

RESIDENTIAL / COMMERCIAL DEMOLITION APPLICATION

Demolition permit is required if the building is over 200 sf or if it shows on the county tax assessment

Application fee of \$85 is due at time of application. Remaining permit fee is due at issuance

Interior demolition only - \$65 plus state surcharge *Floor plan required. Project completion to be permitted separately*

Demolition of buildings 45 years old or older require a 10-business day historic review period on residences and commercial buildings regardless of the building's condition. Additional time resulting from the historic review process may be required.

Site Address:

Applicant Name:

Phone:

E-mail address:

Mailing Address:

Property Owner:

Phone:

E-mail address:

Contractor:

Phone:

E-mail address:

WA State Contractor's License (required):

Residence

Garage/Shed/Outbuilding

Commercial

Interior only

Square feet of building or interior space to be demolished:

Applicant requests additional information regarding structure used for WWFD burn training.

Required Documents:

Additional information may be required as determined by the Building Official

Site plan of the property, clearly showing the building to be demolished & any other structure(s) onsite.

All utilities shall be capped and marked. Be sure to Call-Before-You-Dig at 800.424.5555.

An asbestos survey by a licensed asbestos abatement company will need to be completed on residences and commercial buildings. If asbestos is present, an **asbestos abatement certificate and landfill receipt** will need to be submitted before beginning demolition.

Provide **photos of each interior room and every exterior face of structure** for any structure over 50 years old. Please email to permits@wallawallawa.gov.

Right-of-Way permit if work is being completed from or equipment is being stored in the ROW.

I certify, by checking this box and printing my name below, that the information submitted in this application packet is true and accurate. Determination of information to be in error could result in revocation of permit.

I understand that this application is not deemed filed until fees are paid.

By my printed or signed name below, I acknowledge that I understand it is the owner's responsibility to monitor and dispose of hazardous materials properly.

Printed Name of _____ Date: _____
 Property Owner, Owner's Authorized Agent, OR Contractor

DEVELOPMENT PERMIT ADVISORY #1



It is the owner's responsibility to adhere to Walla Walla Municipal Code:

12.49.100 Protection of street trees during construction.

All street trees shall be protected during adjacent construction or excavation work by a substantial barrier not less than four feet high and four foot radius, or a distance from the street tree trunk in feet equal to the street tree's DBH in inches, whichever is greater, unless other means or dimensions are authorized by the municipal arborist. Commissioner Litzenberger vehicular traffic, building materials, earth, or other debris shall be kept outside the barrier.

No excavation or boring of any kind or placement of any structure, walk, driveway, or curbing will be undertaken without approval of the municipal arborist within a radius of ten feet or a distance from the street tree trunk in feet equal to the street tree's DBH in inches, whichever is greater. (Ord. 2000-10 § 18, 2000: Ord. A-3243 § 1(part), 1982)

10.13.100 Planting strips – Edge of property.

No person shall park any vehicle, including camping trailers, travel trailers, mobile homes, campers, boats or recreational vehicles, or automobiles, trucks or other vehicles, upon any planting strip between the constructed curb, or edge of the roadway, and the property line exclusive of the sidewalk area. (Ord.95-20 § 1 (part), 1995)

Contractor Information

Asbestos in Construction

Asbestos Surveys

Disturbing asbestos materials during construction is a serious hazard that all contractors may encounter. Before bidding or starting any construction work, you are required to obtain a written asbestos report from the building owner or owner's agent. The report must be based on a survey by an accredited AHERA building inspector unless the building owner assumes materials in the structure are asbestos or has other convincing documents showing asbestos is not present in the work area. A building owner may know asbestos has been removed during prior work or that a new building has been constructed using materials certified to be asbestos free.

If you discover suspect asbestos materials you must report them to the building owner within 24 hours. Asbestos materials may be found in enclosed structures or between other materials, where they are not accessible before work.

Applicable Rules

Chapter 296-62 WAC, Part I-1—General requirements for handling asbestos
Chapter 296-65 WAC—Asbestos certification and notification requirements
Chapter 296-155 WAC, Part S—Construction demolition, prior removal of asbestos
Asbestos is also regulated by the EPA and regional air pollution authorities in Washington.

Fines

State law specifies a minimum \$250 per day fine for failure to obtain the asbestos report. This fine can be applied to both the contractor and building owner. Additional fines may be applied if workers are exposed to airborne asbestos.

