

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT
INFORMATION / REQUIREMENTS



Village of Bethalto

Village of Bethalto

Building and Zoning Department

213 N. Prairie Street

Bethalto, IL 62010

Office 618-377-7697 – Fax 618-377-5264

E-mail: zoning@bethalto.com

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

I. APPLICATION REQUIREMENTS

1. GENERAL APPLICATION REQUIREMENTS

A building permit application must be completed by including information regarding the proposed project. Some of the information required includes the following: permanent parcel I.D. number; owner's name, address and phone number; contractor's name, address and phone number; license number for plumber, and roofing contractor; name of the utility company. Building Permits in the Village of Bethalto expire 18 months after they are issued.

A plot plan must be provided indicating the precise dimensions of the property and the approximate location of existing structures and proposed structures. It is the owner's responsibility to verify exact property lines during construction to assure that set back requirements are met. The drawing must be made to scale.

2. HOURS OF OPERATION

Our office hours are from 8:00 a.m. to 5:00 p.m. building permit applications and zoning applications are accepted between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday.

II. GENERAL BUILDING REQUIREMENTS

1. BUILDING CODE

Village of Bethalto has adopted the following codes for Residential Structures:

- INTERNATINOAL BUIDLING CODE 2006 EDITION
- INTERNATIONAL RESIDENTIAL BUILDING CODE 2006 EDITION
- INTERNATIONAL ENERGY CONSERVATION CODE 2006 EDITION
- INTERNATIONAL FIRE CODE 2006 EDITION
- INTERNATIONAL FUEL GAS CODE 2006 EDITION.
- INTERNATIONAL MECHANICAL CODE 2006 EDITION
- INTERNATIONAL PROPERTY MAINTNEANCE CODE 2006 EDITION
- NFPA 101 LIFE SAFETY CODE 2000 EDITION
- NFPA 70 NATIONAL ELECTRICAL CODE 2002 EDITION
- ILLINOIS PLUMBING CODE 1998
- ILLINOIS ACESSIBILITY CODE

- SOUND DEADENING WALL DETAIL AND OTHER REQUIREMENTS FOR ATTAINMENT OF SOUND TRANSMISSIONS CLASS (STC) RATING OF 57 OR GRATER

The codes, as well as all of their referenced supplemental codes shall be utilized for all building in addition to the requirements set forth in this document.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

2. PLUMBING CODE

The 2002 edition of the Illinois State Plumbing Code, in its entirety, is the code that Village of Bethalto uses which sets forth the criteria for the installation of all plumbing. All plumbing must be installed by an Illinois licensed plumber, working under the supervision of an Illinois licensed plumbing contractor. All plumbing in residential and commercial/industrial construction must be inspected by the Village of Bethalto plumbing inspector. All Homes the equal or exceed 30 water supply fixtures for a supply system with flush tanks shall have a 1" water meter. See Load Value Chart for detailed information on fixtures.

3. ELECTRICAL CODES

All wiring in the building must conform to the National Electrical Code.

All electrical in residential and commercial / industrial construction must be inspected by the Village of Bethalto electrical inspector. See electrical service chart for more information.

4. ROOFING

All roofing must be nailed or stapled as recommended in the manufacturer's specifications.

A licensed certified roofing contractor, licensed with the State of Illinois, will be required unless the owner will be installing the roof himself/herself.

5. STAIRWELL, OPENINGS, PROTECTION DURING CONSTRUCTION

All open stairwells or other openings where a safety hazard exists, must be protected during construction, i. e. handrails, etc.

6. LIFE SAFETY

SMOKE DETECTORS

A state law exists that requires smoke detectors be installed in all types of housing units. In addition, smoke detectors are now required in each bedroom, and one outside of every bedroom within 15' of the means of egress for residential dwellings. The detectors must be hard wired to a power source with a battery backup.

