

ALMONT TOWNSHIP/VILLAGE BUILDING DEPARTMENT

819 Main Street
Almont, MI 48003
Phone 810-798-8521/Fax 810-798-7097
www.almonttownship.org

BUILDING PERMIT SUBMISSION REQUIREMENTS

The following is a list of documents/permits to present to the Almont Township/Village Building Department along with a completed building application for construction of or alterations to a single family dwelling in Agricultural/Residential, R-1 (A) and R-1B Zoned Districts.

1. FOR TOWNSHIP PROPERTIES:

SEWAGE DISPOSAL PERMIT: Issued by
Lapeer County Health Department
1800 Imlay City Road, Lapeer, MI 48446-3206
(810-667-0391)

FOR VILLAGE PROPERTIES:

Approval from Village for hook-up
**ALL APPLICABLE FEES MUST BE PAID OR RECEIVE A
WAIVER FROM THE VILLAGE MANAGER PRIOR TO
ISSUANCE OF BUILDING PERMIT**

2. FOR TOWNSHIP PROPERTIES:

WELL PERMIT: Issued by
Lapeer County Health Department
1800 Imlay City Road, Lapeer, MI 48446-3206
(810-667-0391)

FOR VILLAGE PROPERTIES:

Approval from Village for hook-up
**ALL APPLICABLE FEES MUST BE PAID OR RECEIVE A
WAIVER FROM THE VILLAGE MANAGER PRIOR TO
ISSUANCE OF BUILDING PERMIT**

3. FOR TOWNSHIP PROPERTIES:

DRIVEWAY PERMIT: Issued by
Lapeer County Road Commission
820 Davis Lake Road, Lapeer, MI 48446
(810-664-6272)

4. SOIL EROSION PERMIT: Issued by

Lapeer County Soil Erosion & Sedimentation Control
255 Clay Street, Lapeer, MI 48446
(810-245-4753)

5. Recorded copy of Land Survey and Legal Description of the property.
6. If applicable, a copy of Almont Township's approval of Land Division.
7. A Tax I.D. Number, as assigned by the Almont Township Assessor.
8. A recorded copy showing proof of an applicant's ownership.
9. Construction documents shall be of sufficient clarity to indicate the location, nature, and extent of work proposed and show in detail that it will conform to the provisions of the code and relevant laws, ordinances, rules, and regulations, as determined by the building official.

THREE (3) Scale Drawings of the proposed structure showing the following:

- a) Floor plans (all levels)
 - b) Elevations
 - c) Detailed cross sections
 - d) Foundation details
 - e) Footing details
 - f) Engineering prints for all engineered wood products such as but not limited to:
 - Roof Trusses
 - Floor Trusses
 - I-Joist
 - Laminated-Beams, Etc.
 - g) Engineering details for all wood foundations
 - h) Fireplace cross-sections for all natural fireplaces
 - i) Energy Calculations sufficient to ensure compliance with the State Energy code. (See enclosed form.)
10. Addressing application must be completed for all newly create parcels. DTE Energy will not install service unless an address has been assigned to the property.
 11. Plot plan application must be completed for all newly constructed residential dwellings. Please refer to application for full detailed instructions.
 12. Building permit application completed, signed and dated by applicant.

Please allow at least 10-15 business days for review of plans and property documents by the Building Administrator/Building Inspector and/or Village Engineer. Fees for the Plan Review, Address Application and for Plot Plan Review shall be paid in full when submitted. Water/Sewer hook-up fees, Building Permit and Zoning Permit fees shall be paid prior to building and/or trade permits being issued.

When applicable, separate plumbing, mechanical, and electrical plans may be required along with the building plans.

JOSEPH E. ISRAEL

Building Official, Building Administrator, Plan Reviewer, and Building Inspector
(810-798-8521, ext 2006)

TIM ISRAEL

Plumbing & Mechanical Inspector and Plan Reviewer (810-798-8521 . ext 2006)

ANDY VAN DYKE

Electrical Inspector (810-798-8521, ext 2006)

Ida L. Lloyd

Almont Twp. Zoning Administrator/Almont Twp/Village Permit Clerk
(810-798-8521. ext 2006)

Adopted 12/2006

Amended 11/22/11

Filed Under Building permit submission requirements.doc

ALMONT TOWNSHIP/VILLAGE BUILDING DEPARTMENT
BUILDING APPLICATION
ALMONT, MICHIGAN 48003
PHONE 810-798-8521/Fax 810-798-7097
www.almonttownship.org OR www.almontvillage.org

