



Residential Agreement for Basement Fill & Compaction

Project Address: _____ Permit #: _____

Portland City Code 24.55.100 requires that after building demolition, "all foundations that are not to be used for new construction shall be removed and all excavations filled ... to a level of the adjoining grade." Fill must be placed and compacted as structural fill and the compaction verified by a special inspector or special inspection agency.

Where a building to be demolished has a basement cavity that will be reused in new construction, this Agreement provides that the demolition permit final inspection may be approved without the basement cavity being filled to the level of the adjoining grade.

OWNER OR OWNER'S AGENT TO VERIFY & CHECK EACH BOX

Agreement is limited to:

- The demolition of existing one and two family residences with basements located on lots with a pending building permit for a new one or two family residence with a basement that will reuse all or part of the existing basement cavity.
- Properties that are not part of a land division, property line adjustment or lot confirmation that will result in a property line through the existing basement cavity area.

Submittals:

- Applicant shall provide a scaled site plan showing the location, dimensions and finished floor elevations of the existing and proposed basements, existing and proposed property lines, existing elevation contours and buildings on the site within 10 feet of adjacent property boundaries.

Owner agrees to the following conditions:

- An additional fee will be charged for a Dangerous Building case and inspection to verify the conditions of this Agreement are fulfilled.
- Any foundations, excavations or basement cavities approved to remain for new construction shall be barricaded by a fence no less than 6 feet high and maintained until the new construction has progressed sufficiently to remove any hazards to the public. The fence must be installed prior to final inspection approval of the demolition permit.
- Demolition and excavation shall not remove lateral support to adjoining properties, right-of-way or other structures. They shall be shored, sloped back or sufficiently set back to protect adjoining property and structures. They shall be provided with temporary erosion and sediment control measures and provided with temporary stormwater drainage facilities such that conditions do not create a hazard or nuisance.
- The existing basement excavation shall not be enlarged beyond the existing basement area except for the need to slope back the excavation slopes to maintain stability until such time as the new construction permit is issued.
- Where new construction will not reuse the existing basement area in its entirety, fill placement and compaction, and special inspection of such, may be required under the new construction permit.
- If the permit application for new construction and reuse of the foundations and excavation has not been issued within 90 days of final inspection approval of the demolition building permit, the property owner must obtain a permit for fill and compaction of the excavation to meet all requirements of Portland City Code 24.

I am the owner of the property or the owner's authorized agent. I understand and agree to the above conditions.

Signature _____

Printed Name _____

Address _____ City _____ State _____ Zip _____

Phone _____ Email _____