

APPLICATION FOR ZONING/BUILDING PERMIT
CITY OF RUSHFORD, MINNESOTA

Date Received: _____

PRINT all information on this application.

PERMIT NUMBER: _____

1. Name: _____ 2. Phone Day: () _____ - Night: () _____

3. Address: _____ City: _____ State: _____ Zip: _____
 E-mail address _____

4. Location of Property:
 Site Address/House No. : _____
 Legal Description of Property: _____

5. Size of Lot or Parcel: _____ 6. Current Zoning: _____ Est. Cost of Project: \$ _____

7. Type of Construction: (Check all that apply.)
 New Home: _____ Addition: _____ Remodel: _____ Demolition: _____ Move: _____
 Deck: _____ Garage: _____ Windows: _____ Single Family: _____ Multi-Family: _____
 MFG Home: _____ Finish Basement: _____ 3 Season Porch: _____ Commercial: _____ Industrial: _____
Flat Fee Projects: Re-shingle: _____ Re-side _____ Fireplaces: _____ Water Heater: _____ Furnace/AC: _____
 Other (Describe): _____

8. New Structure Size: _____ New Square Footage: _____

9. General Contractor: _____ Phone: _____ License # _____
 Plumbing Contractor: _____ Phone: _____ License# _____
 Mechanical Contractor: _____ Phone: _____ License # _____

10. Anticipated Starting Date: ____/____/____ Estimated Completion Date: ____/____/____

11. A sketch drawn to scale **must** be attached showing; A. Lot lines and corner pins; B. Dimensions of existing buildings and proposed new construction; C. Distances from lot lines to buildings. D. All Easements (Utility and drainage) E. Utility lines entering the property. **Corner pins** must be established and marked by the owner. **Two copies** of construction plans must also be submitted.

12. Property Line Setbacks: Front Setback: _____ ft. Rear Setback: _____ ft.
 Looking at the Property from the street: Left Sideline: _____ ft. Right Sideline: _____ ft.

13. New Utilities Required: Water: _____ Sewer: _____ Electric: _____ None: _____
 Work in Right of Way? _____ (Attach completed Water, Sewer, and Electric Application Forms)

Note: A separate State of Minnesota Electrical Permit is required for electrical work.

I hereby declare that I am the owner, or authorized agent of the owner, of the above described property and I agree to construct the building or use herein described in accordance with the regulations and ordinances that govern said improvement within the City of Rushford and that the foregoing information contained on this application is a true and correct statement of my intentions. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction. I understand that any utility that must be moved as a result of additions or alterations to the property will be at my expense and I will be responsible for the cost of the plan check of this application even though I do not continue the project. I have also read and understand the instructions and information listed on the reverse side of this form.

14. Signed by Applicant: _____ Date: ____/____/____

***** (The following to be completed by the City) *****

Zoning Permit Approved By: _____	Date: ____/____/____	Zoning Permit Fee: \$ _____
Zoning Permit Denied for _____	Date: ____/____/____	Variance Fee: _____
Request for Variance Filed: _____	Date: ____/____/____	Electric Connect Fee: _____
Variance Hearing by Board of Zoning Appeals: _____	Date: ____/____/____	Sewer Connect Fee: _____
City Council Action: _____	Date: ____/____/____	Water Connect Fee: _____
		Erosion Control Fee: _____
		SUBTOTAL CITY FEES: \$ _____

City Clerk: _____ Date: ____/____/____

Building Permit: _____	Plan Review: _____	Surcharge: _____	
Plumbing Permit: _____	Plan Review: _____	Surcharge: _____	
Mechanical Pmt: _____	Plan Review: _____	Surcharge: _____	
Sub Totals: _____			SUBTOTAL BLDG FEES: \$ _____

Building Permit Approved By: _____ Date: ____/____/____ **TOTAL FEES DUE: \$ _____**

Permit No. _____

Reactivation Date and Fee if Applicable _____

PERMIT INFORMATION

Zoning Permits are required for all projects over a value of \$1,000.00. If the property owner is doing the project, their labor is valued equal to the cost of materials. If material costs exceed \$500.00 then a Zoning Permit is required.

Zoning Only Permits are required for storage sheds less than 200 sq. ft. (10x20)

Zoning & Building Permits are required for re-shingling of a roof, re-siding a building, building a new building or adding an addition to an existing structure.

