

LOWER OXFORD TOWNSHIP

220 Township Road • Oxford • PA • 19363
Phone: 610-932-8150 (Ext. 1) • Fax: 610-932-2367
E-Mail: loweroxfordtp@zoominternet.net

PLAN REVIEW REQUIRED

BUILDING PERMIT & APPLICATION MAJOR ALTERATIONS/RENOVATIONS Single Family or Multi-Family Residence

C of O Issued: ____/____/____

TPI # 56-____ -____	Date of Application: ____/____/____	Permit #: LOT-____ -____ -R
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Property Owner Information

Name:		Cell No.	
Property Address:		Phone No.	

Contractor Information

Contractor Name & Contact:		Cell No.	
Address:		Phone No.	

S/D Name:		Lot No.:		Lot Size:	Acre(s)	Non-Conforming Lot? <input type="checkbox"/> Yes <input type="checkbox"/> No
Type:	Renovation/Alteration	Use:	Residential	Zoning District:	R-1, R-2, R-3, R-4 C-1, C-2, C-3, I-1	Zoning Variance Required? <input type="checkbox"/> Yes <input type="checkbox"/> No
DIMENSIONS	Width:	Length:	Total Sq. Ft.	SWM Waiver Required? ($\leq 1,000$ sq. ft.) <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A		
				Utilize Existing Impervious? <input type="checkbox"/> Yes <input type="checkbox"/> No _____ sq. ft.		
				SWM Plan Required? ($\geq 1,000$ + sq. ft.) <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A ($\geq 2,000$ + sq. ft.) <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A		

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: _____

Remarks: Please contact Building Inspector at least 24 hours prior to each inspection (Refer to plan review sheet). The Building Inspector has 15 business days (excludes weekends & holidays) to complete review and 5 days to complete review if the plans are stamped by an engineer.

Signature of Approval of BCO: _____ Date: _____
Scott Moran, BCO (PA UCC #4426) (Phone: 610-637-1003)

Estimated Cost of Project: \$ _____ **Permit Fee \$** _____

Method of Payment: Check # _____ (Payable to Lower Oxford Township) Money Order Cash **(No Credit Cards Accepted)**

Description of Renovation or Alterations: _____

- Permit becomes invalid if work is not commenced within 180 days of issuance or if 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.

PLOT PLAN

Outline the shape of the building lot and show dimensions. Locate NORTH point. Outline accessory building to be constructed and designate any other building(s) on the same plot and show dimensions of those buildings. Show set-back of front yard, rear yard, and side yards. Locate water and sanitary services, and replacement area septic (if applicable). Check with Zoning Officer for appropriate setbacks.

Square Footage of Impervious Surface:		
House:	_____ x _____ = _____	
Garage:	_____ x _____ = _____	
Driveway:	_____ x _____ = _____	
Outbuilding(s):	_____ x _____ = _____	
_____	_____ x _____ = _____	
_____	_____ x _____ = _____	
Pool:	_____ x _____ = _____	
Other:	_____ x _____ = _____	
_____	_____ x _____ = _____	
_____	_____ x _____ = _____	
Approx. Sq. Ft. Totals:		= _____

STORMWATER MANAGEMENT REQUIREMENTS

Impervious Coverage per Lower Oxford Township's Ordinance Chapter 20
*****All Impervious Coverage is Cumulative*****

Residential & Commercial
 <1,000 sq. ft.= Waiver \$25
 ≥1,000 sq. ft. to <2,000 sq. ft. = Small Project/Simplified SWM
 Admin/Permit Fee = \$150
 Initial Escrow Fee = \$500 (Professional Review & Inspections Required)
 ≥2,000 sq. ft. Engineered SWM
 Admin/Permit Fee = \$300
 Initial Escrow = \$500 (Professional Review & Inspections Required)
***Note: Building &/or Zoning Permit & Fees will be required per project type.**

Agricultural "Ag Use Building" (If Residence – Use Residential)
 <1,000 sq. ft.= Waiver \$25
 ≥1,000 sq. ft. to <10,000 sq. ft. = Small Project/Simplified SWM
***Note: Building &/or Zoning Permit & Fees will be required per project type.**

Township Use Only: The following calculations are approximations only. Totals include driveway, accessory buildings, swimming pools, etc.:

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.

<p>MINIMUM OF THREE CALLED INSPECTIONS REQUIRED FOR ALL CONSTRUCTION WORK:</p> <ol style="list-style-type: none"> 1) FOUNDATIONS OR FOOTINGS. 2) PRIOR TO COVERING STRUCTURAL MEMBERS (READY FOR LATH OR FINISH COVERING). 3) FINAL INSPECTION BEFORE OCCUPANCY. 	<p>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.</p>
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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 MAJsOR Alterations/Renovations

Application

Three (3) Copies of Plans for the Building Inspector to review.

Chester County Health Department (CCHD) - CCHD must be notified if renovation or alteration is for an additional bedroom.

Liability Insurance Form (From Contractor)

Collection of Fees:

- Permit Fee \$100.00
- Plan Review for all space (Minimum \$75) \$.06 per sq. ft.
- Inspections – TBD by Building Inspection and indicated on plan review \$55.00@
- Re-Inspections for failed inspections \$75.00@
- Certificate of Occupancy (C of O) \$25.00
- UCC Fee \$4.50

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 – Old Order Amish: An electrical exemption form must be filled out and notarized before a building permit will be issued. Codes Enforcement Officer has a copy to be signed and notarized.

If an existing house on the same property is to be occupied while constructing the new house, a contract must be signed by the owner/applicant which states that once the Certificate of Occupancy is approved for the new home, the existing house will be demolished within 30 days (or timeframe approved by Township). A demolition permit must be applied for at the time the building permit has been approved.

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- ...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.