CARBON MONOXIDE DETECTORS

The State of Illinois law requires carbon monoxide detectors in residential structures with natural gas service. The detectors are required within 15' of each area used for sleeping; these detectors may be combination detectors, as long as they emit a different alarm from the smoke detector. Carbon monoxide detectors must be installed within 15ft of all gas appliances. One carbon monoxide detector is required on each level of the structure.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

7. BASEMENT WINDOWS/EMERGENCY ESCAPE AND RESCUE OPENINGS

Basements with habitable space and every sleeping room shall have at least one openable emergency escape and rescue opening. Where basements contain one or more sleeping rooms, emergency egress and rescue openings shall be required in such sleeping room, but shall not be required in adjoining areas of the basement. Where emergency escape and rescue openings are provided they shall have a still height of not more than 44 inches (1118 mm) above the floor. Where a door opening having a threshold below the adjacent ground elevation serves as an emergency escape and rescue opening and is provided with a bulkhead enclosure, the bulkhead enclosure shall comply with Section 310.3. The net clear opening dimensions required by this section shall be obtained by the normal operation of the emergency escape and rescue opening from the inside. Emergency escape and rescue opening from the inside. Emergency escape and rescue openings with a finish still height below the adjacent ground elevation shall be provided with a window well in accordance with Section R310.2

- 1. Minimum opening area.** All emergency escape and rescue openings shall have a minimum net clear opening of 5.7 square feet (0.530 m²). The exceptions are a grade floor opening shall have a minimum net clear opening of 5 square feet (0.465m²).
- 2. Minimum opening height.** The minimum net clear opening height shall be 20 inches (508 mm).
- 3. Minimum opening width.** The minimum net clear opening width shall be 20 inches (508mm).
- 4. Operational constraints.** Emergency escape and rescue openings shall be operational from the inside of the room without the use of keys or tools.
- 5. Window wells.** The minimum horizontal area of the window well shall be 9 square feet (0.84m²), with a minimum horizontal projection and width of 36 inches (914 mm). The area of the window well shall allow the emergency escape and rescue opening to be fully opened. The exception is the ladder or steps required shall be permitted to encroach a maximum of 6 inches (152 mm) into the required dimensions of the window well.
- 6. Ladder and steps.** Window wells with a vertical depth greater than 44 inches (1118 mm) shall be equipped with a permanently affixed ladder or steps usable with the window in the fully open position. Ladders or steps required by this section shall not be required to comply with Sections R311.5 and R311.6. Ladders or rungs shall have an inside width of at least 12 inches (305 mm), shall project at least 3 inches (76 mm) from the wall and shall be spaced not more than 18 inches (457 mm) on center vertically for the full height of the window well.
- 7. Bulkhead enclosures.** Bulkhead enclosures shall provide direct access to the basement. The bulkhead enclosure with the door panels in the fully open position shall provide the minimum net clear opening required by Section R310.1.1. Bulkhead enclosures shall also comply with Section R311.5.8.2.
- 8. Bars, grills, covers, screens.** Bars, grills, covers, screens or similar devices are permitted to be placed over emergency escape and rescue openings, bulkhead enclosures, or window wells that serve such openings, provided the minimum net clear opening size complies with Sections R310.1.1. to R310.1.3, and such devices shall be releasable or removable from the inside without the use of a key, tool or fore greater than that which is required for normal operation of the escape and rescue opening.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

8. HOUSES WITH DECKS.

Any house that is constructed with an opening for a door that leads to a deck; the deck must be constructed and approved. The opening cannot be put in with any deck. This is required to receive the certificate of occupancy.

9. EROSION CONTROL

The Village of Bethalto has adopted a storm water and erosion control ordinance. All applicants of a building permit must demonstrate that the regulations for erosion control are met.

10. BUILDING PERMIT POSTING ON PREMESIS

Once the Village of Bethalto approves and issues the building permit, the permit will be issued to the contractor / agent who filled out the permit. The permit contains permit number, location of project and it contains an inspector checklist. This permit card must be in a highly visible location and must be protected from the elements. During each inspection the inspector will sign off on the inspection. All inspections must be completed prior to the Final Building inspection. After the final inspection the building inspector will take the permit card with them, and then a certificate of occupancy will be issued.

11. WATER METERS

All water meter tap on fees and sanitary sewer tap on fees shall be paid in advance at the Bethalto Water Department at 101 South Prairie St. 618-377-8013

12. OTHER REQUIREMENTS

Each permit must include the following prior to having a permit issued:

- ✓ Sets of plans and specifications done by a professional designer per IRC of 2006 R106.1
- ✓ Area plan showing the building setbacks and property lines to all adjacent properties
- ✓ Specification sheet on approved backflow prevention device on sewer line
- ✓ Roof Specification Sheet
- ✓ Soil and Erosion Control Plans

