



CITY OF CORCORAN

LAND DISTURBANCE and GRADING SUPPLEMENT

**Required attachment for the Land Disturbance and Grading permit.*

Address/Location of Land Disturbance and Grading:			
Applicant/Responsible Party:		Address:	Phone and Email:
Contractor (If different than above):		Address:	Phone and Email:
Property Owner:		Address:	Phone and Email:
Purpose of Land Disturbance:	Start Date:	End Date:	
Cubic Yards of Material to be Disturbed:	Area of Disturbance (S.F. or Acres):	One acre or greater requires a SWPPP and NPDES permit.	
Scope and Description of Work: _____			
A site map and plan must be submitted with the application and shall contain all information as required per City ordinance Chapter 54.07 SUBD. 4 (see attached) including property boundaries, disturbance limits, existing and proposed structures, existing and proposed contours and elevations, erosion control plan, and restoration plan. If wetlands are present, an approved wetland determination or delineation shall be required and included on the site plan to review. Projects may also require a SWPPP and separate NPDES permit.			
Fees:		Escrow: (TBD)	Surety: (TBD)
GREATER THAN 50 C.Y. BUT UNDER ONE ACRE: (OR LESS THAN 50 C.Y. - NON-EXEMPT)		\$100	
ONE ACRE OR GREATER OF DISTURBANCE: (REQUIRES SWPPP)		\$300	
DRIVEWAY ACCESS (NEW OR ALTERED):		\$100	
HOMEOWNERS' ASSOCIATION (HOA) DISCLAIMER: The City reviews for compliance with local, state, and federal regulations only. Your HOA may require further plan review and approval of your project. Please work with your HOA on their specific requirements.		IS YOUR PROPERTY IN A HOA? YES NO If yes, has your plan been submitted? Has your plan been APPROVED PENDING	
ACKNOWLEDGEMENT AND SIGNATURES (Both Applicant and Property Owner must sign): I, the undersigned, hereby certify that I have read and examined the supplement and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other federal, state, or local law or ordinance regulating land disturbances or the performance of construction. I agree to pay all fees necessary for review and processing of the permit application whether the permit is approved or denied. Furthermore, I grant the City permission to access the property per chapter 54.12 Subd. 1.			
Signature of Applicant/Responsible Party		Date	Signature of Property Owner
			Date
CITY USE ONLY BELOW THIS LINE			
Conditions of Approval: _____			
Approved By		Date	For Inspections Contact: (Name and Phone/Email):

Submit Land Disturbance permit application online at: www.corcoranmn.gov - Building Permits

SITE PLAN AND CONSTRUCTION PLAN REQUIREMENTS

Chapter 54.07 Subd. 4. Site Map and Plan. A site map and plan must be submitted with the application, which shall include the following (no application will be reviewed until all necessary information has been submitted):

(a) Project Information:

- (1) A project description, including the nature and purpose of the Land Disturbing Activity and the amount of grading, utilities, and building construction involved.
- (2) A project narrative describing the timing for installation of all erosion prevention and sediment control BMPs.
- (3) Site location and property address.
- (4) Property owner's name, address, and telephone number.
- (5) The name, address, and telephone number of the Applicant.
- (6) Names, addresses, telephone numbers, and responsibilities of all contractors, subcontractors, and other persons who will engage in the Land Disturbing Activities.
- (7) Name, address, and telephone number of a single individual responsible for overseeing implementation of the erosion control plan on site.
- (8) Number of acres to be disturbed, number of acres of impervious surface for pre- and post-construction.
- (9) Phasing of construction, including time frames and schedules.
- (10) Date SWPPP was prepared and name of preparer.

(b) Existing Site Map. A map of existing site conditions showing the site and immediately adjacent areas, including:

- (1) Location of the tract by an insert map at a scale sufficient to clearly identify the location of the property and giving such information as the names and numbers of adjoining roads, railroads, utilities, subdivision, towns, and districts or other landmarks.
- (2) Existing topography with a contour interval appropriate to the topography of the land, but in no case having a contour interval greater than two feet.
- (3) A delineation of all receiving waterbodies, including streams, rivers, public waters, and wetlands located on, immediately adjacent or to which the site discharges to. Including any designations for special or impaired waters. The classification given to water body or wetland shall be consistent with the State Department of Natural Resources, the State Pollution Control Agency and/or the United States Army Corps of Engineers.
- (4) Location and dimensions of existing storm water drainage systems and natural drainage patterns on and immediately adjacent to the site delineating in which direction and at what rate storm water is conveyed from the site, identifying the receiving stream, river, public water, or wetland, and setting forth those areas of the unaltered site where storm water collects.
- (5) A description of the soils of the site, including a map indicating soil types of areas to be disturbed as well as a soil report containing information on the suitability of the soils for the type of development proposed and for the type of sewage disposal proposed and describing any remedial steps to be taken by the Applicant to render the soils suitable.
- (6) Existing vegetative cover and clearly delineating any vegetation proposed for removal.
- (7) Locations of existing buffer strips.
- (8) One-hundred-year floodplain, flood fringes, and floodways.

(c) Site Construction Plan. A site construction plan including:

- (1) Schedule of anticipated starting and completion date of each Land Disturbing Activity, including the timing of installation of construction site erosion and sediment control measures.
- (2) Locations and dimensions of all proposed land disturbing activities.
- (3) Locations and dimensions of all temporary stockpiles.
- (4) Description of all BMPs for the site and the sequence and schedule of when BMPs will be implemented.
- (5) Location and type of all temporary and permanent erosion prevention and sediment control BMPs.
- (6) Estimated quantities for all erosion prevention and sediment control BMPs.
- (7) Standard details and/or specifications for all BMPs.
- (8) Identify temporary sediment basins, if more than ten acres are disturbed and drain to a single point of discharge.
- (9) Calculations used for the design of temporary sediment basins.
- (10) Dewatering practices.
- (11) Procedures used to establish additional temporary BMPs as necessary for the site conditions during construction.
- (12) Any vehicular access locations for the site.
- (13) Locations of areas to be phased to minimize duration of exposed soils.
- (14) Final stabilization plan for each phase.
- (15) Methods used for permanent cover of all exposed soil areas.
- (16) Areas not to be disturbed on site.
- (17) Identification of required buffer zone areas.
- (18) A description of construction and waste materials to be stored on-site, and a description of controls and storage practices to minimize exposure of the materials to stormwater.
- (19) A description of spill prevention controls.

(d) Plan of Final Site Conditions. A plan of final site conditions on the same scale as the existing site map showing the site changes including:

- (1) Finished grading shown at contours at the same interval as provided above or as required to clearly indicate the relationship or proposed changes to existing topography and remaining features.
- (2) A landscape plan, drawn to an appropriate scale, including dimensions and distances and the location, type, size, and description of all proposed landscape materials which will be added to the site as part of the development.
- (3) A drainage plan of the developed site delineating in which direction and at what rate storm water will be conveyed from the site and setting forth the areas of the site where storm water will be allowed to collect.
- (4) The proposed size, alignments and intended use of any structures to be erected on the site.
- (5) A clear delineation and tabulation of all areas which shall be paved or surfaced, including a description of the surfacing material to be used.
- (6) Any other information pertinent to the project which, in the opinion of the applicant, is necessary for the review of the project.

(e) MPCA Permit. Copy of MPCA permit for discharging storm water from construction activity (MN R100001).