

Watab Township Land Disturbance Permit Transfer Fact Sheet

For New Residential Home Owners

Before taking ownership of the Township's Land Disturbance Permit and signing the Permit Modification form, read this factsheet to understand permit requirements and what you must do.

By signing the **Land Disturbance Permit Modification Form**, you will be responsible to meet the City's requirements for erosion and sediment control. It is important to understand your permit obligations.

When rain falls on exposed soil, it can wash soil away from the land. This runoff can carry away valuable topsoil, nutrients and other pollutants into streets, catch basins and the stormwater system. Stormwater runoff is not treated at the wastewater treatment plant. It is discharged to ponds, wetlands, streams and rivers. Polluted runoff can cause excess algae growth, and harm aquatic life and habitat. Sediment-laden runoff can also clog ponds and wetlands reducing floodwater retention.

Your builder was required to keep sediment and other pollutants from leaving your lot and entering waterways. It is now **your responsibility** to ensure that soil and other pollutants do not enter the stormwater system and waterways.

About the Transfer Form

- * The general information section should be filled out by the current permit holder (usually the homebuilder).
- * Provide appropriate address, applicant, owner and contractor information on the second page.
- * Check the appropriate box related to the Stormwater Pollution Prevention Plan (SWPPP). The current permit holder (homebuilder) must provide you a copy.
- * Before signing as the new applicant, check the box that you were provided and read this document.
- * Current permittee must sign and date.
- * Keep a copy of the form; it is your permit. Once the form is signed, you are the new permit holder.

- * Permit transfers are automatically approved 5 business days after the Township receives it; you will be notified by the Township **only** for a transfer denial.

Permit Requirements

If your home is like most, the builder did some grading, removed existing vegetation and built your home. You may have new sod, or you are likely to have a bare soil yard. Your main responsibility now is to get ground cover established to keep soil on site. You are required by the Land Disturbance Permit and Township Ordinance to:

- Establish either **temporary or permanent stabilization of all exposed soils within 14 days** of no land disturbing activity.
- Keep perimeter controls (e.g. silt fence, biologs) and inlet protections in place until permanent vegetation is well established.
- Contain soil stockpiles from erosion.
- Maintenance, such as street sweeping or repairing silt fence, is required as needed.
- Keep other potential pollutants on site, out of the stormwater system and dispose of properly.
- Other Best Management Practices (BMPs) may exist, keep them in place.

Temporary Stabilization

When construction on your home is complete, stabilization is required within 14 days of no land disturbing activity. To minimize erosion and prevent sediment-laden runoff, **temporary stabilization** may be needed.

Temporary stabilization is most often needed in the fall if final landscaping is not completed prior to freezing. Otherwise, it is highly recommended to establish permanent stabilization immediately.

It is important to communicate with your builder ahead of time who is responsible for stabilization. Refer to the Best Management Practice guide on the City website, or contact Craig Gondeck for stabilization options (e.g. mulch).

Permanent Stabilization

Establish permanent vegetation or ground cover (e.g. sod, seed and blanket) as soon as possible to meet permit requirements, reduce soil erosion and avoid cost of temporary stabilization.

Terminating Your Permit

After you (homeowner) take control of the land disturbance permit you must terminate the permit after all requirements are met to avoid Township inspection fees. You may request a permit termination simply by contacting Pat Spence or using the form on the website. You will be required to:

- Remove all temporary BMPs (e.g. silt fence, inlet protections).
- Remove all sediment deposits from paved surfaces, adjacent properties and water bodies.
- Have at least 70% permanent vegetation coverage.

You will be notified by the Township within 7 days if your termination request is granted.



Grass planted immediately after final grading; silt fence removed and blanket used as perimeter control.

Pollution Prevention

Finally, you can also help keep area waters clean for as long as you own your home. There are many ways you can reduce polluted runoff:

- Keep trash, leaves and grass clippings off the street and out of storm drains.
- Install a rain barrel or plant a rain garden.
- Take ownership of the catch basin near your property, keep it clean.
- Pick up pet waste.
- Repair vehicle leaks.
- Properly dispose of hazardous wastes.
- Wash your car on the lawn or use a commercial car wash; never wash it in the driveway!
- Minimize use of pesticides, fertilizer and salt.

Reference Information

For questions or additional information please contact Pat Spence or Craig Gondeck or visit the website:

Pat Spence, Stormwater Pollution Prevention

Administrator: Phone: (320) 255-8916

Mobile: (320) 224-8242

watabts@qwestoffice.net

Craig Gondeck, Stormwater Pollution Prevention Inspector

Phone: (320) 492-6814