

TOWNSHIP OF NORTH FAYETTE

BUILDING DEPARTMENT

QUICK GUIDE FOR A RESIDENTIAL BUILDING OR ZONING PERMIT

You will need to submit the following information for a **building permit**:

- **Completed Application** - (Be sure to fill in all blanks including the estimated cost of construction, Allegheny County Tax ID #, Plan Name, Lot #, total square footage and sign and date the application. (An application is available at the office or on the website.)
- **Worker's Compensation Insurance Certificate** - for contractor performing the work. If contractor is self-employed or owner is performing the work, an "**Affidavit of Exemption**" form must be completed and returned with the application. (An "**Affidavit of Exemption**" form is available at the office or on the website.)
- **Survey or Plot Plan** - Submit a copy of the lot survey with the proposed addition, deck or pool drawn on the survey and the distances they will be located from the property lines. If you do not have a professional survey, you may hand draw the plot plan, however, the hand drawn survey must be as accurate as possible. For a new home, (whether or not you are re-building on an existing lot), a formal survey must be submitted with the house and proposed driveway drawn onto the survey by the surveyor. Storm water and sanitary sewer line terminations must be included, but may be hand drawn.
- **Two (2) sets of Construction Documents** - Submit two (2) copies of construction documents. Construction documents must be very detailed.
- **Energy Compliance** - For new structures and additions, you must submit an energy plan. Energy compliance may be accomplished by one of three methods: Chapter 11 of the IRC or Chapter 4 of the IECC, PA Alternative or REScheck.
- **Sewer Tap Application and Fee** - Only required for a new structure.

You will need to submit the following information for a **zoning permit**:

- **Completed Application** - (Be sure to fill in all blanks including the estimated cost of construction, Allegheny County Tax ID #, Plan Name, Lot #, total square footage and sign and date the application. An application is available at the office or on the website.)
- **Worker's Compensation Insurance Certificate** - for contractor performing the work. If contractor is self-employed or owner is performing the work, an "**Affidavit of Exemption**" form must be completed and returned with the application. (An "**Affidavit of Exemption**" form is available at the office or on the website.)
- **Survey or Plot Plan** - Submit a copy of the lot survey with the proposed accessory structure or deck drawn on the survey and the distances the accessory structure or deck will be located from the property lines.
- **Picture or Brochure of the Structure being installed.**