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

DETAILED ELECTICAL INFORMATION

1. Service entrance minimum of 100 amp
2. All lighting and appliance circuits shall be a minimum of #12 wire, except for 3 way switches and single lights which can be #14 gauge wire.
3. All junction boxes shall be located in an area where they are accessible for service (not in sealed walls)
4. No acid core solder may be used for joints
5. Maximum number of power consuming outlets per circuit must not exceed eight.
6. Electrical heating shall conform with I.P.C recommendations
7. Recommended circuit size

Range-	#6 wire 50 amp breaker
Oven-	(built in) #10wire 30amp breaker
Range top-	#10 wire30amp breaker
Dishwasher-	#12 wire20amp breaker
Garbage Disposal-	#12 wire20 amp breaker
Clothes washer-	#12 wire20 amp breaker
Water heater-	#12 wire20 amp breaker
Furnace-	#12 wire20 amp breaker
Sump pump-	#12 wire20 amp breaker
8. All residential wire shall be Romex, with ground unless approved by the Electrical Inspector
9. All splices to be soldered and taped or wire nuts.
10. Basement, garage, kitchen, and bath shall have ground fault receptacles
11. Conduit must be used in commercial buildings

DETAILED PLUMBING INFORMATION

All homes that equal or exceed 30 water supply fixtures units for a supply system with flush tanks shall have a 1" water meter.

LOAD VALUE ASSIGNED TO FIXTURES

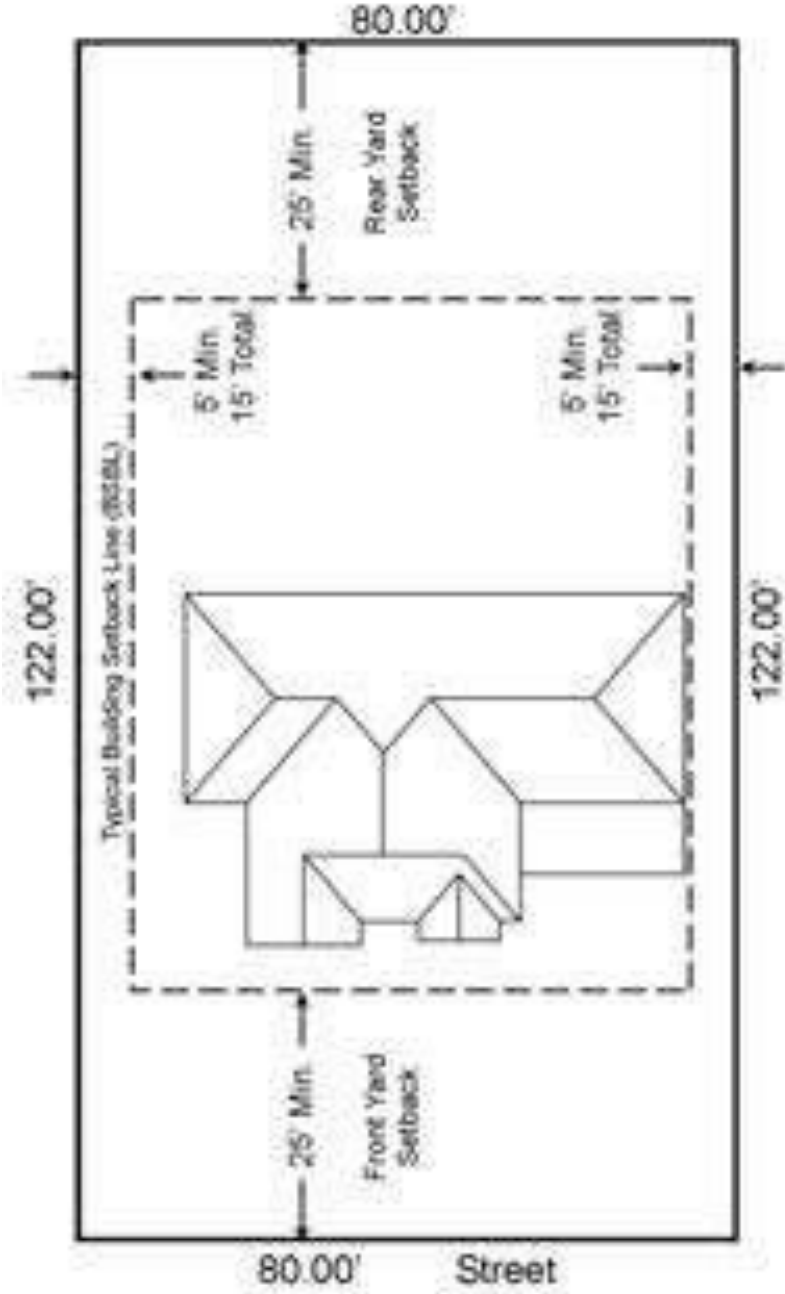
<u>FIXTURE</u>	<u>OCCUPANCY</u>	<u>TYPE OF SUPPLY CONTROL</u>	<u>LOAD VALUES IN WATER SUPPLY FIXTURE UNITS</u>		
			<u>COLD</u>	<u>HOT</u>	<u>TOTAL</u>
Water closet	PRIVATE	Flush Valve	6	0	6
Water closet	PRIVATE	Flush Tank	3	0	3
Lavatory	PRIVATE	Faucet	0.75	0.75	1
Bathtub	PRIVATE	Faucet	1.5	1.5	2
Shower stall	PRIVATE	Mixing valve	1.5	1.5	2
Kitchen sink	PRIVATE	Faucet	1.5	1.5	2
Landry trays 1-3	PRIVATE	Faucet	2.25	2.25	3
Combination fixture	PRIVATE	Automatic	2.25	2.25	3
Dishwashing machine	PRIVATE	Automatic	0	1	1
Laundry machine 8lb	PRIVATE	Automatic	1.5	1.5	1.5
Laundry machine8lb	PUBLIC/GENERAL	Automatic	2.25	2.25	3
Laundry machine16lb	PUBLIC /GENERAL	Automatic	3	3	4
Sill Cock	PUBLIC /GENERAL	Faucet	5	0	5

