

**CITY OF SEYMOUR
PLANNING AND ZONING
Updated March 2007**

As of January 1, 2007, the Department of Planning & Zoning will require proof of liability insurance for the corporate limits as well as the 2-mile fringe.

As of March 1, 2007, the Building Commissioner & the City Engineer will review all site plans before a building permit may be issued. All site plans must be drawn to scale and by ordinance, the Department of Planning & Zoning will have 5 days before a permit may be issued. Drawings must include lot size, all building setbacks, and any easements that may be on the property.

As of March 1, 2007, the following will be the new fee schedule for building permits:

<u>Type of Permit</u>	<u>Fee</u>
New Residential Construction	\$.08 per square foot
Residential Addition	\$75.00
Residential Remodel	\$75.00
Garage/Pole Building	\$75.00
Decks	\$30.00
Inground Swimming Pool	\$50.00
Mobile Homes	\$25.00
Electrical Upgrade	\$25.00
New Commercial Construction	\$150.00 + \$.08 per square foot
Commercial Addition	\$100.00 + \$.08 per square foot
Commercial Remodel	\$100.00 + \$.08 per square foot
New Institutional	\$100.00 + \$.08 per square foot
Golf Course	\$20.00 per green
Structures other than buildings (Grain bins, radio/TV Towers)	\$75.00
Fuel Tanks	\$50.00
Signs (All Types)	\$30.00
Electrical license renewal (ALL ELECTRICAL LICENSE EXPIRE DECEMBER 31 ST)	\$15.00 for contractors \$5.00 for individuals

INSPECTIONS REQUIRED FOR ALL NEW CONSTRUCTION

1.) **FOOTERS:** Made when footer trenches or basement areas have been excavated and forms erected, or after posts or piers are set. This is done prior to pouring concrete.

2.) **FOUNDATION:** This is done prior to any backfilling. We will check for any reinforcing steel, the sill plates, anchor bolts, and damp proofing.

3.) **UNDERGROUND:** This is done prior to the concealment of any gas, plumbing, electrical lines by either earth or concrete.

4.) **ROUGH-IN:** This is done after the framing is installed. We will check the framing, electrical, plumbing, heating and ventilation prior to any insulation or wall coverings being installed. Please note for reconnects and electrical tags, we will fax the inspection to Duke Energy at 4:00 p.m. everyday. The owner or contractor must still call in advance to set up service.

5.) **FINAL INSPECTION:** This is done once the project is complete. We will check the electrical and plumbing fixtures and the finish surfaces and grading or any landscaping. Upon completion of the Final Inspection, a "Certificate of Occupancy and Compliance" will be issued to the owner of the project. This may be mailed if the owner or contractor is not present for the final inspection. The law requires that the premises NOT BE OCCUPIED UNTIL THE "CERTIFICATE OF OCCUPANCY AND COMPLIANCE" IS ISSUED.

A Fire Inspection is required for all Class 1 Structures prior to issuance of an Occupancy Permit.

NOTICE: BEFORE ANY ELECTRICAL OR PLUMBING INSPECTIONS CAN BE PERFORMED, OUR OFFICE MUST HAVE THE LICENSE NUMBERS FOR THE ELECTRICIAN AND PLUMBER ON FILE. ALSO, ELECTRICAL INSPECTIONS MUST BE CALLED IN BY THE ELECTRICIAN & PLUMBING INSPECTIONS MUST BE CALLED IN BY THE PLUMBING CONTRACTOR. THIS IS REQUIRED FOR RESIDENTIAL & COMMERCIAL BUILDING.