



**LAND USE PLANNING DIVISION**  
1600 SE 190<sup>th</sup> Avenue Portland, OR 97233  
(503) 988-3043 FAX (503) 988-3389  
<http://www.multnomah.lib.or.us/lup/home/welcome.html>

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**PERMIT**  
**GRADING AND EROSION CONTROL**  
**CASE FILE: GEC 0-3**  
**September 18, 2000**

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**Request:** Approximately 372 cubic yards of grading associated with the construction of a new single family residence, gravel driveway, septic dig-out, landscaped swale and domestic well.

**Location:** 22340 NW Beck Road  
Lot 2, Partition Plat 1996-48  
Tax Account #R649761900

**Owner:**

Gregory East  
22500 NW Beck Road  
Portland, Oregon 97231

**Applicant:**

Rick Wilding  
Iron Oak Construction  
6938 SE Cora Street  
Portland, Oregon 97206

Applicable standards for this permit can be found in Chapter 29.300, Grading and Erosion Control Code of the Multnomah County Building and Specialty Codes. This permit is subject to the following limitations.

**LIMITATIONS:**

**On-going restrictions:**

1. This approval is based on the submitted written narrative and plans (attached). No excavation or fill is authorized 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 of approval described herein.
2. The property owner shall maintain best erosion control practices through all phases of development. Erosion control measures are to include a gravel construction entrance at NW Beck Road, sediment fencing at the toe of disturbed areas as illustrated on the site plan (attached), construction of a swale and overflow pond to collect runoff from exposed slopes (later to be used to accept run-off from the residence), and post construction re-establishment of 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. **The property owner shall verify that all erosion control measures are properly installed and in working order prior to initiating grading activities.**
3. **Earth disturbing activities, excluding landscaping, shall occur between May 1 and September 30 of each year that this permit is valid.**

4. Supplemental erosion control techniques may be required if turbidity or other down slope erosion impacts result 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. Finished ground elevations for graded areas are not to be sloped steeper than a 3:1 ratio.
6. Drainage of storm run-off attributed to this development shall be handled, on-site, with infiltration trenches and a landscaped swale and overflow pond as illustrated on the site plan. Such drainage improvements are to be constructed consistent with the specifications included with the drainage certificate signed by John P. O'Donovan, P.E., dated September 2, 2000 (attached).
7. Fill materials shall be clean and non-toxic. 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.
8. On-site disposal of construction debris is not authorized under this permit. 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.
9. 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 the 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.

**Follow up requirements after grading:**

1. All disturbed areas are to be seeded or planted within thirty (30) days of the date grading activities are concluded.
2. The property owner shall contact the case planner at the Land Use Planning Division at 988-3043, to arrange for a **site inspection** after the project is complete.
3. Grading and erosion control activities described and approved under this permit shall be completed within two (2) years from the date of this approval.

**Issued by:**

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Signed: Derrick I. Tokos, AICP, Planner  
For: Kathy Busse, Planning Director  
Monday, September 18, 2000