For fixtures not listed, loads shall be assumed by comparing the fixtures to one listed, using water in similar quantities ad at similar rates. The assigned loads for fixtures with both cold and hot water supplies are given for separate cold and hot water supplies are given for separate cold and hot loads and for total load.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

EXAMPLE OF A TYPICAL SITE PLAN

OWNER/CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF PROPERTY LINES. SITE PLAN MUST INCLUDE MEASUREMENTS/DIMENSIONS OF ALL STRUCTURE RELEVANT TO THE APPLICATION FOR ANY CITY ISSUED PERMIT.

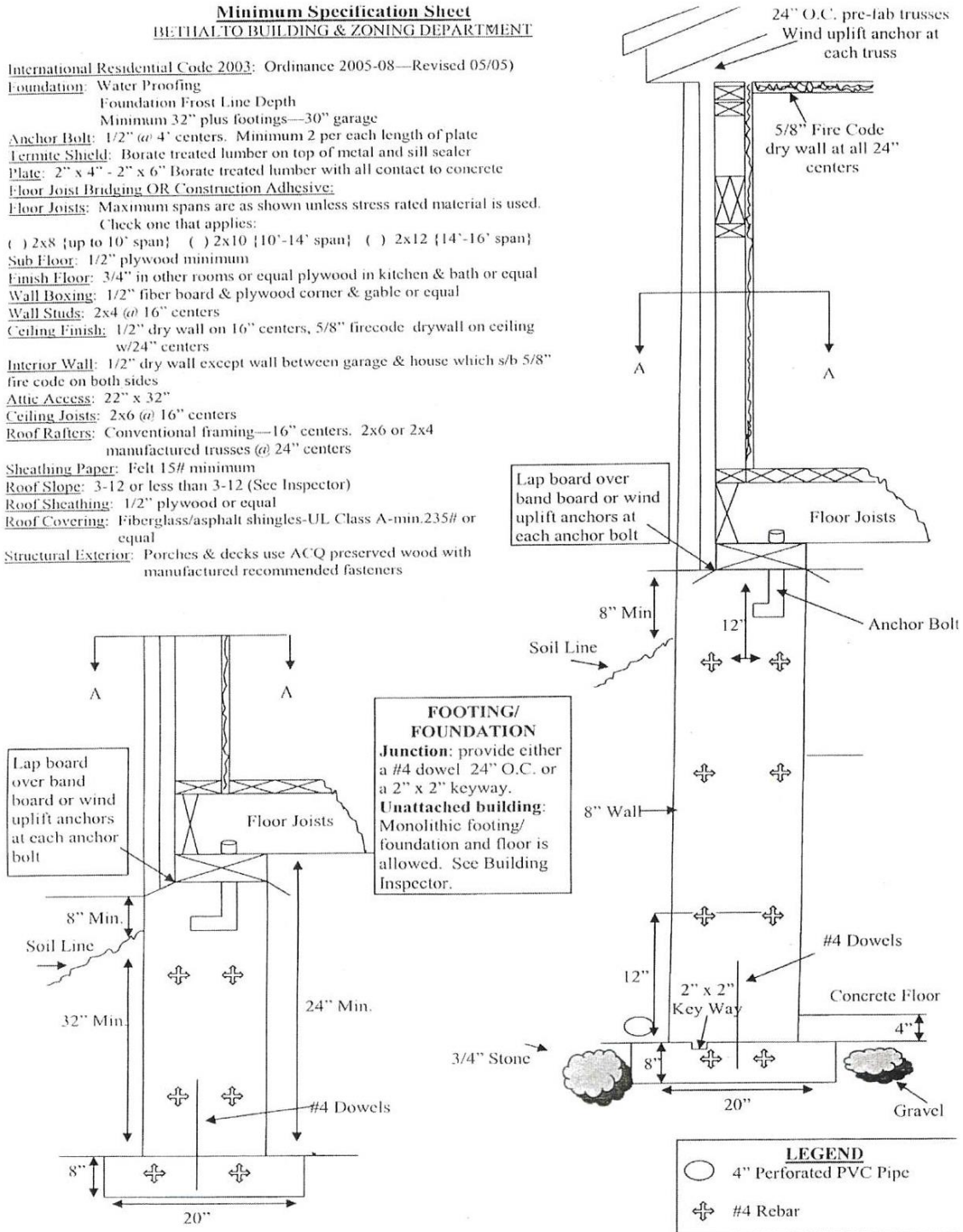


VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

Minimum Specification Sheet BETHALTO BUILDING & ZONING DEPARTMENT

International Residential Code 2003: Ordinance 2005-08—Revised 05/05)

- Foundation: Water Proofing
Foundation Frost Line Depth
Minimum 32" plus footings—30" garage
- Anchor Bolt: 1/2" @ 4" centers. Minimum 2 per each length of plate
- Termite Shield: Borate treated lumber on top of metal and sill sealer
- Plate: 2" x 4" - 2" x 6" Borate treated lumber with all contact to concrete
- Floor Joist Bridging OR Construction Adhesive:
- Floor Joists: Maximum spans are as shown unless stress rated material is used.
Check one that applies:
() 2x8 {up to 10' span} () 2x10 {10'-14' span} () 2x12 {14'-16' span}
- Sub Floor: 1/2" plywood minimum
- Finish Floor: 3/4" in other rooms or equal plywood in kitchen & bath or equal
