

Bldg. Inspector/Zoning Admin. - Larry Gilles

Town of Grand Rapids

2410 48th St. S., Wis. Rapids, WI 54494

Office (715) 424-1821 Cell (715) 213-3264

Fax (715) 424-0688

[Email:building@grandrapidswi.org](mailto:building@grandrapidswi.org)

Information For **New Home Permit**

Needed to obtain Building Permit :

- **Permit Application** (with all sections completed; must include master plumber's name & license number.)
An Interactive Permit is available at www.townofgrandrapids.org/uploads/documents/New%20Home%20Permit.pdf
- **“Cautionary Statement”** signed by the owner if the owner is taking out the permit
- **Sanitary Permit from Wood County**
- **Fee** - \$550 includes: house, garage, plumbing, heating, electrical and Wis. permit seal
- **Calculations from UDC prescriptive tables or software (REScheck 4.2.2 or later) that show compliance to SPS 322 (REScheck is available at <http://www.energycodes.gov/>. . . make sure to download the WI version)**
- **Plans:** 2 Sets, One set, to be kept by inspector, including:
 - **Site plan:** lot dimensions, setbacks, buildings, well, septic system
 - **Erosion control plan** (show slope of the lot around building site, soil pile locations from excavation, driveway access and type of protection, silt fences and other measures planned);
 - **Floor plan:** all floors, including basement; decks or porches, listing the use and dimensions of each room; location, size and configuration of doors and windows; including type, glass sizes and U or R values.
 - **Cross-section** of typical wall, including foundation, floor system, walls, roof, other components
 - **Elevations:** exterior appearance of the building from all sides
 - **Electrical** outlets: lights, receptacles, range, water heater, clothes dryer, baseboard heating, etc. Indicate GFCI receptacles, location and size of service, circuits
 - **Plumbing** fixtures, including laundry tub, clothes washer, sump(s), floor drain(s) garbage disposal, water heater, & rough-ins for future fixtures
 - **Heating/air conditioning:** location of chimneys, heating and cooling appliances, and a heating distribution layout.
 - **Braced Walls:** location and description
 - **Foundation:** footing and foundation details
 -
- **Contractor certification number.** No Building Permit can be issued for residential (new or remodel) unless contractor is state certified. and holds or employs a person with a dwelling contractor qualifier certification (Does not apply to the owner of an existing dwelling who will reside in dwelling) [SPS 320.09(9)(a)]
- **Town Driveway Permit (\$50)** This permit is required to construct, alter, or resurface.
- **County Shoreland/Floodplain Zoning Permit** if within 300' of a stream or 1,000' of a lake

Dept of Safety & Professional Services Industry Services Division Wisconsin Stats. 101.63, 101.73	<h2 style="margin:0;">Wisconsin Uniform Building Permit Application</h2> <p style="margin:0;">Instructions on back of second ply. The information you provide may be used by other government agency programs [(Privacy Law, s. 15.04 (1)(m))]</p>	Application No. Parcel No.								
PERMIT REQUESTED <input type="checkbox"/> Constr. <input type="checkbox"/> HVAC <input type="checkbox"/> Electric <input type="checkbox"/> Plumbing <input type="checkbox"/> Erosion Control <input type="checkbox"/> Other:										
Owner's Name		Mailing Address	Tel.							
Contractor Name & Type		Lic/Cert#	Mailing Address	Tel. & Fax						
Dwelling Contractor (Constr.)										
Dwelling Contr. Qualifier		The Dwelling Contr. Qualifier shall be an owner, CEO, COB or employee of the Dwelling Contr.								
HVAC										
Electrical										
Plumbing										
PROJECT LOCATION	Lot area Sq.ft.	<input type="checkbox"/> One acre or more of soil will be disturbed	<input type="checkbox"/> Town <input type="checkbox"/> Village <input type="checkbox"/> City of _____ 1/4, _____ 1/4, of Section _____, T _____ N, R _____ E/W							
Building Address		County	Subdivision Name	Lot No.	Block No.					
Zoning District(s)	Zoning Permit No.	Setbacks:	Front ft.	Rear ft.	Left ft.	Right ft.				
1. PROJECT	3. OCCUPANCY	6. ELECTRIC	9. HVAC EQUIP.	12. ENERGY SOURCE						
<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Alteration <input type="checkbox"/> Raze <input type="checkbox"/> Addition <input type="checkbox"/> Move <input type="checkbox"/> Other:	<input type="checkbox"/> Single Family <input type="checkbox"/> Two Family <input type="checkbox"/> Garage <input type="checkbox"/> Other:	Entrance Panel Amps: _____ <input type="checkbox"/> Underground <input type="checkbox"/> Overhead 7. WALLS <input type="checkbox"/> Wood Frame <input type="checkbox"/> Steel <input type="checkbox"/> ICF <input type="checkbox"/> Timber/Pole <input type="checkbox"/> Other:	<input type="checkbox"/> Furnace <input type="checkbox"/> Radiant Basebd <input type="checkbox"/> Heat Pump <input type="checkbox"/> Boiler <input type="checkbox"/> Central AC <input type="checkbox"/> Fireplace <input type="checkbox"/> Other:	Fuel	Nat Gas	LP	Oil	Elec	Solid	Solar Geo
2. AREA INVOLVED (sq ft)		4. CONST. TYPE	10. SEWER	13. HEAT LOSS						
	Unit 1	Unit 2	Total	<input type="checkbox"/> Municipal	_____ BTU/HR Total Calculated					
Unfin. Bsmt				<input type="checkbox"/> Sanitary Permit# _____	Envelope and Infiltration Losses (available from "Total Building Heating Load" on Rescheck report)					
Living Area				11. WATER	14. EST. BUILDING COST w/o LAND					
Garage				<input type="checkbox"/> Municipal						
Deck/Porch				<input type="checkbox"/> On-Site Well	\$ _____					
Totals										
I understand that I: am subject to all applicable codes, laws, statutes and ordinances, including those described on the reverse side of the last ply of this form; am subject to any conditions of this permit; understand that the issuance of this permit creates no legal liability, express or implied, on the state or municipality; and certify that all the above information is accurate. If one acre or more of soil will be disturbed, I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and the owner shall sign the statement on the back of the permit if not signing below. I expressly grant the building inspector, or the inspector's authorized agent, permission to enter the premises for which this permit is sought at all reasonable hours and for any proper purpose to inspect the work which is being done. <input type="checkbox"/> I vouch that I am or will be an owner-occupant of this dwelling for which I am applying for an erosion control or construction permit without a Dwelling Contractor Certification and have read the cautionary statement regarding contractor responsibility on the reverse side of the last ply of this form.										
APPLICANT (Print:) _____			Sign: _____		DATE _____					
APPROVAL CONDITIONS This permit is issued pursuant to the following conditions. Failure to comply may result in suspension or revocation of this permit or other penalty. <input type="checkbox"/> See attached for conditions of approval.										
ISSUING JURISDICTION		<input type="checkbox"/> Town of <input type="checkbox"/> Village of <input type="checkbox"/> City of <input type="checkbox"/> County of <input type="checkbox"/> State→	State-Contracted Inspection Agency#:	Municipality Number of Dwelling Location _____ - _____						
FEES:		PERMIT(S) ISSUED	WIS PERMIT SEAL #	PERMIT ISSUED BY:						
Plan Review	\$ _____	<input type="checkbox"/> Construction		Name _____						
Inspection	\$ _____	<input type="checkbox"/> HVAC		Date _____ Tel. _____						
Wis. Permit Seal	\$ _____	<input type="checkbox"/> Electrical		Cert No. _____						
Other	\$ _____	<input type="checkbox"/> Plumbing								
Total	\$ _____	<input type="checkbox"/> Erosion Control								

