

UPI # _____

GRADING PERMIT APPLICATION

Fee: \$350.00 due at submission

PERMIT NO. _____

All work approved under this permit shall be completed in compliance with the provisions of the West Brandywine Township Zoning Ordinance, §200-88: Grading, Land Disturbance, and Agricultural Activities.

Three (3) sets of plans are required at time of submission

PROPERTY INFORMATION

Application Date	Project Name		
Street Number	Street Name		
City		Zip Code	
Parcel Number		Lot Size	

OWNER INFORMATION

Owner Name	
Mailing Address (if different from above)	
Email Address	Daytime Phone

All Contractors engaging in home improvement services within West Brandywine Township shall comply with Contractor Insurance Verification Requirements; Ord. 2021-03, Adopted 8/5/2021.

AUTHORIZED AGENT/CONTRACTOR

First Name	Last Name		
Business Name		WBT Contractor License #	
Mailing Address			
Email Address		Daytime Phone	

REGISTERED ENGINEER

First Name	Last Name		
Business Name		WBT Contractor License #	
Mailing Address			
Email Address		Daytime Phone	

PROJECT INFORMATION

Total Area (acres or square feet): _____

Purpose or Intent of Land Disturbance:

Does work back up, or discharge water on, or affect any other property in any way? YES NO

If yes, note property address(es) affected and to what extent:

Erosion control devices to be utilized during construction:

Schedule of Work: Start Date: _____ Completion Date: _____

APPLICANT’S CERTIFICATION

1. I agree that I will comply with all ordinances, laws and Township policies regulating grading, land disturbance, erosion/sedimentation control, and storm water management.
2. I agree to allow access to said activities for inspection by West Brandywine Codes Officer.
3. All erosion/sedimentation control measures will be installed before land disturbance activities begin and be properly maintained throughout the grading/land disturbing activities. I further agree to add any additional erosion/sedimentation control measures as requested by West Brandywine Township.
4. I agree that I will be responsible for any damage to any utilities, public right-of-way and city streets caused by this work.
5. PERMIT FEE OF \$350.00 COVERS ONE (1) HOUR ENGINEER REVIEW TIME, ONE (1) SITE VISIT BY CODE OFFICER & ADMINISTRATIVE COSTS. I AGREE TO PAY FOR ADDITIONAL REVIEW FEES AND SITE VISITS AS REQUIRED.

Signature of Owner/Authorized Agent: _____ Date: _____

OFFICE USE ONLY

Permit Comments: _____

Approved By: _____ Date: _____

West Brandywine Township
198 Lafayette Road
West Brandywine, PA 19320
610 380-8200 FAX: 610 384-4934

Grading Permit Requirements

1. **Application requirement.** Any person, firm partnership, or corporation proposing to engage in an activity requiring a grading permit in accordance with § 200-88A(1) shall apply for a grading permit.
2. **Application procedure.** Application for a grading permit shall be made by written application on a form furnished by West Brandywine Township and shall be accompanied by submission of the information and documentation prescribed in § 200-88E(3) below, except as follows:
 - (a) To the extent that any required information and documentation is otherwise submitted in fulfillment of the submission requirements for a preliminary and/or final subdivision or land development plan, and is on file with the Township, it may be incorporated into the grading permit application by appropriate reference and need not be separately submitted.
 - (b) To the extent that, in the opinion of the Township Engineer or Codes Enforcement Officer, any required information and documentation is not applicable due to the nature of the subject application, submission requirements may be modified appropriately.
3. **Information and documentation to accompany application for grading permit.**
 - (a) A map, diagram, plan or series of plans, as appropriate, prepared by a professional engineer, professional land surveyor, registered landscape architect, or registered architect having proficiency in grading, drainage, erosion and sedimentation control in accordance with Pennsylvania Act 367. Such plans accompanying the grading permit application shall show the following information:
 - [1] The metes and bounds of the property, including site area.
 - [2] The location of all existing and proposed swales, berms, ditches, streams, pipes, culverts and other drainage structures and cuts or fills.
 - [3] Existing and proposed contours, showing spot elevations where necessary as well as dimensions to determine the extent of all proposed grading and drainage. Invert as well as rim, grate, or top of wall elevations shall be included for all drainage features as well as all sanitary sewer facilities that may be affected by the proposed work.
 - [4] Plans shall also clearly indicate the location of all existing and proposed buildings, parking areas, driveways and roads.
 - [5] Plans shall be drawn at a scale of no less than one inch equals 50 feet with both existing and proposed contours being indicated at two-foot-point-zero-inch contour intervals. For properties with relatively flat slopes one-foot-point-zero-inch contour intervals with spot elevations to more appropriately identify proposed work may be required.
 - [6] Plans shall indicate the extent of all wetlands and one-hundred-year flood plain limits.
 - [7] Plans shall contain a sequence of construction as well as a grading, drainage, and erosion control narrative that addresses all erosion and sedimentation control measures, techniques, and maintenance that shall be employed for the project.
 - [8] Plans shall indicated the location and extent of all soil types found on the property, including a brief description of each soil type and indicate erosion and sedimentation control techniques, measures, and specifications to be utilized, including details and location of installation of such measures. These details shall include (where applicable) but are not limited to tire cleaning strip, silt barrier fence, sediment trap, sedimentation basin, rip-rap apron, riser details, spillway details, jute matting details, inlet protection details, stone filter berms, de-watering facilities, etc.
 - (b) The grading permit application also shall indicate the present and proposed sources, storage and dispositions of waters being channeled through or across the premises, together with elevations, gradients and maximum rates of flow of such waters. The application shall describe the work to be performed, the materials to be used and the manner or method of performance, including provisions for protecting and maintaining existing drainage facilities in West Brandywine Township, whether on public or private property.
 - (c) If load bearing fill is proposed, a soils investigation report shall be submitted which shall consist of test borings, laboratory testing and an engineering analysis to correlate surface the subsurface conditions with the proposed rating plan. The results of the investigations shall be presented in a report by the soils engineer which shall include data regarding the nature, distribution and supporting ability of existing soils and rock on the site. Also contained within this soils report shall be conclusions and recommendations for grading requirements and erosions control and recommendations to ensure stable soil conditions and groundwater control as applicable.
 - (d) Where deemed necessary by the Codes Enforcement Officer or the Township Engineer, and where not otherwise required, a comprehensive stormwater management plan shall be submitted conforming with the requirements of § 161-61 of the Code of the Township of West Brandywine to the extent deemed appropriate by the Township.
 - (e) Copy of any required submission(s) to the Pennsylvania Department of Environmental Protection and/or the United States Army Corps of engineers, including but not limited to any jurisdictional wetlands delineation, stream or wetlands encroachment permit, and any submission to the Chester County Conservation District, and/or in connection with application for a NPDES permit, as well as documentation of ultimate approval of all such permits, shall be submitted to the Township.
 - (f) Copy of any easement(s) across the lands of any other party, which may be necessary to implement or undertake the proposed activity. Prior to issuance of any grading permit, the Township shall receive evidence indicating that any such easement has been recorded in the office of the Chester County Recorder of Deeds.
 - (g) The Township may require such supplemental reports and data it deems necessary. Recommendations included in such reports and approved by the Township shall be incorporated in the plan or specifications.