

**SITE GRADING
CERTIFICATE OF COMPLIANCE**

SITE GRADING

I, _____, as the owner of the property at
_____ in the Village of Caledonia, have received and
are aware of the site grading requirements as shown on the Right of Way Access Permit / Site
Grading Instruction Sheet and Building Plat of Survey Grading Plan. I hereby certify that the
site grading and restoration will be done in accordance with the Right of Way Access Permit /
Site Grading Instruction Sheet and Building Plat of Survey Grading Plan within 270 days of the
issuance of the Certificate of Occupancy for the dwelling at this address. Refer to the attached
Ordinance for the specific time frames.

Signed (Property Owner)

Date

Submit form with Building Permit Application:

James H. Keeker / Senior Building Inspector
(262) 835-6406
Office Hours: 7:00am to 10:00am & 1:00pm to 2:00 pm

Erika L. Waege / Building Inspector
(262) 835-6420

Office Use Only

Permit No:
Received By:

SEC. 15-1-21 SITE GRADING AND DRAINAGE BOND.

(a) **Definitions.** For purposes of this section:

- (1) "agent" shall mean the person, partnership or corporation who signs the application for a building permit for the owner of the parcel.
- (2) "owner" shall mean the person who holds legal title to the property at the time the building permit is issued.

(b) **Cash Bond.** Before the issuance of any building permits for any dwelling unit, commercial building, industrial building, institutional building, or for any structure which will require any grading or drainage work, the owner, or the owner's agent, shall pay to the Town Treasurer the sum of \$1,000 as a cash bond.

(c) **Requirements.** Such cash bond shall guarantee that all site grading and drainage work shall be completed in accordance with the following requirements:

- (1) All required culverts and all other required drainage structures or appurtenances shall be:
 - a. of the required size, gauge, class or length;
 - b. properly installed at the required elevations and location;
 - c. in an undamaged condition; and
 - d. free of any silt or other deposits.
- (2) All required ditches, swales, drainage easements and waterways located within the boundaries of the involved parcel or within Town road right-of-way lying adjacent to the involved parcel shall be:
 - a. graded to the proper gradients and side slopes;
 - b. lie at the required elevations and locations; and
 - c. have been seeded or sodded and covered with healthy growing grass.
- (3) The proposed finished yard elevation around the perimeter of any new structure shall be established by the subdivision grading plans or set by the Town Engineer, and the entire building site shall be generally graded to the required elevations and contours as shown on the building permit survey which is required under Section 15-1-20.
- (4) All roof drainage and sump pump flowage shall be outletted pursuant to the Town Engineer's instructions and shall not saturate, accumulate or damage the property of an adjacent parcel.
- (5) The premises shall be cleared of all rubbish, debris or unused materials.
- (6) The owner and agent shall be required to sign the site restoration application and receive a copy of general instructions for items (1) through (5) at the time the building permit is issued. The instructions shall indicate that the site must be restored within 270 days of occupancy.

(d) **Inspection.** After the occupancy permit is issued by the Town Building Inspector, the Town Engineering Department shall send a letter notifying the owner that the residence shall be inspected at the end of 270 days for compliance with par. (c), above. The inspection shall be completed within 270 days; however, if the occupancy permit is issued between February 15 and July 31, then the inspection shall be completed before May 1 of the following year.

(e) **Refund.** If the inspection as described in par. (d), above reveals that all the requirements listed in par. (c) have been met, the cash bond shall be released upon written recommendation of the Town Engineer. If the inspection does not meet such requirements, the Town Engineer shall notify the owner in writing of the deficiencies which must be corrected within 60 days. If the 60 days extends beyond October 31, then a re-inspection shall be performed by May 1, of the following year.

(f) **Completion by Town.** All grading, drainage and cleanup work shall be completed within 330 days after the issuance of the occupancy permit with respect to the building or structure for which the building permit was issued. In the event that all the work is not completed within the 330 day period, the Town may have the work completed and charge any costs against the cash bond, with the balance of the bond to be refunded. In the event the bond is inadequate to pay for all costs, the owner shall pay any deficiency to the Town on demand. The Town shall have 540 days after the issuance of an occupancy permit to complete the work. If the Town does not complete such work within 540 days, the balance of the cash bond shall be refunded.