

COUNTY OF RIVERSIDE

TRANSPORTATION and LAND MANAGEMENT AGENCY

DEPARTMENT OF BUILDING AND SAFETY



*Mike Lara,
Director*

DETERMINATION OF RELEASE STATUS EXTENUATING FACTORS GRADING PERMIT BONDS & SECURITIES NON-RELEASE

Any number of reasons can be considered contributing factors regarding why a grading permit was never finalized. An all-encompassing list of the reasons why would be difficult to develop. A few of the more prevalent extenuating reasons for non-release of grading permits includes, but are certainly not limited to the following:

- Grading final documents (compaction report, letter of certification, statement of conformance) were never submitted to the County for review and approval by the developer.
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- If grading final documents were submitted, they were found not acceptable upon County review and corrections to the documents were required, but never submitted by the developer.
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- The grading inspector observed and documented grading corrections that were never corrected in the field by the developer. The grading corrections simply remain outstanding and have never been addressed.
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- A Lock or Hold has been placed on the permit for supplemental fees owed or other outstanding non-conformance. The permit cannot be finalized nor bonds/securities released when a permit is in Lock or Hold status.

Thus, for whatever reason, numerous grading permits have never received Final and remain open. Those permits having posted a grading improvement security are required by current Department Policy to obtain grading final prior to release of the improvement security. Therefore, numerous improvement securities remain in full force since the grading permit has not been finalized.