



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

PERMIT
FLOODPLAIN DEVELOPMENT - FD 12-99
GRADING AND EROSION CONTROL -GEC 76-99
March 28, 2000

Request: Grading and Erosion Control application for grading activities associated with construction of restrooms and trails at Bartlett Landing on Government Island. Floodplain application for a restroom and grading activities within the 100 year floodplain.

Location: Government Island
TL 200, 1N3E Sec. 18 R#94318-0050; TL 100, 1N3E Sec. 18 R#94318-0070; TL 100, 1N2E Sec. 12 R#94211-0040

Owner/ **Property Owner**

Applicant: Port of Portland
PO Box 3529
Portland, OR 97208

Applicant

Katrina Kam
Oregon Parks & Recreation Dept.
1115 Commercial St., NE Ste 1
Salem, OR 97301-1002

Tributary Columbia River

FIRM Map #205 Dated: June 15, 1982

Applicable standards for this permit can be found in Chapter 29.300, Grading and Erosion Control Code, and Chapter 29.600, Flood Hazard, of the Multnomah County Building and Specialty Codes.

This permit is based on plan(s) and an elevation certificate provided by the applicant (attached). This permit is **approved** subject to the following limitations.

LIMITATIONS:

Prior to building permit sign-off:

1. Restroom vault shall be at least one foot above base flood level or, if not, the vault shall be floodproofed and a flood proofing certificate submitted.
2. A performance bond or cash deposit of \$1000 shall be required to assure that the as-built elevation survey or stamped documentation is submitted.
3. The landscape plan, required by CS 2-99 and DR 9-99, shall also comply with the applicant's written narrative and the grading requirements of Chapter 29.300, specifically, the mitigation

plan for disturbance of the river's buffer. The plan shall show areas to be planted with permanent vegetation and areas to be seeded.

On-going restrictions:

1. This permit is based on the applicant's written narrative and the *site plan dated 4/27/99*, unless otherwise modified as directed below. No excavation or fill 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 of this permit.
2. If the old trail is not to be used any more, it shall be revegetated to prevent it from eroding.
3. The applicant shall maintain sediments fences until the permanent vegetation is established.
4. Stockpiles shall be stored above the 100 year floodplain and be located more than 50 feet from the river. Any stock piled materials shall have erosion control measures installed around it immediately, and be maintained in a working state.

Follow up requirements after grading:

1. All graded, disturbed, and bare soil areas are to be seeded or planted, immediately following the completion of grading activities. These areas should also be mulched to protect the soil and control erosion while vegetation is maturing.
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.

Prior to occupancy:

1. Submit a post-construction Elevation Certificate once construction is complete. Bond will be returned once Certificate is submitted.

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 said application have been paid in full.

Issued by:

Signed: Virginia Dodson, Planner
For: Kathy Busse, Planning Director
March 28, 2000