INSTRUCTIONS

The owner, builder or agents shall complete the application form down through the Signature of Applicant block and submit it and building plans and specifications to the enforcing jurisdiction, which is usually your municipality or county. Permit application data is used for statewide statistical gathering on new one- and two-family dwellings, as well as for local code administration.

Please type or use ink and press firmly with multi-ply form.

PERMIT REQUESTED

- Check off type of Permit Requested, such as structural, HVAC, Electrical or Plumbing.
- Fill in owner's current Mailing Address and Telephone Number.
- If the project will disturb one acre or more of soil, the project is subject to the additional erosion control and stormwater provisions of ch. NR 151 of the WI Administrative Code. Checking this box will satisfy the related notification requirements of ch. NR 216.
- Fill in Contractor and Contractor Qualifier Information. Per s. 101.654 (1) WI Stats., an individual taking out an erosion control or construction permit shall enter his or her dwelling contractor certificate number, and name and certificate number of the dwelling contractor qualifier employed by the contractor, unless they reside or will reside in the dwelling. Per s. 101.63 (7) Wis. Stats., the master plumber name and license number must be entered before issuing a plumbing permit.

PROJECT LOCATION

- Fill in Building Address (number and street or sufficient information so that the building inspector can locate the site.
- Local zoning, land use and flood plain requirements must be satisfied before a building permit can be issued. County approval may be necessary.
- Fill in Zoning District, lot area and required building setbacks.

PROJECT DATA - Fill in all numbered project data blocks (1-14) with the required information. All data blocks must be filled in, including the following:

2. Area (involved in project):
 - Basements - include unfinished area only
 - Living area - include any finished area including finished areas in basements
 - Two-family dwellings - include separate and total combined areas
3. Occupancy - Check only "Single-Family" or "Two-Family" if that is what is being worked on. In other words, do not check either of these two blocks if only a new detached garage is being built, even if it serves a one or two family dwelling. Instead, check "Garage" and number of stalls. If the project is a community based residential facility serving 3 to 8 residents, it is considered a single-family dwelling.
9. HVAC Equipment - Check only the major source of heat, plus central air conditioning if present. Only check "Radiant Baseboard" if there is no central source of heat.
10. Plumbing - A building permit cannot be issued until a sanitary permit has been issued for any new or affected existing private onsite wastewater treatment system.
14. Estimated Cost - Include the total cost of construction, including materials and market rate labor, but not the cost of land or landscaping.

SIGNATURE – The owner or the contractor's authorized agent shall sign and date this application form. If you do not possess the Dwelling Contractor certification, then you will need to check the owner-occupancy statement for any erosion control or construction permits.

CONDITIONS OF APPROVAL - The authority having jurisdiction uses this section to state any conditions that must be complied with pursuant to issuing the building permit.

ISSUING JURISDICTION: This must be completed by the authority having jurisdiction.