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1. LOCATION OF BUILDING			
ADDRESS			
BETWEEN		AND	
PROPERTY TAX IDENTIFICATION NUMBER: 44-			
II. IDENTIFICATION			
A. OWNER OR LESSEE			
NAME		TELEPHONE NO.	
ADDRESS	CITY	STATE	ZIP
B. ARCHITECT OR ENGINEER			
NAME		TELEPHONE NO.	
ADDRESS	CITY	STATE	ZIP
LICENSE NO.		EXPIRATION DATE	
C. CONTRACTOR			
NAME			
TELEPHONE	CELL	FAX	
ADDRESS	CITY	STATE	ZIP
BUILDERS LICENSE NO.		EXPIRATION DATE	
FEDERAL EMPLOYER ID NUMBER OR REASON FOR EXEMPTION			
WORKERS COMP. INSURANCE CARRIER OR REASON FOR EXEMPTION			
MESC EMPLOYER NUMBER OR REASON FOR EXEMPTION			
III TYPE OF IMPROVEMENT AND PLAN REVIEW			
A. TYPE OF IMPROVEMENT			
1. <input type="checkbox"/> NEW BUILDING		2. <input type="checkbox"/> ADDITION	
3. <input type="checkbox"/> ALTERATION		4. <input type="checkbox"/> REPAIR	
5. <input type="checkbox"/> WRECKING		6. <input type="checkbox"/> PRE-MANUFACTURED HOME	
7. <input type="checkbox"/> FOUNDATION ONLY		8. <input type="checkbox"/> RELOCATION	
B. ESTIMATED COST OF CONSTRUCTION \$			
C. REVIEW(S) TO BE PREFORMED			
<input type="checkbox"/> BUILDING <input type="checkbox"/> PLUMBING <input type="checkbox"/> MECHANICAL <input type="checkbox"/> ELECTRICAL <input type="checkbox"/> ENERGY			
Amended 11/22/2011		Effective 11/22/2011	
Filed under building permit submission requirements.doc			

PAGE THREE – Almont Township/ Village Building Application

V. APPLICANT INFORMATION

APPLICANT IS RESPONSIBLE FOR THE PAYMENT OF ALL FEES AND CHARGES APPLICABLE TO THIS APPLICATION AND MUST PROVIDE THE FOLLOWING INFORMATION.

NAME		TELEPHONE NUMBER	
ADDRESS	CITY	STATE	ZIP

I hereby certify that the proposed 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 and building codes of the State of Michigan. All information submitted on this application is accurate to the best of my knowledge.

Section 23a of the State Construction Code Act of 1972, PA230, 125.1523A, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or residential structure. Violators of section 23a are subject to civil fines.

Signature of Applicant _____ Application Date _____

VI. LOCAL GOVERNMENT AGENCY TO COMPLETE THIS SECTION

	Environmental Control Approvals			
	Required	Approved	Date	Permit No.
A. Zoning Permit	Yes No			
B. Plot Plan Approval	Yes No			
C. Soil Erosion (County)	Yes No			
D. Soil Erosion (State)	Yes No			
E. Flood Zone (State)	Yes No			
F. Water Supply (Village)	Yes No			
G. Sewer System (Village)	Yes No			
H. Driveway Permit (County/State)	Yes No			
I. Variance Granted (Village)	Yes No			

VII. VALIDATION

Building Permit No.:	Building Type:
Issued Date:	Building Use:
Zoning Permit Fee: \$	Application Reviewed by:
Building Permit Fee: \$	
Address Fee: \$	Building Application Approved by:
Plan Review Fee: \$	
Plot Plan Review Fee: \$	Building Administrator/Inspector
Administration Fee: \$	
	Paid On:
Total Fee Amount: \$	Cash/Check No.

VIII. SITE OR PLOT PLAN – For Applicant Use

Indicate direction of **North**

Plot Plans

A plot plan assists the zoning administrator to ensure that your project complies with the zoning ordinance. It also helps the building official to review your plan.

Please use straight lines. The plan must be legible and to scale.

Please review the following items and ensure they are on your plot plan if applicable. You must submit a completed checklist with your building permit application.

- Shape and dimensions of the lot
- North arrow
- All setbacks (front, rear, & sides)
- Shape, size, and location of all existing buildings on the lot
- Shape, size, and location of what you propose to construct, alter, or move
- The distance between accessory structures, the main building, and lot lines
- Trees that may impact the project
- Location of ponds, streams, etc.
- Location and dimensions of all easements
- Location of electrical wires and underground utilities
- The number of dwelling units (ie apartments, condo units, etc.) the structure will accommodate
- Sign locations
- Street and right-of-way locations (labeled)
- Parking areas
- Any other items which may be controlled or impacted by the zoning ordinance
- The applicant's signature _____

It is the responsibility of the applicant to ensure that information presented on the plot plan is clear, correct, complete and in accordance with Article 20 of the zoning ordinance. The Village may request additional information after you submit the plan if necessary.

