroactively permit grading activities at the Eagles Cove Marina.

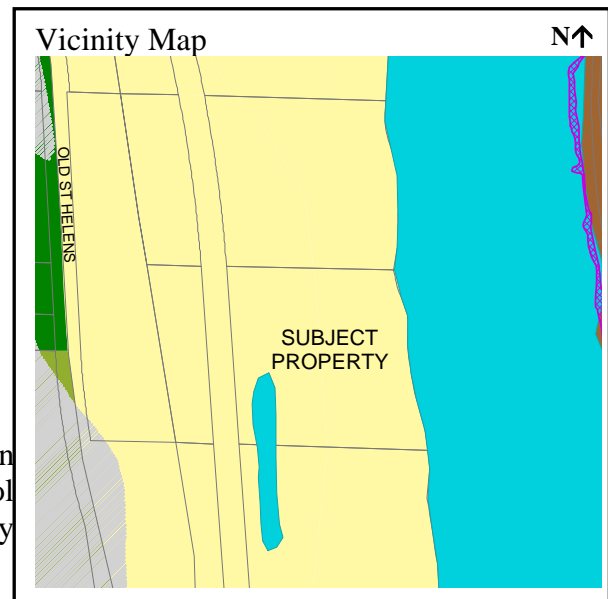
Location: 25200 NW St. Helens Rd.
TL 400, SEC 25D, T3N, R2W, W.M.
Tax Account # R982250600

Applicant: John Deppa, P.E.
5920 NW Saltzman Rd.

Owner: Harvey Ramsum
Eagles Cove Marina

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.

On-going restrictions:

1. The property owner shall maintain best erosion control practices through all phases of grading activities. Erosion control measures are to include post construction re-establishment of ground cover. 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 owner shall not store (i.e. stockpile) more than 10 cubic yards of excavated or disturbed earthen material on the property at any one time.
3. 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 or waterway are disturbed, the property owner shall be responsible for returning such features to their original condition or a condition of equal quality.

4. No trees shall be removed during project except within the area illustrated in Exhibit A. The project shall be contained within the work area boundaries noted on the attached plan.
5. During wet weather months, straw mulch, erosion blankets, the construction of a granular haul road, geotextile filler fabric, or 6-mil plastic sheeting shall be used as a to provide erosion protection for exposed soils such as the stockpile areas.
6. 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.

Prior to any land disturbing activities:

7. **The erosion control permit notice is to be posted at the driveway entrance at (print towards 25200 NW St. Helens Rd). This notice is to remain posted until such time as the grading work is completed.** Prior to obtaining this notice, you are required to pay a \$77.00 erosion control inspection fee. 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. The property owner shall contact the case planner at the Land Use Planning Division at (503) 988-3043, to arrange for the intake of the inspection fee.
8. The property owner shall verify that all erosion control measures are properly installed and in working order prior to initiating grading activities. The property owner shall contact the case planner at the Land Use Planning Division at (503) 988-3043, to arrange for an initial site inspection after the project is complete.

Follow up requirements after grading:

9. All disturbed areas are to be seeded or planted as soon as possible or within 15 days of completion of the various components of the project. All areas not reseeded at the time of final grading shall be reseeded **within** 15 days of completion of the disturbance. Reseeding should be accomplished at a rate of 100 pounds per acre or hydro mulch should be employed at a rate of 2,000 pounds per acre.
10. The property owner shall contact the case planner at the Land Use Planning Division at (503) 988-3043, to arrange for a **final site inspection** after the project is complete.

Exhibits submitted by the Applicant

Exhibit 1. Grading and Erosion Control Plans and Details

Issued by:

Signed: Kenneth Born, AICP, Planner
For: Karen Schilling - Planning Director

Date: December 6, 2006