- Check off Jurisdiction Status, such as town, village, city, county or state and fill in Municipality Name
- Fill in State Inspection Agency number only if working under state inspection jurisdiction.
- Fill in Municipality Number of Dwelling Location
- Check off type of Permit Issued, such as construction, HVAC, electrical or plumbing.
- Fill in Wisconsin Uniform Permit Seal Number, if project is a new one- or two-family dwelling.
- Fill in Name and Inspector Certification Number of person reviewing building plans and date building permit issued.

INSPECTORS: PLEASE RETURN SECOND PLY WITHIN 30 DAYS AFTER ISSUANCE TO (You may fold along the dashed lines and insert this form into a window envelope.):

Industry Services Division
PO Box 7302
Madison WI 53707-7302

(Part of Ply 4 for Applicants)

Cautionary Statement to Owners Obtaining Building Permits

101.65(lr) of the Wisconsin Statutes requires municipalities that enforce the Uniform Dwelling Code to provide an owner who applies for a building permit with a statement advising the owner that:

If the owner hires a contractor to perform work under the building permit and the contractor is not bonded or insured as required under s. 101.654 (2) (a), the following consequences might occur:

(a) The owner may be held liable for any bodily injury to or death of others or for any damage to the property of others that arises out of the work performed under the building permit or that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

(b) The owner may not be able to collect from the contractor damages for any loss sustained by the owner because of a violation by the contractor of the one- and two- family dwelling code or an ordinance enacted under sub. (1) (a), because of any bodily injury to or death of others or damage to the property of others that arises out of the work performed under the building permit or because of any bodily injury to or death of others or damage to the property of others that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

Cautionary Statement to Contractors for Projects Involving Building Built Before 1978

If this project is in a dwelling or child-occupied facility, built before 1978, and disturbs 6 sq. ft. or more of paint per room, 20 sq. ft. or more of exterior paint, or involves windows, then the requirements of ch. DHS 163 requiring Lead-Safe Renovation Training and Certification apply. Call (608)261-6876 or go to the Wisconsin Department of Health Services' lead homepage for details of how to be in compliance

Wetlands Notice to Permit Applicants

You are responsible for complying with state and federal laws concerning the construction near or on wetlands, lakes, and streams. Wetlands that are not associated with open water can be difficult to identify. Failure to comply may result in removal or modification of construction that violates the law or other penalties or costs. For more information, visit the Department of Natural Resources wetlands identification web page or contact a Department of Natural Resources service center.

Additional Responsibilities for Owners of Projects Disturbing One or More Acre of Soil

I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and will comply with those standards.

Owner's Signature: _____ Date: _____

Contractor Credential Requirements

All contractors shall possess an appropriate contractor credential issued by the Wisconsin Division of Safety and Buildings. Contractors are also required to only subcontract with contractors that hold the appropriate contractor credentials.

Standard Erosion Control Plan for 1- & 2-Family Dwelling Construction Sites

According to Chapters SPS 320 & 321 of the Wisconsin Uniform Dwelling Code, soil erosion control information needs to be included on the plot plan which is submitted and approved prior to the issuance of building permits for 1- & 2-family dwelling units in those jurisdictions where the soil erosion control provisions of the Uniform Dwelling Code are enforced. This Standard Erosion Control Plan is provided to assist in meeting this requirement.

Instructions:

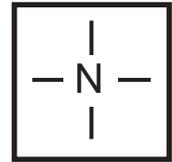
1. Complete this plan by filling in requested information, completing the site diagram and marking appropriate boxes on the inside of this form.
2. In completing the site diagram, give consideration to potential erosion that may occur before, during, and after grading. Water runoff patterns can change significantly as a site is reshaped.
3. Submit this plan at the time of building permit application.

