

	Goochland County Policies and Procedures	Effective:
	<b>Department of Environmental &amp; Land Development</b>	July 1, 2015

### **Stormwater Management Permits for Single Family Dwellings**

The below policy shall apply to all single family detached residential structures that obtain a building permit for construction.

- Single-family detached residential structures that disturb **less** than one acre of land and that are **not** part of a larger common plan of development or sale (e.g., subdivision) currently under construction, including additions or modifications to existing single-family detached residential structures, do not require any storm water management permits nor do they require coverage under the general permit from the State.
  
- Single-family detached residential structures that disturb **less** than one acre of land and that **are** part of a larger common plan of development or sale (e.g., subdivision) currently under construction where the SFD is **not** being built by the same party listed on the subdivision VSMP, require coverage under general permit from the State. At the time of building permit application, the applicant shall complete the [Single-Family Agreement in Lieu of a Stormwater Management Plan](#) and a \$200 County fee will be assessed. Operators of these land-disturbing activities are authorized to discharge under the general permit and are **not** required to submit a separate storm water management permit or the State portion of the permit fee. Operators shall comply with the terms and conditions of the general permit including the preparation of a [Stormwater Pollution Prevention Plan \(SWPPP\)](#).
  
- Any single-family detached residential structures that disturb **equal to or greater than one acre** of land and the SFD is **not** being built by the same party listed on the subdivision's current VSMP, require coverage under the general permit from the State. At the time of building permit application, the applicant shall complete the [Single-Family Agreement in Lieu of a Stormwater Management Plan](#) and a \$200 County fee will be assessed. Operators of these land-disturbing activities are authorized to discharge under the general permit and are **not** required to submit a separate storm water management permit or the State portion of the permit fee. Operators shall comply with the terms and conditions of the general permit including the preparation of a [Stormwater Pollution Prevention Plan \(SWPPP\)](#).
  
- Any single-family detached residential structures that disturb **equal to or greater than five (5) acres** of land requires a separate storm water management permit from the County.

In conjunction with the issuance of the building permit, the County shall provide a copy of the [General Coverage Permit Letter](#) and [General Permit](#) to the applicant. The *General Coverage Permit Letter* and the *Stormwater Pollution Prevention Plan (SWPPP)* shall be kept on site during construction.