



**City of Twin Falls
Building Department**

324 Hansen Street East
P.O. Box 1907
Twin Falls, ID 83303-1907

Phone: 208-735-7238
Fax: 208-736-2256
www.tfid.org

Residential Building Permit Application

All information to be filled out in its entirety or application will not be taken in

<u>PROJECT INFORMATION</u>	
Project Address: _____	
Subdivision _____	Lot: _____ Block: _____
<u>PROPERTY OWNER INFORMATION</u>	<u>CONTRACTOR INFORMATION</u>
Name: _____	Business Name: _____
Address: _____	Address: _____
City, State, Zip: _____	City, State, Zip: _____
Phone: _____	Phone: _____
Fax: _____	Fax: _____
Email: _____	Email: _____
	State Registration # & Expiration Date: _____
<u>PLAN DESIGNER/ DRAFTSPERSON/ ARCHITECT</u>	<u>ADDITIONAL CONTACTS: Project Manager, etc.</u>
Business Name: _____	Business Name: _____
Contact Name: _____	Contact Name: _____
Address: _____	Address: _____
City, State, Zip: _____	City, State, Zip: _____
Phone: _____	Phone: _____
Email: _____	Email: _____

Type of Permit Requested (This area to be completed by Designer) (Complete corresponding checklist)

- Single Family Dwelling Duplex Zero Lot Line
- Remodel/ Repair/ Egress Windows
Description _____
- Addition _____ Sq. Ft.
Description _____
- Detached Accessory Structure (shed >200 Sq. ft.) _____ Sq. ft.
- Misc. Fence/ Pool/ Deck

- First Story: _____ Sq. Ft.
- Second Story: _____ Sq. Ft.
- Basement Finished: _____ Sq. Ft.
- Basement Unfinished: _____ Sq. Ft.
- Garage _____ Sq. Ft.
- Carport _____ Sq. Ft.
- Covered Porch/ Patio _____ Sq. Ft.
- Pool or Deck _____ Sq. Ft.
- Total Sq. Ft. _____ Sq. Ft.**

Fire District (Area of Impact) – Total Cubic Feet _____

Project Value: \$ _____

- A. Project Value is used to calculate fees for the building permit. Project Value is the total value of the construction work for which the permit is issued, **including overhead and profit** as well as finish work, painting, roofing, electrical, plumbing, heating/air conditioning, elevators, fire extinguishing systems, other permanent equipment, and owner supplied items. Project value excludes the value of the land.
- B. **I certify that the value & scope of work provided above are the most accurate available at this time:**

Print Name

Signature

Date

Plan Submittal Requirements

Single Family Dwellings, Duplexes, Zero lot line, room additions, remodels, patio covers, accessory structures, etc.

- **If submitting paper plans:** 2 full sets of plans (Min. 18" x 24", Max 24" x 36") Min ¼" Scale on floor plans, 3/16" or 1"=5' for site plans (smaller paper may be allowed on small jobs).
- **If submitting electronically:** A PDF is required, save the PDF directly from the CAD file, instead of a scan if possible. Submit plans and application to: buildingfax@tfid.org

NOTE: Impact Area Permits submit by one of the methods above along with South Central Public Health District stamp & permit, Twin Falls Highway District Approach Permit, and cubic feet for fire area.

- ❖ Additional permits **are required** for any electrical (in city limits only), plumbing and mechanical installations.
- ❖ Permit applications are reviewed in the order in which they are received, so in order to avoid any delays make sure that all of the required information is provided.
- ❖ When the structure is more than two stories in height, 10' single story, of an unusual design, or exceeds prescriptive code requirements, an architect or licensed engineer is required to stamp the building plans and specifications.
- ❖ Plans to be designed to the **2012 IRC Code & 2012 IECC. (with Idaho amendments)**
- ❖ Provide cubic feet of fire area when building in the area of impact where no fire hydrants are present.

1. **Is the property in a flood plain?** Yes No (If Yes attach Flood Plain No-Rise Certificate from Engineer)

2. **Planning and Zoning Information**

Land Use Zone _____

Is the property in the area of impact? Yes No (If Yes and this a new construction or an addition, plans must be approved and stamped by South Central Health District and must have a Twin Falls Highway District Approach Permit.)

3. **Energy Code Compliance**

Plans must be submitted demonstrating the Prescriptive Approach or the Performance Method approach for energy code compliance. In marking the option below, and with all information attached to the plans, in signing this application, I declare that I am the permit applicant/builder and that construction of the dwelling will be in compliance with all energy standards as adopted by the City of Twin Falls.

Option 1: Performance Approach

A copy of the REScheck compliance report is attached to the plans. (This includes both the cover sheet and the Inspection checklist.)

Option 2: Prescriptive Approach (R-38 Attic, R-20 Exterior Walls, R-30 Floors or R-13 perimeter walls, .35 U Value Lo-E windows)

This option will need to be clearly shown on page 1 of plans.

