

Frequently Asked Questions (FAQs):

[What projects are required to obtain erosion control permits?](#)

- New Home Construction
- New Commercial, Industrial, or Institutional Construction
- Home Improvement Projects that add over 1,000 square feet of building area (see note #1)
- Demolition Projects for Buildings
- Any land disturbance activity over 2,000 square-feet in area

Land disturbance area is defined by the ordinance as: *any land change that may result in soil erosion from wind, water and/or ice and the movement of sediments into or upon waters, lands, or rights-of-way within the City, including but not limited to building demolition, clearing and grubbing, grading, excavating, transporting and filling of land.*

Practically speaking the best way to estimate disturbed area is to total the area of new building, parking/driving surfaces, and areas that will require seeding or sodding after the project is complete to restore a vegetative cover.

Note #1: Assumes that 100% of building addition or demolition area is disturbed as part of construction/demolition.

[What projects are exempt from erosion control permits?](#)

The following projects are **exempt** from erosion control ordinance and do not require an erosion control permit:

- Lawn Maintenance Activities that disturb less than 10,000 square-feet
- Underground Utility Repairs
- Home Gardens
- Minor Home Repairs
- Fence, Sign, Telephone, and Electrical Pole Installation
- Emergency Work to protect life, limb or property
- Agricultural or Farming Activities
- Home Improvement Projects that add less than 1,000 square feet of building area (see note #1)
- Any Land Disturbance Activity less than 2,000 square-feet in area

[What type of permit do I need?](#)

- Large Sites Require a Class 1 Permit (Sites over 1 acre (43,560 sq-ft) of disturbed area)
- Small Sites Require a Class 2 Permit (Sites less than 1 acre (43,560 sq-ft) of disturbed area)

[Do I need separate erosion control permits for demolition and construction activities?](#)

If you plan to complete the demolition of the existing structure and construction of the new structure within the duration of the erosion control permit only one permit is required. If different contractors will be responsible for the demolition phase and construction phase the permit must be filed by the Site Owner. The City requires a single point of contact for a site for the duration of the erosion control permit.

If there will be a delay between the demolition of the existing structure and construction of the new structure that exceeds the duration of the erosion control permit separate permits will be required for the demolition and construction phases of the project.

[How much are permit fees for demolishing a single family home?](#)

- If erosion permit is for the demolition of a single family home only - permit fee would be \$100
- If erosion permit is for the demolition of a single family home and construction of a multi-family apartment or commercial property it would be \$200
- If erosion permit is for the demolition of a single family home and construction of a 1 or 2 family residence permit fee would be \$100

[How much does an erosion control permit cost?](#)

- Class 1 Permits (Big Sites)
 - \$500 plus \$20 per additional acre over 5 acres
- Class 2 Permits (Small Sites)
 - \$100 for 1 or 2 family residential construction
 - \$200 for all other construction

[Where do I get a copy of the erosion control permit application?](#)

Copies of the erosion control permits and manual of practices are available:

- On the right sidebar of this web page
- Public Works Department Office at 706 Glover Avenue
- Community Development Department at 400 South Vine Street

[Where do I drop off my permit application?](#)

All erosion control permit applications must be submitted to the Public Works Department Office at 706 Glover Avenue.

[What do I need to submit to get an erosion control permit for a small site? \(Class 2 permit\)](#)

Permit Application Form (make sure completely filled out)

Erosion Control Plan Drawing (Please see page 3 of the Manual of Practice for an example).

Erosion Control Plan Checklist (Submit page 4 of the Manual of Practice checking off that all items have been completed).

Permit Fee

[How long will it take to get an erosion control permit for a small site? \(Class 2 permit\)](#)

All Class 2 permits will be reviewed within 7 calendar days of receipt of the application.

[How long is my erosion control permit good for?](#)

An erosion control permit is good for up to one year after the date of issuance. A permit holder can make a written request to the City Engineer/Public Works Director for an extension up to an additional year.

[What happens if I do not get an erosion control permit for my project?](#)

- The City can issue a **STOP WORK ORDER** against your project.
- The City can issue fines up to \$1,000 per day for non-compliance with the erosion control ordinance.
- The City can implement corrective erosion control measures on your site and bill you for the cost of those measures.