

**CITY OF CAMDENTON
OFFICE OF THE BUILDING OFFICIAL
Residential Building Permit Application**

DATE: ____/____/____

PERMIT # _____

REQUEST FOR: NEW BUILDING ADDITION REMODEL DECK STORAGE BUILDING

**ANY PROJECT REQUIRING A BUILDING PERMIT THAT IS STARTED WITHOUT A LEGAL PERMIT
WILL BE REQUIRED TO PAY 150% OF THE STANDARD BUILDING PERMIT FEE.**

PERSON MAKING APPLICATION: _____

EMAIL ADDRESS: _____

ADDRESS: _____

CITY: _____ STATE: _____ ZIP CODE: _____ PHONE: _____

ADDRESS OF CONSTRUCTION SITE: _____

OWNER OF PROPERTY: _____

EMAIL ADDRESS: _____

ADDRESS: _____

CITY: _____ STATE: _____ ZIP CODE: _____ PHONE: _____

ADDITIONAL COMMENTS: _____

PROPOSED USE FOR BUILDING: _____

ZONING DISTRICT: _____

CONSTRUCTION TYPE: MASONRY WOOD FRAME STEEL ICF SIP

GENERAL INFORMATION

Street Frontage (ft)		Stories (#)		Lot Area (Sq Ft)	
Front Setback (ft)		Bedrooms (#)		Total Building Area (Sq Ft)	
Rear Setback (ft)		Full Baths (#)		Living Area (Sq Ft)	
Right Setback (ft)		Partial Baths (#)		Basement Area (Sq Ft)	
Left Setback (ft)		Fireplaces (#)		Garage Area (Sq Ft)	
Total Height above Grade (ft)		Other		Existing Structure (Sq Ft)	
Fnd/Slab Height above Grade (in)		Other		Other	

ELECTRICAL SERVICE: _____ AMPS

Volt-ampere (100%) rating of:		Volt-ampere (100%) rating of:		Volt-ampere (100%) rating of:	
Range(s)		Heat Pump w/o electric backup		Heat pump with electric backup	
Ovens(s)		Electric furnace		Backup electric heat for heat pump	
Cook Top(s)		AC & Cooling		Other	
Clothes Dryer(s)		Other		Other	
Water Heater(s)		Other		Other	

PROPANE: YES NO **NATURAL GAS:** YES NO **CITY WATER:** YES NO

CITY SEWER: YES NO

PLUMBING & MECHANICAL

Fixtures	#	Fixtures	#	Mechanical Units	#	Fuel Gas Units	Btu/hr
Tub/showers		Water Heaters		Electric Furnace/AC		Gas Furnace	
Lavatories		Water Softeners		Heat Pump		Gas Range/Stove	
Toilets		Grinder Pumps		AC Compressor		Gas Water Heater	
Sinks		Sump Pumps		Central Vac System		Gas Fireplace	
Washer Standpipe		Backflow Preventer		Kitchen Exhaust Hood		Other	

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Applicant initials: _____

Dishwasher		Hose Bibbs		Bath Exhaust Fans		Other	
Disposal		Sprinkler Heads		Other		Other	
Floor Drains		Other		Other		Solid Fuel Appliance	

GENERAL CONTRACTOR: _____
EMAIL ADDRESS: _____
ADDRESS: _____
CITY: _____ **STATE:** _____ **ZIP CODE:** _____ **PHONE:** _____

Is the General Contractor a Missouri Business YES NO If no, a building permit can not be issued until the City receives a "Transient Employee Tax Clearance" through the Department of Revenue (packet available).

By submitting this application I am giving permission to the City of Camdenton and its designees to enter my property for the purpose of inspecting for compliance with applicable Code, Standard or Ordinance requirements as a condition of this Permit being applied for. I have provided above in the Additional Comments section any special access information and conveyed any known hazards.

