



County of Albemarle
COMMUNITY DEVELOPMENT DEPARTMENT

401 McIntire Rd, North Wing
Charlottesville, VA 22902
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Land Disturbance Permit Requirements for Detached Single-Family Home Permits

Land disturbance must include the driveway, home site, primary drain field, and all other areas to be cleared or graded. Farm roads that will be used as a driveway must also be included if it was constructed within the past 2 years. Submit the following documents depending on the situation listed below:

- 1. If land disturbance is between 10,000 sf and 1 acre (not in a common plan of development), submit the following:**
 - a. ESC/SWM Combined Agreement in Lieu of a Plan (linked [here](#)).
 - b. Single-family SWPPP (template linked [here](#)).
 - c. Critical Resource Plan (refer to instructions [here](#)).
 - d. Mitigation satisfying Code section 17-406 if a stream buffer is impacted. Show mitigation area on the Critical Resource Plan. Bonding may be required.

- 2. If land disturbance is 1 acre or more (or within a common plan of development), submit the following:**
 - a. ESC Plan satisfying the requirements of Code section 17-402.
 - b. Single-family SWPPP (template linked [here](#)).
 - c. SWM Agreement in Lieu of a Plan (linked [here](#)).
 - d. Mitigation satisfying Code section 17-406 if a stream buffer is impacted. May be included on the ESC plan. Bonding may be required.

- 3. If land disturbance exceeds 5 acres, submit the following:**
 - a. All the documents listed in 2 above.
 - b. A complete and executed [DEQ Registration Statement](#). A DEQ permit is required.
 - c. A Stormwater Management (SWM) Plan may be required. The County reviewer will let you know after reviewing the application.