

# Village of Evans Mills

8706 NOBLE STREET, P.O BOX 176

EVANS MILLS NY 13637

315-629-4753

INCORPORATED IN 1922

## Office of Building Inspection and Code Enforcement

All Permit Packets Must Include the Following:

1. Village of Evans Mills Permit Application
2. Statement of Certificate of Workers Compensation or Disability Coverage
3. Certificate of Liability
4. Blueprints and Layout of Project

If work is being performed by the homeowner, a waiver for Workers Compensation is **required** and no certification of liability is needed.

All waivers must be signed and stamped by a notary public. These forms are implemented to protect you the homeowner in case of serious injury or property damage occurs.

All fees are determined by set principles and schedules. These schedules can be viewed in the Village Clerk-Treasurers Office.

If or when the application is approved and the application fee has been paid in full, a permit will be issued and **it's good for one year.**

Failure to obtain a permit will result in legal action and additional charges. Failure to begin the project within six months of the application will result in the cancellation of the permit.

Copies of the Village Zoning Laws and Regulations packet can be purchased in the Village Office for \$5.00/each copy.

Please fill out this packet with all the information needed and return it to the Village Office. Code Enforcement will reach out to you when your permit is ready and the cost.

# Village Of Evans Mills Permit Application

ZONING  BUILDING  OTHER \_\_\_\_\_

Property Owner: \_\_\_\_\_ Phone # \_\_\_\_\_

Address \_\_\_\_\_

Construction Address \_\_\_\_\_

Tax Map #: Section \_\_\_\_\_ Block \_\_\_\_\_ Lot \_\_\_\_\_ Zoning District \_\_\_\_\_

The purpose for which Permit Applied For:

New Construction  Addition  Alteration  Change of Use  Home Occupation

Other \_\_\_\_\_ Cost of Project \$ \_\_\_\_\_

Proposed Activity will be used for the following:

Residence  Commercial  Business  Industrial  Other \_\_\_\_\_

Intended Use & Occupancy \_\_\_\_\_

Size of Lot Road Frontage \_\_\_\_\_ Total Area \_\_\_\_\_ (sq. ft.) \_\_\_\_\_ (acres)

Size of Building \_\_\_\_\_ Stories \_\_\_\_\_ Total Floor Area \_\_\_\_\_ (sq. ft)

Project Contractor \_\_\_\_\_ Phone # \_\_\_\_\_

Address \_\_\_\_\_

I, \_\_\_\_\_, do hereby affirm that the above information is true and accurate to the best of my knowledge and agree to abide by the regulations of the Zoning Ordinance, New York State Uniform Fire and Building Codes, Health Codes, and other applicable village ordinances. Before any excavation, I will call DIG SAFELY at 1-800-962-7962.

Signature \_\_\_\_\_ Date \_\_\_\_\_

-----OFFICE USE ONLY BELOW-----

\_\_\_\_ Zoning Lot Plans Fees \$ \_\_\_\_\_ Permit Number \_\_\_\_\_

\_\_\_\_ Building Lot Plans Fees \$ \_\_\_\_\_ Receipt Number \_\_\_\_\_

\_\_\_\_ Other Plans Fees \$ \_\_\_\_\_ Total Fees \$ \_\_\_\_\_

Workers Comp Certificate Provided  YES  NO

Permit Granted By \_\_\_\_\_ Date \_\_\_\_\_

White – Applicant

Yellow – File

Pink – Other

**VILLAGE OF EVANS MILLS**

**BLUEPRINT OR LAYOUT DESIGN OF PROJECT**

**PLEASE PROVIDE LOT LINES AND DISTANCES IN BETWEEN THE PROPOSED STRUCTURE**

**A. ALL APPLICATIONS**

**CONSULTANT’S FEES** (engineers, attorneys, planners, etc.) All costs related to consultant review incurred by the village about any application shall be paid in full by the applicant before final action. (Ex. Zone change, site plan approval, subdivision approval, issuance of floodplain permit, building permit, or certificate of occupancy)

**INSPECTION FEES-** Whenever the village performs inspections about projects requiring approvals, the cost of inspection, whether performed by consultants or village employees incurred by the village shall be paid in full by the applicant before issuance of any permit or certificate of occupancy.

