

HONEY BROOK TOWNSHIP

ZONING PERMIT APPLICATION INFORMATION PACKET AGRICULTURAL BUILDINGS

EVERYTHING IN THIS PACKET IS IMPORTANT. Please read everything carefully and completely before filling out the permit application.

PAGES 5-6 OF THIS PACKET SERVE AS THE PERMIT APPLICATION AND ARE TO BE RETURNED TO THE TOWNSHIP ALONG WITH A \$50 PROCESSING AND RETENTION FEE. The permit fee will be due after the application is approved, according to the current year's Fee Schedule. Published permit fees assume the submitted permit is complete and will not require additional review time above and beyond what is customary for such a permit application's review. The applicant will assume all additional costs for the review time of deficient permits.

NO WORK SHALL BEGIN UNTIL AN AGRICULTURAL ZONING PERMIT HAS BEEN APPROVED AND ISSUED (PAID FOR). Any resident identified as having commenced construction or use activity without acquiring the necessary permits shall be charged **DOUBLE the normally assessed fees.**

A stormwater management (SWM) plan may be required upon review of the submitted information. Stormwater requirements are found under chapter 20 of the Township Code of Ordinances. If a (SWM) plan is required, your permit will be denied / held until the plan is provided, and additional fees will apply.

Please submit three (3) sets of site plans and construction documents (if applicable) with the application.

Include any supporting documentation necessary. The documents are part of the submission, and they will not get returned to you. We suggest making a copy for your records prior to submission.

Again, everything listed in this application is required. Please follow the directions.

If you have any questions, please call Technicon Enterprises inc., II at (610) 286-1622 x100. Please note that consulting with the engineers at Technicon could result in the applicant being billed per the current years Fee Schedule.

REQUIREMENTS FOR OBTAINING AN AGRICULTURE ZONING PERMIT

A 15-business day review period is permitted by State Code. A typical review period is 5 to 10 business days.

Listed below are the items required to be submitted to Honey Brook township. Failure to submit the requested items will result in denial of the application and stoppage of the review until the required items are received. **NO AGRICULTURAL BUILDING CONSTRUCTION SHALL BEGIN UNTIL THE PERMIT HAS BEEN APPROVED AND ISSUED (PAID FOR).** Anyone identified as having commenced use activity without acquiring the necessary permit will be charged DOUBLE the normally assessed fees.

If you have any questions, please call Technicon Enterprises inc., II at (610) 286-1622 x100. Please note that consulting with the engineers at Technicon could result in the applicant being billed per the current year's Fee Schedule.

Please Submit to Honey Brook Township, 500 Suplee Road, Honey Brook, PA 19344:

- 1. The \$50 processing and retention fee.** Checks may be made payable to "Honey Brook Township." If paying by credit card online, note "processing fee" in the notes field.
- 2. Pages 5-6 of the permit application completely filled out.** Please note that the application must be signed by the Owner(s) or lessee of the building or structure. (See below for specific instructions).

Please complete sections I-VI found on pages 5 and 6.

Section I.

- If your project's site address is different from your mailing address, please enter both addresses in the appropriate spaces in Section I.
- If contractor information is applicable, please fill in that information in section I. This information includes the contractor's name, phone number, address, and estimated cost. If you are building the structure yourself, please write "self" under the contractor name.

Section II.

In the box located in section II, you must provide a detailed site plan with the dimensions of all existing and proposed structures and the distances from each to all property lines. If applicable, you must show the location of on-lot septic systems. If necessary, please attach a separate sheet of paper. ***Please refer to pages 3-4 for more detailed instructions on how to draw your site plan.***

Section III.

Please provide the exact measurements and the number of stories for the proposed building. Do not leave any part of section III blank.

Section IV.

Please mark every box that applies to your build. Do not leave section IV blank.

Section V.

Please fill out the information confirming the use as an agricultural building as defined by the PA Construction Act on the top of Page 5. This is to affirm that the project does not fall under the Uniform Construction Code.

Section VI.

Print your name legibly in the blank and sign and date this application. Please be sure you understand the statement you are signing in the bold text above the signature line.