Presumed Asbestos Materials

Under the DOSH asbestos standard, thermal system insulation (pipe lagging, boiler insulation, etc.), surfacing materials (spray-on acoustical plasters, troweled on plaster coatings, etc.) and flooring materials (vinyl tile, sheet goods, etc.) are all presumed to contain asbestos in buildings built before 1981. The building owner must report these materials as asbestos unless an accredited inspector has shown them to be asbestos free.

What To Do

- Get a written asbestos report from the building owner for each project.
- Provide the asbestos report to any sub-contractors.
- Look through the work area to check that asbestos has been identified and make sure the report is complete.
- Make sure your employees are aware of asbestos hazards in construction
- Make sure your employees know about any asbestos materials on the job site that they may contact or disturb.
- Report any suspect asbestos materials you discover to the building owner.
- If asbestos materials must be disturbed or removed make sure a Certified Asbestos Contractor handles the materials.
- Prepare for accidental disturbances of asbestos materials—minor spills might be cleaned up with wet rags. Only use HEPA filtered vacuums around asbestos materials.
- Coordinate with other contractors and employers surrounding your work area regarding asbestos issues.

Building Owner Information

Asbestos in Construction

Asbestos Hazards

Asbestos was widely used in many building products because of its tensile strength and chemical and thermal resistance. However, asbestos is extremely hazardous to workers handling it and to others in the area when it gets into the air and is inhaled. Asbestos is a carcinogen that causes lung cancer and mesothelioma.

Because of this hazard, laws have been enacted to prevent asbestos exposures. One part of these laws is the requirement for building owners to inspect their buildings before construction, renovation and demolition activities.

Common Asbestos Materials

Special handling will be required for these building materials when asbestos is present.

- **ASBESTOS CEMENT ROOFING, SHINGLES, and SIDING**
- STEAM PIPES, BOILERS, and FURNACE DUCTS insulation (thermal system insulation)
- RESILIENT FLOOR TILES (vinyl asbestos, asphalt, and rubber), the backing on VINYL SHEET FLOORING, and ADHESIVES used for installing floor tile
- CEMENT SHEET, MILLBOARD, and PAPER used as insulation around furnaces and woodburning stoves
- DOOR GASKETS in furnaces, wood stoves, and coal stoves
- SOUNDPROOFING OR DECORATIVE MATERIAL sprayed on walls and ceilings
- PATCHING AND JOINT COMPOUNDS for walls and ceilings, and TEXTURED PAINTS. Sanding, scraping, or drilling these surfaces may release asbestos

Asbestos Inspections

Certain building materials are presumed to contain asbestos until an inspection is conducted. These materials are surfacing materials (trowel or spray applied surface treatments), thermal system insulation (on pipes, tanks and boilers), and flooring materials. This applies to materials in buildings constructed before to 1981.

An accredited AHERA Building Inspector must conduct any assessment of presumed asbestos materials or any other suspected asbestos materials before they may be handled as non-asbestos materials. An assessment is not needed if a material is assumed to contain asbestos and handled as asbestos.

Manufacturer or construction records may be used if the lack of asbestos content was documented when the material was installed. Previous surveys and abatement records may also be used, if they cover the current work area.

Inspections must cover any material you expect to be contacted or disturbed during work. Materials in other areas of the building or those that will remain inaccessible during work do not need to be assessed.

You must provide a written report of the inspection findings to any contractor working in your building. You must also give your employees and other employers working in the building access to the report and warn them of any materials that may be a hazard.

Homeowners

If you are conducting work in your own residence, which is not used for commercial purposes, then you are exempted from the general survey requirements; however, you must provide information to contractors and other workers you bring in to work on your house.

Why is this Required?

Owners or operators of Municipal Separate Storm Sewer Systems (MS4s) in Eastern Washington are required by the State to be covered under the Eastern Washington Phase II Municipal Stormwater Permit.

The Phase II permit requires the owners/operators to uphold the requirements within the permit including compliance with the federal Clean Water Act, federal Safe Drinking Water Act and the state Water Pollution Control Act. This applies to your project.

Lot Development

A Lot Development is a connected area where separate construction activities may happen at different times, on different schedules, under one proposed plan or independent of a proposed plan.

Examples of Lot Development include:

- Individual home construction
- Home or landscaping improvements
- Commercial/industrial sites
- Phased projects



Some Lot Development may be governed by a Construction General Stormwater Permit established at the time of larger development initial construction.

Erosion and sediment control is required regardless of the size or shape of a project. Whether it is a single home, landscaping improvements, office building, or large subdivision, it is required to keep water, dirt, and other construction material on site.

Protect Water

When sediment is carried offsite by rain, vehicles, wind, and materials placed on the roadway, the sediment and pollutants within can harm lakes, streams, wetlands and groundwater or plug a storm system causing flooding.