BASIC ZONING REQUIRMENTS

The area of Construction must include eaves and or roof overhang.

<u>Setback Requirements</u>	<u>R-1</u>	<u>R-2</u>
Front Yard	25 ft.	35 ft.
Side Yards	10 ft.	10 ft.
Rear Yard	30 ft.	35 ft.
Corner lots	25-25 ft.	35-35 ft.

INSTRUCTIONS FOR COMPLETING THE APPLICATION FOR ZONING/BUILDING PERMIT

1. Name of the person applying for the permit. 2. Phone Numbers of applicant.
3. Current mailing address of the person applying for the permit. E-mail address is optional.
4. Street address of the property where the construction will be occurring. If possible, include the legal description.
5. Size of the lot, in square feet, of the property where the construction will be occurring.
6. Indicate the current zoning of the property involved. This information can be found by looking at a current zoning map of the City of Rushford. State the estimated cost of your project.
7. Check all that apply. Flat fee projects are issued immediately at the City Clerk's Office, do not require plan review and require only one inspection. A minimal fee charged for these types of projects is \$30.00 plus the \$5.00 State Surcharge Fee and plus the administrative zoning permit fee.
8. Outside dimensions of the proposed construction and square footage.
9. Name, phone and State License # of the General Contractor. If the property owner is acting as his/her own general contractor and doing the work himself or hiring out some or all of the work, then enter **SELF** and attach a signed **PROPERTY OWNER STATEMENT FORM**. Also list name, phone and State License # of Plumbing and Mechanical Contractors.
10. Planned starting date and estimated completion date.
11. The attached graph form may be used. If the project is too large or a more detailed drawing is requested, the applicant may substitute his or her own form. The applicant will determine the scale of the sketch. (The sample uses ¼ inch = 5 feet.) The corner pins of the property must be established by the property owner and marked. Any easements for utilities or water drainage must be identified along with all utility lines entering the property. All dimensions of the property lines, and distances from the proposed construction to the property lines must be included REMINDER, the distance from the property line to the edge of the over hang of the roof is the measurement to use, not the distance from the property line to the wall of the proposed construction. Identify NORTH in the circle. Two (2) complete sets of plans, which include rafter certifications and energy calculations, must also be submitted along with the application. An **EROSION CONTROL PLAN** form must also be completed if applicable to your project, and attached to this application form.
12. Setbacks from the property lines of the proposed construction or additions.
13. If this project will require new utility services, attach an application for each new service. Any work conducted in the City's right-of-way must be coordinated with Public Works Department (507)864-2664.
14. Signature of the person applying for the permit along with the date.

WHEN COMPLETED, the application is filed at the City Clerk's Office, pending review of the zoning requirements. The application is then forwarded to the Building Inspector for review which may take from 5 to 7 working days. The applicant will be contacted by City Hall staff to pick up the permit and instructions and pay the appropriate fee. **Flat fee projects will be issued and paid for immediately at the City Clerk's Office.**

PLAN CHECK FEE: A Plan Check Fee will be assessed for all applications filed even if the project is not started.
AFTER THE FACT PERMITS: Persons obtaining a building permit **AFTER** they have completed a project, will be charge double the fee for the building permit portion of their permit.

REACTIVATION FEE: Permits will be considered expired if there is no activity, no inspections or no final inspection after one year, unless there is a legitimate hardship or reason for the delay. A fee of \$25.00 will be charged to reactivate an expired permit.

BUILDING INSPECTIONS: As work is being completed, it is the responsibility of the property owner to contact CMS (Construction Management Services) at 1-800-940-2547 for any and all required inspections. Three (3) working days notice is required to schedule onsite inspections.

ZONING APPLICATION SKETCH – CITY OF RUSHFORD

Name _____ Permit No. _____ Date ____/____/____

ALL SKETCHES MUST BE DRAWN TO SCALE and contain the following information: North Arrow, all abutting streets and alleys with street names, dimensions of lot or lots, all existing buildings on lots, all existing utility lines and easements, proposed buildings, and distances from all property lines to existing or proposed buildings.

