

LOWER OXFORD TOWNSHIP

220 Township Road • Oxford • PA • 19363
Phone: 610-932-8150 ext. 14 • Fax: 610-932-2367

BUILDING PERMIT & APPLICATION

SINGLE FAMILY RESIDENCE - ADDITIONS
(INCLUDES ATTACHED GARAGE & PORCH W/ROOF)

TPI # 56-_____-_____	Date of Application: ____/____/____	Permit # Issued: K-_____-_____
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Name of Property Owner: _____ Cell No.: (____) _____
Last First MI Tel. No.: (____) _____

Property Address: _____

Owner's Address (if different than property) _____

Contractor/Builder: _____ Tel. No.: (____) _____

Address: _____

Subdivision Name: _____ Lot No. ____ Lot Size: _____ Zoning District: R1, R2, R3, R4, I1, C1, C2, C3

Shed Dimensions: Width: _____ Length: _____ Height: _____ Total Square Footage: _____

To Type: Addition to SFR Use Group: Residential Foundation: _____

Remarks: Inspections: To be determined by Building Inspector on Plan Review. Please contact Building Inspector, Scott Moran, at 610-637-1003 at least 24 hours prior to each inspection.

I hereby certify that the work is authorized by the owner of record and that I have been authorized by the owner to make this application as his/her authorized agent and we agree to conform to all applicable laws of this jurisdiction. We also understand that all information contained in this building permit application is agreed to be essential, and any erroneous information contained herein shall render the Permit invalid ab initio, without regard to whether construction has commenced.

Signature of Owner: _____ Date: _____

Signature of Contractor (if applicant) _____ Date: _____

Signature of Approval of BCO: _____ Date: _____
Deborah J. Kinney, BCO (#002899)

Est. Cost of Project: \$ _____ Valuation of Construction \$ _____ Permit Fee: \$ _____

Remarks: Please contact **Building Inspector, Scott Moran** at 610-637-1003, at least 24 hours prior to each inspection (Refer to plan review sheet). Two plans are required for plan review.

Proposed Use: One Family Two or more Family Transient Hotel, Motel, or Dormitory
Ownership: Private (Individual, corporation, nonprofit Institution, etc.) or Public (Federal, State, or Local Government)
Principal Type of Frame: Masonry (wall bearing) Wood Frame Structural Steel Reinforced Concrete
Principal Type of Heating Fuel: Gas Oil Electricity Coal Other – Specify _____
Type of Sewage Disposal: Private (septic tank, etc.) Public or Private Company
Type of Water Supply: Private (well, cistern) Public or Private Company
Type of Mechanical: Central Air Conditioning? Yes No Elevator? Yes No
Dimensions: Number of stories: _____
No. of Bedrooms*: _____ No. of Bathrooms (Full): _____ No. of Bathrooms (Partial): _____
Driveway Permit Needed? Yes No Type of Permit: Township PennDOT
Well Permit Issued: Yes No Existing
Septic Permit Issued: Yes No Existing
Number Off-Street Parking Spaces: _____ Enclosed _____ Outdoors
Method of Payment: Check # _____ (Payable to Lower Oxford Township) Cash Money Order
Blue Weather Card to Building Inspector – Date: ____/____/____ Payment to Secretary/Treasurer – Date: ____/____/____

PLOT PLAN

Outline the shape of the building lot show dimensions, and locate NORTH point. Outline building to be constructed, designate any other building on the same Plot, show dimensions, show set-back of front yard, rear yard, and side yards, also locate water and sanitary services.

THIS PERMIT CONVEYS NO RIGHT TO OCCUPY ANY STREET, ALLEY OR SIDEWALK OR ANY PART THEREOF, EITHER TEMPORARILY OR PERMANENTLY ENCROACHMENTS ON PUBLIC PROPERTY, NOT SPECIFICALLY PERMITTED UNDER THE BUILDING CODE, MUST BE APPROVED BY THE JURISDICTION, STREET OR ALLEY GRADES AS WELL AS DEPTH AND LOCATION OF PUBLIC SEWERS MAY BE OBTAINED FROM THE DEPARTMENT OF PUBLIC WORKS. THE ISSUANCE OF THIS PERMIT DOES NOT RELEASE THE APPLICANT FROM THE CONDITIONS OF ANY APPLICABLE SUBDIVISION RESTRICTIONS.

MINIMUM OF THREE CALLED INSPECTIONS REQUIRED FOR ALL CONSTRUCTION WORK:

- 1) FOUNDATIONS OR FOOTINGS.
- 2) PRIOR TO COVERING STRUCTURAL MEMBERS (READY FOR LATH OR FINISH COVERING).
- 3) FINAL INSPECTION BEFORE OCCUPANCY.

