



City of Springfield
127 W. Main Street
Springfield, Kentucky 40069

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Mayor

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LAND DISTURBANCE GUIDELINES

A Land Disturbance Permit (LDP) is a local permit required by the City of Springfield for any land disturbance occurring in a given area. "*Land Disturbance*" means any activity that changes the physical conditions of a landform, vegetation and hydrology, creates bare soil, or otherwise may cause Erosion or Sedimentation. Such activities include, but are not limited to, clearing, removal of vegetation, stripping, grading, grubbing, excavating, filling, logging and storing of materials.

The Clean Water Act of 1987 mandated that any activities regarding stormwater discharges including those issuing from properties encountering construction activities comply with regulations involving pollution of a storm sewer system. A storm sewer system may include curbs, gutters and streets as well as storm water pipes and the water ways that they drain into.

City of Springfield Stormwater Ordinance 2023-018 was passed to implement and provide for enforcement of a program to regulate land disturbance activities and construction activities related to grading and to control erosion and sedimentation resulting from these activities.

LDPs are required when any of the following are to be performed on a property:

1. The total area being disturbed is one acre or more.
2. The disturbance is part of a larger planned project that will total one acre or more.
3. The disturbance will include more than 50 cubic yards of fill or cut.
4. Any disturbance within 50 feet of natural or improved channel or drainage way.
5. Any disturbance that involves construction of a new roofed structure of more than 1000 square feet on a site with less than one acre of land disturbance.

An LDP is not required for the following:

1. Work to correct or remedy emergencies, including situations that pose an immediate danger to life or property.
2. Agricultural uses except that the Director of Public Works determines that erosion or sediment controls are needed per United States Department of Agriculture Standards or that an LDP is required.

Permit application and submittals include the following:

1. A completed Standard Land Disturbance Permit application form
2. Grading and erosion control plans showing property lines, existing and proposed contours, existing and proposed structures, and proposed Best Management Practices (BMPs) for all phases of construction.
3. A Stormwater Pollution Prevention Plan (SWPPP) must be submitted for projects involving one acre or more or part of a larger project involving one acre or more. The documents must be prepared by a Qualified Erosion Control Specialist. A guide for developing a SWPPP is available online at www.epa.gov/npdes/swpppguide.
4. Plan review fee in accordance with City of Springfield's Fee Schedule.

More detail and design guidelines for Standard LDPs are described in Springfield Stormwater Ordinance and additional guidance on Springfield's Website or at City Hall.

Requirements for Grading, Excavation and Earthwork:

Land Disturbance Permits require that grading and earthwork construction be accomplished in compliance with the EPA, Ky Division of Water and Springfield's Ordinance.

Low Impact Land Disturbance Permits:

Land disturbance activities involving less than one acre of land may require that a low impact land disturbance permit be obtained. A Land Disturbance Permit application form along with a site plan is required to be submitted for any grading projects involving more than 50 cubic yards of cut or fill, construction of a structure having more than 1,000 square feet of roofed area, or any land disturbance occurring closer than fifty (50) feet from a natural or improved drainage way.

New Single or Two Family Dwelling projects require that a One and Two Family Residential Low Impact Permit be obtained along with the building permit. Design standards for Low Impact residential LDPs are required to comply with the Stormwater Ordinance.

Permits shall be submitted to and obtained from Springfield City Hall or their website.

A third type of Land Disturbance Permit is required for Non-Single Family Residential, Commercial or Industrial in excess of 1 acre of Land Disturbance and information on it can also be obtained from the website or City Hall.

Fees for Land Disturbance Permits:

Standard Land Disturbance Permit applicants are required to pay a fee in accordance with the current Land Disturbance Fee schedule along with any other fees required by the City of Springfield.

Fees are to be paid in full at the time of application.

Performance Bond:

A surety in the form of a performance and maintenance bond, MAY be required by the City per the Ordinance.