

HARDIN COUNTY PLANNING & DEVELOPMENT COMMISSION

150 N Provident Way, Suite 225 - Elizabethtown, KY 42701 Phone: (270) 769-5479 Fax: (270) 769-5591

KENTUCKY BUILDING CODE PROGRAM (KBC) CHECKLIST

SINGLE FAMILY DWELLINGS - INCLUDING MANUFACTURED HOMES

The items checked below must be provided to this office prior to issuance of building permits or electrical inspections:

PERMIT INFORMATION

- DEED** for determination of property ownership and compliance with subdivision regulations
- ENCROACHMENT PERMIT** for New & Existing private access/driveway entrances off state and county roads, please provide with applications for new residential and garage permits
For **State Highway** access, contact the KY Department of Highways, District 4 Office
Contact: Jacob Riggs – (270) 766-5066 – 634 East Dixie Ave., Elizabethtown, KY 42701
For **County Road** access, contact the Hardin County Road Department
Contact: Dwight Morgan or Opal Mabe- (270) 737-6046 - 501 Bacon Creek Rd, Elizabethtown, KY 42701
- ON-SITE SEWAGE DISPOSAL SYSTEM SITE EVALUATION**
Hardin County Environmental Services, 580C Westport Rd, Elizabethtown, KY - (270) 769-0312
- PLOT PLAN**(showing distance of structure from property lines, show and identify all structures and septic location)
- MANUFACTURED/MOBILE HOMES:** Zoning Permit / Building Permit for site approval and deck/porch inspection

BUILDING PERMIT

- BUILDING PERMIT APPLICATION / ZONING PERMIT APPLICATION**
(to be completed at time of application) (Property zoning classification, Number of dwellings, Manufactured Home status, Flood Zone Information, Minimum Dwelling Size, Subdivision Restrictions)(Details about the structure)
- BUILDING AFFIDAVIT** and certificate of insurance for Workers Comp/Unemployment Ins or Exemption
- BUILDING PERMIT FEES** (based on total roofed area square footage for residential construction)
(based on construction cost for commercial/non-residential construction)

ELECTRICAL INSPECTION

- ELECTRICAL INSPECTION FEES**
- WAIVER BY HOMEOWNER** (including Workers Comp waiver)
- OR-----
- ELECTRICAL LICENSE** (Electrical Contractors License and Master Electrician License)(eff. date 6/24/03)
- ELECTRICAL AFFIDAVIT** and certificate of insurance
(\$500,000 liability coverage/Workers Comp/Unemployment Ins)

It is the responsibility of the applicant to NOTIFY the Hardin County Planning and Development Commission for the required building and electrical inspections. (KBC 117.0)

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KENTUCKY BUILDING CODE

Program Checklist

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All Residential and Commercial construction projects If it is determined that no inspections have been requested for a project for a period of 180 days or more, the permit will be deemed inactive and will be closed. Any unused fees will be surrendered to the Commission. To reopen & complete the project, a new application and fees will be required.

Addresses for new residential and commercial buildings are assigned by Hardin County 911 and processed through the Hardin County Planning Office as part of the building permit.

If the property is located within a subdivision, it is the **owner's responsibility** to comply with the recorded subdivision plat (setbacks, drainage & utility easements) and any Subdivision Restrictions which are on file in the Office of the Hardin County Clerk.

It is State Law that you must contact "Call Before You Dig" (call 811) prior to disturbing any soil in the Commonwealth of KY.

If a residence contains 2,000 square feet or more of roofed area, a set of construction plans must be provided for a plan review. Please allow 15 working days for completion of the plan review.

If the property lies within the floodplain, has a blue line stream on site or the property contains wetlands or sinkholes; consultation with the County Engineers office is required. For property located in a flood prone area as determined by examination of local flood maps, the Federal Emergency Management Act requires the property owner to file for a "Permit to Construct along a Stream". Property Owner must contact the Hardin County Engineering Department for assistance in completing the Stream Construction Permit for submittal to the Water Resources Branch of the Environment Protection Cabinet in Frankfort. No building permits or electrical inspections will be issued until the Water Resources Branch has approved the project and compliance with the Hardin County Flood Ordinance has been achieved.

Commercial Projects

The following may also apply:

All commercial projects require submission of a Development Plan (survey grade site plan) and approval by the Planning Commission. The building permit will not be issued until the Development Plan has been approved and signed by the Director. Additionally, a set of construction plans must be submitted. The building inspector will review the construction plans for compliance with the current building code. Any required changes to the plans will be noted in the review comments. Please allow 15 working days for completion of the review.

If the property lies within Larue County, all commercial projects require submission of construction plans and a copy of the Zoning Permit issued from the Land of Lincoln Planning and Zoning (Larue County Planning Office) in order to obtain a building permit.