



**TOWN OF GRAND BANK
APPLICATION FOR DEVELOPMENT PERMIT**

1. Name of Applicant _____ 2. Phone _____
3. Name of Owner (if different from Applicant) _____
4. Mailing Address _____
5. Location of Development _____
6. Proposed Development _____
7. Building size: Front _____ ft. Side _____ ft. Area _____ sq.ft. Height _____ ft.
8. Foundation: Thick Concrete Walls _____ x _____; Concrete _____; Wooden Pillars _____
9. Type of Heating _____ Fuel Storage _____
10. Source of Power _____
11. Water & Sewerage Services: Before its occupied, the proposed building will be connected to the Town's Water & Sewer System:
Yes _____ No _____
12. Estimated Cost of Construction \$ _____ Or amount of awarded contract \$ _____

I, _____, of _____, do solemnly declare that the information on this application is true and correct; and I completely understand that;

- a. I cannot begin development of land nor erection of the building until all permits have been issued and conditions complied with.
- b. I realize that there may be at least a two (2) week waiting period before my application is brought before Council.
- c. I am completely responsible for the cost of water and/or sewerage connections from the Town's main line(s).
- d. I agree to payment of hook-up within 30 days after installation or 30 days after occupancy. I realize that service can be disconnected if payment is not made within the 30 day time period.
- e. I will provide a legal survey to current standards if I have one available.
- f. I agree to provide copies of easement for road, sewer, power, etc., if applicable.
- g. If commencement of the building does not begin within the current calendar year, the permit will be null and void and a new application must be submitted to Council.
- h. A permit cannot be issued until recommendations are received from the Department of Health, Department of Environment, Department of Highways, Fire Department, Department of Labour and other Government Agencies, etc., if applicable.
- i. I agree to notify Council in writing of any changes in the above specifications before construction.
- j. The land or building must not be occupied without an occupancy permit.
- k. Building Permits are issued conditional on compliance of the National Building Code of Canada and the Town of Grand Bank Building Regulations and are the responsibility of the contractor or builder. You are hereby Notified that it is your responsibility to ensure compliance as the Council of Grand Bank will not be undertaking inspections.
- l. Any permit issued does not authorize use of crown land or other land without a lease or grant from the Crown or permission from the owner.
- m. I am completely responsible for attaining legal ownership of my land and right of way pertaining thereto and that council has no jurisdiction over land ownership, and I herein agree to provide Council with a Legal Survey of my land.
- n. I am responsible for attaining all Government approvals needed, and herein undertake to comply with all such regulations.
- o. I will not build on any easements.
- p. It is my responsibility to contact NL Power if the proposed development is under or near any power lines.

I, _____, hereby apply for permission to carry out the development described herein. I declare that all information given by me in connection with this application is true and correct to the best of my knowledge and belief and that the development described in this application, if permitted will be carried out in accordance with all applicable laws and regulations of the Province and the Municipality.

Signature of Owner: _____ Date: _____

Note on Completion of form 1. This application will not be considered unless all applicable questions are answered fully, signed by the property owner and dated. 2. In case of Crown Land, no permit to develop will be issued unless the applicant produces a lease or grant from the Department of Forestry & Agriculture.

PERMIT COSTS

Effective: January 01, 2023

General Repairs/Renovations/Fence/Sign	\$20.00
Construct Shed/Porch/Patio	\$30.00
Extension To Dwelling/Shed	\$30.00
Construct Summer Cottage	\$60.00
Construct Dwelling	\$60.00
Development Permit (Construct, Renovate &/or Extend) (Commercial/Crown Corporations - NLHC, NL Power, Eastern Health, Government Buildings, etc)	\$110 for construction cost between \$0,000 to \$50,000
.....	\$260 for construction cost between \$50,001 to \$100,000
.....	\$510 for construction cost between \$100,001 to \$250,000
.....	\$1010 for construction cost between \$250,001 to \$500,000
.....	\$2010 for construction cost between \$500,001 to \$999,999
.....	\$ 2510 per million

A PERMIT IS NOT REQUIRED FOR PAINTING
TOWN OF GRAND BANK
PLOT PLAN
(attach copy of legal survey to current standards)

SHOW BY DRAWING IN SPACE BELOW:

Please indicate the following (where applicable) on the drawing in the space above:

1. Dimensions of Land _____
2. Location of dwelling or building on land _____
3. Specific location on the land _____
4. Distance from adjacent building(s) _____
5. Distance from Side Boundaries _____
6. Location of existing or proposed Well or Municipal Water Line _____
7. Location of Sewer Outlet _____
8. Adjoining lots or roads _____
9. Indicating markers on property (i.e. corner posts) _____
10. Proposed location of walkway or driveway _____
11. Basement on property: Yes _____ No _____ Unknown _____
12. Nearest building is owned by _____ Distance _____
14. Legal Survey to current standards attached: Yes _____ No _____ Not available _____

Dated at _____ this _____ day of _____ 20__

Signature of Property Owner

COUNCIL USE ONLY

DATE VISITED _____ BY _____

APPROVED _____ REJECTED _____ COMMITTEE TO VIEW _____

COMMENTS _____
