

RAPHO TOWNSHIP DEMOLITION PERMIT APPLICATION

1. Date: __/__/__

Permit # _____

Applicant name: _____

Applicant address: _____

City: _____ State _____ Zip _____ Contact Phone: _____

Owner name/address: _____

Parcel Address: _____

Parcel Tax Number: 540- _____

2. CONTRACTOR INFORMATION

Contractor: _____

Contractor Address: _____

Contractor Phone: _____

PA Contractor ID #: _____

**A copy of Liability / Worker's Compensation Certificate must accompany this application.*

3. Demolition project description: _____

4. Lot size: _____ (1 acre equals 43,560 square feet)

5. Structure's use: () commercial/industrial () residential () recreational () accessory

6. Size of Structure: _____

7. *Area of Earth Disturbance including structure to be demolished: _____

***An approved Erosion & Sediment Control Plan must be submitted if total is greater than 5,000 Square feet. (Must be approved by Lancaster County Conservation District)**

8. Cost of demolition: _____

9. Permit fee: (\$25.00 Application Fee + \$3.00 per \$1,000.00 of demolition costs): _____

10. **Burning of Demolition debris is NOT permitted.**

Demolition includes proper disposal of all materials according to all environmental and state laws.

Demolition site shall be cleared of all demolition debris within three months of the date of the permit.

11. EROSION/SEDIMENTATION CONTROL STATEMENT

Applications involving any excavation or earthmoving shall require compliance with Section 902.19.B.2 (a.)(b.) of the zoning ordinance as well as the Rapho Township Storm Water Ordinance. All such applications shall require selection of one of the following options which best describes the proposed use or activity.

_____ 1. This application for a zoning permit involves uses and/or activities where one or more of the following conditions apply. If applicable, please check all of those conditions that apply, and **provide a copy of a letter issued by the Lancaster County Conservation District (LCCD) stating that the proposed use has an approved erosion and sediment pollution control plan, nutrient management plan (if applicable), and/or conservation plan.**

- (a.) earth disturbance greater than 5,000 square feet
- (b.) will occur on more than one acre (One acre = 43,560 square feet NPDES PERMIT REQUIRED)

_____ (c.) the piping of storm water or the alteration of natural and/or Man-made watercourses

_____ (d.) the site possesses slopes greater than ten percent (10%)

_____ (e.) the site contains or abuts a body of water or watercourse

_____ (f.) the site and proposed use or activity may cause sediment to enter nearby bodies of water

_____ 2. This application for a zoning permit **does not** involve agricultural uses or activities, nor does it involve any of those conditions listed in the above-described section 1. (a - f). **Prior to any excavation or earthmoving on the site, all excavated areas and soil piles must be stabilized (silt fence, silt socks, etc.) in order to prevent run-off and erosion**

10. **The applicant alone bears the responsibility of insuring that his/her lot, structures, and uses thereon, do not violate other laws, regulations, or the rights of neighbors and other parties. Applicant acknowledges that he/she has not relied on any oral or written statements of any officer of Rapho Township, as to any matters other than zoning.**

11. **“By signature below, the applicant affirms [he/she/it] has in good faith performed a due diligence review of the Township of Rapho, county, state and federal statutes, laws, ordinances, regulations, and requirements to determine the permits and approvals that are required for the proposed use (to be inserted by applicant) of land, building or structure and that [he/she/it] has provided a complete list of such permits and approvals.”**

APPLICANT’S SIGNATURE

_____/_____/_____
DATE

RAPHO TOWNSHIP AUTHORIZED SIGNATURE

_____/_____/_____
DATE

RAPHO TOWNSHIP

DEMOLITION PERMIT GUIDELINES

- Notify PA One Call at 800-242-1776 or at www.paonecall.org at least 3 days prior to start of any demolition or excavation.
- Provide confirmation that the structure to be demolished is not classified as a historic resource as defined in the Rapho Township Zoning Ordinance.
- Identify the type and location of site utilities such as gas, electric, water service lateral, public sewer lateral, on-lot well or on-lot sewer system on the site plan.
- Utility Disconnections: Service utility connections shall be disconnected and capped in accordance with the approved rules and requirements of the authority having jurisdiction.
- *2018 International Building Code Section 3303.6
- Identify on the site plan if any existing underground or aboveground storage tanks (combustible and flammable liquids) are present on the property.
- Asbestos shall be removed in accordance with PA Department of Environmental Protection Air Quality's regulations. View the department's website at <http://www.depweb.state.pa.us/dep/site/default.asp>. Asbestos removal is regulated by the Department of Labor and Industry. Call PA Department Labor & Industry at 717-772-3396 for more information.
- Pedestrian Protection: The work of demolishing any building shall not commence until pedestrian protection is in place. Refer to Section 3306 of the 2015 IBC for specific protection requirements. (IBC Section 3303.2)
- Site Maintenance: Where a structure has been demolished or removed, the vacant lot shall be filled and maintained to the existing grade or in accordance with the ordinances of the jurisdiction having authority. Only clean fill is to be used in backfilling of demolished structures. Existing concrete floors below grade are to be removed or broken sufficiently to prevent potential below grade water accumulation. (IBC Section 3303.4)
- Water accumulation: Provisions shall be made to prevent the accumulation of water or damage to any foundations on the premises or the adjoining property.
- Future construction (if applicable) requires backfilling with approved engineered fill or excavation to virgin soil.
- Erosion and Sedimentation Control Plan shall be submitted in accordance with an approved plan from the Lancaster County Conservation District.