PROJECT LOCATION _____

BUILDER _____ OWNER _____

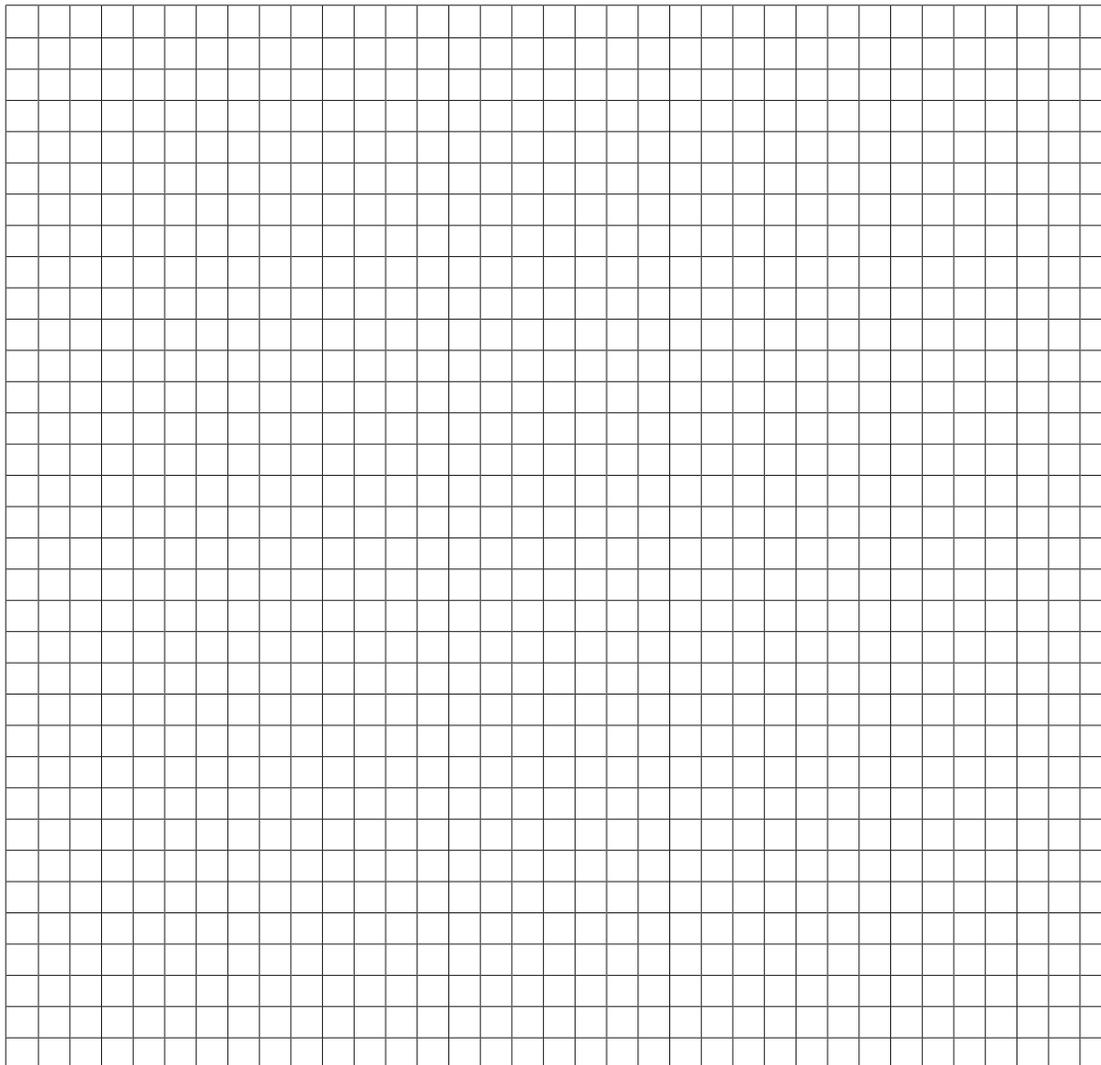
WORKSHEET COMPLETED BY _____ DATE _____

Please indicate north by completing the arrow.



SITE DIAGRAM

Scale: 1 inch = ____ feet



EROSION CONTROL PLAN LEGEND

--- PROPERTY LINE

—▶ EXISTING DRAINAGE

—▶ TD TEMPORARY DIVERSION

—▶ FINISHED DRAINAGE

--- LIMITS OF GRADING

—■ SILT FENCE

—● STRAW BALES

GRAVEL

VEGETATION SPECIFICATION

TREE PRESERVATION

STOCKPILED SOIL

COMPLETED

NOT APPLICABLE

EROSION CONTROL PLAN CHECKLIST

Check (✓) appropriate boxes below, and complete the site diagram with necessary information.

Site Characteristics

- | | | |
|--------------------------|--------------------------|--|
| <input type="checkbox"/> | <input type="checkbox"/> | North arrow, scale, and site boundary. Indicate and name adjacent streets or roadways. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of existing drainageways, streams, rivers, lakes, wetlands or wells. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of storm sewer inlets. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of existing and proposed buildings and paved areas. |
| <input type="checkbox"/> | <input type="checkbox"/> | The disturbed area on the lot. |
| <input type="checkbox"/> | <input type="checkbox"/> | Approximate gradient and direction of slopes before grading operations. |
| <input type="checkbox"/> | <input type="checkbox"/> | Approximate gradient and direction of slopes after grading operations. |
| <input type="checkbox"/> | <input type="checkbox"/> | Overland runoff (sheet flow) coming onto the site from adjacent areas. |

Erosion Control Practices

- | | | |
|--------------------------|--------------------------|--|
| <input type="checkbox"/> | <input type="checkbox"/> | Location of temporary soil storage piles.
Note: Soil storage piles should be placed behind a sediment fence, a 10 foot wide vegetative strip, or should be covered with a tarp or more than 25 feet from any downslope road or drainageway. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of access drive(s).
Note: Access drive should have 2 to 3 inch aggregate stone laid at least 7 feet wide and 6 inches thick. Drives should extend from the roadway 50 feet or to the house foundation (whichever is less). |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of sediment controls (filter fabric fence, straw bale fence or 10-foot-wide vegetative strip) that will prevent eroded soil from leaving the site. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of sediment barriers around on-site storm sewer inlets. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of diversions.
Note: Although not specifically required by code, it is recommended that concentrated flow (drainageways) be diverted (re-directed) around disturbed areas. Overland runoff (sheet flow) from adjacent areas greater than 10,000 sq. ft. should also be diverted around disturbed areas. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of practices that will be applied to control erosion on steep slopes (greater than 12% grade).
Note: Such practices include maintaining existing vegetation, placement of additional sediment fences, diversions, and re-vegetation by sodding or seeding with use of erosion control mats. |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of practices that will control erosion on areas of concentrated runoff flow.
Note: Unstabilized drainageways, ditches, diversions, and inlets should be protected from erosion through use of such practices as in-channel fabric or straw bale barriers, erosion control mats, staked sod, and rock rip-rap. When used, a given in-channel barrier should not receive drainage from more than two acres of unpaved area, or one acre of paved area. In-channel practices should not be installed in perennial streams (streams with year round flow). |
| <input type="checkbox"/> | <input type="checkbox"/> | Location of other planned practices not already noted. |

COMPLETED

NOT APPLICABLE

Indicate management strategy by checking (✓) the appropriate box.