Applicant Initials: _____
I hereby certify that the owner of record authorizes the proposed work and application for permit. I certify all items on this application to be true to the best of my knowledge and ability. **Applicant Initials:** _____

By signing below I acknowledge it is my responsibility to contact the City of Camdenton to schedule the required inspections for the type of construction applied for. A certificate of Occupancy will not be issued without successful completion of the required inspections. **Applicant Initials:** _____

Applicant understands that compliance with State and Federal Statutes and Regulations is the responsibility of the Applicant. This includes but is not limited to Americans with Disabilities Act (ADA) regulations, Fair Housing Amendments Act (FHA), Housing and Urban Development (HUD) and others that may apply. **Applicant Initials:** _____

Estimated cost of construction for new structures and additions shall be based upon the building construction valuation of a minimum of \$65.00 per square foot, plus \$20.00 per square foot for garages. No exceptions. [Section 500.070(1)]

ESTIMATED COST: \$ _____ **APPLICANT'S SIGNATURE** _____

Right-of Way Permit may be required, review and initial:

Camdenton City Code 520.050 governs: Sidewalks, Driveway Entrances, Off Street Parking, City Right of Way (ROW) (including street cuts for your utilities), Curbs, Gutters along the ROW including grading/slope changes.

Camdenton City Code 520.070 governs Culverts (drainage underneath a driveway or other means of access).

If your proposed work under this permit will involve/affect any of the above, you will need to fill out a Public Works Right of Way permit and pay a \$500 Deposit.

Applicant Initials: _____

*****DO NOT WRITE BELOW THIS LINE*****

APPLICATION APPROVED: YES NO (If not, indicate reason below)

ZONING: YES NO **CONSTRUCTION TYPE:** YES NO

OTHER: _____

BY: _____ **DATE** _____

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City of Camdenton
Office of the Building Official
Check List for Permit Applications

- * One (1) vicinity/lot drawings showing where the building is to be placed on the lot. Must show the dimensions of the lot lines and distances from the proposed building to the lot lines. The drawing shall also detail location of the driveway, culverts etc.
- * Residential: Accurate scaled (minimum of 1/4" = 12") plans of each floor showing locations of receptacles, switches, smoke alarms, carbon monoxide alarms, circuit panel box, door and window sizes, plumbing fixtures, appliances and attic access door. Foundation plan showing footing and wall width. Installation of fuel-gas appliance will require a list of the piping material and demand calculations. Plans should show at least (2) elevations: (1) side and the front. Truss roof systems require the following information to be provided (see page 3). Two (2) complete sets must be submitted.
- * Commercial: This will require an architect and/or engineered stamped/signed set of drawings as per the International Building Codes & Missouri State Statute. Three (3) complete paper sets are required plus one (1) civil on electronic media (PDF form is acceptable). The prints shall include code summary sheet, statement of special inspections, geotechnical report, civil, foundation, structural, electrical, mechanical, fuel-gas (see pg. 5), plumbing and fire suppression plans (if required by occupancy group). In order to fulfill the requirements for an Architectural Review, projects shall include but not be limited to the following:

1. New Projects

- a. A drawing plan of the area, which indicates infrastructure and site improvements, including building footprint, curb cuts, driveway locations and other natural and man-made features of significance.
- b. Photographs reflecting existing site conditions and suggested site improvements.
- c. Elevations for street front and two sides showing preliminary material types and colors. Property topography and drainage should also be explained.
- d. Landscaping/streetscape plan for the development.

2. Renovation Projects

- a. A drawing plan of the area to be renovated.
- b. Photographs reflecting existing site and suggested site changes.
- c. Elevations of street front and two sides showing preliminary material types and colors.
- d. Landscaping/streetscape plan for the renovation.

- 3. Other Items** may be required on an as needed basis and requested of the developer at the time of the submittal.

