

St. Joseph County | City of South Bend

BUILDING DEPARTMENT

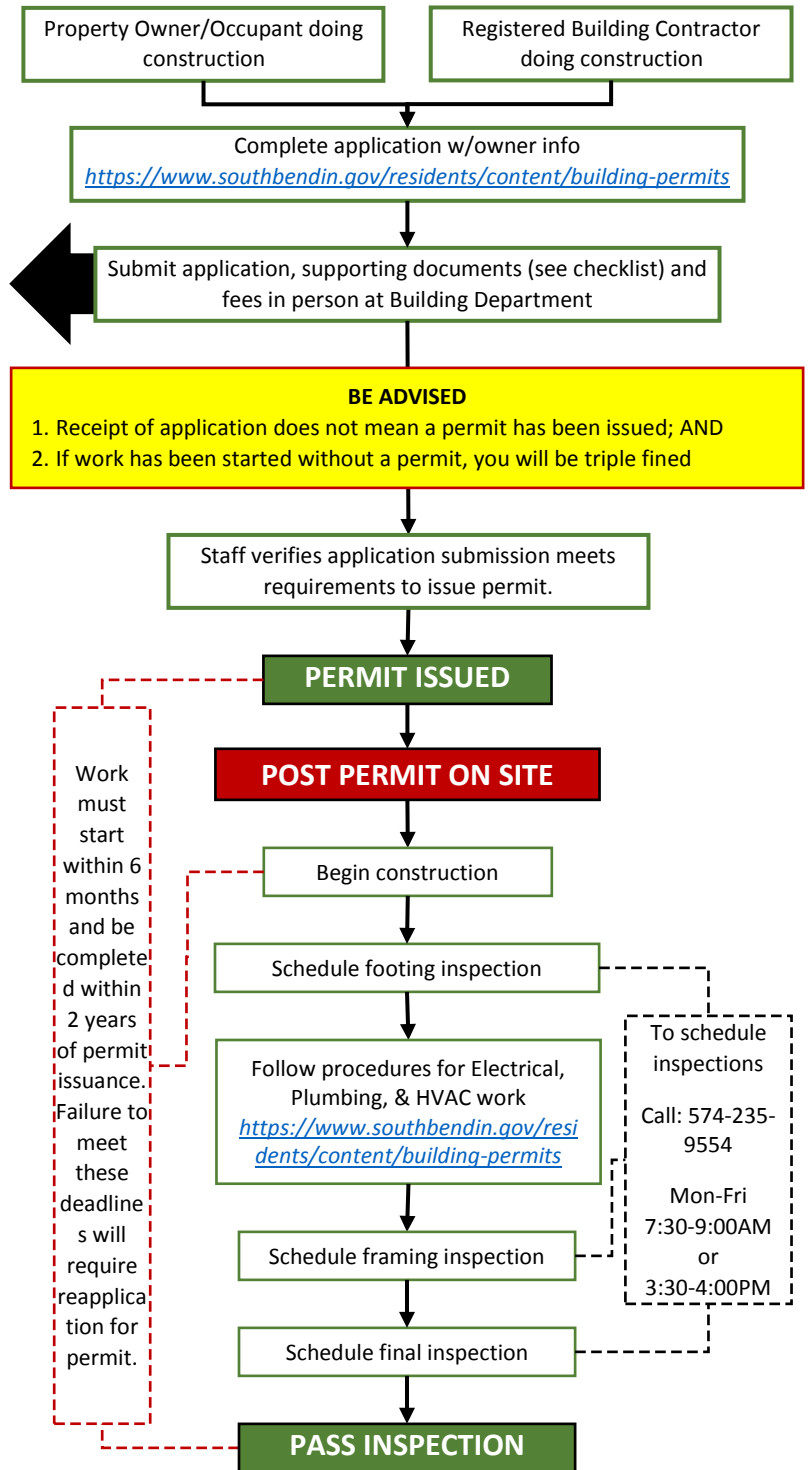
ACCESSORY PERMIT APPLICATION (RESIDENTIAL)