An Energy Efficiency Certificate will be required to be posted in the electrical panel at final inspection

4. **Curb, Gutter, & Sidewalk**

If your property does not currently have curb, gutter or sidewalk, you may be able to defer construction of these items if you are in an area where these are non-existent. You will need a Warranty Deed showing proof of ownership, and we will notarize the deferral here at the Building Department. **This is not required if you are not adding more than 25% of existing square footage to property.**

5. **Fire Department Access & Fire Protection Plan (Area of Impact)**

Show the location of the 20 foot fire department access road to within 150 feet to all exterior walls of the building. Show fire department turn-a-round when the access road is longer than 150 feet. When there isn't a fire hydrant within 150' of residence, Residential buildings exceeding 56,000 total cubic feet within the fire district will need to be: 1) divide the building with an approved fire wall, 2) install water storage for fire protection (NFPA1142), 3) install an automatic fire sprinkler system, 4) install a fire/ smoke monitoring system.

*****NOTICE*****

All permits expire 180 days from the date of their issuance or the date of the last inspection. Expired permits will require reactivation at such time that the responsible party decides to complete the project. Reactivation fees will be required on all permits. Please contact the Building Official with any requests for reactivation or extension.

USE AND OCCUPANCY OF BUILDING

A Certificate of Occupancy will be issued upon completion of the project and after approval of final inspection. **No occupancy is allowed** until issuance of the Certificate of Occupancy or Certificate of Completion. A temporary C of O can be issued for certain incomplete work under extenuating circumstances (such as frozen ground) with **\$1000 refundable fee.**



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Residential Interior Remodel Only Checklist

*****Designer: Please fill out and submit with application*****

2 full sets of plans (Min. 11x17) (smaller paper may be allowed on small jobs) **Min ¼" Scale on floor plans.** Pages to be numbered and stapled. **A PDF is required for digital plan review, including paper plans. Please save the PDF directly from the CAD file, instead of a scan if possible. Digital plans to be submitted to buildingfax@tfid.org**

Notice to all applicants: This checklist is designed to provide the basic information needed to allow the various agencies within the city to complete a plan review of the proposed project. The basic requirements outlined below may not be all inclusive. **Check each item below as you complete it or mark N/A if not applicable.**

Floor Plans

- Provide before and after floor plan. If a burn repair, show all areas affected by burn.
- Window and door sizes, type and location. (Mark all egress and tempered windows)
- Show location of smoke detectors. (Inside each sleeping room, outside of each sleeping room and on each story of a dwelling.)
- Carbon Monoxide Detectors outside all bedrooms (if house contains fuel fire appliances, fireplace, or has an attached garage)
- Label intended use for all rooms and ceiling heights of each room on floor plan.
- Indicate location and types of fire separations, (including detail and full UL/GA Listing) and construction methods to be used. **This requirement is applicable when a single family dwelling is turned into a duplex.**
- Detail insulation material types with notes as to R-value at the intersection of floor systems with exterior walls, crawl spaces, basement walls, and at conditioned space separation barriers.
- Show 6 sided assembly detail in bonus rooms. (OBS against trusses, 2x6 stud wall w/ r-20 insulation, & sheetrock) If applicable.
- All floor joists modified are noted & with dimensions. If using I-joists, please specify manufacturer & type & size of I-joist being used.
- Floor framing plan, showing size of headers and all interior pony walls.
- Roof framing plan (if modifying trusses or opening up a bearing wall) showing truss layout, any interior bearing walls, girder truss locations, and header locations. Engineering will also be required on job site from Truss manufacturer if replacing trusses.
- Location, size and design of basement egress windows; including headers over windows and height from floor & window wells (dimensioned)
- Provide one cross section if building a new interior wall (bearing or non-bearing).
- Show bathroom exhaust fan or operable window.
- Size, type and location of all bearing beams and/or headers.
- Show insulation in new framed walls (ie., basement) (Note: Wiring per code required when creating a new space in basement)
- Provide Engineering for any steel posts or beams**

Existing Dwellings: Smoke detectors must be provided (throughout house) as above when any changes to the home are made. Interconnection and hard-wiring of smoke alarms in existing areas shall not be required where the alterations or repairs do not result in the removal of interior wall or ceiling finishes exposing the structure, unless there is an attic, crawl space or basement available which could provide access for hard wiring and interconnection without the removal of interior finishes. Interconnected battery powered smoke detectors will be allowed in inaccessible areas.

Designer to sign application that they completed check off list: _____

Designer Signature

The US Environmental Protection Agency requires that Renovation, repair and painting projects that disturb lead-based paint in pre-1978 homes, childcare facilities and schools must be performed by an EPA Certified Renovator working for an EPA Certified Firm and specific work practices must be implemented to prevent lead contamination. More information is available at 1800-424-LEAD [5323] or <http://www2.epa.gov/lead>

Laurie Fay

US Environmental Protection Agency Region 10
1200 Sixth Avenue
Suite 900, MS AWT-128
Seattle, WA 98101
Phone: 206-553-1541
Fax: 206-553-8509
Email: fay.laurie@epa.gov

You may also find information about Asbestos at <http://www2.epa.gov/asbestos> or the State of Idaho has information on their website at <http://deq.idaho.gov/air-quality/air-pollutants/air-toxics/asbestos.aspx>

Please note that EPA R10 in Seattle handles asbestos in schools (AHERA regulation). R10 Seattle no longer handles asbestos NESHAP issues – these are referred to John Pavitt, EPA R10 Anchorage, AK office – his contact information is phone (907-271-3688) and/or email (pavitt.john@epa.gov).