- Wall Boxing: 1/2" fiber board & plywood corner & gable or equal
- Wall Studs: 2x4 @ 16" centers
- Ceiling Finish: 1/2" dry wall on 16" centers, 5/8" firecode drywall on ceiling w/24" centers
- Interior Wall: 1/2" dry wall except wall between garage & house which s/b 5/8" fire code on both sides
- Attic Access: 22" x 32"
- Ceiling Joists: 2x6 @ 16" centers
- Roof Rafters: Conventional framing—16" centers. 2x6 or 2x4 manufactured trusses @ 24" centers
- Sheathing Paper: Felt 15# minimum
- Roof Slope: 3-12 or less than 3-12 (See Inspector)
- Roof Sheathing: 1/2" plywood or equal
- Roof Covering: Fiberglass/asphalt shingles-UL Class A-min.235# or equal
- Structural Exterior: Porches & decks use ACQ preserved wood with manufactured recommended fasteners



All concrete footings and basement floors shall have a compressive strength of not less than 2,500 PSI @ 28 days. Basement wall, foundation walls, garage floors and driveways 3,000 PSI @ 28 days. (Sections 1810.1 & 1907.1.2). Test cylinders shall be taken at the discretion of the Inspector. If the tests fail, the contractor shall pay for the tests. If the tests pass, the City shall pay for the tests.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

CONSTRUCTION SCHEDULE

The building inspection code of Bethalto is enforced by complete inspection of buildings as work is performed. Builders are responsible for contacting the Inspectors at the times outlined below.

