



Town of South Bristol
Code Enforcement Office
 6500 West Gannett Hill Road
 Naples, NY 14512-9216
 585.374.6341

Permit # _____
 Tax Map # _____

New Home Building Permit Application

Applicant _____

Mailing Address _____

Telephone _____ Email _____

Property Owner's Written Permission Attached

Property Owner _____

Mailing Address _____

Telephone _____ Email _____

Contractor _____

Mailing Address _____

Telephone _____ Email _____

Property Address _____

Tax Map # _____ Zone _____

Detailed Description of Work _____

Estimated Cost of Work \$ _____

Notice of Required Insurance

Contractors and sub-contractors must submit proof of liability, worker's compensation and NYS disability insurance.

Well and Septic System Requirements Must be Met. Please Contact:

Tyler Ohle, Canandaigua Lake Watershed Inspector 585.396.9716 or
 Tad Gerace, Conservation District Technician 585.396.1450

Note: Applicant/Property Owner signature below indicates that the Applicant/Property Owner understands that they will be responsible for all outside consultant fees incurred as a result of the submitted application, and consents to these charges.

Applicant's Signature

Date

Application fee _____ CC/Check # _____ Cash _____ By _____ Date _____

Town of South Bristol

One and Two Family Dwelling Building Permit Application Submittal Checklist

Applications and required submittals that are incomplete cannot be reviewed or processed.

- Complete Building Permit Application (All portions completed)
- Proof of insurance coverage (Worker's Compensation, Liability, and N.Y.S. Disability)
- Site plans or instrument survey showing the location of proposed structure including grading, setbacks, elevations, driveways, septic system, and easements.
 - If a septic system is proposed, a site plan bearing the seal and signature of a N.Y.S. Licensed Professional Engineer is required.
- Proof of compliance with N.Y.S. Energy Conservation Construction Code
- Rescheck reports must include the following information:
 - Seal and signature of a N.Y.S. Licensed Professional Engineer/Architect
 - Project location (subdivision lot number or street address)
 - Correct code and county used for rescheck
 - Rescheck inspection checklist
- Proof of ownership if title of the property has recently transferred, or a letter of consent from the property owner of record authorizing you to obtain a building permit on behalf of the owner. The property also needs to be clear of violations.
- Two sets of completed site/building plans by a Licensed Professional Engineer if over \$10,000 or Licensed Architect if over \$20,000. Plans should have sufficient detail so that the structure could be built strictly from the building plans. As required by N.Y.S. Education Law, plans shall include the seal and signature of a N.Y.S. Licensed Professional Engineer/Architect.
 - Foundation plans must specify the type of foundation wall to be constructed and included compliance details as per N.Y.S. Residential Code Section R404 and applicable tables.
 - Are sufficient details included in the plans showing all proposed construction, dimensions, spans, attachments, locations, etc.?
 - Has a specification sheet been attached detailing items not shown on plans (smoke and carbon monoxide detectors, stair(s), railing(s), and guard details, material types and strength)?
 - Have details on any fire rated assemblies or construction been provided (fire separations)?
- Provide site soil conditions per N.Y.S. Residential Code Table R405.1
- Window data showing egress width, height, clear opening square foot, and total glazed area
- Fireplace, woodstove, gas fireplace and room heater specifications including installation instructions
- Detail of HVAC equipment and specifications

- _____ Stamped engineered truss design drawings
- _____ If a municipal water supply is not available, include a well drillers certificate
- _____ Driveway – Check with the South Bristol Highway Superintendent and/or the State Department of Transportation/County Highway Department for curb cut/culvert requirements. You can reach the South Bristol Highway Superintendent at 585.374.2150 who will be able to assist you with this process and refer you to any other involved highway agencies.
- _____ Bristol Harbour Properties Only – If the proposed construction is to be located within Bristol Harbour, Environmental Committee and Homeowner Association internal approvals may be required.
- _____ Lakeshore/Floodplain Properties – A Floodplain Development Permit Application may be necessary. Contact the Code Enforcement Office.
- _____ Docks, boat stations and boathouses - Setbacks and other conditions apply. Check with Code Enforcement Office.
- _____ Vacant land will need a house number. You will need to speak to the Code Enforcement Officer who will issue you a number.

