



City of Coos Bay

Public Works and Development Dept.

500 Central Ave., Coos Bay, Oregon 97420
Phone (541) 269-8918 • Fax (541) 269-8916

Permit No. **MIS20** _____ - **00** _____

Date _____

EXCAVATION, GRADING, AND FILL REQUIREMENTS

Address: _____ **Map/Tax Lot #:** _____

All excavation, grading, and fill within the city limits of Coos Bay will comply with the City's ordinance requirements, Appendix J107 of the Oregon Structural Specialty Code, and DEQ Erosion Control Standards. The following conditions must be adhered to:

Each application for a grading permit shall be accompanied by a plan in sufficient clarity to indicate the nature and extent of the work. The plans shall give the location of the work, the name of the owner and the name of the person who prepared the plan. The plan shall include the following information:

- a. General vicinity of the proposed site.
- b. Limiting dimensions and depth of cut and fill.
- c. Location of any building or structures where work is to be performed and the location of any buildings or structures within 15 feet (4572 mm) of the proposed grading.

CONDITIONS:

1. Any proposed change in the approved plans for the excavation and fill must be reviewed and approved by the Public Works and Development Department prior to implementation.
2. All fill slopes must be maintained so as not to exceed one foot of rise for every two feet of run (2:1). The toe of a fill must be setback from property boundaries at least one-half the height of the fill with a minimum of 2 feet and a maximum of 20 feet. Where a fill slope is to be located near the site boundary and the adjacent off-site property is developed, special precautions shall be incorporated in the work as the building official deems necessary to protect the adjoining property from damage as a result of such grading. These precautions may include but are not limited to:
 - a. Additional setbacks.
 - b. Provision for retaining or slough walls.
 - c. Mechanical or chemical treatment of the fill slope surface to minimize erosion.
 - d. Provisions for the control of surface waters.
3. All cut slopes shall be no steeper than 1 unit vertical in 2 units horizontal (50% slope) unless a soils engineering report or an engineering geology report, or both, are submitted stating that the site has been investigated and giving an opinion that a cut at a steeper slope will be stable and not create a hazard to public or private property.

The top of cut slopes shall not be made nearer to a site boundary line than one fifth of the vertical height of cut with a minimum of 2 feet (610 mm) and a maximum of 10 feet (3048 mm). The setback may need to be increased for any required interceptor drains.

4. Surface vegetation and topsoil must be grubbed to a depth of approximately six inches (6") prior to placement of fill material.
5. All existing vegetation must be removed from areas designated to receive fill prior to placing the fill.

6. All material used as fill shall be free of organic material in an amount which could be detrimental to the stability of the fill. The fill material must also be free of any rock or similar irreducible material with a maximum dimension greater than 12 inches.
7. The fill material shall be graded and compacted in lifts which do not exceed one foot in depth.
8. **Prior to future construction, the owner shall provide Geotechnical Engineering documenting that the fill compaction meets or exceeds 90% maximum density in one-foot lifts as determined by the 1994 Uniform Building Code section 3313.3 and 3314.4.**
9. **The property is located in the 100 year flood boundary.** YES NO. If yes, a pre and post elevation certificate is required prior to placement of any structures in the floodplain. You may apply to FEMA to pursue removal of the property from the SFHA (Special Flood Hazard Area). The FEMA forms are an option, not required by the city.

If the fill raises the property above the floodplain, the applicant may be eligible to formally remove the property from the FEMA floodplain designation (forms available from the City). This is an option; not required by the City.

10. The fill area shall be stabilized to prevent erosion of the site once the project is completed. Stabilization of the fill area can be accomplished by utilizing vegetative plantings, seeding, or other city approved measures. The planting or seeding shall be completed within 30 days from the date the filling is finished. Said stabilization must be approved by the City as part of the final inspection.
11. Temporary stabilization measures may be required prior to the final inspection if the City determines wind blown dust or erosion of the site is needed.
12. To comply with City Ordinance 400, the vehicles used to transport fill material must be loaded so as to prevent sifting or leaking onto public streets. Any person driving a vehicle from which content has escaped must remove the escaped substance from the street within three hours or the person may be sited for violation of the Ordinance.
13. In order to avoid creating unreasonable noise in the residential zone, work may only be done between the hours of 7:00 a.m. and 6:00 p.m.; however, at no time should noise be allowed to unreasonably annoy, disturb, injure, or endanger the comfort, repose, health, safety or peace of others.
14. The proposed excavation and fill may also be subject to Department of Environmental Quality regulations and approval. The issuance of this permit does not preclude DEQ approval or regulatory authority.
15. **The disturbance of one or more acres require application for a National Pollutant Discharge Elimination System (NPDES) General Storm water Permit, see DEQ.**
16. A heavy hauling permit will / will not be required. If a heavy hauling permit will be required a bond listing the City of Coos Bay as the recipient is required. The amount of bond required for this project **BEFORE work is permitted to begin is \$_____**. The bond is to cover any damage to the existing infrastructure in the right of way.
17. Excavation exceeding 5,000 cubic yards will require a permit from Oregon Department of Geology and Mineral Industries (DOGAMI), www.oregongeology.com, (971) 673-1555. DOGAMI approval will be required to be submitted.
18. This permit does not include any work done in the right of way. A separate permit and prior approval is required before work can be done in the right of way.

I have read and understand the conditions noted in this handout and hereby agree to abide by the stated conditions.

Signature of Owner or Authorized Agent

Date