If you have any questions, please contact the zoning administrator at 810-798-8528.

FACTORS TO CONSIDER WHEN MAKING APPLICATION FOR BUILDING PERMIT

1. Are there any overhead or underground wires on site? Yes No
2. Will any footings be trenched near poles, guy wires, or anchors? Yes No
3. Will any wells be drilled under or near overhead wires? Yes No
4. Will any structures be built under or near over wires? Yes No
5. Will any antenna, communication satellite dish, or tower be erected on the property which would be in conflict with power lines in a standing or free fall situation? Yes No
6. Will any trees be cut which are in proximity of overhead wires? Yes No
- 7. Owner or contractor could have personal liability in the event of injury or fatality on construction close to DTE Energy (Edison) lines.**
- 8. Owner or contractor should contact MISS DIG (1-800-482-7171) before excavating.**
9. Normal lead time required to relocate DTE Energy (Edison) facilities, or provide a line extension is six (6) weeks after all right-of-way or other agreements and any payments have been finalized with the property owner.

Name: _____

Job Site: _____

Energy Code Compliance Form

This form must be completed and submitted with the plans for all 1 & 2 family residences. These homes must be in compliance with the Michigan Energy Code, current edition.

Prescriptive Method - Page 1 of 2

Building Component _____	Minimum Required
Walls (top of wall to top of foundation, including rim joist)	Insulation R Value
	R-21

Window and door area (Fenestration openings)
 Calculate % of windows and doors compared to total all area:

A. Total wall area (top of wall to finish grade)	=	_____ sq. ft.
B. Total window & door area	=	_____ sq. ft.
Total (A) _____	divided by Total (B) _____	= _____ %

For 0 to 15% use Circle one: _____
 For 16 to 20 % use **R2.85 windows**
If over 20%, Prescriptive method cannot be used

Roof/Ceiling insulation:
 Calculate % of skylight openings compared to total roof /ceiling area:

A. Total roof/ceiling	=	_____ sq. ft.
B. Total skylight area	=	_____ sq. ft.
Total (A) _____	divided by Total (B) _____	= _____ %

For 0 to 10%, use 49 insulation roof area **R-49 roof**

Floors or unconditioned spaces & outdoor overhangs	R-21 floors
----------------------------------------------------	--------------------

Slab-on-grade floors, frost wall and floor thermo break:	
Non-heated space	R-11
Heated space	R-10
Crawl space – walls	R-20
Finished lower level walls	R-21

Prescriptive Method – Page 2 of 2

Exposed basement walls (more than 7% of gross wall)		R-10
A. Total non-heated exposed wall	= _____	sq. ft.
B. Total exposed wall area of house	= _____	sq. ft.
Total (A) _____ divided by Total (B) _____ x 100 = _____ % of non-insulated wall (to be less than 7%)		

_____	_____
Print (Applicant's Name)	Applicant's Signature
_____	_____
Date Submitted	Project Street Address

	City State Zip

Office Use Only	
_____	_____
Plan Review No.	Building Permit No.
_____	_____
Building Officials Signature	Date Approved

Attention Building Permit Holders

Pursuant to the Michigan Uniform energy Code, adopted December 8, 2008, your project will require the following:

N1101.3.1The thermal resistance (R-value) shall be indicated on an all insulation and the insulation installed such that the R-value can be verified during inspection, or a certification of the installed R-value shall be provided at the job site by the insulation installer. Where blown-in or sprayed insulation is applied in walls, the installer shall provide a certification of the installed density and R-value.

Where blown-in or sprayed insulation is applied in the roof-ceiling assembly, the installer shall provide a certification of the initial installed thickness, settled thickness, coverage area and number of bags of insulating material installed. Marker shall be provided for every 300 square feet (28m2) of attic area, attached to the trusses, rafters, or joist and indicate in 1-inch-high (25.4mm) numbers the installed thickness of the insulation.

This information shall be submitted to the Almont Township Building Department prior to the scheduling of a final inspection and issuance of a Certificate of Occupancy.

819 N. MAIN STREET
ALMONT, MICHIGAN 48003
PHONE 798-8521/FAX 810-798-7097
www.almonttownship.org or www.almontvillage.org

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