

# *Department of Planning & Community Development*



**DATE:** June 29, 2005

**TO:** Property Owners, Engineers, Surveyors and Developers

**FROM:** Frank Fiori, Zoning Director

**SUBJECT:** Erosion and Sediment Control Regulations for Land Within 200 Feet of Lakes or Perennial Streams

On May 19, 1998 the Franklin County Board of Supervisors amended the Erosion and Sediment Control Ordinance. The amendments include requirements for an erosion and sediment plan for all land disturbing activity within 200 feet of a lake or perennial stream. This requirement applies to industrial, commercial and residential development, including single family homes and manufactured homes. An Agreement-in-Lieu of a Plan may not be substituted for a formal plan in these areas.

The Department of Planning and Community Development staff is responsible for enforcing the erosion and sediment control regulations. Attached for your use are simplified plans and instructions for preparing an erosion control plan for construction or location of a dwelling land near a lake or stream for any disturbance above the 800 foot contour line. The department staff will strive to simplify and streamline the erosion and sediment plan control approval process. However, no building permit can be issued for a dwelling within 200 feet of a lake or perennial stream until an erosion control plan has been submitted to and approved by the County Planner.

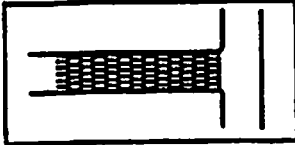
**\*\*Effective July 1, 2005 Plan Review Fee is a base fee of \$200.00 plus \$20.00 per acre or part of an acre of disturbed ground for an Erosion and Sedimentation Site Plan and permit. If you are disturbing or riprapping below the 800 foot contour line please apply with American Electric Power prior to coming in to obtain your erosion and sediment permit since we also need their approval to go with our permit.**

Thank you for your cooperation. Please feel free to contact the Franklin County Planning office, at 540-483-3027 if you have any questions.

# EROSION CONTROL MEASURES

## CONSTRUCTION ENTRANCE

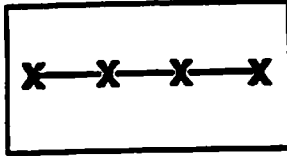
CE



A stone pad, located at points of vehicular ingress and egress on a construction site, to reduce the soil transported onto public roads and other paved areas.

## SILT FENCE

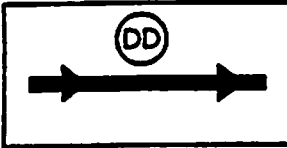
SF



A temporary sediment barrier constructed of posts, filter fabric and, in some cases, a wire support fence, placed across or at the toe of a slope or in a minor drainage way to intercept and detain sediment and decrease flow velocities from drainage areas of limited size; applicable where sheet and rill erosion or small concentrated flows may be a problem. Maximum effective life - 6 months.

## TEMPORARY DIVERSION DIKE

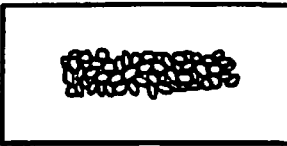
DD



A ridge of compacted soil constructed at the top or base of a sloping disturbed area which diverts off-site runoff away from unprotected slopes and to a stabilized outlet, or to divert sediment-laden runoff to a sediment trapping structure. Maximum effective life is 18 months.

## RIPRAP

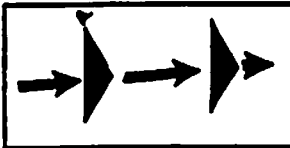
RR



A permanent, erosion-resistant ground cover of large, loose, angular stone installed wherever soil conditions, water turbulence and velocity, expected vegetative cover, etc., are such that soil may erode under design flow conditions.

## ROCK CHECK DAMS

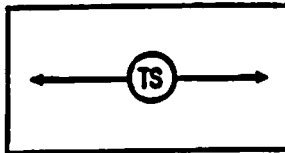
CD



Small, temporary stone dams constructed across a drainage ditch to reduce the velocity of concentrated flows, reducing erosion of the swale or ditch. Limited to use in small open channels which drain 10 acres or less; should not be used in live streams.

## TEMPORARY SEEDING

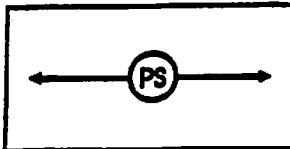
TS



Establishment of temporary vegetative cover on disturbed areas that will not be brought to final grade for periods of 30 days to one year by seeding with appropriate rapidly-growing plants.

## PERMANENT SEEDING

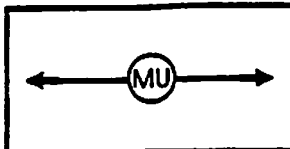
PS



Establishment of perennial vegetative cover by planting seed on rough-graded areas that will not be brought to final grade for a year or more or where permanent, long-lived vegetative cover is needed on fine-graded areas.