Management Strategies

Temporary stabilization of disturbed areas.

Note: It is recommended that disturbed areas and soil piles left inactive for extended periods of time be stabilized by seeding (between April 1 and September 15), or by other cover, such as tarping or mulching.

Permanent stabilization of site by re-vegetation or other means as soon as possible (lawn establishment).

- Indicate re-vegetation method: Seed Sod Other _____
- Expected date of permanent re-vegetation: _____
- Re-vegetation responsibility of: Builder Owner/Buyer
- Is temporary seeding or mulching planned if site is not seeded by Sept. 15 or sodded by Nov. 15? Yes No

Use of downspout and/or sump pump outlet extensions.

Note: It is recommended that flow from downspouts and sump pump outlets be routed through plastic drainage pipe to stable areas such as established sod or pavement.

Trapping sediment during de-watering operations.

Note: Sediment-laden discharge water from pumping operations should be ponded behind a sediment barrier until most of the sediment settles out.

Proper disposal of building material waste so that pollutants and debris are not carried off-site by wind or water.

Maintenance of erosion control practices.

- Sediment will be removed from behind sediment fences and barriers before it reaches a depth that is equal to half the height of the barrier.
- Breaks and gaps in sediment fences and barriers will be repaired immediately. Decomposing straw bales will be replaced (typical bale life is three months).
- All sediment that moves off-site due to construction activity will be cleaned up before the end of the same workday.
- All sediment that moves off-site due to storm events will be cleaned up before the end of the next workday.
- Access drives will be maintained throughout construction.
- All installed erosion control practices will be maintained until the disturbed areas they protect are stabilized.

EROSION CONTROL REGULATIONS

Erosion control and stormwater regulations can be complex. Local, state and, in some cases, federal regulations may apply. Before construction make sure you have the appropriate permits.

LOCAL ORDINANCES

Check with your county, city, village, or town for any local erosion control ordinances including shoreland zoning requirements. Except for new 1- & 2-family dwellings, local ordinances may be more strict than state regulations. They may also require erosion control on construction projects not affected by state or federal regulations.

UNIFORM DWELLING CODE (DEPT. OF COMMERCE)

CONTROLS REQUIRED

- Silt fences, straw bales, or other approved perimeter measures along downslope sides and side slopes.
- Access drive.
- Straw bales, filter fabric fences or other barriers to protect on-site sewer inlets.
- Additional controls if needed for steep slopes or other special conditions.

FOR MORE INFORMATION, CONTACT:

- Local building inspector
- Department of Commerce, Safety and Buildings Division, P.O. Box 7970, Madison, Wis. 53707-7970, (608) 267-5113.

STORMWATER PERMIT (DEPT. OF NATURAL RESOURCES)

CONTROLS REQUIRED

- Erosion control measures specified in the *Wisconsin Construction Site Best Management Practice Handbook*.
- Measures to control storm water after construction.

FOR MORE INFORMATION, CONTACT

- Department of Natural Resources, Storm Water Permits, P.O. 7921, Madison, WI 53707-7921, (608) 267-7694.

For more assistance on plan preparation, refer to the Wisconsin Uniform Dwelling Code, the DNR *Wisconsin Construction Site Best Management Handbook*, and UW-Extension publication *Erosion Control for Home Builders*. The *Wisconsin Uniform Dwelling Code* and the *Wisconsin Construction Site Best Management Handbook* are available through the State of Wisconsin Document Sales, (608) 266-3358.

Erosion Control for Home Builders (GWQ001) can be ordered through Extension Publications, (608) 262-3346 or the Department of Commerce, (608) 267-4405. A PDF version of *Erosion Control for Home Builders* (GWQ001) and *Standard Erosion Control Plan* are also available at <http://clean-water.uwex.edu/pubs/sheets>

This publication is available from county UW-Extension offices or from Extension Publications, 45 N. Charter St., Madison, WI 53715. (608) 262-3346 or toll-free (877) 947-7827. A publication of the University of Wisconsin-Extension in cooperation with the Wisconsin Department of Natural Resources and the Wisconsin Department of Commerce.



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GWQ001A Standard Erosion Control Plan for 1 & 2 Family Dwelling Construction Sites

DNR WT-458-96

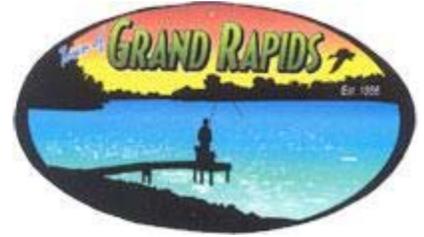
R-03-02-2M-10-S

Editing and design by the Environmental Resources Center, University of Wisconsin-Extension.



