



BUILDING PERMIT APPLICATION REQUIREMENTS

**Town of Ophir
P.O. Box 683
Ophir, Colorado 81426
Phone: 970-728-4943
fax: 970-728-2880**

ALL BUILDING PERMIT APPLICATIONS SUBMITTED TO THE BUILDING DEPARTMENT MAY REQUIRE THE FOLLOWING COMPONENTS. PLEASE CONTACT THE TOWN HALL AT 728-4943 TO DETERMINE THE REQUIREMENTS FOR YOUR SPECIFIC PROJECT.

1. Completed building permit application form typed or in ink. Must include a valid business license for architect, engineer, contractor and sub-contractor.
2. Four complete sets of full construction plans and four elevation drawings drawn to scale (1/4" = 1') and stamped by your project's architect or engineer.
3. If your proposed building site is in the Avalanche Hazard Overlay Zone District, the Wetland Areas Hazard Overlay Zone District and/or the Source Water Protection Overlay Zone District, you must include the appropriate permit applications with your building permit application.

THE FOLLOWING CHECKLIST CONTAINS THE NECESSARY REQUIREMENTS FOR A THOROUGH PLAN CHECK, AND IS INTENDED TO BE USED AS A GUIDE FOR YOU AND/OR YOUR ARCHITECT/DESIGNER IN THE CREATION OF CONSTRUCTION PLANS.

1. APPLICATION TO INCLUDE:

- a. Completed application in ink.
- b. Three (3) complete sets of construction plans drawn to scale (1/4 inch = 1 foot) with full project costs (include materials and labor).
- c. Three (3) elevation drawings drawn to scale (1/4 inch = 1 foot).

2. PLAN SETS REQUIRE THE FOLLOWING ELEMENTS:

- a. Site Plan
 - State building site elevation.
 - Show setbacks of proposed construction from all property lines and existing structures and any natural water course, stream or wetlands in area/on property.
 - Show location of septic system, well, and propane tank (which must meet UFC, UMC & NFPA Requirements).
 - Driveway access, including: width, grade, length, parking spaces and for driveways over 150' in length, fire department approval.
 - Dimensions of building(s).
- b. Section Views
 - Must include footers, stem walls, reinforcing, sills, joists, studs, headers, rafters, stairs, handrails, roofing materials, pitch of roof, roof ventilation design, crawlspace ventilation and insulation R-values.
- c. Floor Plans
 - Plans for each floor must show individual room dimensions, window sizes and types, all door sizes and locations and plumbing and kitchen fixtures.
- d. Foundation Plan

- Show size and depth of footing and stem walls, amount and placement of horizontal and vertical rebar, size and spacing of anchor bolts, size of piers and pads, thickness and reinforcing of slabs, vapor barriers and crawlspace ventilation.

e. Framing Plans

- FLOOR FRAMING: size, grade, spacing, span and type of wood used.

- ALL BEAMS AND HEADERS: location, spans, bearing location, size, grade, type of wood used.

- ROOF FRAMING: size, grade, spacing, span, type of wood used.

NOTE: All trusses, T.J.L.(s), or like products to be used require manufacture design specifications to be attached to the plans.

f. Elevation Views

- front, side and rear.

g. Insulation

- Must comply with San Miguel County Prescriptive Energy Code requirements or 2003 Model Energy Code.

3. PERMITS AND FEES REQUIRED

a. Land Use Code plan check fee:

- \$200 for new buildings and remodels

- \$150 for accessory buildings and additions over 500 square feet

- \$100 for accessory buildings and additions under 500 square feet

Fees cover first 10 hours of review by plan check reviewer. After first 10 hours, each hour will be charged to the applicant at \$35 per hour. Additional charges may be deducted from completion deposit after all final inspections are passed.

b. Completion Deposit:

- \$1000 for new buildings and remodels

- \$500 for accessory buildings and additions over 500 square feet

- \$250 for accessory buildings and additions under 500 square feet

c. Building permit fee based upon valuation of project (Table 1-A, 1997 U.B.C.)

d. Plan check fee (65% of building permit fee)

e. Mechanical permit fee based upon Table 1-A, 1997 U.M.C.

f. Plumbing permit: State Inspector 970-249-8565

g. Electrical permit: State Inspector 970-249-1870

h. Fire protection permit: Telluride Fire District 970-728-3801 (sprinkler system)

i. Septic permit: Environmental Health Director 970-728-0447

- \$350 for new installation Payment must accompany application

- \$150 for repair

h. Driveway permit: Town of Ophir 970-728-4102

4. ADDITIONAL REQUIREMENTS

a. Planning and Zoning approval (if applicable)

b. Proof of payment of water/sewer tap fees (if applicable)

c. Architect, engineer stamp/signature when required by Colorado State Statutes

d. Soils report (if applicable)

e. Location survey: documentation of survey must be submitted before placement of any concrete walls on footing. This shall show placement on lot and elevation of footing to verify height compliance.

f. One copy of any approval pertaining to the parcel: deed restrictions, special use permits.

g. Documentation of well permit from the Colorado Division of Water Resources (if applicable).