

# DEWEYVILLE BUILDING PERMIT AND LAND USAGE REQUIREMENTS \*

## **New building construction (Houses, Garages, Equipment Sheds, Etc)**

**Note: The Deweyville Planning Commission only meets once a month on the first Thursday of the month. Call the town office and schedule a place on the agenda at least 2 weeks prior to meeting to get on the agenda due to requirements for public notices.**

All new building construction must have a preliminary review and approval by the Deweyville Planning Commission prior to any excavation or construction. A preliminary approval consists of coming to the Planning Commission for review of the building lot and proposed building construction.

### **Items needed by Planning Commission for Preliminary Review:**

Five (5) copies of a plat map showing the following:

1. Lot size and location in town
2. Location of existing building or structures.
3. Location of utilities.
4. Location and size of any natural or man-made land features (ditches, ponds, hills, roads, fences, etc.)
5. Location of access to highway.
6. Location and size of proposed new construction and the distances from property lines and any existing structures and land features (setbacks).

Note: Hand drawn sketches of the plat map are acceptable as long as a ruler is used to draw lines and dimensions are indicated and are legible.

Upon preliminary review and approval of building lot and plat map the Planning Commission will require additional information and payment of required fees before final approval for construction and a building permit can be issued.

### **Items needed by Planning Commission for final construction approval:**

1. A review of the construction plans will need to be performed by the Tremonton City Building Inspector (Steve Bench 435-257-9510)
2. Five (5) copies of engineered building construction plans.
3. Signed and dated approval from UDOT for access to any state highway.
4. Signed and dated septic system approval from Bear River Health Department.
5. Signed and dated Fire Protection approval from Fire Marshall.
6. Electric and Gas utilities: Contact individual utilities for hookup and cost
7. Filled out Building Permit form. Contact Deweyville Town Clerk for blank form.

Upon final approval for construction by Planning Commission the Fee for Building Inspections and Impact Fees will need to be paid before Building Permit is signed and issued.

### **Service and Fees:**

- Impact Fees: Water: \$4717.00 and Roads: \$618.00
- Building Inspection Fee: Determined by Building Inspector
- Water Connection Fee: Total Cost incurred for permits, meter, meter pit, materials, road repair, labor etc. required to install meter. (Charged based on cost from installation contractor at time of installation approximately \$2000.00). Installation of water line from meter to building is the responsibility of homeowner/building contractor. Fee for meter installation will need to be paid before water service begins.
- Utilities Fees: Amount charged by individual utilities. Fee paid to utility company.

After foundation layout is complete but before foundation excavation begins, please call the Deweyville Town Hall and schedule an inspection for setbacks.

Building Inspections will need to be performed by the Building Inspector at various intervals in the construction project as defined by the Building Inspection. Contact Steve Bench 435-257-9510 for a building inspection.

**\*DISCLAIMER:** This document is not an official document of Deweyville Town. This document is meant for quick reference by a homeowner on what is needed to apply for a Building Permit in the Town of Deweyville. It is for reference only and does not in any way provide information for all possible scenarios that may arise and in no way overrides the current adopted Deweyville Town Land Management Code (Zoning Code) or any other Town Ordinances or Resolutions.