DRIVEWAY APPROACH PERMIT

(Permit is for that part of the driveway within road right-of-way)



Town of Grand Rapids
2410 48th St. S
Wood County, WI

Permit # _____

Parcel# _____

Permit Fee **\$50** Date Paid _____

This permit is to construct, alter or resurface with:

_____ Granite/Gravel

_____ Blacktop

_____ Concrete

Location of Driveway _____

Owner: _____ Telephone# : _____

Mailing Address: _____

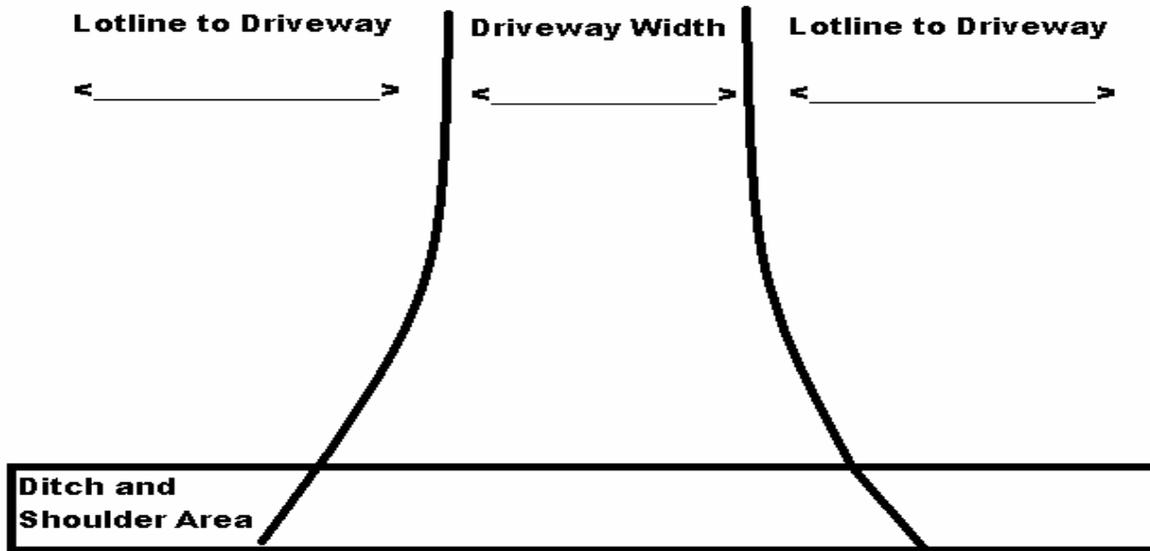
IMPORTANT: Please place flags or markers in the ditch area visible from the highway at the location of the driveway approach.

Driveway Information Expected date of work: _____

Contractors Name: _____

Contractor's Address: _____

Complete Information in Sketch Area (Driveways should be at least 5' from lot line per 52.3 N.(2))



* _____ agrees with the plans, specifications and conditions contained in this permit and have read and agree to comply with all provisions of Town Road Ordinance # 19J, including the plot plan and provisions and specifications on page 2 of this permit.

19.6 Right-of-Way

Within the Town of Grand Rapids there shall be no:

- A. Private structures or objects placed within the road right-of-way. The Town of Grand Rapids will not be responsible for such illegally placed structures or objects.
- B. Personal use of road right-of-way except for planting or maintaining a lawn.
- C. Pursuant to sec. 86.04 of Wis. Stat., the Town Board shall have the right to order the removal of any object or structure which lies within the bounds of the road right-of-way.
- D. For the safety of motorists, bicyclists and pedestrians, the Zoning Ordinance requires that the triangles of lots at intersections are clear of trees and shrubs to allow clear visibility of both streets.

19.8 Roadway Ditches

Roadway ditches shall be constructed consistent with the specifications set forth on Diagram A attached hereto.

- A. No property owner shall modify an existing roadway ditch in such a manner as to cause the depth to vary from the greater of:
 - 1) The original elevation; or
 - 2) A depth nine (9) inches below the edge of the paved surface of the road.
- B. In any event, no property owner may modify an existing roadway ditch, nor install a driveway without culvert pipes, so as to impede the natural drainage of water.
- C. The Town Public Works Committee Chairman shall have authority to order, in the interests of the public safety, health, and welfare, that a deeper roadway ditch is required for drainage or road preservation.

19.9 Shoulders

All newly constructed roadways within the Town of Grand Rapids shall have a three (3) foot minimum shoulder which consists of a gravel or aggregate road base.

- A. If existing blacktopped roads are overlaid, the shoulder shall be of reasonable width consisting of a gravel or aggregate road base.

19.10 Driveways

Driveway approaches may be constructed of the following material, bituminous, gravel, granite, sand, sod, concrete, and such materials as the Town Public Works Committee may approve from time to time in order to protect road grading equipment.

- A. When grading or reconstructing a roadway, the Town of Grand Rapids will replace existing driveway(s) for each separate freehold. The portion of the driveway approach to be replaced will be from the portion of the edge of the roadway to the edge of the abutting right-of-way. A driveway shall be replaced with a surface similar to its original surface except for concrete. For a concrete approach the property owner will have the option of accepting a bituminous approach or accepting a payment from the Town of Grand Rapids equal to the cost of a bituminous replacement.
- B. A driveway permit shall be required for construction of a new driveway, or a reconstruction or alteration of an existing driveway. Said driveway permit is required to ensure compliance of ordinance provisions.