All construction must follow the following codes:

International Building Code 2018
International Residential Code 2018
International Property and Maintenance Code 2018
International Existing Building Code 2018
International Mechanical Code 2018
International Plumbing Code 2018
International Fuel Gas Code 2018
International Fire Code 2018
National Electrical Code 2017
ICC A117.1-2017 Assessible and Usable Buildings and Facilities

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Common Zoning Regulations

Setback requirements by Zoning Area:

- A-1: Front/Rear = 40 ft. and Sides = 20 ft.
- R-1: Front/Rear = 30 ft. and Sides = 10 ft.
- R-2: Front/Rear = 25 ft. and Sides = 7 ft.
- R-3: Front/Rear = 25 ft. and Sides = 7 ft.
- R-3TH: Front/Rear = 25 ft. and Sides = 7 ft. (see City Code, Table 400.200)
- C-1: Front/Rear = 30 ft. and Sides = 30 ft., +#*
- C-2: Front/Rear = 25 ft./30 ft. and Sides = 30 ft., +#*
- I-1: Front/Rear = 30 ft. and Sides = 10 ft., +#*
- I-2: Front/Rear = 30 ft. and Sides = 10 ft., +#*

+ Refer to City Code Section 400.210(H) for exceptions.

Refer to IBC 2018, Table 602, Fire Resistance Rating for Exterior Walls.

* Refer to City Code Section 400.210(E) for exceptions.

House and Business Street Numbers: City of Camden Code Section 510. Numbers are required. Check with Camden County for new E-911 numbers. Letters to be a minimum of four (4) inches high for residential & six (6) inches for commercial.

Sidewalks, Driveways and Curb Construction: City of Camden Code Section 520.020 - .060.

Commercial Parking Lots: City of Camden Code Section 400.260 B & C. All new businesses and new buildings in commercial or industrial zones shall pave their parking lots and provide the number of spaces required.

Commercial and Residential Driveways: All new structures shall pave from the edge of the street to the edge of the city right of way. If the right of way cannot be determined, then the distance shall be ten (10) feet. The “Right-of-Way Permit” application must be filled out in detail and be submitted with the required vicinity/lot drawing and the \$500.00 deposit. Commercial construction requires that the parking lot be paved. New single-family homes must provide two (2) off street parking places. New multiple family homes must provide one and one half (1 ½) parking places.

Signs: City of Camden Code Section 400.270.

Water and Sewer: All water and sewer hook-ups and other work will be done under the supervision of the Department of Public Works.

City of Camden Codes can be found at:

www.camdentoncity.com

Link to “City Government” and then link to “Municipal Ordinances”

City of Camden Zoning and Building Official: AJ Grant, 573-346-3600 Ext. 231

City of Camden Director of Public Works: Chris Finley, 573-346-7293

City of Camden Fire & Code Official: Chasity Ivey, 573-346-3600 Ext. 233

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Truss Roof Design Requirements

Truss design drawings shall be provided and show at a minimum the following information:

1. Slope, span and spacing
2. Required bearing widths
3. Design loads as applicable
4. Each reaction force and direction
5. Lumber size, species and grade for each member
6. Connections requirements for truss to girder-truss
7. Calculated deflection ratio and/or maximum description for live and total load
8. Required permanent truss member bracing locations

Utility Marking Requirement

Section 700.050: Utility Marking

As required by RSMo 319.033, by January 1, 2016.

All new or replacement of lateral sewer line pipes or water service piping shall be required to mark the piping with a # 12 gauge insulated solid copper THHN wire placed in the trench with the piping material.

The marking wire shall start at the connection to the sewer or water main in the right-of-way and extending the full length of the pipe and terminating at the building drain/sewer cleanout (pressure sewer lines shall terminate at the grinder pump enclosure or the foundation wall) on the exterior of the building or terminating at the foundation for the water line.

