

1600 E. South Weber Drive
South Weber, UT 84405

www.southwebercity.com

801-479-3177
FAX 801-479-0066

Residential Plan Submittal

Plans will not be reviewed until ALL the following are received.

1. Electronic set of Engineer Stamped plans to scale. Please email plans to kguill@southwebercity.com Plans should include:
 - a. elevations, footing, foundation and framing
 - b. location of plumbing, electrical and mechanical fixtures including any future fixtures
 - c. engineering requirements
 - d. gas line diagram including length and diameter of all pipes plus the BTU demand of all appliances
 - e. exterior elevations compliant with city code
<https://southweber.municipalcodeonline.com/book?type=ordinances#name=12.01.110>
Specific Standards
 - f. current public works standards can be found at <https://ionescivil.com/clients/south-weber-city/>
 - g. Design Criteria in accordance with International Residential Code (IRC) must be met as shown below.

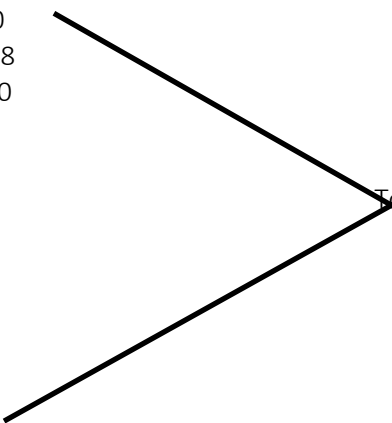
| Design Type | Criteria |
|--|-------------------|
| Snow Load Ground | 57 PSF |
| Snow Load Roof (Minimum) | 40 PSF + Drifting |
| Wind | 120 mph |
| Wind exposure east of 1900 E and north of 7800 S | C |
| Wind exposure all other areas | B |
| Seismic International Residential Code | D2 |
| Winter Temperature | 6 degrees F |
| Frost Depth | 30 inches |
| Possible damage from weathering | Severe |
| Possible damage from termite | Slight |
| Possible damage from decay | None to slight |
| Flood hazard | See City Maps |

2. Electronic set of Engineer stamped and signed structural calculations with plan # or name, lot # and subdivision
3. Electronic signed RES checks compliant to International Residential Code
4. Electronic Site plan to scale showing address, lot #, north arrow and setbacks (front, sides and rear)
5. Completed and signed building permit application
6. Plan check fee of \$100.
7. Proof of payment for Secondary Water shares. Will be one of the following privately-owned companies: (Weber Basin, South Weber Secondary Water Improvement District, Davis & Weber Canal or South Weber Irrigation) South Weber City is NOT affiliated.

Plan review takes up to 10-14 BUSINESS days. When complete, you will be notified by phone of approval or needed corrections. **Any changes made to plans after approval will have to be reviewed and approved by the building department.**

Permits must be picked up and paid for before any construction begins. Permits paid for by credit card are charged a 3% convenience fee once this service is available (Spring 2021).

Permit fees are as follows:

1. Permit fee variable based on square footage
 2. Plan check variable based on square footage
 3. State fee 1% of permit fee
 4. Refundable completion bond \$500
 5. Central Weber Sewer CWSD \$2,578
 6. Central Weber Sewer SWC \$128.00
 7. Parks Impact \$2096.
 8. Public Safety Impact \$126.
 9. Recreation Impact \$834
 10. Transportation Impact \$1791.21
 11. Sewer Impact \$2933
 12. Storm Sewer Impact \$1,256
 13. Water Impact \$1,322
 14. WBWCD Water Impact \$4363.
 15. Water Connection \$265.
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- Total \$18,192.21

Building inspections require 1-2 business days notice. Requests may be made for morning (8-12) or afternoon (1-5) but will not be given specific times. Contractor does not need to be present during inspection. All inspection results will be sent by email only. **Two FAILED inspections for the same item will require a \$50 penalty before additional inspections will be made.**

Inspections are required for:

1. Sewer and water laterals
2. Footings
3. Foundation
4. Temporary power (if applicable)
5. Under floor plumbing
6. Sheeting (if exterior progress is needed prior to 4 way)
7. Four way
8. Insulation
9. Gas clearance
10. Permanent power
11. House Wrap (if doing siding)
12. Brick/Rock Flashing (if applicable)
13. Stucco lath (if applicable)
14. Attic Insulation (must be completed prior to final inspection)
15. FINAL building
16. FINAL site inspection

Both final inspections are required for completion bond refund. In addition, a utility connection application must be submitted by the Homebuyer to get a final inspection scheduled.

A MINIMUM of 24-hours is required from the time of final inspection before the Certificate of Occupancy will be issued. This time frame can be longer depending on circumstances. You are allowed to move in AFTER you receive the approved FINAL and SITE inspection certificates. A Certificate of Occupancy will be issued as soon as possible after the approved final and site inspections but **NO SOONER than 24 hours.**