Office Use Only

Culvert is Required _____ **Diameter** _____ **Length** _____ **Depth** _____
Not Required _____ **Culvert must be installed by:** _____

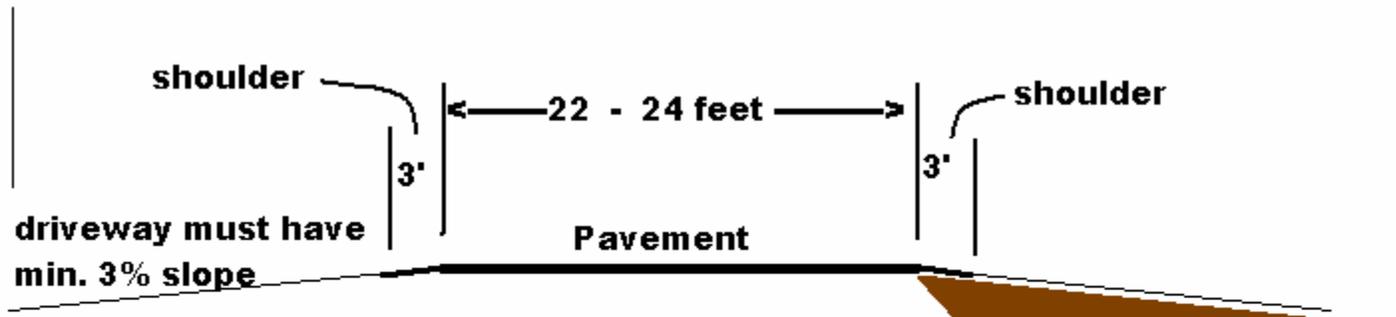
End Wall Required _____
Not Required _____

Checked By: _____

Permit mailed to Resident _____ **Copy to Crew** _____

R.O.W.

Typical Driveway Approach



driveway must have
min. 3% slope

The 3% slope for the first 10'
aids in snowplowing

For Concrete Driveways:
Provide an expansion joint at the road R.O.W

Call 424-1821 one week prior to forming for
layout inspection. Call again, after forming and
before pouring driveway

culvert pipe
where required

ditches must be maintained at the
greater of:
The original elevation minus 4" for topsoil

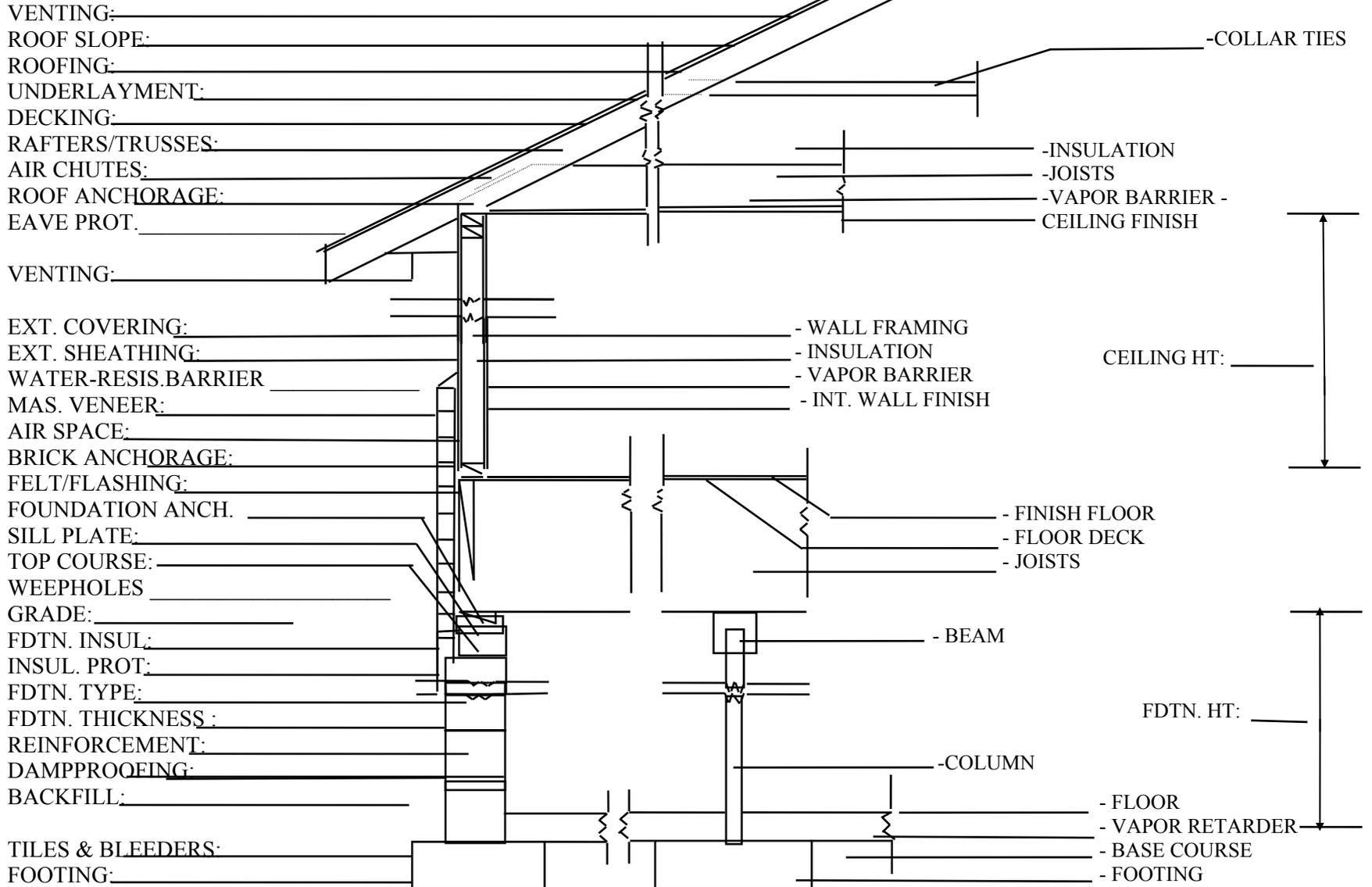
A depth of 9" below the outside edge of
the paved surface of the road

Call Diggers Hotline before disturbing any ground
811 or 1-800-242-8511

Building Cross Section Aid

With proper detailing of building dimensions, material types, spans, sizes, spacing, F_b , properties, etc., and strikeouts of non-applicable details, this cross section would provide an acceptable plan drawing. With the local inspection authority's permission, this drawing may be detailed by a designer and submitted as part of a plan package for plan review. (F_b - Fiber bending stress of selected lumber. Alternatively, grade and species information may be noted.)