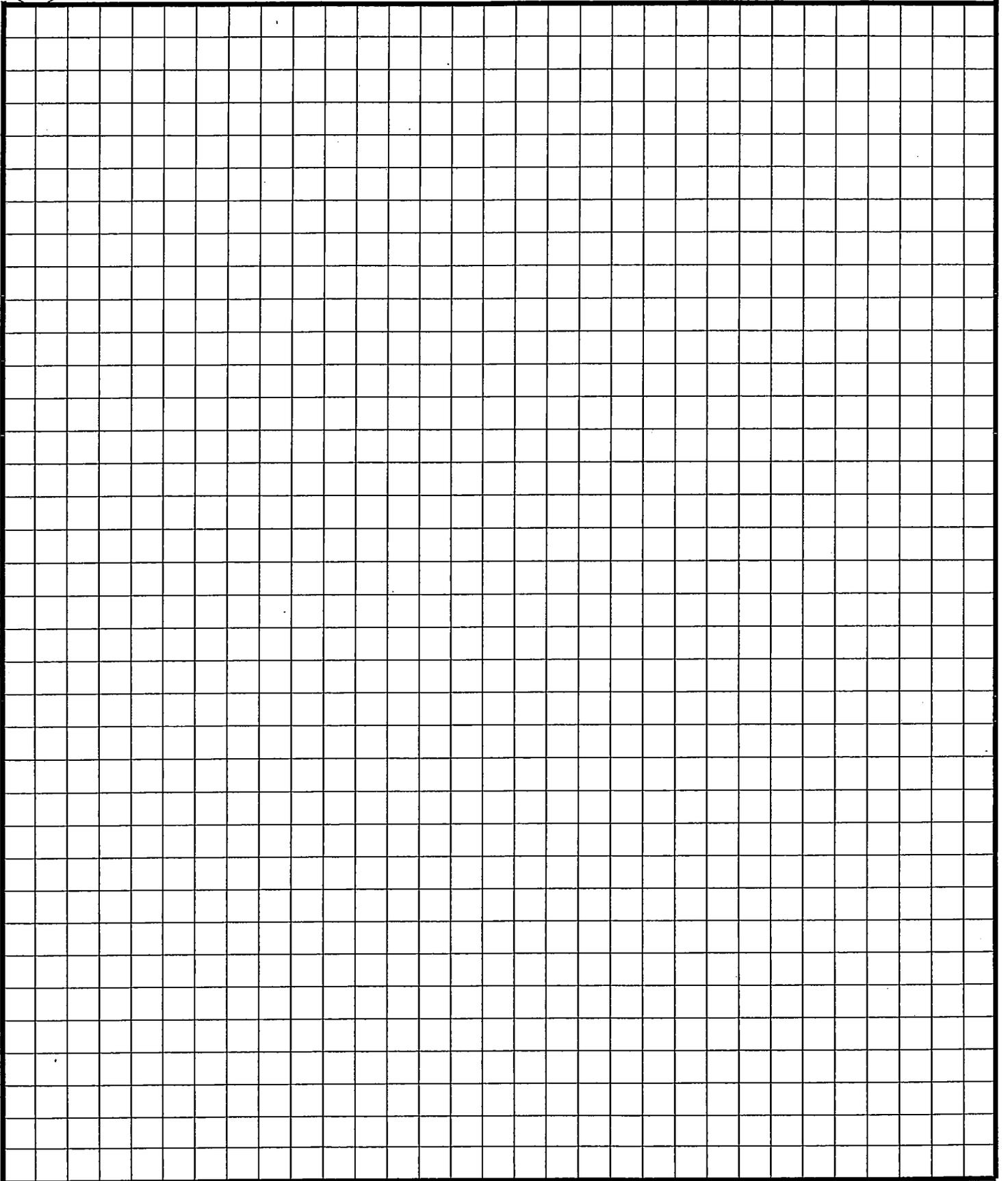
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Crosshatch all existing buildings. **Label** property lines.

← **Indicate North in the Circle**

SCALE 1/4" = _____



ZONING APPLICATION SKETCH – CITY OF RUSHFORD

Name SAMPLE OF SKETCH DRAWING Permit No. _____ Date ____/____/____

ALL SKETCHES MUST BE DRAWN TO SCALE and contain the following information: North Arrow, all abutting streets and alleys with names, dimensions of lot or lots, all existing buildings on lots, all existing utility lines and easements, proposed buildings, and distances from all property lines to existing or proposed buildings.