ZONING ADMINISTRATOR, Timothy Brown, has approval over all permits. Should there be zoning questions, he should be contacted at **377-7697**.

BUILDING INSPECTOR: Call Lee Friedel, at **977-4429** to notify him: **(24 Hour Notice)**

1. The day work is to start.
2. Before any footings are poured, then every pour thereafter.
3. Before any piers or pilings are poured.
4. Before any rock or sand-fill in a garage or basement floor.
5. Before any back-fill of rock or sand.
6. Framing Inspection
7. Drywall – plaster board inspection (before taping or 1st coat of drywall).
8. Final – do not occupy building before final inspection for occupancy permit.

Periodic inspections will be made at discretion of Inspector as work progresses. Builders are expected to comply with this procedure.

ELECTRICAL INSPECTOR: Call Tim Henson at **618- 920-3515** for inspection. **(24 Hour Notice)**

Inspection shall be made in three steps:

1. Before drywall is applied.
2. After all joints are made up.
3. Upon completion of work.

PLUMBING INSPECTOR: Call Greg Fowler at **618-910-2263** for inspection **(24 Hour Notice)**

1. When rough plumbing is finished, before floor is poured.
2. Rough plumbing in walls before drywall.
3. When all fixtures are installed.

MECHANICAL INSPECTOR: Call Lee Friedel at **618-977-4429** **(24 Hour Notice)**

1. Before drywall is applied.
2. After all duct on forced air systems are complete. Before any heating, ventilation and air conditioning system is covered.
3. After furnace is complete and operable.

Ordinance No. 2002-03, February of 2002.

NOTE: ALL CONSTRUCTION WASTE MUST BE REMOVED FROM JOB SITE, NO BURYING OR BURNING IS PERMITTED. IT IS THE RESPONSIBILITY OF THE CONTRACTOR/BUILDER, TO HAVE AN APPROVED ON SITE ROLLOFF DUMP FOR CONSTRUCTION WASTE.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

FLOOR PLAN: INDICATE ROOM ARRANGEMENT AND SIZE OF ROOMS: INDICATE LOCATION OF DOORS, WINDOWS AND DECKS; USE EXTERIOR DIMENSIONS.

Total Living SQ FT Living Area _____

Garage SQ FT _____

Finished Basement _____

Unfinished Basement _____

(*) ALL DECKS (SQ FT) _____

NUMBER OF BEDROOMS _____

TOTAL SQUARE FEET _____

NUMBER OF SMOKE DETECTORS _____

NUMBER OF CARBON MONOXIDE DETECTORS _____

TOTAL NUMBER OF PLUMBING FIXTURES: _____

TOTAL ELECTRICAL AMPS: _____

(*) IF YOU INDICATE ON YOUR PLANS THAT YOU ARE INSTALLING AN OPENING FOR ACCESS TO A DECK, THE DECK WILL HAVE TO BE INDICATED ON THE PLANS AND CONSTRUCTED AS PART OF THIS PERMIT. THIS DEPARTMENT WILL NOT PERMIT AN OPENING WITH PLANS LATER FOR A DECK.

"THE APPLICANT HEREBY CERTIFIES THAT NO WORK HAS BEGUN UPON THE PROPERTY AND THAT NONE SHALL BEGIN PRIOR TO THE ISSUANCE OF THE BUILDING PERMIT. AS A MINIMUM, THE PROJECT MUST COMPLY WITH THE REQUIREMENTS OF THE INTERNATIONAL RESIDENTIAL CODE 2006 BUILDING CODE, THE BASIC FIRE PREVENTION CODE, THE ILLINOIS PLUMBING CODE, THE NATIONAL ELECTRIC CODE, INTERNATIONAL PROPERTY MAINTENANCE CODE, AND THE VILLAGE ZONING ORDINANCE." (2005-08, REVISED 05/05).

DISCLAIMER: ANY AND ALL OSHA VIOLATIONS OBSERVED BY THE ZONING ADMINISTRATOR AND/OR INSPECTION STAFF WILL IMMEDIATELY NOTIFY OSHA OF SAID VIOLATIONS.