The marking wire shall be placed within a vertical enclosure at the property/right-of-way line and at the termination point at the building. The wire shall be capable of extending three (3) feet outside the enclosure at both ends. Typical enclosures can be three (3) inch PVC pipe with a cleanout threaded cap (reversed so that the nut is recessed). The enclosure and cap shall be placed flush with the existing finished grade. The sewer marking enclosure shall be painted green and the water line marking enclosure shall be painted blue.

The property owner shall be responsible for maintaining the marking wire enclosures and all cleanouts.

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Applicant initials: _____

**2018 International Fuel Gas Code
2018 International Residential Code (Chapter 24)**

Required Information for Permit Application(s)

Fuel Gas Permits: Conversions and/or New Service

“Additions, alterations, renovations or repairs to installations shall conform to that required for new installations without requiring the existing installation to comply with all of the requirements of this code. Additions, alterations or repairs shall not cause an existing installation to become unsafe, hazardous or overloaded.” Section 102.4, 2018 IFGC

*“An owner, authorized agent or contractor who desires to erect, install, enlarge, alter, repair remove, **convert**, or replace an installation regulated by this code, or cause such work to be done, shall first make application to the code official and obtain the required permit for the work.” Section 106.1, 2018 IFGC*

- 1) Number of appliances & type.
- 2) Input BTU’s of each appliance.
- 3) Length of gas pipe from meter to each appliance (including diagram).
- 4) Type of gas pipe material.
- 5) How is the gas pipe size determined?
 - a) Engineered (calculations required)
 - b) Per manufacturers installation directions (copy of such)
 - c) Pipe sizing Tables:
 - IRC – Section G2413.4
 - IFGC – Tables 402.4(1) – 402.4(37)
- 6) Copy of pressure test for gas pipe.
- 7) Condition of vent connectors & vent.
- 8) Adequate clearances from combustible materials for appliance(s), connector(s) & vent(s).
- 9) Adequate combustion air? How determined?
- 10) After July 1st, 2013, a carbon monoxide detector is required to be placed outside the immediate vicinity of all bedrooms (residential structures only).

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Applicant initials: _____

CITY OF CAMDENTON

Right-of-Way Work Permit \$500 Deposit Required

Application Date _____

Permit No. _____
(assigned by Public Works Director)

Property Owner _____

Phone Number _____ Alternate Number _____

Property Address _____

Contractor _____

Type of Work: ___ Driveway ___ Curb ___ Sidewalk

___ Drawing of the work site in regards to the lot and street has been attached.

By submitting this application I am giving permission to the City of Camden and its designees to enter my property for the purpose of inspecting for compliance with applicable Code, Standard or Ordinance requirements as a condition of this Permit being applied for. I have provided above in the Additional Comments section any special access information and conveyed any known hazards. **Applicant Initials:** _____

I hereby certify that the owner of record authorizes the proposed work and application for permit. I certify all items on this application to be true to the best of my knowledge and ability. **Applicant Initials:** _____

I have read and initialed the attached applicable Sections from the City of Camden Municipal Code regarding the above requested permit. I understand that no work shall take place until an approved work permit has been received. I further understand that the approval process could take up to 48 hours.

Applicant's Signature

.....
For Office Use Only:

Deposit Date: _____ Check ___ Cash ___

Check received from: _____

The above described work is approved along with any attachments per Chapter 500 of the City of Camden Municipal Code on this ___ day of _____, 20__.

Public Works Director

Final Inspection was completed on this ___ day of _____, 20__. Approval is given for the return of the \$500 deposit.

Public Works Director

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Applicant initials: _____

CITY OF CAMDENTON – Municipal Code

Section 520.050 – Sidewalk, Driveway Entrances, Off Street Parking, City Right of Way and Curb Construction

Definition: As used in this section, the term “Driveway” shall mean an area used by vehicles or intended to be used by vehicles to access property from the paved portion of city streets or state highways.

