



Planning & Development Services

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Homeowner Residential Construction Erosion & Sediment Control Requirements

Why do homeowners need an Erosion & Sediment Control (ESC) permit?

Homeowners who act as the general contractor on their own construction projects must ensure that the work performed on their site does not impact Boise's Rivers, streams and stormwater. It is their responsibility to prevent dirt and other sediments from leaving the site during construction. After construction is completed, they must also permanently stabilize the site through re-vegetation, landscaping or other means to ensure that sediment won't leave the site in the future. For more information about the City's requirements, go to pds.cityofboise.org/erosion.

Per the Boise City Code, homeowners must meet the following requirements from the start of construction through the project's completion:

1. ESC Permit Required

No construction activity shall take place without a valid ESC Permit. If a permit has been suspended, revoked, or has expired, all work covered by the permit shall cease until a new permit is issued.

2. Post Yellow ESC Construction Sign

Owners shall post a City of Boise yellow construction sign in a highly visible area. The sign must list all appropriate contact information.

3. Schedule a Site Prep Inspection Before Disturbing Earth

- A Site Prep Inspection is required for all homes located on a hillside or within 50 ft. of surface waters, including streams, wetlands, rivers or ponds.
- Please call the Permit Desk at (208) 608-7070 to schedule an inspection prior to any earth disturbance.

4. Best Management Practices (BMP)

Erosion, sediment, or discharge of pollutants resulting from construction activities, which enter onto public or private property not controlled by the permit holder, shall be eliminated to the maximum extent practicable.

- Prior to any earth disturbance, temporary erosion and sediment controls Best Management Practices (BMP) shall be installed to reduce the risk of erosion from the construction site.
- Temporary Best Management Controls include: Silt Fence, Straw Waddles, Drop Inlet Protection and a "Leak Proof" Concrete Washout.
- Certain low risk projects (non-environmentally sensitive areas) may not require temporary Erosion and Sediment Controls, due to location and nature of project.

5. Reduce Sediment on the Public Right-of-Way

All necessary action shall be taken to minimize the depositing and tracking of mud, dirt, sand, gravel, rock or debris on the public right-of-way. Violations of these Requirements may result in a Civil Penalty and/or Misdemeanor Criminal Charge. The City shall be reimbursed for any expenses incurred by the City to effectuate the clean-up.

6. Dewatering

No debris, dirt, aggregate excavated materials or construction supplies shall be placed on the public right-of-way unless permitted by the Ada County Highway District. This also applies with ALL dewatering activities from construction.

- If dewatering is encountered, homeowner/contractor shall cease all work, contact ACHD and obtain a Dewatering Plan. The City of Boise Erosion Control Staff shall also be notified.

7. Take Control Measures After Disturbing Topsoil

No owner of real property shall allow the property to be unoccupied, unused, vacant or undeveloped after the topsoil has been disturbed or the natural cover removed unless control measures are undertaken to prevent mud, sand, dirt and gravel from migrating offsite and entering the public right-of-way or a storm water system.

8. Remove ESC Measures After Project Completion

All temporary Erosion and Sediment Control measures shall be removed after final stabilization is achieved. (70% Re-vegetation Establishment and 80% Re-vegetation Establishment for Hillside Lots)

- These percentages are describing the pre-existing native vegetative background that was present prior to any Earth Disturbance for Construction. This shall be achieved prior the permit being finalized.
- This can be achieved either by landscaping (Beauty Bark, Lava Rock), planting, sodding, hydro-seeding, broadcast seeding or installing pavers.

More Information

- Learn more about the City's Erosion & Sediment Control Program at pds.cityofboise.org/erosion.
- [Photos of common Best Management Practices](#)
- [Boise's Construction Site Erosion Control Ordinance](#)