

Building Permit Application
Jurisdiction of the **Village of Lodgepole**
814 Sheldon; P.O. Box 266
Lodgepole, NE 69149

Application Date: _____ Date Received: _____ Permit fee paid: _____

DIRECTIONS: Please fill in the following required information accurately and completely. On the back, draw the shape of the property with dimensions. Show all existing and proposed buildings, including dimensions from the buildings to the lot lines.

The undersigned applies for a permit to erect / demolish a building on Lot _____ Block _____
_____ Addition. **STREET ADDRESS:** _____

Owner Name: _____ Phone: _____

Mailing Address: _____

IS THE PROPERTY IN A FLOOD ZONE? _____ FLOODPLAIN PERMIT NEEDED? _____

Contractor Name: _____

Contractor's Address: _____

Contractor's Phone Number: _____

Use of Building: _____

Class of work: () New, () Addition, () Alteration, () Sign, () Repair, () Move, () Remove,
() Fence, () Garage, () Carport, () Sidewalk/Driveway

Describe work in full: (use back of form for additional space if necessary)

Sq. footage of proposed structure: Main Floor _____ Basement _____ Add'l Floor _____ Garage/shed _____

Are utilities available at this location: _____

Zoning District: _____
R1, R2, R3, Commercial or Agriculture

1. Will the utilities be new? Yes No N/A
2. Will the utilities be changed? Yes No N/A
3. Will the utilities be removed? Yes No N/A

Type of Construction: _____ Height: _____ Footing Depth: _____ Foundation Type: _____

Minimum setbacks: Front yard 20 ft; Side yard 5 ft; Rear yard to eaves 5 ft.

Approximate Start Date: _____ Estimated Cost of Project: _____

Approximate Completion Date: _____

Separate permits are required for electrical, plumbing, heating, ventilation and air conditions, and septic systems. By my signature below, I acknowledge that payment of the building permit application fee does not constitute issuance of this building permit. I further agree that construction covered by this permit application shall not be commenced until I have received a copy of this application form signed by Planning and Zoning Administrator.

I hereby agree to perform the proposed work in accordance with the specifications set forth above and in accordance with the specifications set forth above and in accordance with the codes/ordinances of the Village of Lodgepole and the State of Nebraska. I understand that this permit is void if work is not commenced within 180 days or is not completed within 2 years of the date of issue. Violation of Code/Ordinances can void this permit and all fees will be forfeited.

Signature of Owner: _____ Date: _____

Approved / Disapproved: (Planning /Zoning Administrator): _____ Date: _____

Comments/Special Requests/Reasons for denial:

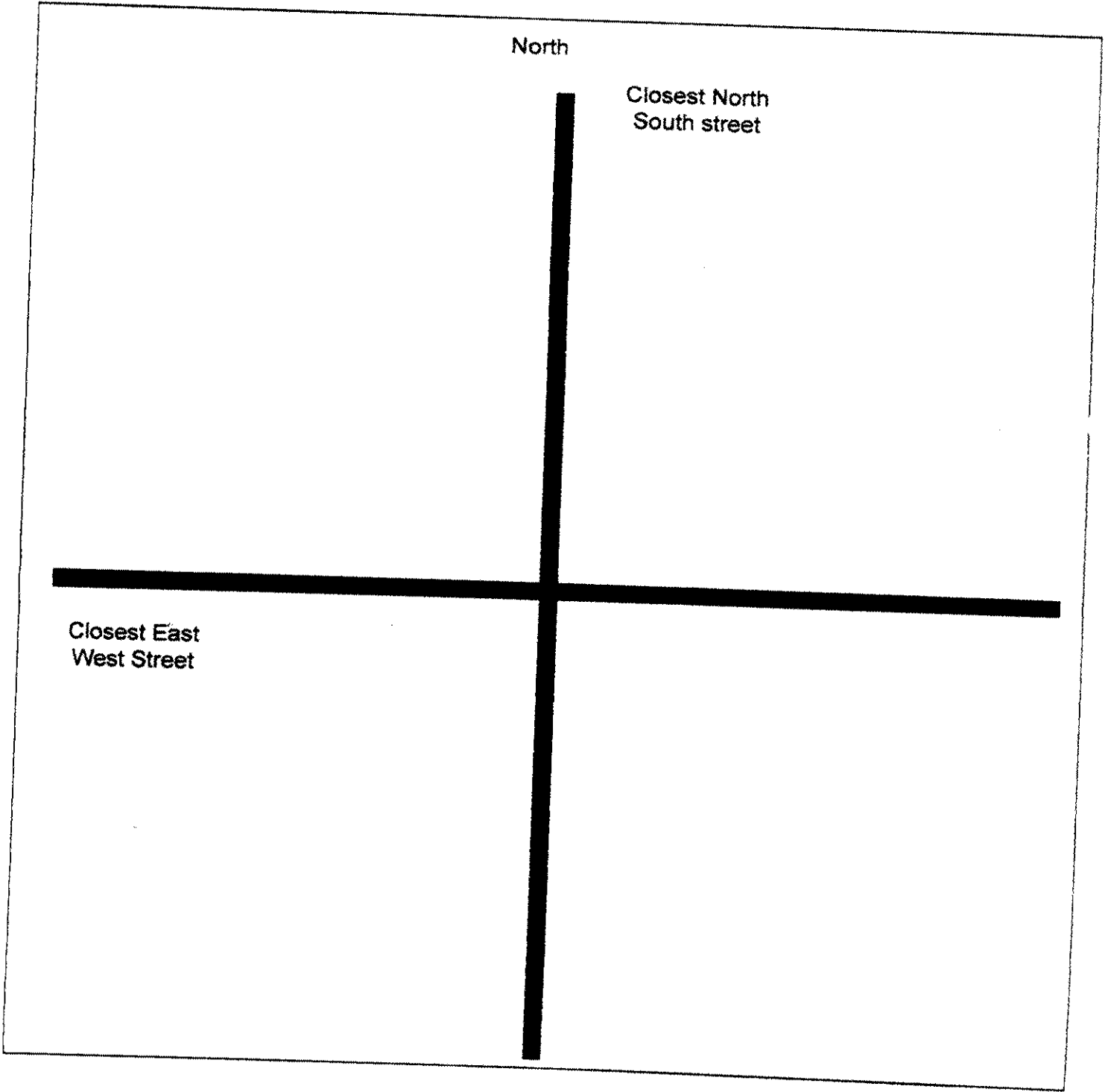
ATTEST: _____

Building Permit Number: _____ issued _____, 20____

*******CONSTRUCTION IS NOT TO BE STARTED UNTIL PERMIT APPROVED*******

Additional description of work (include pictures or drawing of proposed work)

ATTACH A PHOTO IF PERMIT IS FOR A MOBILEHOME.



9-101 BUILDING PERMITS: Any person desiring to commence or proceed to erect, construct, repair, enlarge, demolish, or relocate any building or dwelling, or cause the same to be done, shall file with the Municipal Clerk an application for a building permit. The application shall be in writing on a form to be furnished by the Municipal Clerk for that purpose. Every such application shall set forth the legal description of the land upon which the construction or relocation is to take place, the nature of the use or occupancy, the principal dimensions, the estimated cost, the names of the owner, architect, and the contractor and such other information as may be requested thereon. The application, plans, and specifications so filed with the Municipal Clerk shall be checked and examined by the Governing Body and if they are found to be in conformity with the requirements of the Chapter and all other ordinances applicable thereto, the Governing Body shall authorize the Municipal Clerk to issue the said applicant a permit upon the payment of a permit fee. (*ref. 17-550, 17-1001 RS Neb.*)

Districts: The following zoning districts are established within the Village of Lodgepole:

- R-1 Residential One District
- R-2 Residential Two District
- R-3 Residential Three District
- C Commercial District
- I Industrial District
- A Agricultural District

Residential District Regulations for R-1 & R-2:

- Minimum lot area: 10,000 sq ft
- Minimum lot width: 100 ft
- Maximum structure height: 35 ft
- All dwellings shall be built on a permanent foundation.

Residential District Regulations for R-3:

- Minimum lot area: Single-family 5,000 sq ft
- Minimum lot area: Two-family 2,500 sq ft
- Minimum lot width: 50 ft
- Maximum structure height: 35 ft
- All dwelling (except mobile homes) shall be built on a permanent foundation.

Apply to all residential districts: R-1, R-2 & R-3:

- Front yard shall not be less than 20 feet. ****special rules apply if constructing a home existing home on the block.**
- Side yard; not less than five (5) feet.
- Rear yard not less than 15 feet from the primary structure and not less than five feet from an accessory structure.
- No accessory uses, buildings or structures shall be erected in any required front or side yard.
- No accessory building shall be erected closer than ten (10) feet from any other building.
- Accessory buildings may be located in the rear yard, but shall not be closer than five (5) feet to the rear or side lot line.
- Accessory buildings shall be permanently anchored.
- Accessory buildings shall not exceed eighteen (18) feet in height.
- R-1 and R-2 Districts do not allow mobile homes.
- R-3 District allows mobile homes, certain restrictions apply per village ordinance.
- FENCES:** No fence shall be constructed which will constitute a traffic hazard.
- No fence shall be constructed in a manner or be of a design as to be hazardous or dangerous to persons or animals.
- No person shall erect or maintain any fence shall adversely affect the public health, safety and welfare.
- In the R-1, R-2 and R-3 Residential zones, no fence shall exceed 3 ½ feet in height in front or side yards and no fence shall exceed 6 feet in height in rear yards.

THE ABOVE INFORMATION IS A BRIEF REVIEW OF THE LODGEPOLE ZONING ORDINANCES. FOR ADDITIONAL INFORMATION PLEASE REFER TO THE LODGEPOLE ZONING ORDINANCES AVAILABLE FROM THE MUNICIPAL CLERK.

Village of Lodgepole
814 Sheldon Street, PO Box 266
Lodgepole, NE 69149
308-483-5353

The Village of Lodgepole is an equal opportunity provider and employer.