Save and Email

EXEMPT AGRICULTURAL BUILDING OR EQUINE FACILITY PLACEMENT PERMIT APPLICATION

Certain agricultural buildings, structures and equine facilities are exempt from the State of Oregon Structural Specialty Code. A structural building permit is not required for buildings, structures or equine facilities located on a farm **if the building, structure or equine facility is to be used exclusively for the operation of the farm**. Electrical, plumbing, and mechanical permits are always required. The following definitions apply:

FARM: is land used for the **primary purpose of obtaining a profit in money** by raising, harvesting, and selling of crops; feeding, breeding, management and sale of, or the produce of, livestock, poultry, fur-bearing animals or honeybees; dairying and the sale of dairy products; animal husbandry; the preparation and storage of the produce raised on the farm for human use and animal use and disposal by marketing or otherwise; or any other agricultural or horticultural use.

FARM AGRICULTURAL BUILDING: is a structure located on a farm and used in the operation of such farm for all the uses listed above and for the storage, maintenance or repair of farm machinery and equipment.

FARM AGRICULTURAL BUILDING DOES NOT INCLUDE:

- A dwelling;
- A structure used for personal storage;
- A structure used for a purpose other than growing plants in which 10 or more persons are present at any one time;
- A structure regulated by the State Fire Marshal pursuant to ORS 476;
- A structure used by the public; or
- A structure subject to sections 4001 to 4127, title 42, United States Code (the National Flood Insurance Act of 1968) as amended, and regulations promulgated thereunder. (ORS 455.315)

EQUINE FACILITY: is a building located on a farm and used by the farm owner or the public for stabling or training equines, for riding lessons and training clinics.

EQUINE FACILITY DOES NOT INCLUDE:

- A dwelling;
- A structure in which more than 10 persons are present at any one time;
- A structure regulated by the State Fire Marshal pursuant to ORS chapter 476; or
- A structure subject to sections 4001 to 4127, title 42, United States Code (the National Flood Insurance Act of 1968) as amended, and regulations promulgated thereunder. (ORS 455.315)

Washington County Department of Land Use & Transportation • Current Planning Section
155 North First Avenue, Suite 350, MS-13, Hillsboro, OR 97124
Phone: (503) 846-8761

==========

STATEMENT OF USE FOR EXEMPT AGRICULTURAL BUILDING OR EQUINE FACILITY PLACEMENT

It is important that you provide a detailed description of how this building will be used. This information will be used to ensure compliance with land use laws and to determine whether or not the building qualifies as an exempt structure. It is essential that your description is as complete as possible. For equine facilities, please indicate the total number of persons that will be present in the building at the same time on a consistent basis:

I understand this agricultural building can be used only for farm use. I understand that any change of use including, but not limited to the use of the building for a dwelling, personal storage, storage of vehicles other than farm vehicles (i.e. boats, cars, RVs etc.) and home occupations will require a building permit and nullify the agricultural exemption.
Initials: _____

If this is an equine facility, I understand the building can be used only for stabling or training equines, riding lessons and training clinics and can have no more than ten persons in the building at the same time on a consistent basis. A person is *any* individual including, but not limited to the owner, family members, employees, members of the public, etc. I understand if more than ten persons are present in the building at the same time on a consistent basis, the agricultural exemption is void and building permits will be required.
Initials: _____

Print Owner Name:_____Phone:_____

Address: _____

Signature of Owner:_____Date: _____

APPLICANT CHECKLIST
PLEASE COMPLETE THIS CHECKLIST BEFORE SUBMITTING

The checklist on this page is provided for your use in gathering the information you will need to complete this application and the application process. If you have any questions regarding any of the checklist items, please call 503-846-8761 and mention that you have a question about the **EXEMPT AGRICULTURAL OR EQUINE FACILITY PLACEMENT APPLICATION.**

Please submit all of the applicable information required by this checklist:

1. A current approved site plan from the Washington County Health Department. If the building is to have a plumbing system, approval for connection to a septic system is required from the Health Department. The Health Department is located at Suite 160 in the Public Services Building [(503) 846-8722].

2. A completed Exempt Agricultural Placement Packet which includes a fully dimensioned site plan drawn to scale. The site plan must show the building's finished floor ***elevation above sea level*** and contour lines to show the slope(s) of the parcel. If the building is located in or near a floodplain and/or drainage hazard area, the floodplain and/or drainage hazard boundary and the boundary elevation must also be indicated. If the structure is located in the floodplain, the applicant must also comply with Section 421 of the Washington County Community Development Code. Consult with a Development Services staff member (a planner) at (503) 846-8761 for information on Section 421. Also provide a copy of the exterior elevations, or views of the building, fully dimensioned. The drawing must indicate the width, length and height of the structure and must show location of all doors, windows or other openings.

