



Town of Pine Bluffs

Application for Permit to Construct

PERMIT NO. _____

PROPERTY OWNER _____	PH. _____	EMAIL _____
PROPERTY ADDRESS _____	CITY _____	STATE _____ ZIP _____
CONTRACTOR _____	PH. _____	LIC NO. _____
PROPERTY OWNER MAILING ADDRESS _____	CITY _____	STATE _____ ZIP _____

PROPERTY DESCRIPTION

JOB ADDRESS _____ ZONE _____ RESIDENTIAL MULTI FAMILY COMMERCIAL INDUSTRIAL

CONSTRUCTION INFORMATION

GROSS SQUARE FOOTAGE _____ DISTANCE FROM OTHER BUILDING(S) ON PROPERTY _____

SETB/ CKS	UTILITIES REQUESTED
FR <u>N/A</u> BK <u>N/A</u>	CONNECTION TO EXISTING <input type="checkbox"/> ELECTRIC <input type="checkbox"/> WATER ¾" <input type="checkbox"/> WATER 1" <input type="checkbox"/> SEWER
L <u>N/A</u> R <u>N/A</u>	NEW UTILITY CONNECTION <input type="checkbox"/> ELECTRIC <input type="checkbox"/> WATER ¾" <input type="checkbox"/> WATER 1" <input type="checkbox"/> SEWER
OVERALL HEIGHT <u>N/A</u>	

DESCRIPTION OF WORK: _____
(A DETAILED DRAWING MUST BE INCLUDED ILLUSTRATING LOCATION, SETBACKS, AND DISTANCES; A SITE PLAN IS REQUIRED FOR NEW CONSTRUCTION)

VALUATION OF WORK: \$

APPLICATION IS HEREBY MADE TO OBTAIN A PERMIT TO CONSTRUCT AS INDICATED. I CERTIFY THAT NO WORK HAS COMMENCED PRIOR TO THE ISSUANCE OF A PERMIT AND ALL WORK WILL BE PERFORMED IN COMPLIANCE WITH ALL CODES AND ORDINANCES REGULATING CONSTRUCTION. IT IS THE OWNER OR CONTRACTOR'S RESPONSIBILITY TO COMPLY WITH THE PROVISIONS OF TOWN OF PINE BLUFFS ORDINANCE CHAPTER 20, ARTICLE 10, SECTION 1103; THIS PERMIT IS IN EFFECT FOR THREE (3) MONTHS AFTER APPROVAL UNLESS, PRIOR TO THAT TIME, THE BUILDING HAS COMMENCED, AND THE PERMIT SHALL REMAIN VALID FOR ONE YEAR FROM THE DATE OF COMMENCEMENT. NO EXCAVATIONS SHALL COMMENCE ON ANY STREET, ALLEY, RIGHT-OF-WAY OR UTILITY EASEMENT WITHOUT FIRST OBTAINING INFORMATION REGARDING THE LOCATION OF BURIED GAS OR ELECTRICAL UTILITY LINES. SUCH INFORMATION MAY BE REQUESTED BY CONTACTING ONE-CALL OF WYOMING AT 811 or (800)849-2476; A MINIMUM 48 HOUR NOTICE IS REQUIRED FOR UNDERGROUND LINE LOCATION SERVICES. **FAILURE TO START YOUR PROJECT MAY RESULT IN YOU PAYING TWICE FOR PERMIT FEES; IF YOU INTEND TO OBTAIN FINANCING, YOU SHOULD CONSULT WITH YOUR LENDER OR LEGAL ADVISOR BEFORE OBTAINING YOUR PERMIT. THIS PERMIT IS VOID IF WORK IS NOT COMMENCED WITHIN 90 DAYS AND WILL EXPIRE BY TIME LIMITATION IF THE WORK IS ABANDONED FOR 180 DAYS OR MORE.**