- A. *Concrete Construction.* All sidewalks and, where streets are hard-surfaced construction, all curb and gutter constructed, reconstructed or repaired shall be of concrete material
- B. *Grade.* Sidewalks and curb and gutter shall conform to the established grade of the street and surrounding terrain and shall comply with the Americans with Disabilities Act (ADA) requirements where applicable
- C. *Width.* All sidewalks shall be not less than five (5) feet in width and shall comply with the Americans with Disabilities Act (ADA) requirements where applicable.
- D. *Supervision.* All work of constructing, reconstructing or repairing of sidewalks, curb and gutter, installation of culverts and installation or repair of driveway entrances shall be done under the supervision of the Director of Public Works.
- E. *Driveway Entrances.* Upon construction, alteration or reconstruction of driveway entrances landowners, tenants or contractors constructing such entrances shall be required to pave with asphalt or construct of concrete those portions of driveway entrances a distance of at least ten (10) feet from the edge of an existing street or road along the full width of the driveway. Concrete or asphalt driveways and entrances shall meet the specifications (thickness and base) required for parking areas within the zoning district in which they are located. The first two (2) feet of the driveway shall follow the general slope of the roadway leading into the driveway and shall direct runoff water to the ditch and not into the roadway, where applicable. Persons constructing such driveway entrances shall complete the hard surface requirements within 60 days from the date their permit application is approved. Such driveway entrances shall be maintained by the owner of the property in good condition.
- F. *Improvements in City Right of Way.* No person shall place or cause to be placed any building material, wiring, plumbing, piping, fence or other type of materials or improvement within the City or State of Missouri road right of way with the exception of mailbox structures as approved by the United States Postal Service (placed no less than 6” back from the edge of the street) or utilities (phone, cable, etc) placed by authorized personnel. Such objects may be removed by City personnel. Parties violating this section may be cited with an ordinance violation under this section and every day such violations continue to exist may be treated as a separate ordinance violation.
- G. *Off Street Parking.* Off street parking on the City right of way may be allowed in the discretion of the City. In all such cases, all vehicles or other items parked in the City right of way shall be at least one foot away from the paved portion of the street. In the following instances a determination may be made that off street parking is not allowed: 1) If the off street parking causes damage to the edge of the pavement of City street or other damage as determined by the Director of Public Works (unless the owner or tenants makes provision to repair such damage and cause improvements to be made which will prevent future damage); or 2) If a determination is made by the Chief of Police that the parking is a danger to the safe flow of traffic. In the event such determination is made, the owner and/or occupant shall be given written notification by the City Administrator which may be appealed to the Board of Aldermen within ten (10) days following receipt of the notice. Subsequent to the time the owner or occupant is given written notification not to park in such areas, whether an appeal is pending or not, the area will be considered a no parking area, whether marked or not, and the Police Department may issue illegal parking tickets for parking in such areas.

Section 520.070 – Culverts

Culverts may be required by the Director of Public Works for entrances to City streets and right of ways and State highway right of ways. Culverts may be installed by the City Public Works Department personnel but must be purchased by the property owner and delivered to the site. Corrugated steel or equal as approved by the Public Works Director are required. The culvert shall be of such size as determined by the Director of Public Works. (Ord. No. 2049 §1, 12-7-04)

Section 520.080 – Permits

A permit approved by the Public Work Director shall be required prior to any work taking place on City or public right of way. All such work shall be done under the supervision of the Director of Public Works. A deposit of \$500 shall be required with the submission of the application which shall be refunded within 30 days upon approval of the City Administrator or the Director of Public Works. The City Administrator may approve the waiver of the deposit required in this section, upon the recommendation of the Director of Public Works, in situations such as minor repairs being made or in the event other construction or deposits are sufficient. IN the event that the requirements of this and other section are not met, the City may remove the driveways, culvers, fill material and other obstructions or changes to the City right of way, as well as forfeiting any deposit made. (Ord. No. 2049-04 §1, 12-7-04)

Initials _____ Date _____

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