**B. VILLAGE BOARD**

- Zone Change Petition \$250.00

**C. PLANNING BOARD**

Site Plan Application

- Minor – Under \$10,000 \$150.00
- Major – Over \$10,000 \$250.00

Subdivision

- Application \$25.00 per lot
- Recreation Fee \$135.00 per lot

Special Permit

\$150.00

**D. ZONING BOARD OF APPEALS**

- Area Variance \$50.00
- Use Variance \$150.00

**E. OTHER**

- Flood Plain Permit \$25.00
- Village Employee Time \$75.00
- Zoning Permit \$25.00+
- Copy of Zoning Law \$5.00
- Copy of Subdivision Control Law \$5.00

# VILLAGE OF EVANS MILLS PERMIT FEE SCHEDULE

## BUILDING PERMITS

Minimum Charge for Residential	\$25.00
Residential Stick-Built Home	\$.15 PSF LIVING
Modular Home	\$.15 PSF
Mobile Home (Single or Double)	\$.15 PSF
Garages And Accessories Structures	\$.15 PSF
Residential Additions	\$.15 PSF
Roofing	\$30.00
Above Ground Pool	\$25.00
Inground Pool	\$45.00
Home Occupation Name Plate Signs	\$15.00
Hot Water Heater or Boilers	\$15.00
Electrical	\$30.00
Furnaces	\$15.00
Minimum Charge Commercial	\$100.00
Commercial Warehouse No Business Offices	\$.15 PSF
Commercial Warehouse with Business Offices	\$.15 PSF
Commercial Retail	\$.15 PSF
Commercial Conversion Alteration Remodeling	\$.15 PSF
Commercial Signs Minimum Charge	\$50.00
Commercial Signs Freestanding/ On Building/ Projecting	\$2.50 Psf Printed
Portable Signs (90-Day Permits)	\$45.00
<u>SEPTIC SYSTEM PERMIT</u>	
Percolation Test Witnessing/Inspection Before Covering	\$45.00
<u>CERTIFICATES OF OCCUPANCY</u>	
Temporary (good for 90 days)	\$25.00+
Final	NO CHARGE
<u>DEMOLITION PERMIT</u>	
Minimum Fee	\$25.00

**Building permits are valid for one year from the date of issuance. A fee equal to 50% of the current permit fees will be charged before the reinsurance of the expired permit.**

**All activities started without securing a proper permit may be subject to a \$50 fine or whatever charge the courts may determine as a penalty.**

# Affidavit of Exemption to Show Specific Proof of Workers' Compensation Insurance Coverage for a 1, 2, 3 or 4 Family, Owner-occupied Residence

***\*\*This form cannot be used to waive the workers' compensation rights or obligations of any party.\*\****

**Under penalty of perjury**, I certify that I am the owner of the 1, 2, 3 or 4 family, **owner-occupied** residence (including condominiums) listed on the building permit that I am applying for, and I am not required to show specific proof of workers' compensation insurance coverage for such residence because (please check the appropriate box):

- I am performing all the work for which the building permit was issued.
- I am not hiring, paying or compensating in any way, the individual(s) that is(are) performing all the work for which the building permit was issued or helping me perform such work.
- I have a homeowners insurance policy that is currently in effect and covers the property listed on the attached building permit AND am hiring or paying individuals a total of less than 40 hours per week (aggregate hours for all paid individuals on the jobsite) for which the building permit was issued.

I also agree to either:

- ◆ acquire appropriate workers' compensation coverage and provide appropriate proof of that coverage on forms approved by the Chair of the NYS Workers' Compensation Board to the government entity issuing the building permit if I need to hire or pay individuals a total of 40 hours or more per week (aggregate hours for all paid individuals on the jobsite) for work indicated on the building permit, or if appropriate, file a CE-200 exemption form; OR
- ◆ have the general contractor, performing the work on the 1, 2, 3 or 4 family, **owner-occupied** residence (including condominiums) listed on the building permit that I am applying for, provide appropriate proof of workers' compensation coverage or proof of exemption from that coverage on forms approved by the Chair of the NYS Workers' Compensation Board to the government entity issuing the building permit if the project takes a total of 40 hours or more per week (aggregate hours for all paid individuals on the jobsite) for work indicated on the building permit.