3. A completed ACCESS PERMIT APPLICATION if one is required. Consult with a Land Development Services Development Review staff member (a planner) at (503) 846-8761 to determine if an access permit is required.

4. A completed GRADING PERMIT APPLICATION if one is required. Consult with the Building Services engineering assistant at (503) 846-6733 if you will perform any grading activities.

Agricultural Placement Application

Project #:_____Permit #:_____

JOB SITE INFORMATION
Job site address:
City/State/ZIP:
Tax map/parcel no.:
SCOPE OF WORK
Valuation:
Size of structure (sq. ft.):
PROPERTY OWNER
Name:
Address:
City/State/ZIP:
Phone:
Email:
APPLICANT
Business name:
Contact name:
Address:
City/State/ZIP:
Phone:
E-mail:
CCB License #

Authorized signature: _____

Print name:_____ Date: _____

Disclaimer: *By signing this application, the permit applicant acknowledges and agrees that they have obtained any required permission for the proposed work from the property owner.*

Please email the completed Agricultural Placement package, septic approval, site plan and required drawings to cpadmin@washingtoncountyor.gov

Washington County Department of Land Use & Transportation • Current Planning Section
155 North First Avenue, Suite 350, MS-13, Hillsboro, OR 97124
Phone: (503) 846-8761

Washington County
155 N. First Ave, Ste 350, MS 12, Hillsboro, OR 97124
Phone: 503-846-3470
cpadmin@washingtoncountyor.gov www.washingtoncountyor.gov **Form G13**

Preliminary Review for Agricultural Buildings for Grading Permit Exemption

Project No. _____ Permit No. _____

Site Information:	
Site Address:	Parcel:
Applicant Name:	
Phone:	Email:

Part A: Section to be Completed by Applicant		
Yes	**No**	**Description** - ***If any answers from the applicant are "Yes," a meeting with the Grading Team is required.***
Proposed Scope of Work		
		Is the project site slope greater than ten (10) percent grade?
		Are you importing more than 150 cubic yards of fill?
		Do you propose to disturb one (1) or more acres of land whereby DEQ 1200C permit will be required?
Proposed work near surrounding properties:		
		Will the proposed work excavate or fill more than two (2) feet and/or raise the site elevation via fill placement to support a structure by more than two (2) feet?
		A minimum setback of ten (10) feet from the nearest property line is required for the grading permit to be exempt. Will the proposed structure setback be closer to the nearest property line less than ten (10) feet?
Site Drainage:		
		Are you changing the existing site drainage characteristics, i.e. changing site natural flow (sheet flow) to concentrated flow (pipeline/ditches) or channelized conveyance systems?
		Will the proposed work/structure change the natural sheet flow to concentrated flow (i.e. roof storm water outfall) directed toward a neighbor's property line closer than ten (10) feet?

Applicant Signature: _____ **Date:** _____

***Important Notice:** A grading permit may be required if actual scope of work does not match information provided.*

Part B: Section to be Completed by Washington County Staff		
Project:		**Permit:**
Verify parcel information:		
Yes	**No**	**Description**
		Are there any outstanding use violations, notes or comments on parcel and/or related permits?
Check property location:		
Flood plain/DHA related areas	Flood Plain DHA None	
Potential impact to surrounding properties:		
Property line setback: Front: _____ Rear: _____ Side: _____ Street Side: _____		

Planner Name: _____

For questions, contact: Kim Allen at 503-846-6733 or Kim_Allen@washingtoncountyor.gov.

LAND DEVELOPMENT DIVISION USE ONLY THIS PAGE
CHECKLIST AND APPROVALS FOR
EXEMPT AGRICULTURAL BUILDING OR EQUINE FACILITY
PLACEMENT PERMIT APPLICATION

SITE INFORMATION

LAND USE DISTRICT: _____

Building is in a DRAINAGE HAZARD AREA: Yes__NA___

Building is in a FLOODPLAIN: Yes__NA___

BUILDING AND FARM INFORMATION

SITE PLAN provided: Yes__

FINISH FLOOR elevation provided: Yes__

FLOOR PLAN provided: Yes__

EXTERIOR ELEVATIONS provided: Yes__

PLACEMENT PERMIT provided: Yes__

OTHER APPROVALS

ACCESS PERMIT APPLICATION required and provided: Yes NA

GRADING PERMIT APPLICATION required and provided: Yes NA

HEALTH DEPARTMENT (septic) approval required and provide: Yes NA

SITE VISIT

SITE VISIT required: Yes__ NA

Site visit to be performed on: (date)_____/_____/ _____

Site visit to be performed by:_____(name)

APPROVED FOR PLACEMENT: Yes__No___

OR

BUILDING PERMIT REQUIRED: Yes___No___

SIGNATURE REQUIRED FOR APPROVAL:

LAND DEVELOPMENT SERVICES representative signature: _____

Title:_____Phone:_____Date: _____