SIGNATURE _____

DATE _____

FEES

PERMIT FEE \$30 for up to \$5,000 project cost Plus \$1.00 per thousand for projects > \$5,000	\$ _____
TOWN INSPECTOR FEE \$30.00	\$ <u>30.00</u>
ELECTRIC CONNECTION \$500.00 to existing service; no upgrades/changes	\$ _____
SEWER CONNECTION \$500.00 to existing service; no upgrades/changes	\$ _____
WATER CONNECTION \$1,200 (¾") or \$1,600 (1") to existing service	\$ _____
SERVICE UPGRADES Cost varies; provided in estimate/quote	\$ _____
NEW SERVICE Cost varies; provided in estimate/quote	\$ _____
TOTAL	\$ _____

REVIEWS

ZONING/PUBLIC WORKS REVIEW	_____
APPROVED YES NO	Initials/Date
TOWN COUNCIL REVIEW/APPROVAL	_____
APPROVED YES NO	Initials/Date
PAYMENT RECEIVED	_____
	Initials/Date
LOGGED WITH INSPECTOR	_____
	Initials/Date
% PROJECT REVIEW	_____
	Initials/Date
FINAL PROJECT REVIEW	_____
	Initials/Date

Application for Permit to Construct General Instructions & Requirements

GENERAL INSTRUCTIONS

- The application must be complete to include square footage, distances, setbacks, project descriptions, project cost, etc. **Incomplete applications will not be submitted for review.**
- Applications must be received at the Town Hall no later than 4:00 PM on the Thursday prior to regular Town Council Meetings. Meetings are held on the first and third Monday of each month.
- A detailed drawing must be included with your application illustrating location, setbacks, and distances of all additions. A site plan is required for new construction.
- No construction may begin until the application is approved.

ZONING REQUIREMENTS

<p>ZONE A: RESIDENTIAL</p>	<ul style="list-style-type: none"> ▪ Main Structure: <ul style="list-style-type: none"> ▪ Minimum SF: 1,000 of living floor space ▪ Maximum Height: 35 feet ▪ Yards Required on all sides ▪ Minimum front setback: 20 feet from back of curb ▪ Minimum rear setback: 25 feet ▪ Side setback: 6 feet on either side ▪ Minimum lot area: 7,500 SF ▪ Accessory Building(s): <ul style="list-style-type: none"> ▪ Must be within the property line of the alley ▪ Must be 6 feet from adjoining property ▪ Must be 10 feet from any other building
<p>ZONE B: RESIDENTIAL</p>	<ul style="list-style-type: none"> ▪ Main Structure: <ul style="list-style-type: none"> ▪ Single Family Minimum SF: 840 SF of living floor space ▪ Two-Family Minimum SF: 850 of living floor space ▪ Multi-Family Minimum SF: 700 per unit; no more than 4 families ▪ Maximum Height: 35 feet ▪ Yards Required on all sides ▪ Minimum front setback: 20 feet from back of curb ▪ Minimum rear setback: 25 feet ▪ Side setback: 6 feet on either side ▪ Minimum lot area: Single Family 6,000 SF; 2-Family 4,500 SF; Multi-Family 3,500 SF ▪ Accessory Building(s): <ul style="list-style-type: none"> ▪ Must be within the property line of the alley ▪ Must be 6 feet from adjoining property ▪ Must be 10 feet from any other building
<p>ZONE C: COMMERCIAL</p>	<ul style="list-style-type: none"> ▪ Maximum Height: 40 feet for commercial structures ▪ Family dwellings shall conform to all Zone B requirements/setbacks
<p>ZONE D: COMEMRCIAL</p>	<ul style="list-style-type: none"> ▪ Maximum Height: 40 feet for commercial structures ▪ Family dwellings shall conform to all Zone B requirements/setbacks ▪ EXCEPTION: for any structure having its entire frontage on a street located within this district, there shall be no front yard or side yard required
<p>ZONE E: INDUSTRIAL</p>	<ul style="list-style-type: none"> ▪ Maximum Height: 50 feet for commercial structures ▪ Family dwellings shall conform to all Zone B requirements/setbacks