## MULCHING

MU

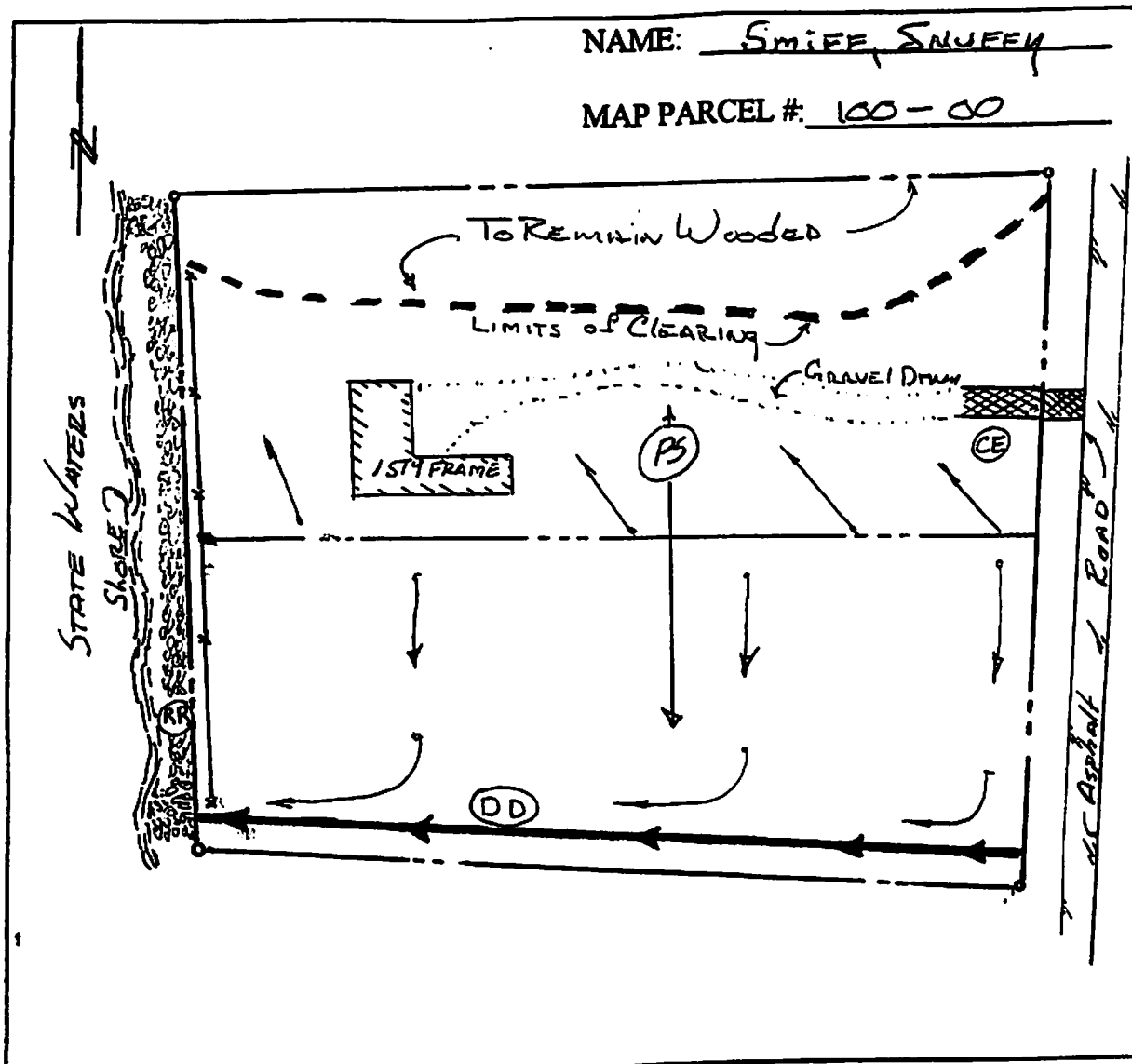


Application of plant residues or other suitable materials to disturbed surfaces to prevent erosion and reduce overland flow velocities. Fosters plant growth by increasing available moisture and providing insulation against extreme heat or cold. Should be applied to all seeding operations, other plant materials which do not provide adequate soil protection by themselves, and bare areas which cannot be seeded due to the season but which still need protection to prevent soil loss.