ZONING

170 Attachment 1

Schedule of District Regulations
[Amended 10-14-2002 by L.L. No. 3-2002; 11-14-2005 by L.L. No. 2-2005; 1-11-2010 by L.L. No. 1-2010;
2-17-2014 by L.L. No. 3-2014; 11-14-2016 by L.L. No. 2-2016]

Zoning District	Minimum			Minimum Setbacks* (feet)			Maximum Building Height (feet)	Maximum Lot Coverage
	Lot Area (square feet)	Size Width (feet)	Lake Frontage (feet)	Front	Side	Rear**		
(LR) Lake Residential	10,000	50	100	50	10	25	35	20%***
(R-1) 1-Acre Residential	1 acre	100	100	50	10	25	35	20%***
(R-3) 3-Acre Residential	3 acres	100	100	50	10	25	35	20%***
(R-5) 5-Acre Residential	5 acres	100	--	50	10	25	35	20%
(NC) Neighborhood Commercial	1 acre	100	--	50	10	25	35	20%
(C-1) Light Commercial	1 acre	150	100	50	20	30	35	50%
(C-2) Commercial	1 acre	150	--	50	20	30	35	50%
(I-1) Industrial	1 acre	150	--	75	20	30	35	80%
(PD) Planned Development	See § 170-20.							

NOTES:

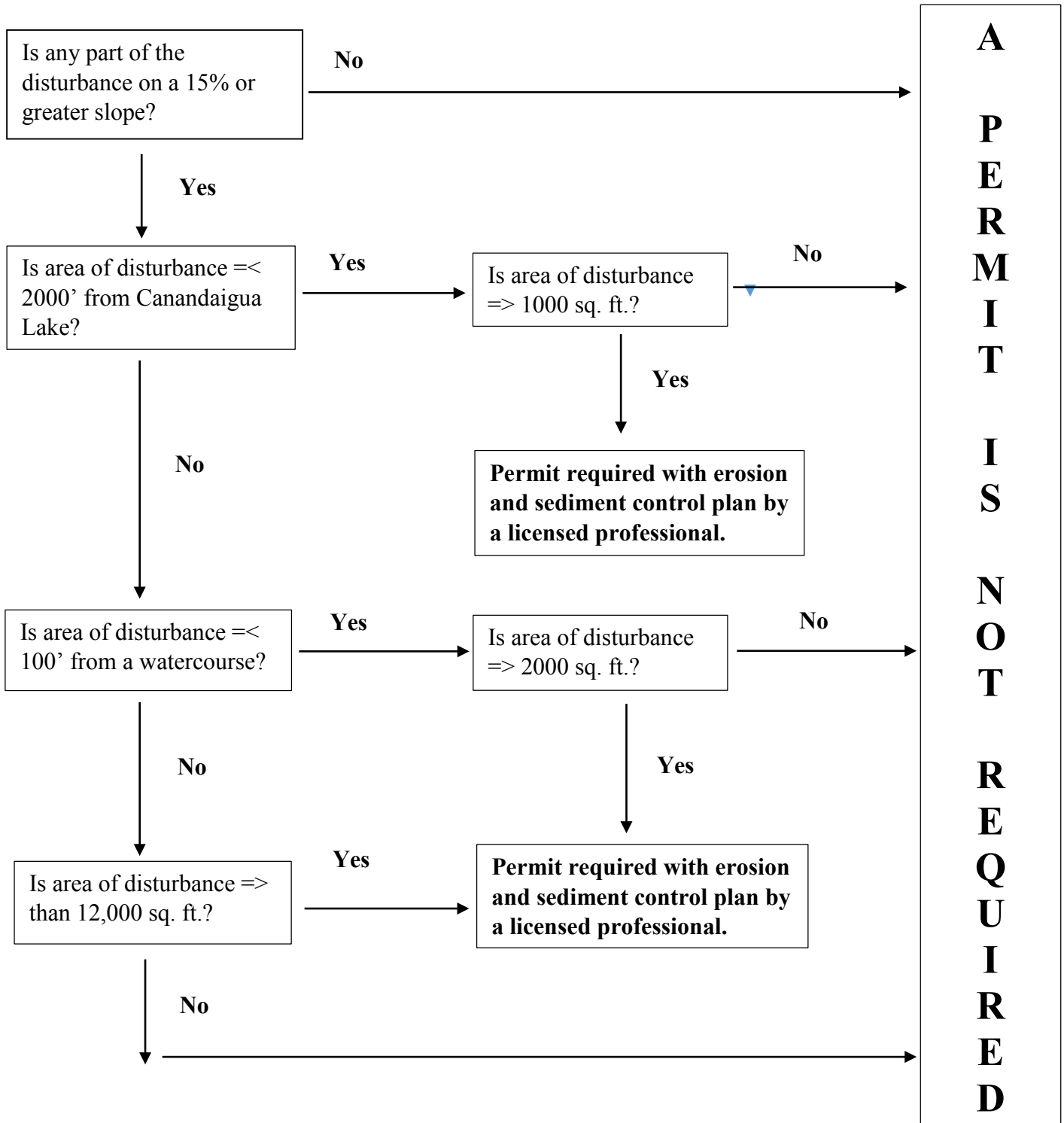
* Setbacks may differ for overlay districts and certain special uses. (Refer to text.)

