

CITY OF LA GRANDE/UNION COUNTY BUILDING DIVISION

1000 Adams Avenue, La Grande, OR 97850
Office: 541-963-1224 or 541-962-1360 FAX: 541-663-8106

DEMOLITION PROCEDURES

ASBESTOS REMOVAL REQUIREMENTS

The Department of Environmental Quality (DEQ) has requirements regarding asbestos removal. An inspection (survey) must be performed BEFORE any demolition or renovation activities begin to determine the presence of asbestos-containing materials. A survey must be performed by an accredited inspector. If there is asbestos-containing material, various options are available.

DEQ defines a demolition as “wrecking that involves the removal of load-supporting members and/or intentional burning.” Renovation is defined as “altering in any way one or more facility components that does not involve removing a load-supporting member.”

We encourage you to contact DEQ for additional information as these requirements affect both commercial and residential buildings. *Various fact sheets and advisories are available, as well as a list of consultants and abatement contractors.* These can be obtained from the DEQ regional office in Salem – 1-800-349-7677. Information is also available on their web site at www.deq.state.or.us. Our office also has various fact sheets and guidelines available.

Permits Required – a demolition permit is required prior to demolition of any building that would require a building permit in the City of La Grande and Union County as follows. A demolition permit will not be required for residential structures that are being demolished in conjunction with a replacement structure. A Demolition Information sheet must also be completed (attached).

Burn to Learn – When the Fire Department burns a structure for training purposes. This is a “no fee” permit (a permit is still required). Please contact the Fire Department at (541) 963-3123, for additional requirements with their office.

Processing Time – All demolition permits must be approved by various departments prior to release. As a result, processing time from date of application is approximately two weeks.

Potential Hazardous Material – All hazardous materials shall be removed from the premises and properly disposed of before demolition may begin. Any on-site fuel/oil storage tanks shall be emptied and removed.

Sanitary Sewer Cap Required – For each building being demolished that is connected to the City’s sanitary sewer system*. After the cap has been made and prior to cover, approval must be obtained from Building Department personnel. Please arrange for inspections through the Building Division by contacting the inspection line: (541) 962-1317. All sewer lines must be located and capped within 30 days of permit application. If you have any questions regarding how to properly cap the sewer line, please contact the Building Department at (541) 963-1224 or (541) 962-1360.

*If the building was on a septic tank, the septic tank must be properly abandoned, and a copy of their approval submitted to this office.

Cleanup – In an effort to keep our city a safer, more livable community, the property must be cleaned of debris promptly after demolition. This also prevents the property from becoming an attractive nuisance to the community, and in particular, to children. Property cleanup consists of removal of all materials from the building, i.e., brick, nails, glass, concrete, etc. The basement, if applicable, must be filled in. A basement foundation wall may be left without fill for 90 days from the date of issuance if a four-foot fence is installed around the site. Any damages to sidewalks, curbs, or street surfaces must be repaired prior to final approval by this office.

Well Abandonment – If the property has an un-abandoned well, it is important that it be properly abandoned. Please refer to the “Septic System and Well Abandonments” information available.

Inspections Required – In addition to the above sewer cap inspection, an inspection is required after cleanup is complete. This enables our office to remove the permit from our current records if all requirements have been met. If the property had a septic tank and/or well, these must be properly abandoned and inspected by the proper agencies prior to final approval by our office. When all items are complete, please contact this office through the inspection line: (541) 962-1317 for final inspection. Any additional inspections will require at \$55. per hour charge. Permits will become null and void if work is not started within 180 days of issuance or if work is suspended for 180 days.

Pedestrian Protection – shall be provided in accordance with Chapter 44 of the Oregon State Structural Specialty Code.

Historical Requirements – If the building to be demolished / renovated is on the historical preservation list, please contact the Planning Department at (541) 962-1307 regarding the procedures set forth.

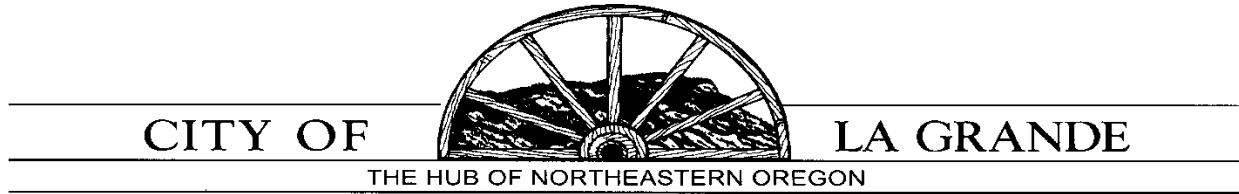
Use of existing foundation for future construction – Prior to any new structure being constructed on an existing foundation, an engineer’s approval will be required prior to issuing a building permit.

Signature: _____ **Date:** _____

I have received and understand the Asbestos Removal the Demolition Procedures

Revised 8-2017

Planning Sign off: _____
Permit Number: _____
By: _____ Date: _____



P.O. Box 1000 Adams Avenue La Grande, OR 97850 Ph: 541-963-1224 * Inspection line: 541-962-1317

**CITY OF LA GRANDE/UNION COUNTY
BUILDING DIVISION
DEMOLITION PERMIT APPLICATION**

IN ORDER TO OBTAIN A DEMOLITION PERMIT, PLEASE PROVIDE THE FOLLOWING:

Address: _____
Owner Name: _____
Contractor Name: _____

TYPE OF BUILDING BEING DEMOLISHED (PLEASE CHECK ONE):

- Single family residence
- Garage
- Multi-Family. Please Describe: _____
- Commercial. Please Describe: _____
- Industrial. Please Describe: _____

Yes or No _____ Did your facility process, handle, or store hazardous or toxic materials?
Additional information about the building to be demolished:

Square footage of building being demolished: _____

PLUMBING FIXTURES INFORMATION: Please use back of sheet for additional information.

- Well Septic Fuel/Oil Tank

Number of Plumbing
Fixtures Fixture Type (kitchen sinks, washer stand pipe, toilets, etc.)

PERMIT FEES Commercial \$240.00 _____
 Residential \$ 95.00 _____

Signature: _____ Date: _____

****I have received and understand the Asbestos removal & Demolition Procedures**