\_\_\_\_\_  
(Signature of Homeowner)

\_\_\_\_\_  
(Date Signed)

\_\_\_\_\_  
(Homeowner's Name Printed)

Home Telephone Number \_\_\_\_\_

Property Address that requires the building permit:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

<p><i>Sworn to before me this _____ day of</i> _____, _____.</p> <p>_____ <i>(County Clerk or Notary Public)</i></p>
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Once notarized, this BP-1 form serves as an exemption for both workers' compensation and disability benefits insurance coverage.

**LAWS OF NEW YORK, 1998**  
**CHAPTER 439**

The **general municipal law is amended by adding a new section 125** to read as follows:

125. ISSUANCE OF BUILDING PERMITS. NO CITY, TOWN OR VILLAGE SHALL ISSUE A BUILDING PERMIT WITHOUT OBTAINING FROM THE PERMIT APPLICANT EITHER:

1. PROOF DULY SUBSCRIBED THAT WORKERS' COMPENSATION INSURANCE AND DISABILITY BENEFITS COVERAGE ISSUED BY AN INSURANCE CARRIER IN A FORM SATISFACTORY TO THE CHAIR OF THE WORKERS' COMPENSATION BOARD AS PROVIDED FOR IN SECTION FIFTY-SEVEN OF THE WORKERS' COMPENSATION LAW IS EFFECTIVE; OR

2. AN AFFIDAVIT THAT SUCH PERMIT APPLICANT HAS NOT ENGAGED AN EMPLOYER OR ANY EMPLOYEES AS THOSE TERMS ARE DEFINED IN SECTION TWO OF THE WORKERS' COMPENSATION LAW TO PERFORM WORK RELATING TO SUCH BUILDING PERMIT.

## **Implementing Section 125 of the General Municipal Law**

### **1. General Contractors -- Business Owners and Certain Homeowners**

For **businesses and certain homeowners listed as the general contractors on building permits**, proof that they are in compliance with Section 57 of the Workers' Compensation Law (WCL) is **ONE** of the following forms that indicate that they are:

- ◆ insured (C-105.2 or U-26.3),
- ◆ self-insured (SI-12), or
- ◆ are exempt (CE-200),

under the mandatory coverage provisions of the WCL. Any residence that is not a **1, 2, 3 or 4 Family, Owner-occupied Residence** is considered a business (income or potential income property) and must prove compliance by filing one of the above forms.

### **2. Owner-occupied Residences**

For homeowners of a **1, 2, 3 or 4 Family, Owner-occupied Residence**, proof of their exemption from the mandatory coverage provisions of the Workers' Compensation Law when applying for a building permit is to file form BP-1 (12/08).

