



Permit #: **GE25-0045**

## **GRADING / EXCAVATION / ACCESS PERMIT**

SUB: **Summit Estates #2**      LOT: **45**  
ADDRESS: **218 Point View Pl (CR 329)**  
PLANS APPROVED FOR: **Addition**

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Owner: **Rosanne G Tolin Trust**  
Address: **1910 Rawlins Dr**  
**Chesterton, IN 46304**

Applicant: **Bigfish Construction**  
Address: **PO Box 1582**  
**Silverthorne, CO 80498**

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PERMISSION IS HEREBY GRANTED TO THE PROPERTY OWNER OR HIS AGENT, THEIR SUCCESSORS AND ASSIGNS, TO PERFORM THE WORK INDICATED ON THE PLANS APPROVED FOR THE PROJECT REFERENCED ABOVE, INCLUDING ALL CORRECTIONS AND NOTES ON PLANS, IN ACCORDANCE WITH THE SUMMIT COUNTY LAND USE AND DEVELOPMENT CODE. THIS PERMIT IS TO REMAIN IN FULL FORCE AND EFFECT FOR ONE (1) YEAR FROM THE ISSUED DATE, UNLESS INVALIDATED BY A CHANGE OF DESIGN OR BY NONCOMPLIANCE WITH THE REGULATIONS. PLANS AND SPECIFICATIONS FOR THE PROPOSED IMPROVEMENTS HAVE BEEN REVIEWED AND ARE CONSIDERED SATISFACTORY AS NOTED OR AMENDED BY THE ENGINEERING DEPARTMENT.

**This permit is granted with the explicit understanding that it is the responsibility of the owner and/or authorized contractor to:**

1. Have the correct property corners accurately located and marked with lath and ribbon throughout the duration of construction;
2. Post and maintain this GE permit in a location visible from the road prior to excavation work;
3. Ensure all construction conforms to plans approved by the County, applicable Land Use Code standards, as well as all other applicable rules or regulations on the property;
4. Maintain erosion control measures throughout the entire duration of the project in accordance with the County-approved erosion control plan;
5. Revise or modify the plans if it becomes apparent the original design does not match onsite conditions;
6. Apply topsoil and native, weed-free seed mix to all disturbed areas prior to final inspection, and;
7. All finished grades steeper than 3:1 shall be protected with netting or an alternate approved slope protection to foster seed growth and prevent erosion in the interim.

**Applicant must also comply with the following:**

1. Call for a Final Grading Inspection prior to issuance of Certificate of Occupancy.
2. Contact the Road & Bridge Department for a right-of-way permit prior to commencing any work in the public right-of-way, including work that may be associated with the access portion of this permit.
3. Read and review the Grading/Excavation/Access Permit and all notes appended hereto and on the approved plans.

**\*\*AS FINAL GRADING AND REVEGETATION INSPECTIONS ARE NOT POSSIBLE DURING WINTER MONTHS, A FINANCIAL GUARANTEE WILL BE REQUIRED FOR A CERTIFICATE OF OCCUPANCY IF ALL IMPROVEMENTS HAVE NOT BEEN INSPECTED AND APPROVED PRIOR TO NOVEMBER 1. FOR GRADING/EXCAVATION PERMITS THAT ARE ATTACHED TO A SINGLE FAMILY BUILDING PERMIT, CALL THE BUILDING DEPARTMENT AT (970) 668-5959 TO SCHEDULE YOUR FINAL GRADING INSPECTION (CODE 745, BEFORE 7AM THE DAY OF THE INSPECTION). FOR ALL STAND-ALONE GRADING PERMITS AND OTHER SPECIAL INSPECTIONS, CALL THE ENGINEERING DEPARTMENT AT (970) 668-4200 48 HOURS PRIOR TO THE INSPECTION REQUEST.**

(SEE REVERSE SIDE FOR CONDITIONS SPECIFIC TO THIS PERMIT THAT MUST BE MET PRIOR TO CO)

**CONDITIONS OF FINAL APPROVAL**

1. **EROSION CONTROL:** It is the contractor's responsibility to install and maintain erosion control measures as necessary throughout the duration of the project, such that offsite erosion and sediment deposition is prevented. Standard erosion control best management practices (BMP's) include but are not limited to limiting disturbance to seasons of less rainfall and runoff, limiting the amount of disturbance on the site, water quality ponds, check dams, sediment traps, silt fence, straw logs, and installing revegetation as soon as practicable. For a more thorough discussion of erosion control BMP's please refer to the Summit County Grading and Excavation Manual.
2. **GRADING:** Finished grades must be installed a minimum of 6" below the top of foundation wall or as required per section R404.1.6 of the IRC.
3. **DRAINAGE:** Provide positive drainage away from structure. Minimum 6" of fall shall be provided within the first 10' per section R401.3 of the IRC.
4. **FINAL INSPECTION:** Prior to issuance of a certificate of occupancy, a Final Inspection is required for approval by the Engineering Department for positive drainage, finished grade, driveway requirements, retaining walls, and revegetation.

The undersigned certifies that the information provided is correct and consistent with the approved construction plans for the site.

**Applicant:** \_\_\_\_\_  
(Signature)

**Date:** \_\_\_\_\_

**County Engineering:** \_\_\_\_\_  
(Signature)

**Date:** \_\_\_\_\_