



Code Enforcement

7635 Macon Highway • Suite 400 • Watkinsville, Georgia 30677 • 706-769-3907

Zoning Compliance Application

PROJECT ADDRESS _____		Bldg permit # _____
Property Owner Name _____		CURRENT USE <input type="checkbox"/> Single Family Residence <input type="checkbox"/> Undeveloped Land <input type="checkbox"/> Other _____
Property Owner Email _____		
Applicant Name _____		
Phone _____	Email _____	

What type of work are you proposing? Check all applicable.

- ☐ New construction of a single-family dwelling ☐ Stick build ☐ Manufactured Home
- ☐ Addition to a single-family dwelling [Is value* of addition over 50% of appraisal ☐ Yes ☐ No]
 * "Value" determined by appraisal of The Oconee County Property Appraisal Office.
- ☐ Residential driveway (new driveways & alterations to existing driveways require a driveway permit)
- ☐ Accessory structure Describe _____
- ☐ Other Describe _____

☐ Yes ☐ No **1) Are you disturbing more than 1 acre?**

☐ Yes ☐ No **2) Are you located within a sub-division that was established after 2000?**

☐ Yes ☐ No **3) Are you located within 200 feet of State Waters?**

- If you answered YES to 1 or 2 – you must file an NOI before submitting for a Building Permit.
- If you answered YES to 3, you must submit GSWCC Approved Soil and Erosion Control Plans to Code Enforcement.
- Some work, including work that affects wetlands, riparian buffers, aquifer recharge areas, and natural resources conservation areas, may require additional local, state, or federal permits and/or reviews.
- Check the following website for assistance: <https://epd.georgia.gov/npdes-construction-storm-water-general-permits>.

Provide a site plan drawn to a standard scale with dimensions in feet, which includes the following applicable items

- | | | |
|----------------------------|---|--|
| - Property boundary lines | - Contours and % grade within building setbacks | - Proposed driveways / curb cuts |
| - Lot dimensions | - All roads (labeled) adjacent to the property | - Sidewalk (existing/proposed) |
| - Setback lines | - Percent of lot coverage (existing/proposed/total) | - Street trees (existing/proposed) |
| - Easements | - Total impervious surface area (existing/proposed) | - All existing & proposed structures & buildings |
| - Future right-of-way line | - Environmental areas (including flood zone) | - Actual architect plan footprint |
| - Building height | - Proposed slab elevation above finished grade | - Existing grade elevations for each corner of building envelope |
| - Foundation type | - Environmental Health approved septic layout | |
| - Location of pool | - Pool deck | - 4' fence around pool |

All site plans for new single-family construction, additions of 50% or more of the existing dwelling value*, guest house, swimming pool, pool house, and barn with living space inside located on less than 5 acres must be prepared and sealed by a licensed architect, landscape architect, engineer, surveyor, or GA DPH certified professional soil scientist. These site plans shall be developed in CAD format based on the RLS survey as a base map of the site. Contours must be ground run or Oconee GIS 2 foot Lidar data at a minimum. Control and location method must be specified on the plan.

Applicant's Signature _____ Date _____