

Town of Chevy Chase View Construction Site Protocol (CSP)

These permit conditions are intended to highlight important building-related rules and regulations. They do not represent a comprehensive list of building laws. For additional information, please refer to the appropriate Town and County building ordinances.

GENERAL

1. The building permit shall be posted on the job site in public view, along with a list of standard and special permit conditions in English and Spanish.
2. After a permit has been issued, it shall be unlawful for any person to modify or alter any plans without the prior written approval of the Town Manager.
3. Work under any Town permit shall begin within 6 months and must be completed within 12 months after the permit is issued, unless an extension is granted in writing by the Town Manager.
4. It shall be unlawful to continue work when a permit has been suspended, revoked or when a stop work order has been issued.
5. The Town may enter the property to examine the work and the building as often as necessary and may order any corrective action necessary to comply with Town regulations.
6. The Town must be notified 48 hours in advance of required building inspections.
7. Construction noise levels must conform to Chapter 31B of the Montgomery County Code, entitled "Noise Control." Montgomery County ordinances govern construction noise. Construction may not start until 7am on week days, and until 9am on weekends and holidays. Construction noise is to stop at 9pm. To report noise disturbances outside regular business hours, call Montgomery County Police non-emergency line at 301-279-8000.

PRIVATE PROPERTY SITE MANAGEMENT

1. The building site shall be kept clear of all rubbish, including trash and construction-related debris.
2. The location of all dumpsters and portable sanitation facilities shall be approved by the Town and noted on the site plan. No dumpsters or sanitation facilities shall be located on the public right-of-way.
3. Dumpsters may not be used as collection points for other construction sites or for discarding perishable waste. Perishable waste shall be disposed in separate containers.
4. Construction materials are forbidden to be part of the Tuesday/Friday weekly residential refuse pickup.
5. Any required erosion and sediment control plan and/or tree protection plan must be maintained throughout the course of the permitted work.
6. Dust associated with demolition must be controlled by metered water spray. Dust associated with stone cutting must be controlled by a wet saw.

PUBLIC PROPERTY SITE MANAGEMENT

1. Prior to construction, a fence or other structure must be installed around all right-of-way trees that may be affected by the construction. The fence or barrier must surround

the tree at a distance of at least 3 feet from the trunk of the tree.

2. No person shall store or allow an accumulation of refuse, excavation or construction debris, or any construction materials on any public right-of-way including, but not limited to, streets, sidewalks, curbs, gutters and grassy areas. Accumulation of mud or dirt must be removed from the public right-of-way daily. Public sidewalks must be kept passable at all times unless otherwise approved by the Town.
3. Unattended construction pits and trenches in the public right-of-way shall be clearly marked and covered.
4. Any repair, alteration, modification to or closure of any street or sidewalk that prohibits the free passage of vehicles or pedestrians shall be clearly marked with barricades, safety barriers, or both and may not exceed ten (10) days unless specifically authorized, in writing, by the Town Manager.
5. At no time should the homeowners' or construction vehicles be parked within 15 feet of a fire hydrant, within 20 feet of a crosswalk at an intersection, within 30 feet in front of any flashing signal or stop sign located at the side of a roadway, in front of a private driveway except with the consent of the owner or occupant of the premises.
6. No vehicles may be parked on Town sidewalks, driveway aprons or on any area between the curb and/or gutter and sidewalk
7. Construction vehicles must park on the building site or on the side of the street directly in front of the building site, whenever possible.
8. No construction trailers or other equipment shall be parked or stored on Town streets or in the Town right-of-way between the hours of 10 p.m. and 6 a.m.
9. Public property site management shall be compliant with the Americans with Disabilities Act.
10. CCV and its residents expect the construction site to be generally free of construction waste. This means that the owner will either have a Dumpster for the waste, or will have the waste regularly removed from the site. No construction vehicle can remain on a CCV street overnight. No Dumpster will be allowed in the street or public right-of-way.

Contractors using heavy equipment and Dumpsters within CCV must pay strict attention not to damage the roadways, curbs and aprons within the neighborhood. Any damage to the streets, including oil and paint spills, is the responsibility of the property owner. Any repairs to CCV streets can only be made by a CCV-designated contractor.

Therefore, roadways must be properly protected before Dumpsters can be set or heavy equipment parked. This will help prevent gouging of the pavement as well as dimpling of the asphalt where rollers on the Dumpsters sit on the asphalt for extended periods and the bucket end of backhoes, Bobcats, and the like touch the streets. Thick plywood, or the equivalent, must be set on the roadways before Dumpsters are set. Plywood must also be set under the scoop or bucket end of heavy machinery.

The CCV Building Permit Administrator will examine and photograph the block or blocks of CCV roadways surrounding a construction area at the time a CCV building permit is granted. Once a job is complete, the CCV- designated contractor will visit the street areas to determine whether repairs are needed or the homeowner's bond can be

released, according to the Protocol Regarding CCV Cash Performance Bond.

Affidavit

I have read the above requirements and agree to abide by them. I understand that failure to follow them could lead to a stop work order, fines or revocation of my CCV Building Permit.

Applicant
Signature _____

Print Name _____

Date _____