



415 Highway 53 East  
Dawsonville, Georgia 30534  
Phone: 706.203.4923

### Residential Building / Other Permit Application

**WORK COMMENCING BEFORE PERMIT ISSUANCE WILL RESULT IN DOUBLE PERMIT FEES**

#### Application Checklist

- Completed permit application & signed release form.
- Approved recorded plat.
- Site plan with setbacks, easements labeled, & proposed structure labeled. Show & label the size & location of proposed & existing structures on the site & distances from lot lines. In case of demolition, site plan shall show construction to be demolished, location, size of existing structures & construction that are to remain on the site **(8.5 x 11)**.
- Labeled floor plans with dimensions & rooms **(8.5 x 11)**.
- Provide UL cut sheet for fire-resistive rated walls, common & exterior walls.
- Water/Sewer tap fee receipt (COD and/or EWSA).
- Septic Tank Permit (Dawson Co Environmental Health).
- Restroom Facilities "Port-a-John" permits (Dawson Co Environmental Health).
- Driveway Permit as applicable. (Depends on ROW, Dawson Co, COD, GDOT).

**General Contractor:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

<b>Property Owner:</b> _____	<b>Contact:</b> _____
Cell Phone #: _____	E-Mail: _____
Address: _____	City: _____ State: _____ Zip: _____

Cell Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contractor Affidavit, State Licensed and current Business License attached

**Electrical Contractor:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

Cell Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contractor Affidavit, State Licensed and current Business License attached

**Plumbing Contractor:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

Cell Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contractor Affidavit, State Licensed and current Business License attached

**HVAC Contractor:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

Cell Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contractor Affidavit, State Licensed and current Business License attached

**Other Contractor:** \_\_\_\_\_ **Contact:** \_\_\_\_\_

Cell Phone #: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Contractor Affidavit, State Licensed and current Business License attached



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Project Name/Subdivision: \_\_\_\_\_ Historic District: \_\_\_\_\_ Zoned: \_\_\_\_\_ Parcel #: \_\_\_\_\_  
 Project Address: \_\_\_\_\_ Lot #: \_\_\_\_\_ Valuation: \$ \_\_\_\_\_ Heated Sq Ft: \_\_\_\_\_

**Setbacks:** Front \_\_\_\_\_ Rear \_\_\_\_\_ Right \_\_\_\_\_ Left \_\_\_\_\_ **Stories:** \_\_\_\_\_ **Rooms:** \_\_\_\_\_ **Baths:** \_\_\_\_\_ **Bedrooms:** \_\_\_\_\_

**Utility Providers:** Water: \_\_\_\_\_ Sewer: \_\_\_\_\_ Power: \_\_\_\_\_ Gas: \_\_\_\_\_

**Roof:**  
 \_\_\_ Asphalt Shingles \_\_\_ Cedar Shakes \_\_\_ Metal

**Walls:**  
 \_\_\_ Metal \_\_\_ Wood

**Floor:**  
 \_\_\_ Concrete \_\_\_ Wood

**Type of Heat:**  
 \_\_\_ Electric \_\_\_ Gas \_\_\_ Propane

Fee Schedule	Fee		Cost
*Impact	\$1700.00	Required	<b>\$1,700</b>
Permit Review	\$50.00	Required	<b>\$50.00</b>
Certificate of Occupancy	\$50.00	Required	<b>\$50.00</b>
Building Fees	Fee	Sq. Ft.	Cost
**Covered Space	\$0.35 per square ft.		
**Uncovered Space	\$0.20 per square ft.		
Moved structure	\$200.00 (flat rate)		
Swimming pool (in-ground/private)	\$0.35 per square ft.		
Swimming pool deck (aboveground/private)	\$0.20 per square ft.		
Inspection	Fee	Qty	Cost
Residential Building Inspection	\$500.00		
Accessory Building Permit Inspection	\$200.00		
Generator Permit Inspection	\$100.00		
Swimming Pool Inspection	\$325.00		
Retaining wall	Fee	Qty	Cost
Retaining Wall Plan Review > 6' ft	\$750.00		
Retaining Wall Building Permit > 6' ft	\$250.00		
Retaining Wall Inspection > 6' ft	\$200		
Communication Tower	Fee	Qty	Cost
New communication tower	\$500.00		
New communication tower review	\$200.00		
Communication tower	\$250.00		\$
<b>Total:</b>			

Other Fees	Fee	Qty.	Cost
1 <sup>st</sup> 6 Months Renewal	\$200.00		
2 <sup>nd</sup> 6 Months Renewal	\$400.00		
Demolition Permit (each structure)	\$50.00		
<b>Total:</b>			\$

\*Impact fee required a separate payment (check, cash, or certified check only)

\*\*Minimum fee \$100



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## Residential Building / Other Permit Application

All projects must be designed and built in accordance with the following adopted codes:

- 2018 International Building Code with Georgia Amendments
- 2018 International Residential Code with Georgia Amendments
- 2018 International Swimming Pool and Spa Code with Georgia Amendments
- 2018 International Fire, Plumbing, Mechanical, and Fuel Code with Georgia Amendments
- 2015 International Energy Conservation Code with Georgia Amendments
- 2020 National Electrical Code with Georgia Amendments
- City of Dawsonville Adopted Ordinance

### ***Disclaimers***

Permit Cards **MUST** be posted at the location prior to any work being done. Cards shall be visible from the street and protected from the weather. Non-posting of permit cards constitutes a reinspection and a \$60.00 reinspection fee. All failed inspections will be charged a \$60.00 reinspection fee.

All plans and construction shall be in accordance with the International Construction Code (ICC), as adopted per the City of Dawsonville Code of Ordinances; Article II Section 102-19.

Exterior walls with a fire separation distance less than twenty feet of any structure designed for human occupancy or lot/property line shall have not less than a one-hour UL approved fire-resistive rating with exposure from both sides.

Permits may be reinstated up to two (2) separate six (6) month extensions (with fee). Prior to reinstating a permit, the Planning Director shall determine if a new plan review and plan revision is required.

If the application or the construction documents do not conform to the requirements of pertinent laws, the Planning Director shall reject such application in writing, stating the reasons, therefore.

The Planning Director is authorized to suspend or revoke a permit issued under the provisions of this code wherever the permit is issued in error or on the basis of incorrect, inaccurate or incomplete information, or in violation of any ordinance or regulation or any of the provisions of this code.

Applicants certify that all information contained herein is true and correct and understand that submittal of this application and fees does not entitle the applicant to engage in the work applied for until such application is approved and is issued. Applicant(s) also understand that it is their responsibility to request inspections.

Tax Assessor office to conduct field visits.

**Name of Applicant / Applicant's Representative (print):** \_\_\_\_\_

**Signature of Applicant / Applicant's Representative:** \_\_\_\_\_ **Date:** \_\_\_\_\_