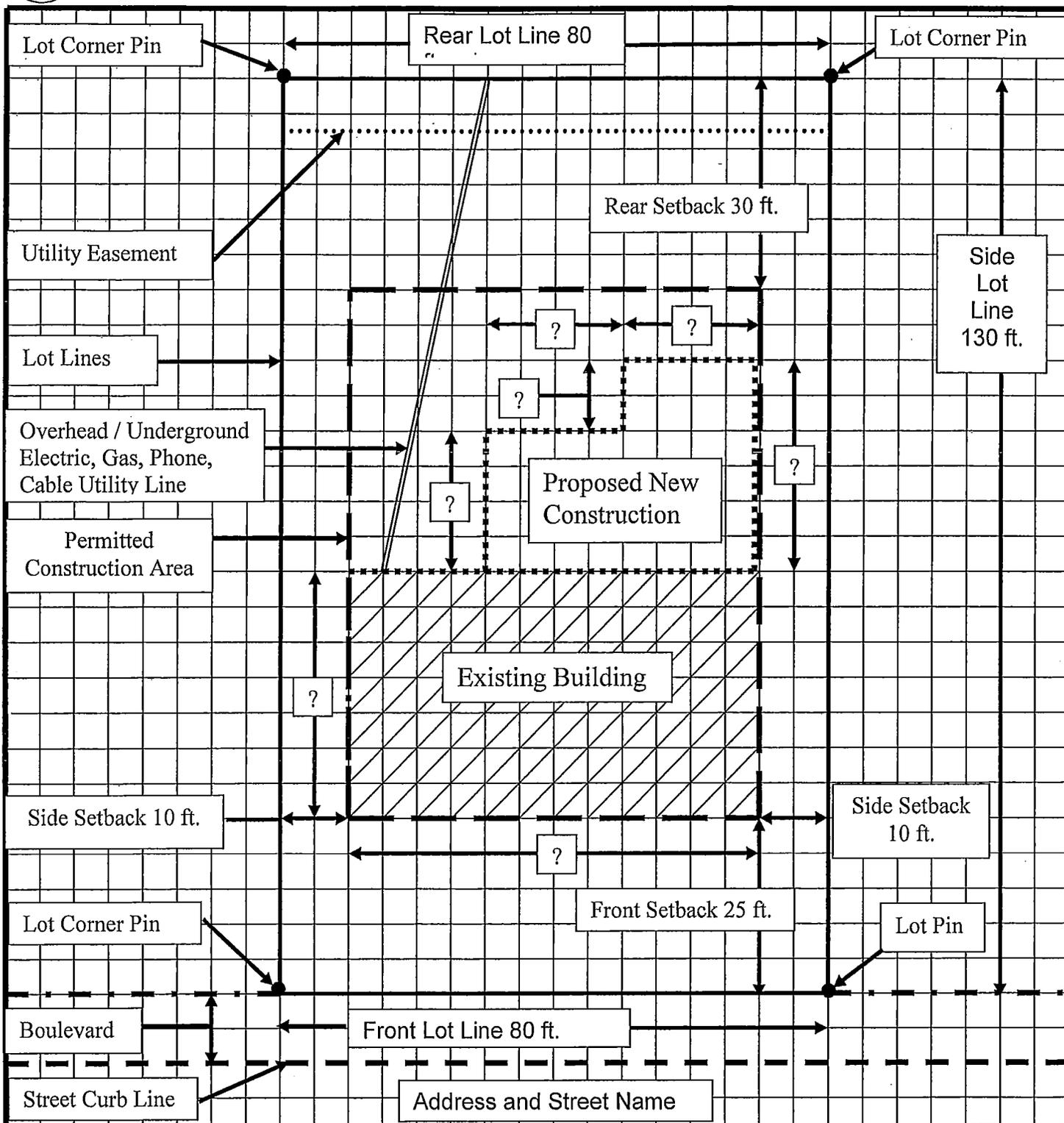


Crosshatch all existing buildings. **Label** property lines.

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← Indicate North in the Circle.

SCALE $1/4" = 5'$



The above sample is for a lot zoned R-1. Lots zoned other than R-1 may have different setback requirements. Remember when making the drawing, use the edge of the roof overhang for the setback requirements not the walls of the proposed construction. Show the location of all utility line connections to the property.