OWNER: _____
 PROJ. LOC: _____
 DATE: _____
 DESIGNER: _____



VENTING: _____
 ROOF SLOPE: _____
 ROOFING: _____
 UNDERLAYMENT: _____
 DECKING: _____
 RAFTERS/TRUSSES: _____
 AIR CHUTES: _____
 ROOF ANCHORAGE: _____
 EAVE PROT. _____
 VENTING: _____
 EXT. COVERING: _____
 EXT. SHEATHING: _____
 WATER-RESIS. BARRIER _____
 MAS. VENEER: _____
 AIR SPACE: _____
 BRICK ANCHORAGE: _____
 FELT/FLASHING: _____
 FOUNDATION ANCH. _____
 SILL PLATE: _____
 TOP COURSE: _____
 WEEPHOLES _____
 GRADE: _____
 FDTN. INSUL.: _____
 INSUL. PROT.: _____
 FDTN. TYPE: _____
 FDTN. THICKNESS: _____
 REINFORCEMENT: _____
 DAMPPROOFING: _____
 BACKFILL: _____
 TILES & BLEEDERS: _____
 FOOTING: _____

_____ - RIDGE BOARD
 _____ - COLLAR TIES
 _____ - INSULATION
 _____ - JOISTS
 _____ - VAPOR BARRIER -
 _____ CEILING FINISH
 _____ - WALL FRAMING
 _____ - INSULATION
 _____ - VAPOR BARRIER
 _____ - INT. WALL FINISH
 _____ - FINISH FLOOR
 _____ - FLOOR DECK
 _____ - JOISTS
 _____ - BEAM
 _____ - COLUMN
 _____ - FLOOR
 _____ - VAPOR RETARDER
 _____ - BASE COURSE
 _____ - FOOTING

CEILING HT: _____
 FDTN. HT: _____

Most of the residential areas in the Town are zoned R-2 and subject to the following section. Check the official zoning map (available on-line) to verify what zoning district your project is in.

E. Residential, One- and Two-Family (R-2)

- 1) The R-2 district is intended to provide a quiet, pleasant and relatively spacious living area protected from traffic hazards and the intrusion of incompatible land uses, while allowing additional indoor storage opportunities.
- 2) The following uses of land are permitted in this district:
 - a) One dwelling constructed to the Uniform Dwelling Code Standards, per lot, whether single family or duplex.
 - b) Accessory buildings, not to exceed 2, subject to sec. 52.3(J).
 - c) One dwelling, constructed to HUD Code standards, within a mobile home subdivision for which a conditional use permit has been issued.
 - d) Home occupations, subject to standards set forth in sec. 52.3(L).
- 3) The following are permitted as conditional uses within this district:
 - a) Libraries, museums, and art galleries.
 - b) Telephone buildings, excepting service garages and storage yards.
 - c) Communication Towers
 - d) Mobile home subdivisions.
 - e) Churches and their affiliated uses.
 - f) Cemeteries of less than one acre located adjacent to a church.
 - g) Public buildings, except: sewage plants, garbage incinerators, warehouses, garages, shops and storage yards.
 - h) Water-storage facilities and their accessory structure.
 - i) Kennels, as defined in this ordinance.
 - j) Other similar and compatible uses which are determined to be in accord with the purpose of this district.
- 4) Within the R-2 District the following standards shall apply:
 - a) Maximum building height:
Principal building 35 ft.
Accessory building..... 18 ft.
 - b) Minimum front yard setback See Highway Setback
 - c) Minimum rear yard setback:
Principal buildings..... 25 ft.
Accessory buildings..... 9 ft.
 - d) Minimum side yard setback:

- Principal buildings..... 9 ft.
- Accessory buildings..... 9 ft.
- e) Minimum average lot width 100 ft.
- f) Minimum lot area:
 - One-family dwelling 20,000 sq. ft.
 - Two-family dwelling 30,000 sq. ft.
- g) Off-street parking:
 - Residence..... 1 space per dwelling unit
 - Place of public gathering 1 space per 5 person capacity
- h) Maximum lot coverage:
 - Principal buildings..... 30%
 - Accessory buildings..... 5%
- i) Density requirement:
 - Minimum distance between any two-family dwelling lot lines shall be 300 ft.

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52.3 F. Setbacks: No building or structure shall be placed in any Residential District within the following setback areas:

- 1) Class A (**state or federal**) highway setback shall be 110 feet from the centerline of the highway or 50 feet from the right-of-way line, whichever is greater.

Class B (**county**) highway setback shall be 63 feet from the centerline of the highway or 30 feet from the right-of-way line, whichever is greater.

Class C (**town**) highway setback shall be 63 feet from the centerline of the highway or 30 feet from the right-of-way line, whichever is greater. .