(APPLICANT'S INITIALS)

SIGNATURE OF OWNER OR APPLICANT

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

VILLAGE OF BETHALTO PERMIT APPLICATION FORM

PERMIT #: _____ DATE _____ ZONING: _____

PARCEL NO. _____

911 ADDRESS _____ CONSTRUCTION COST _____

SUBDIVISION NAME _____

TYPE OF IMPROVEMENT _____

OWNER _____

ADDRESS _____

CITY/STATE/ZIP _____

PHONE _____

GEN.CONTRACTOR _____

ADDRESS _____

CITY/STATE/ ZIP _____

PHONE _____

SEE ATTACHEMENT FOR ELECTRICAL, PLUMBING AND ROOFING CONTRACTORS

SIGNATURE OF OWNER OR THE AUTHORIZED AGENT

PLEASE NOTE THIS PAGE MUST BE FILLED OUT IN ITS ENTIRETY. IF IT DOES NOT APPLY PLEASE MARK THE LINE WITH AN N/A.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

ELECTRICAL CONTRACTOR: _____ LICENSE # _____

ADDRESS: _____ PHONE: _____

CITY / STATE / ZIP: _____

PLUMBING CONTRACTOR: _____ LICENSE # _____

ADDRESS: _____ PHONE: _____

CITY / STATE / ZIP: _____

ROOFING CONTRACTOR: _____ LICENSE # _____

ADDRESS: _____ PHONE: _____

CITY / STATE / ZIP: _____

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

THE FOLLOWING EROSION AND SEDIMENT CONTROL MEASURES AND INSPECTION PROCEDURES MUST BE FOLLOWED FOR RESIDENTIAL PERMITS:

Erosion and Sediment Control Measures:

1. Erosion and Sediment Control measures must be installed prior to the initial grading or clearing activity. All subsequent grading activities including rough and final grading also may not proceed unless erosion control measures have been installed.
2. All property lines adjacent to an improved tract of land, where water sheet flows off of the property, and all property lines adjacent to a street, must be seeded and mulched immediately after the initial grading or clearing. Temporary vegetation shall be established using the seeding rates in the attached brochure. The width of the seeding/mulching must be at least eight feet in width. Temporary vegetation must be established in these areas as soon as the seasonal weather permits. If cut and fill operations occur during a season not favorable for immediate establishment of permanent ground cover, a fast germinating annual such as rye grasses or sudan grasses shall be utilized to retard erosion. Where existing vegetation is not disturbed in sufficient width to prevent the release of sediment from the site, then temporary seeding and mulching will not be required in these locations. Siltation fences or straw bales must be properly installed in all areas where water sheet flows from the lot onto another piece of property or to a natural drainage way.
3. In areas where erosion siltation fencing or straw bales are not adequate due to the volume of rain water running through the location, other erosion control devices such as earth ridge diversion berms must be used.
4. Siltation and Erosion Control devices shall be installed following the attached diagrams
5. A temporary rocked driveway must be installed for vehicles entering and leaving the site. The rocked drive must be a minimum of 4 inches deep. All delivery and work vehicles must utilize the rocked area to avoid dirt and mud being tracked onto the street.
6. When dirt or mud has washed onto the street, it is the applicant's responsibility to immediately remove the dirt.
7. Erosion Control measures must be maintained. All building inspections will include an inspection of the erosion and sediment control measures. If the measures are not properly installed, or are not functioning, the building inspection will be denied. Continued failure to comply with these restrictions may result in a stop work order being placed on the construction activity.
8. When clearing and/or grading operations are completed or suspended for more than 30 days, all necessary precautions shall be taken to retain soil materials on site. Protective measures may be required by the Zoning Administrator such as permanent seeding, periodic wetting, mulching, or other suitable means.
9. Temporary siltation control measures (structural) shall not be removed until permanent final vegetation is established at a sufficient density to provide erosion control on the site.
10. Additional siltation control may be required as deemed necessary by the Village of Bethalto.

VILLAGE OF BETHALTO RESIDENTIAL BUILDING PERMIT INFORMATION / REQUIRMENTS

VILLAGE OF BETHALTO BUILDING PERMIT SOIL AND EROSION PLAN

Description of proposed development:

Size of Site (Acres or S.F.): _____

Total Proposed Square Footage of Impervious Surface: _____

Total Proposed Square Footage of Land Disturbing Activity: _____

Is any portion of the land disturbing activity within 25 feet of a river, lake, pond, stream, sinkhole, or wetland?
Yes or No

Zoning Classification: _____

Brief Description of Proposed Sediment and Erosion Control
System: _____

SIGNATURE OF OWNER OR THE AUTHORIZED AGENT

DATE