APPROVED PLANS MUST BE RETAINED ON JOB AND THIS CARD KEPT POSTED UNTIL FINAL INSPECTION HAS BEEN MADE. WHERE A CERTIFICATE OF OCCUPANCY IS REQUIRED, SUCH BUILDING SHALL NOT BE OCCUPIED UNTIL FINAL INSPECTION HAS BEEN MADE.

POST THIS CARD SO IT IS VISIBLE FROM STREET

BUILDING INSPECTION APPROVALS	ELECTRICAL INSPECTIONS	HEATING/PLUMBING INSPECTIONS
OTHER:		DATE CERTIFICATE OF OCCUPANCY ISSUED: _____ ISSUED BY: _____

WORK SHALL NOT PROCEED UNTIL THE INSPECTOR HAS APPROVED THE VARIOUS STAGES OF CONSTRUCTION.

PERMIT WILL BECOME NULL AND VOID IF CONSTRUCTION WORK IS NOT STARTED WITHIN SIX MONTHS OF DATE THE PERMIT IS ISSUED:

INSPECTIONS INDICATED ON THIS CARD CAN BE ARRANGED FOR BY TELEPHONE OR WRITTEN NOTIFICATION.

Lower Oxford Township

Permit Application for Addition and Alterations to One- and Two-Family Dwellings Checklist

Application

1 (One) Copy of Plans for Building Inspector to review.

- After plan is reviewed - need two more copies; keep original marked in red (goes to Building Inspector) and one for file Building inspector requires at least 24 hours prior notice before a scheduled inspection(s).

Plot Plan of Property

- Two Copies – show house, well, septic, driveway, any other buildings.
- Check Distances from Well & Septic (10' from well and 20' from septic)

Chester County Health Department (CCHD) Information (if applicable):

- Sewer Permit (if applicable)*
- Well Permit (if public water is not available) (if applicable)

Liability Insurance Form (From Contractor)

Collection of Fees:

- Permit Fee (First 1000 sq. ft.).....\$100.00
- Each Additional 100 sq. ft. or part thereof\$10.00
- Each Inspection (# of inspections determined by Bldg. Inspector).....\$50.00
- Plan Review Fee (min. \$60 fee or .06 per sq. ft.).....\$60.00
- Electrical Inspection\$50.00
- Certificate of Occupancy (C of O)\$25.00
- UCC Fee\$4.00

Recommend to Applicant Attendance of BOS Meeting

*If addition is for bedroom(s), the owner must contact the CCHD first for approval (EDU's - equivalent dwelling units) for sewer and approved by CCHD before a permit can be issued by the Township Code Enforcement Officer.

NOTE: Additional Fees for permits issued after the Zoning Officer's issuance of a violation notice for commencement of work without a required permit will be \$50.00 or 50%, whichever is greater. In no event, however, shall the additional fee for any one permit exceed \$150.00. (Resolution 12-1998).

Electrical Exemption – Amish: An electrical exemption form must be filled out and notarized before a building permit will be issued.

- Permit becomes invalid if work is not commenced within 180 days of issuance
- ...or, work is suspended or abandoned for more than 180 days after work begins
- Permit holder may request an extension to begin construction...approval must be in writing
- No permit may be valid for more than 5 years from its issue date

2006 INTERNATIONAL BUILDING CODE - SECTION 110 - CERTIFICATE OF OCCUPANCY

110.1 Use and occupancy. No building or structure shall be used or occupied, and no change in the existing occupancy classification of a building or structure or portion thereof shall be made until the building official has issued a certificate of occupancy therefore as provided herein. Issuance of a certificate of occupancy shall not be construed as an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction.

110.2 Certificate issued. After the building official inspects the building or structure and finds no violations of the provisions of this code or other laws that are enforced by the department of building safety, the building official shall issue a certificate of occupancy that contains the following:

1. The building permit number.
2. The address of the structure.
3. The name and address of the owner.
4. A description of that portion of the structure for which the certificate is issued.
5. A statement that the described portion of the structure has been inspected for compliance with the requirements of this code for the occupancy and division of occupancy and the use for which the proposed occupancy is classified.
6. The name of the building official.
7. The edition of the code under which the permit was issued.
8. The use and occupancy, in accordance with the provisions of Chapter 3.
9. The type of construction as defined in Chapter 6.
10. The design occupant load.
11. If an automatic sprinkler system is provided, whether the sprinkler system is required.
12. Any special stipulations and conditions of the building permit.

110.3 Temporary occupancy. The building official is authorized to issue a temporary certificate of occupancy before the completion of the entire work covered by the permit, provided that such portion or portions shall be occupied safely. The building official shall set a time period during which the temporary certificate of occupancy is valid.

110.4 Revocation. The building official is authorized to, in writing, suspend or revoke a certificate of occupancy or completion issued under the provisions of this code wherever the certificate is issued in error, or on the basis of incorrect information supplied, or where it is determined that the building or structure or portion thereof is in violation of any ordinance or regulation or any of the provisions of this code.