** Stairways within 25 feet of the mean high-water line of Canandaigua Lake are exempt from rear setback requirements.

*** No lakefront lot or parcel bisected by a public or private road shall exceed 40% lot coverage on the lakeside portion of the lot or parcel, and shall not exceed the 20% allowable lot coverage for the entire lot or parcel.

Permit Requirement for Soil Disturbance on Steep Slopes

Note: All reference to area of disturbance in this context are for the portion within the 15% slope area





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Permit # _____
Tax Map # _____

Steep Slopes Permit Application

Applicant _____
 Mailing Address _____
 Telephone _____ Email _____

Property Owner _____ Check if same as above
 Mailing Address _____
 Telephone _____ Email _____

Contractor _____
 Mailing Address _____
 Telephone _____ Email _____

Property Address _____
 Tax Map # _____ Zone _____

Detailed Description of Work _____

The total square feet of the proposed soil disturbance will be _____.

Soil Disturbance

A specific area as defined in the threshold tables where the natural vegetative cover will be removed. Soil disturbance is inclusive of placing or filling soil on top of the natural vegetative cover.

Please Note

Applicant must be able to illustrate where the area of disturbance will be on the property. This may be in the form of a survey supplied by the applicant or defining the location on the official town maps. If a permit is required, it shall be prominently displayed at the project site and the applicant shall notify the Code Enforcement Officer five (5) days prior to commencing work. If a determination is made that a permit is not required and subsequent observations by the Code Enforcement Officer indicate that a threshold is exceeded, then a Stop Work Order will be issued until the professionally prepared erosion and sediment control plan is in place.

The Applicant should be aware that it is a violation of N.Y.S. Environmental Conservation Law to allow discharge of sediment or other pollutants from a disturbed area to cause a substantial visible contrast to a watercourse. Penalties can reach \$37,500 per day.

Acknowledgement

If it is determined that a Steep Slopes Permit is required, the applicant is afforded the opportunity to have the Erosion and Sediment Control Plan reviewed by the appropriate Watershed Official.

Please Choose One

I desire to have my plans reviewed _____ I do not want my plans reviewed _____

The property owner must sign the Steep Slopes Permit Application or provide a signed letter to signify that he or she has reviewed the application and is in agreement with its contents. By signing the permit application or letter, the property owner also consents to the Code Enforcement Officer entering the premises for inspection purposes. The property owner further consents that the Code Enforcement Officer may seek inspection assistance from any persons deemed necessary, including but not limited to, the Canandaigua Lake Watershed Manager, the Canandaigua Lake Watershed Inspector, and the Ontario County Soil and Water Conservation District.

Note: Applicant/Property Owner signature below indicates that the Applicant/Property Owner understands that they will be responsible for all outside consultant fees incurred as a result of the submitted application, and consents to these charges.

I have read and understand the application and the requirements of this permit.

Applicant's Signature

Date

Property Owner's Signature

Date

Application Fee _____ CC/Check# _____ Cash _____ By _____ Date _____

Steep Slopes Erosion Control Inspection Checklist

Date _____

Property Owner _____

Property Address _____

Tax Map # _____

		Yes	No	N/A
1.	Is there evidence of sedimentation in the receiving waters?	_____	_____	_____
2.	Are adjoining properties and downstream waterways protected from erosion and sediment due to storm water runoff from the construction site?	_____	_____	_____
3.	Have all erosion control measures been installed/constructed per the Grading and Erosion Control Plan?	_____	_____	_____
4.	Are perimeter erosion control measures functioning?	_____	_____	_____
5.	Have sediment basins and traps been constructed according to approved plan?	_____	_____	_____
6.	Have stabilized construction entrances been installed and maintained?	_____	_____	_____
7.	Have public roadways and site access roads been kept free of mud and debris?	_____	_____	_____
8.	Is dust control needed?	_____	_____	_____
9.	Are soil stabilization measures being implemented in a timely manner?	_____	_____	_____
10.	Are finished cut and fill slopes adequately stabilized?	_____	_____	_____
11.	Is the site adequately stabilized at this time?	_____	_____	_____
12.	Have temporary measures that are no longer needed been removed?	_____	_____	_____
13.	Are soil stockpiles in appropriate locations and covered, mulched or vegetated?	_____	_____	_____
14.	Are additional temporary erosion control measures needed?	_____	_____	_____
15.	Have all permanent storm water management facilities been installed/constructed?	_____	_____	_____
16.	Has construction sequence been followed?	_____	_____	_____
17.	Are erosion control measures in need of repair, replacement or enhancement?	_____	_____	_____