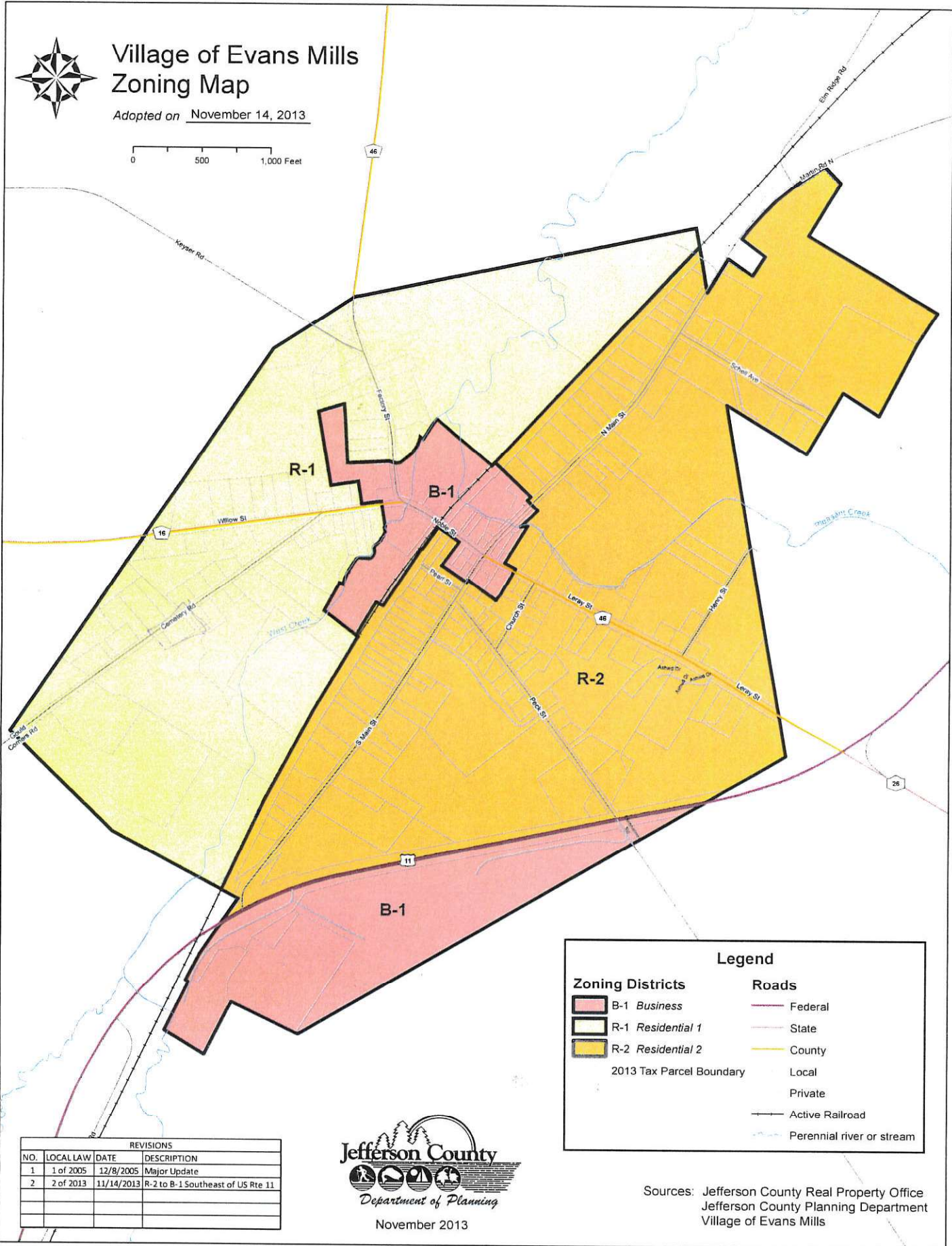
- ◆ Form BP-1 shall be filed if the homeowner of a **1, 2, 3 or 4 Family, Owner-occupied Residence** is listed as the general contractor on the building permit, and the homeowner:
  - ◇ is performing all the work for which the building permit was issued him/herself,
  - ◇ is not hiring, paying or compensating in any way, the individual(s) that is(are) performing all the work for which the building permit was issued or helping the homeowner perform such work, or
  - ◇ has a homeowner's insurance policy that is currently in effect and covers the property for which the building permit was issued AND the homeowner is hiring or paying individuals a total of less than 40 hours per week (aggregate hours for all paid individuals on the jobsite) for the work for which the building permit was issued.
- ◆ If the homeowner of a **1, 2, 3 or 4 Family, Owner-occupied Residence** is hiring or paying individuals a total of **40 hours or MORE** in any week (aggregate hours for all paid individuals on the jobsite) for the work for which the building permit was issued, then the homeowner may not file the "Affidavit of Exemption" form, BP-1(12/08), but shall either:
  - ◇ acquire appropriate workers' compensation coverage and provide appropriate proof of that coverage on forms approved by the Chair of the NYS Workers' Compensation Board to the government entity issuing the building permit (the C-105.2 or U-26.3 form), OR
  - ◇ have the general contractor, (performing the work on the 1, 2, 3 or 4 family, **owner-occupied** residence (including condominiums) listed on the building permit) provide appropriate proof of workers' compensation coverage, or proof of exemption from that coverage on forms approved by the Chair of the NYS Workers' Compensation Board to the government entity issuing the building permit.



# Village of Evans Mills Zoning Map

Adopted on November 14, 2013

0 500 1,000 Feet



**Legend**

<b>Zoning Districts</b>		<b>Roads</b>	
	B-1 Business		Federal
	R-1 Residential 1		State
	R-2 Residential 2		County
	2013 Tax Parcel Boundary		Local
			Private
			Active Railroad
			Perennial river or stream

REVISIONS			
NO.	LOCAL LAW	DATE	DESCRIPTION
1	1 of 2005	12/8/2005	Major Update
2	2 of 2013	11/14/2013	R-2 to B-1 Southeast of US Rte 11



November 2013

Sources: Jefferson County Real Property Office  
Jefferson County Planning Department  
Village of Evans Mills