



City of Bay City

PO Box 3309
Bay City, OR 97107
Phone (503) 377-2288
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TDD 7-1-1

\$100.00 Permit Fee

GRADING AND EROSION CONTROL PERMIT

The purpose of the Grading and Erosion Control Permit is to promote the public health, safety and general welfare, and minimize public and private losses due to earth movement hazards in specified areas and minimize erosion and related environmental damage to the streams and Tillamook Bay within the corporate limits of Bay City and its urban growth boundary area. The information requested is based upon Bay City Development Ordinance Section 3.25.

Permits are required (a) where the volume of soil or earth material disturbed, stored, disposed of or used as fill exceeds 12 cubic yards; (b) for excavations below existing grade for foundations of buildings, basements, retaining walls, or other structure authorized by a valid building permit; (c) where the slope exceeds 12 percent; (d) For any fill or excavation having an unsupported finished height of five feet; (e) which obstructs or alters a drainage course; (f) For grading which takes place within 100 feet by horizontal measurement from the top of the bank or Patterson Creek, Jacoby Creek, or Perkins Creek; (g) For grading which takes place within 100 feet by horizontal measurement from the top of the bank of a watercourse, the mean high watermark (line of vegetation) of Tillamook Bay or its estuaries; (h) For grading that takes place within 100 feet by horizontal measurement of an identified wetlands area.

PROPERTY OWNER INFORMATION: PLAN PREPARED BY:

Name: _____	Name: _____
Street: _____	Street: _____
City/State/Zip: _____	City/State/Zip: _____
Phone: _____	Phone: _____
Cell Phone: _____	Cell Phone: _____
Email Address: _____	Email Address: _____
FAX: _____	FAX: _____

PROPERTY:

Map Number: _____	Addition: _____
Block: _____ Tax Lot: _____	Lot(s): _____
Size of Lot: _____	Zoning: _____

REQUIRED INFORMATION:

Submit a site plan to a measurable scale, narrative and reports providing evidence of the following:

- [] **Site Plan:** Submit a site plan showing property line locations, existing structures, proposed structures, roads and driveways, utilities, easements, wetlands, watercourses, topographical features, trees with 6-inch or greater caliper or an outline of wooded areas, and trees proposed for removal. Tree Removal requires an approved Bay City Tree Removal Permit. Driveway construction requires an approved Road Approach Permit.

[] **Grading Plan:** Submit an estimate of depths and the extent and location of all proposed cuts and fills. All fills intended to support structures and streets shall be designed by an appropriately qualified professional engineer in accordance with standard engineering practices. Cut and fill slopes shall not be steeper than 2 Horizontal to 1 Vertical. Grading shall conform to topography to minimize cut and fill operations. Fills shall be setback from side and rear property lines so as not to endanger or disturb the adjoining property.

[] **Stormwater Drainage System Plan:** Identify the direction of all drainage flow and sheet flow on and immediately surrounding the property. Stormwater systems shall carry runoff to suitable drainage ways utilizing but not limited to storm drains, drainage swales, culverts or an approved drywell system and shall be designed to avoid sedimentation and flooding adjacent and downslope properties. Submit a system maintenance plan that ensures adequate performance. In the Hazards Overlay Zone, this system shall be required to be designed by a qualified professional engineer.

[] **Submit the following applicable supplemental reports, certifications, or plans:**

- | | | |
|----------------------------------|--------------------------|--------------------------------------|
| [] Stream Protection Plan | [] Revegetation Plan | [] Engineering Report and Site Plan |
| [] Soils Characteristics Report | [] Erosion Control Plan | [] Wetland Delineation Report |

RESPONSIBILITY

Whenever damage, erosion, or sedimentation of adjacent or downslope properties is caused by stripping vegetation, grading or other development, it shall be the responsibility of the person, corporation or other entity causing such sedimentation to remove it from all adjoining surfaces and drainage systems and repair damage to property prior to issuance of final approvals for the project. The applicant shall be responsible for repairing existing streets, public facilities, and surrounding properties damaged in the development of the property. City staff may make periodic inspections to ensure grading and erosion control measures are working effectively. The City shall have the right to require the developer to pay for additional measures to assure compliance with this ordinance.

It is the responsibility of any person, corporation or other entity doing any act on or across a communal stream watercourse or swale, or upon the floodplain or right-of-way thereof, to maintain as nearly as possible in its present state and capacity of the stream, watercourse, swale, floodplain, during such activity, and return it to its original or equal condition.

APPLICANT'S SIGNATURE	DATE
_____	_____



PERFORMANCE BOND REQUIRED: YES [] AMOUNT \$_____	NO []
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TENATIVE PLAN APPROVAL	DATE
_____	_____

FINAL APPROVAL (Satisfactory completion of all applicable requirements)	DATE
_____	_____

APPROVAL TO RELEASE BOND	DATE
_____	_____