The U.S. Environmental Protection Agency estimates that a one-acre construction site can lose as much as 20 to 150 tons of soil every year due to erosion and stormwater runoff.



What can you do to protect receiving waters from pollution?

See the **10 steps to Stormwater Pollution Prevention** inside of this pamphlet to learn ways to minimize sediment from leaving your construction site. By selecting and applying the appropriate steps, you can help keep our water clean!

Check local governing agency for specific erosion and sediment control requirements.

City of Walla Walla

wallawalla.gov/government/public-works/stormwater
Spill Response: (509) 527-4363



Walla Walla County

https://www.co.walla-walla.wa.us/government/public_works/stormwater.php
Spill Response: (509) 524-2710

Erosion and Sediment Control for Commercial and Residential Construction

Each municipality has an adopted Illicit Discharge Program describing allowable and prohibited discharges to the city's storm drain system.

Contractors/Owners found discharging pollutants to the city's storm drain system are subject to enforcement procedures as described within each city's Municipal Code. Penalties can range from civil infraction (monetary fine) to a criminal citation.

Municipal Code Illicit Discharge Codes:

City of Walla Walla: Chapter 13.15
City of Walla Walla: Chapter 13.16
Walla Walla County: Chapter 11.05

Common BMPs

Chapter 7.3 of the Stormwater Management Manual for Eastern Washington provides standards and specifications for Construction Site Best Management Practices for runoff prevention. Common BMPs are:

- BMP C105E: Stabilized Construction Access
- BMP C151E: Concrete Handling
- BMP C152E: Sawcutting and Surfacing Pollution Prevention
- BMP C154E: Concrete Washout Area
- BMP C220E: Inlet Protection
- BMP C233E: Silt Fence

10 Steps to Stormwater Pollution Prevention on Construction Sites

NOTE: This graphic does not address post-construction stormwater treatment permit requirements

1 Protect Any Areas Reserved for Vegetation or Infiltration and Preserve Existing Trees

If you will be installing infiltration-based features such as rain gardens or bioswales, make sure these areas are designated as off limits to avoid compaction.

Save time and money by preserving existing mature trees during construction. Preserving mature trees minimizes the amount of soil that needs to be stabilized once construction is complete, and minimizes the amount of runoff during and after construction activity.

2 Stockpile Your Soil

Operators shall try and preserve native topsoil on site unless infeasible and protect all soil storage piles from run-on and runoff. For smaller stockpiles, coving the entire pile with a tarp may be sufficient.

3 Protect Construction Materials from Run-On and Runoff

At the end of every workday and when rain is expected, provide cover for materials that could leach pollutants.

4 Designate Waste Disposal Areas

Clearly identify separate waste disposal areas on site for hazardous waste, construction waste, and domestic waste by designating with signage, and protect from run-on and runoff.

5 Install Perimeter Controls on Downhill Lot Line

Install perimeter controls such as sediment filter logs or silt fences around the downhill boundaries of your site. Make sure to remove accumulated sediment whenever it has reached halfway up the control. Some jurisdictions may require additional perimeter controls.

6 Install Inlet Controls

Sediment control logs, gravel barriers, and sand or rock bags are options for effective inlet controls. Make sure to remove accumulated sediment whenever the device becomes nonfunctional. Some jurisdictions may require additional perimeter controls.

7 Install a Concrete/Stucco Washout Basin

Designate a leak-proof basin lined with plastic for washing out used concrete and stucco containers. Never wash excess stucco or concrete residue down a storm drain or into a stream!

8 Maintain a Stabilized Exit Pad

Minimize sediment track out from vehicles exiting your site by maintaining an exit pad made of crushed rock spread over geotextile fabric, a shaker rack, or a wash rack at the construction site exit. If sediment track-out occurs, sweep and remove deposited sediment within 24 hours of discovery or earlier if rain is expected. Never wash track-out to a catch basin or water body.

9 Keep an Up-to-Date Copy of Your SWPPP on Site

Keep a copy of your complete and up-to-date SWPPP and/or Erosion and Sediment Control Plan showing where each BMP is or will be installed. If required, records of the site inspections completed by a trained inspector shall be on site and easily available.

10 Site Stabilization

Immediately stabilize exposed portions of the site with rock, mulch or hydro-seed whenever construction work will stop for 14 or more days, even if work is only temporarily stopped. Remember, final stabilization is required prior to terminating permit coverage.

Keep in mind that temporary or permanent stabilization must be completed within 7 days if your project is within 1 mile of a special or impaired water.

Graphic courtesy of US EPA.

