



MULTNOMAH COUNTY

Department of Environmental Services
Land Use Planning Division
2115 SE Morrison Street
Portland, OR 97214 Phone: (503) 248-3043

NOTICE OF DECISION

GRADING AND EROSION CONTROL PERMIT

Case File: GEC 14-98

December 31, 1998

WHAT:

An application for a Grading and Erosion Control (GEC) Permit for grading associated with a building addition to an existing single-family residential dwelling. This GEC application was submitted for work that has already been done (including excavating/ removing/ backfilling 45 cubic yards of material) and for work to be done to accommodate the decommissioning of the existing septic tank and the installation of the sand-filter system in accordance with the City of Portland. Approximately 40 cubic yards of dirt will be moved in the backyard and redistributed on the site as described by the applicant. See attached site plan. The applicant is submitting the application as required under the Zoning Violation case, ZV 98-37. GEC permits are required for earth moving activities on property located within the Tualatin River Basin. The subject parcel is located in the Tualatin River Basin. This document is the final decision document for GEC 14-98; a Grading and Erosion Control permit is not a land use decision and hence the decision cannot be appealed.

WHERE:

2911 NW McDaniel
Tax Lot 58, Section 26, T1N, R1W.
R#96126-0580
See attached map.

APPLICANT:

Tom Peterson
2911 NW McDaniel Road
Portland, OR 97202

OWNER:

Robert and Marilyn Peterson
P.O. Box 600
San Martin, CA 95046

**APPROVAL
CRITERIA:**

The applicable approval Criteria for this decision includes the following: Grading and Erosion Control; Chapter 29.300, Multnomah County Code.

DECISION:

APPROVED with conditions, a Grading and Erosion Control Permit for retroactive approval for moving and filling approximately 45 cubic yards of earth material on the site. The applicant site plans show the area of past work and the area proposed for future site work. The applicant states that approximately 40 cubic yards of material will be moved and redistributed on the subject parcel to accommodate the decommissioning of one septic system and the installation of the new septic system. The activities are further described in the "what" section above. The permit approval is subject to the following limitations.

LIMITATIONS/ SCOPE OF APPROVAL:

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Contact Person: Tricia R. Sears
Phone: (503) 248-3043

1. The applicant shall maintain Best Erosion Control Practices (maintain the installed erosion control measures) **through all phases of development**. The applicant shall keep erosion control measures such as sediment fences, tarps, and hay installed on the site as noted on the submitted site plan information and the written narrative description. Prior to the issuance of building permits, the applicant shall provide photographs illustrating the type and location of the erosion control measures installed on the site.
2. Replanting and/or reseeding of all areas disturbed by this project shall be accomplished by April 15, 1999. Within two weeks of the completion of the reseeding, the applicant shall contact the Multnomah County Land Use Planning Division at (503)-248-3043 for a site inspection.
3. The applicant shall be responsible for implementing the development plan as presented and approved. In the event of a conflict between the applicants proposal and the "Erosion Control Plans Technical Guidance Handbook" and "Surface Water Quality Facilities Technical Guidance Handbook," those in the handbook shall be required.
4. Prior to issuance of building permits, the applicant shall provide documentation of compliance with Right-of-Way Division driveway standards. Staff has a copy of a site plan, submitted by the applicant, illustrating the location of one driveway for the subject parcel. The applicant shall either confirm the driveway location as shown on the site plan, or provide a revised site plan illustrating the driveway location.
5. Prior to issuance of building permits, the applicant shall provide documentation illustrating compliance with City of Portland Sanitation and Septic Department standards. Staff notes a "Permit to construct subsurface sewage system" was issued by the City of Portland on 12/29/98.
6. Compliance with the conditions set forth in **GEC 14-98**, except as may be modified by this decision. This approval is based on the submitted material. The existing dwelling shall be maintained on the site in accordance with the design, size, and location shown and described in the application materials submitted by the applicant in **GEC 14-98**. Additional submittals and actions may be required of the applicant as noted in these Conditions of Approval.
7. No additional land use action and/ or permit requests shall be accepted, relating to the subject application, until such time as all required fees for the said application have been paid in full.
8. The applicant shall contact the Staff Planner, Tricia R. Sears, at (503)-248-3043 **for an appointment** to review and sign-off the building permits. The applicant shall bring five (5) copies of the building plans to Multnomah County. The County will keep one (1) copy of the building plans and send four (4) copies of the plans with the applicant to be reviewed by the City of Portland for building permits.

IN THE MATTER OF GEC 14-98:

Signed: Tricia R. Sears, Land Use Planner
For: Kathy Busse, Planning Director