

# LOWER OXFORD TOWNSHIP

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

**SWM REQUIRED**

## ZONING PERMIT & APPLICATION

Carpports, Gazebos & Patios

TPI #	56-____-____	Date of Application:	Permit #: LOT-____-____-Z
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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: Erect/Place Zoning Structure	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 Plan Required? (1,000+ sq. ft.) <input type="checkbox"/> Yes <input type="checkbox"/> No SWM Waiver Required? (-1,000 sq. ft.) <input type="checkbox"/> Yes <input type="checkbox"/> No

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: _____

Zoning Officer Approval: _____	Date: _____
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Estimated Cost of Project: \$	Permit Fee \$
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Method of Payment: <input type="checkbox"/> Check # _____ (Payable to "Lower Oxford Township") <input type="checkbox"/> Money Order <input type="checkbox"/> Cash
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If you have questions, or unsure about the interpretation of this requirement, please contact the Zoning Officer at 610-932-8150 Ext. 1)

- Accessory use structure may only be erected on the side and rear yard of property.
- Applicant must maintain 10 feet from the property line (side and rear of property).
- Structures may not be placed or built in the right-of-way, easements, replacement septic areas, or delineated wetland areas.
- Permit becomes invalid if work is not commenced within 180 days of issuance.
- Permit becomes invalid 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 by the Zoning Officer.
- If licensed contractor is performing the construction, a certificate of liability must be provided prior to permit being issued.



# Lower Oxford Township Zoning

Establish Structure - Carports, Gazebos, Patios, etc.

**Application – NO PLAN REVIEW REQUIRED**

**Plot Plan of Property**

- Structure may not be erected closer than 10 feet to property line and be placed in side and rear of property (unless approved in advance by Zoning Officer).
- Locate all buildings on property and distances between them. Must maintain 20' between permanent buildings.
- Provide distances from well and septic (if applicable)
- Provide location of replacement area septic area (if applicable).

**Stormwater Management – Act 167** - Pennsylvania’s Storm Water Management Act (Act 167) was enacted in 1978. This Act was in response to the impacts of accelerated stormwater runoff resulting from land development in the state. It requires counties to prepare and adopt watershed based stormwater management plans. It also requires municipalities to adopt and implement ordinances to regulate development consistent with these plans.

- As of January 1, 2014, the State requires any construction that results in impervious surface to be monitored. Residential construction that exceeds 1,000 sq. ft. in impervious surface will need a stormwater management plan that must be approved by an engineer. This should accompany any plans submitted by the owner or contractor.

**Collection of Fees:**

<input type="checkbox"/> Permit Fee .....	\$75.00
<input type="checkbox"/> UCC Fee .....	\$4.50
<input type="checkbox"/> SWM Exemption Fee (if under 1,000 sq. ft.) .....	\$25.00
<input type="checkbox"/> Small Project SWM Permit Fee (under 1,000 sq. ft.) .....	\$150.00
*Initial Escrow .....	\$500.00
<input type="checkbox"/> SWM Permit Fee (Residential 2,000 sq. ft./Agricultural 10,000 sq. ft.) .....	\$300.00
*Initial Escrow .....	\$500.00

\*Professional reviews will be charged at actual cost and shall be added to as necessary to maintain an escrow at 25% of original amount; any excess shall be refunded to the applicant.

**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).

- 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 for placement of Accessory Building. Approval must be in writing.