RESIDENTIAL ACCESSORY PERMIT CHECKLIST

- 1. Completed Application
- 2. Site plan showing
 - a. size of property
 - b. size and location of all structures on property
 - c. size and location of proposed accessory structure
 - d. If parcel is under 3 acres, it must be drawn to an engineer scale, such as 1":20'.
 - e. Example site plan: <https://southbendin.gov/wp-content/uploads/2018/08/Example-of-Site-Plan.pdf>
- 3. Special use/exception and/or variance approvals if applicable
- 4. Location of septic system and well on property (if applicable)
- 5. Cost of labor and materials. This is for the total project including any mechanicals. (on application form)
- 6. All applicable contractors involved in the project-building, electrical, plumbing, and HVAC. (on application form)
- 7. Application fee ****SEE FEE SCHEDULE FOR APPLICABLE PERMIT FEES**

USEFUL LINKS

- ✓ Residential Permitting Steps <https://southbendin.gov/wp-content/uploads/2018/08/ResidentialPermitting-Process.pdf>
- ✓ City of South Bend Zoning Ordinance/Variences <http://southbendin.gov/zoning>
- ✓ St. Joseph County Zoning Ordinance/Variences <http://sjcindiana.com/apc>
- ✓ Flood Plain Map <https://dnrmmaps.dnr.in.gov/appsphp/fdms>
- ✓ Wetland Map <http://stjocogis.maps.arcgis.com/apps/PublicInformation/index.html?appid=fdd445df825c47739d3cdc2a5379094f>
- ✓ Historic Properties <http://stjocogis.maps.arcgis.com/apps/PublicInformation/index.html?appid=fe6f472405f14b468e2f983c83ecbba1>





ACCESSORY PERMIT APPLICATION (RESIDENTIAL)

ST. JOSEPH COUNTY | CITY OF SOUTH BEND | BUILDING DEPARTMENT

**PROPOSED
PROJECT
ADDRESS:**

Address

City

Zip

Township

PROPERTY OWNER:

PHONE NUMBER:

EMAIL:

MAILING ADDRESS:

Address

City

State

Zip

**PROPOSED
ACCESSORY
VALUATION: \$**

**PROPOSED
ACCESSORY
SQUARE FOOTAGE:**

PROJECT TYPE:

ACCESSORY BUILDING

POOL
Water depth more 42" deep

OTHER

Describe

PROJECT SIZE:

Accessory Building (sq/ft)

Pool (sq/ft)

Other (sq/ft)

Height (ft)

****If proposed structure is 576 square feet or larger, PROPERTY OWNER must sign the Nonconversion Agreement on page 4.****

EXISTING

STRUCTURES:

Primary Structure (sq/ft)

Accessory Buildings (sq/ft)

Other (sq/ft)

VARIANCE, SPECIAL USE/ EXCEPTION APPROVAL DATE, IF APPLICABLE*:

*PLEASE PROVIDE APPROVAL LETTER

**PROPOSED
ACCESSORY
SETBACKS:**

Front Lot Line (ft)

Side Lot line (ft)

Side Lot line (ft)

Rear lot line (ft)

Other (ft)

EXCELLENCE | ACCOUNTABILITY | INNOVATION | INCLUSION | EMPOWERMENT

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ACCESSORY PERMIT APPLICATION (RESIDENTIAL)

ST. JOSEPH COUNTY | CITY OF SOUTH BEND | BUILDING DEPARTMENT

**NON-CONVERSION AGREEMENT
FOR ACCESSORY STRUCTURES (576 SF or larger)**

Owner: _____

Address: _____

In consideration for the granting of the above referenced permit, the Property Owner agrees to the following:

- 1) The enclosed area of the improvement, or the enclosed area adjacent to the improvement, shall be used solely for accessory or storage uses and will never be used for any other purpose without first becoming fully compliant with the Ordinance in effect for the district in which the address is located.
- 2) Any variation in construction beyond what is permitted shall constitute a violation and be abatable as such.
- 3) This **Nonconversion Agreement** becomes an attachment and an enforceable part of above referenced permit and grants the City of South Bend/St. Joseph County Building Department the ability to inspect and enforce the provisions of the Agreement at any time.

_____ **Date**

_____ **Property Owner Signature**