# SAMPLE

## EROSION AND SEDIMENT CONTROL PLAN

### SINGLE DWELLING ADJACENT TO A LAKE OR STREAM



#### KEY

<b>EXISTING CONDITIONS</b>			
-----	DRAINAGE DIVIDE	-----	LIMITS OF CLEARING
~~~~~	SHORELINE OR STREAM	-----	EXISTING GRADE
-----	PROPERTY LINE	-----	DRAINAGE FLOW
<b>PROPOSED CONSTRUCTION</b>			
~~~~~	NEW STRUCTURE	~~~~~	FINISHED GRADE
<b>EROSION CONTROL MEASURES</b>			
(CE)	CONSTRUCTION ENTRANCE	(CD)	ROCK CHECK DAM
(SF)	SILT FENCE	(TS)	TEMPORARY SEEDING
(RR)	RIPRAP	(PS)	PERMANENT SEEDING
(DD)	DIVERSION DIKE	(MU)	MULCH
<b>OTHER:</b>			

# SAMPLE

EXAMPLE: Tell us about your project:

## EROSION AND SEDIMENT CONTROL PLAN

### SINGLE DWELLING ADJACENT TO A LAKE OR STREAM

#### I. NARRATIVE

**Project Description: Describe the area to be disturbed:**

This project is situated in the Land O'Lakes subdivision and contains 1.0 acres. Most of the land will be cleared and grubbed for placement of a one story frame house. Part of the woods on the north property line will not be disturbed.

**Existing site conditions: Describe the existing topography, vegetation and drainage:**

The site slopes gently to the lake from the road and into the woods on the north. The site also begins to slope at the center of the property to the south. The site is wooded and will be partially cleared.

**Critical Areas: Describe the areas of the site with potential serious erosion problems (e.g. steep slopes, stream banks, shoreline, channels, wet weather, underground springs):**

The shoreline along the rear of the property needs protection. There are no other areas of serious erosion problems.

**Erosion and Sediment Control Measures: Describe methods to be used to control erosion and sediment on site (See Chapter 3, E & S Handbook):**

1. Riprap existing or will be placed along the shoreline. (if existing, the office needs a copy of AEP's approval).
2. A construction entrance will be provided.
3. Silt fence will be set at the rear of the property to prevent siltation into the lake.
4. A temporary diversion dike will be provided for prevention of runoff onto neighboring property.

**Permanent stabilization: Describe briefly, including specifications, how the site will be stabilized after construction is complete:**






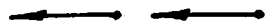



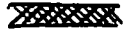



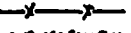










All disturbed areas will be limed, fertilized, seeded and mulched within seven (7) days of final grade.

**EROSION AND SEDIMENT CONTROL PLAN**  
**SINGLE DWELLING ADJACENT TO A LAKE OR STREAM**

NAME: \_\_\_\_\_

MAP PARCEL #: \_\_\_\_\_

**KEY**

<b>EXISTING CONDITIONS</b>			
	DRAINAGE DIVIDE		LIMITS OF CLEARING
	SHORELINE OR STREAM		EXISTING GRADE
	PROPERTY LINE		DRAINAGE FLOW
<b>PROPOSED CONSTRUCTION</b>			
	NEW STRUCTURE		FINISHED GRADE
<b>EROSION CONTROL MEASURES</b>			
	 CONSTRUCTION ENTRANCE		 ROCK CHECK DAM
	 SILT FENCE		 TEMPORARY SEEDING
	 RIPRAP		 PERMANENT SEEDING
	 DIVERSION DIKE		 MULCH
OTHER:			

**EROSION AND SEDIMENT CONTROL PLAN**  
**SINGLE DWELLING ADJACENT TO A LAKE OR STREAM**

**I. NARRATIVE**

**Project Description:** Describe the area to be disturbed:

**Existing site conditions:** Describe the existing topography, vegetation and drainage:

**Critical Areas:** Describe the areas of the site with potential serious erosion problems (e.g. steep slopes, stream banks, shoreline, channels, wet weather, underground springs):

**Erosion and Sediment Control Measures:** Describe methods to be used to control erosion and sediment on site (See Chapter 3, E & S Handbook):

**Permanent stabilization:** Describe briefly, including specifications, how the site will be stabilized after construction is complete:

**EROSION & SEDIMENT CONTROL CONTRACTOR REGISTER**

Franklin County Planning & Community Development

**YOU MUST LIST A CERTIFIED RESPONSIBLE LAND  
DISTURBER**

**CERTIFIED RESPONSIBLE LAND DISTURBER**

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(Name)

(Phone Number)

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(Mailing Address)

(City)

(State)

(Zip Code)

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(Certification Number for RLD)

(Expiration Date)

I affirm that I am familiar with the prerequisites of the Erosion and Sediment Control Ordinance. I also realize that by hiring someone doing more than \$1,500.00 work that I am liable for making sure that person/persons is licensed by the State of Virginia.

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(Signature)

(Date)