

Lumpkin County, Georgia
 Planning Department
 25 Short St, Suite A,
 Dahlonega, GA 30533
 Phone: (706) 864-6894
 Fax: (706) 867-7272

BUILDING PERMIT APPLICATION

****Attach to "Required Information for All Applications" Form****



Permittee

Property Owner Information
 Last Name: _____ First Name: _____ Phone : _____

Mailing Address: _____ City/State/Zip: _____

Contractor Information
 Business Name: _____ Office Phone: _____

Address/City/State/Zip: _____ State License # _____

24-Hour Contact Name: _____ 24-Hour Contact Phone: _____

- A completed Affidavit verifying Status for Lumpkin County Building and Land Disturbance Permits is required with each application.
- If owner permitted and built, a completed Homeowner Self-Work Affidavit must be included with this application.

Project Information

Proposed Use: _____ Description of Work: _____

Map #: _____ Parcel #: _____ Suffix: _____ Property Acreage: _____ Disturbed Acreage: _____

Location: Road Name: _____ Subdivision Name: _____ Lot #: _____

Access from: State Hwy Co. Road Pvt. Road Easement **Surface Type:** Paved Gravel

Drinking Water: Well Water System None **Disposal:** Sewer Septic Health Dept. # _____ None

Construction Type: New Addition Remodel/Alteration Repair Relocation Tenant Finish

Single Family Multi-Family Garage Agricultural Commercial Other _____ (specify)

Foundation: Slab Crawl Basement **Garage:** drive under attached detached None

Siding Type: Brick/Mason Hardy Vinyl Metal Wood Log Other : _____

Will this be a Monolithic Slab? **Yes / No** Will there be any sub-walls? **Yes / No** If yes how tall? _____ ft

Total Rooms _____ No. Floors _____(above basement) Basement Sq. Ft. _____

No. Bedrooms _____ No. Bathrooms _____ Living Area Sq. Ft. _____

No. Fireplaces _____ Central Heat & Air: **Yes / No** Attached Garage Sq. Ft. _____

Electric Company: AEMC GA Power HEMC SEMC JEMC Covered porches Sq. Ft. _____

Total Square Ft. _____

Project Site Information

Other Buildings/Structures on Property: _____

Minimum Setback Requirements: Front: _____ Rear: _____ Sides: _____

Has a variance from Lumpkin County Regulations been granted for this project? Yes No If yes, give what variance was granted and date it was granted: _____

- If access is from a State Highway, a driveway permit from the Georgia DOT must be obtained before a building permit will be issued.
- All finished driveways entering on a paved road must be hard surfaced (asphalt or concrete) from the edge of pavement to not less than thirty (30) feet or the edge of the ROW which ever is greater. The driveway must be graded to divert water into the roadside ditches or onto areas other than the road travel surface. This item will be inspected at or before the final inspection for the house and a Certificate of Occupancy will not be issued if this requirement is not met.

Will construction require any land disturbance within 200 ft of stream, creek, river, pond or lake: Yes No
 (If yes, an approved erosion and sediment control plan is required before a building permit will be issued) **Distance from water:** _____

FEMA Flood Map (FIRM) Panel #: _____ **Proposed structure Flood Zone Designation:** None A AE

If proposed in a Special Flood Hazard area (zone A or AE), an elevation certificate must be submitted and a flood proof design may be required prior to issuing a build permit per FEMA regulations. If elevation certificate is required, an as-built certification of the lowest floor elevation will be required immediately after the lowest floor is complete. No C.O. will be issued without an approved as-built certification.

Terms of Permit

I understand I must consult Lumpkin County Planning Dept. regarding driveway requirements. I agree to and accept responsibility for providing soil and erosion control measures on the building site. I understand that Lumpkin County Resolution 2008-32 provides for enforcement of Georgia State Minimum Standard Codes for construction and that inspections are required throughout the construction process. I understand that I cannot proceed with construction until inspections are completed and approved by Lumpkin County Building Inspector. I understand this permit becomes null and void if construction authorized is not commenced within six months, or if construction is suspended or abandoned for a period of six months. I accept responsibility for property lines, easements and setback requirements. I understand that Lumpkin County cannot legally maintain private roads or driveways.

I certify by signature below that the information provided on this application is true and correct to the best of my knowledge and understand that providing false information on a government form is a misdemeanor and may result in revocation of permit with loss of fees paid and possible citation. And that it is my responsibility to notify the Planning Department of any changes to the information provided in this application as soon as possible. I further understand that it is my responsibility as applicant to insure compliance with all construction codes.

The issuance of this permit authorizes improvements of the real property designated herein which improvements may subject such property to mechanics' and materialmen's liens pursuant to Part 3 of Article 8 of Chapter 14 of Title 44 of the Official Code of Georgia Annotated. In order to protect any interest in such property and to avoid encumbrances thereon, the owner or any person with an interest in such property should consider contacting an attorney or purchasing a consumer's guide to the lien laws which may be available at building supply home centers."

I hereby certify that I have read and examined this permit document. I agree to comply with all requirements described above. I know the information provided to be true and correct.

Print Name of Applicant _____ Date _____

Signature of Applicant _____

Affidavit Verifying Status For Lumpkin County Building and Land Disturbance Permits

By executing this affidavit under oath, as an applicant for a Lumpkin County, Georgia Building Permit, Land Disturbance Permit or other public benefit as referenced in O.C.G.A. Section 50-36-1, I am stating the following with respect to my application for a Building Permit, Land Disturbance Permit for _____.

(Name of natural person applying.)

1. _____ I am a United States citizen

OR

2. _____ I am a legal permanent resident 18 years of age or older or I am otherwise qualified alien or non-immigrant under the Federal Immigration and Nationality Act 18 years of age or older and lawfully present in the United States.

In making the above representation under oath, I understand that any person who knowingly and willfully makes a false, fictitious, or fraudulent statement or representation in an affidavit shall be guilty of a violation of Code Section 16-10-20 of the Official Code of Georgia.

Signature of Applicant: Date

Printed Name:

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
_____ DAY OF _____, 20_____

* _____
Alien Registration number for non-citizens

Notary Public
My Commission Expires

***Note:** O.C.G.A. & 50-36-1 (e)(2) requires that aliens under the federal Immigration and Nationality Act, Title 8 U.S.C., as amended, provide their alien registration number. Because legal permanent residents are included in the federal definition of "alien", legal permanent residents must also provide their alien registration number. Qualified aliens that do not have an alien registration number may supply another identifying number below:

Lumpkin County Homeowners Self-Work Affidavit

By executing this affidavit under oath, as an applicant for a Lumpkin County Building Permit, I certify that I, _____, will be the builder of record for the structure applied for in this building permit application, and that the structure will be constructed for the use of myself and my family. I understand that it is illegal for a homeowner to obtain a permit for an unlicensed contractor to perform services which require a licensed contractor. I understand that all of the construction codes, state and county rules and regulations will apply to me and be enforced by the county as though I am a licensed contractor. I further understand that I must either contract with a State Licensed Contractor for electrical, plumbing, conditioned air, and insulation or perform this work myself.

I certify that as owner/builder of the structure applied for in this building permit application, I will be responsible for the installation of:

Electrical ____ Plumbing ____ HVAC ____ Insulation ____
(Initial each item for which the owner/builder will be responsible for)

In making the above representation under oath, I understand that any person who knowingly and willfully makes a false, fictitious, or fraudulent statement or representation in an affidavit shall be guilty of a violation of Code Section 16-10-20 of the Official Code of Georgia.

Signature of Applicant: Date

Printed Name:

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
____ DAY OF _____, 20____