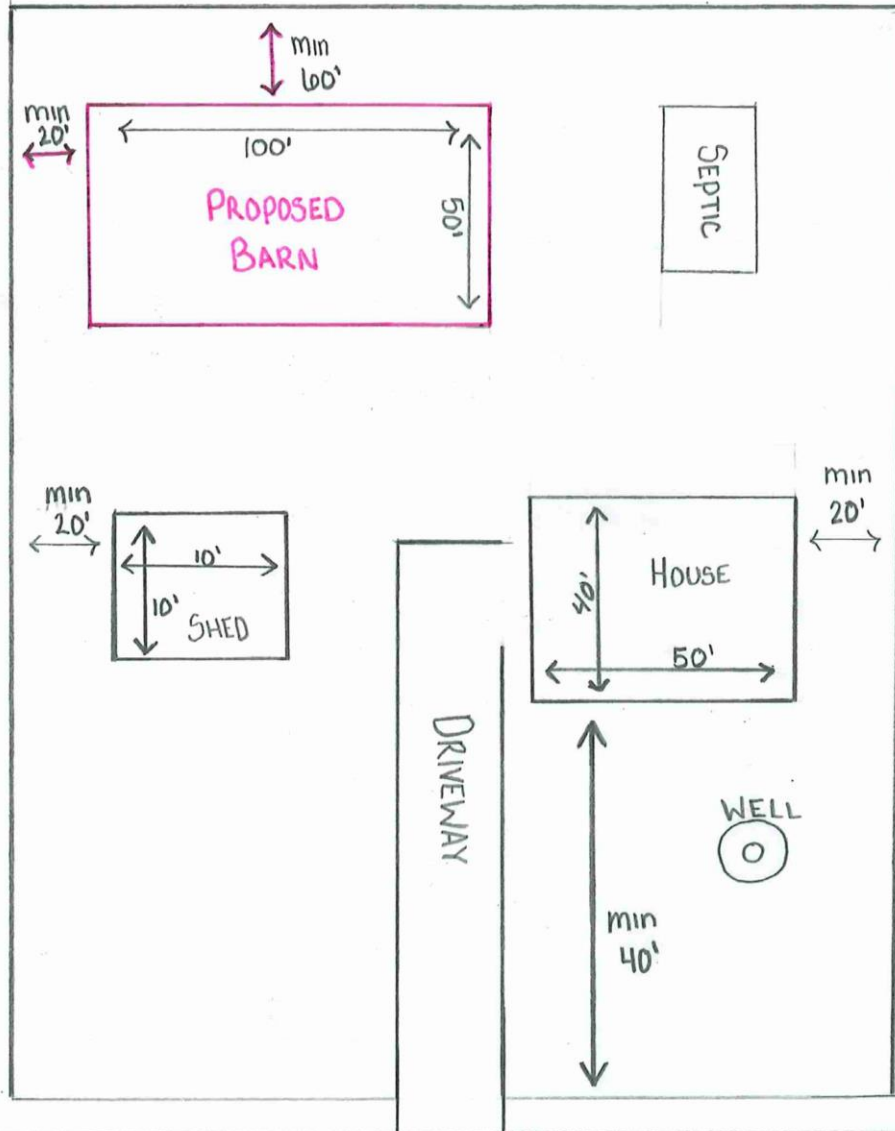
Site / Plot Plan Requirements for Building & Zoning Permit Applications

All plot plans that accompany an application for a building / zoning / driveway permit shall include the following information.

For Building / Zoning Permits, please:

- Draw a plan relatively to scale
- Indicate the intended use of the building and whether or not any animals (and what species thereof) will be housed in the structure.
- Show the location of all existing buildings / structures - this includes driveways/parking areas, sheds, detached garages, decks, pools, patios, accessory buildings, etc.
 - Indicate the size (dimensions) of all buildings / structures
 - Show distance from dwelling (and any structures in front of dwelling) to the centerline of the road
- Show the location of proposed buildings / structures
 - Indicate the size (dimensions) of proposed buildings / structures
 - Show dimensions from proposed buildings / structures to property lines
 - If in the front yard, show dimension to the centerline of road
- Show the approximate locations of any stormwater management features (basins, underground stone infiltration beds, swales, etc.)
- Show the locations and widths of any utility or stormwater easements

Please see the example on the next page.



Sample Agricultural Building Site Plan

HONEY BROOK TOWNSHIP ZONING PERMIT APPLICATION

Agricultural Buildings**

** Defined as a structure utilized to store farm implements, hay, feed, grain, or other agricultural or horticultural products; to house poultry, livestock, or other farm animals; or as a milk house or structure used to grow mushrooms, agricultural, or horticultural products. The term includes a carriage house owned and used by members of a recognized religious sect for housing horses and storing buggies. The term includes a structure that is less than 1000 square feet in size which is utilized to process maple sap. The term does not include habitable space (which requires a Residential Building Permit) or spaces in which agricultural products are processed, treated, or packaged and shall not be construed to mean a place of occupancy by the general public (which requires a Commercial Building Permit).

Date Received: _____

\$50 Processing &

Retention Fee Paid by: Cash Check (#_____)

Credit card – convenience fee

Permit # _____ applies (attach receipt)

*Additional fee due upon permit insurance per current year's Fee Schedule (noted on bottom of page 6)

Instructions: Please fill out the items below and return to Honey Brook Township, 500 Suplee Road, Honey Brook PA 19344.

I. APPLICANT INFORMATION

Name _____

Contractor _____

Phone No. _____

Phone No. _____

Site Address _____

Address _____

Mailing Address (if different) _____

Subdivision _____ Lot No. _____

Estimated Cost _____

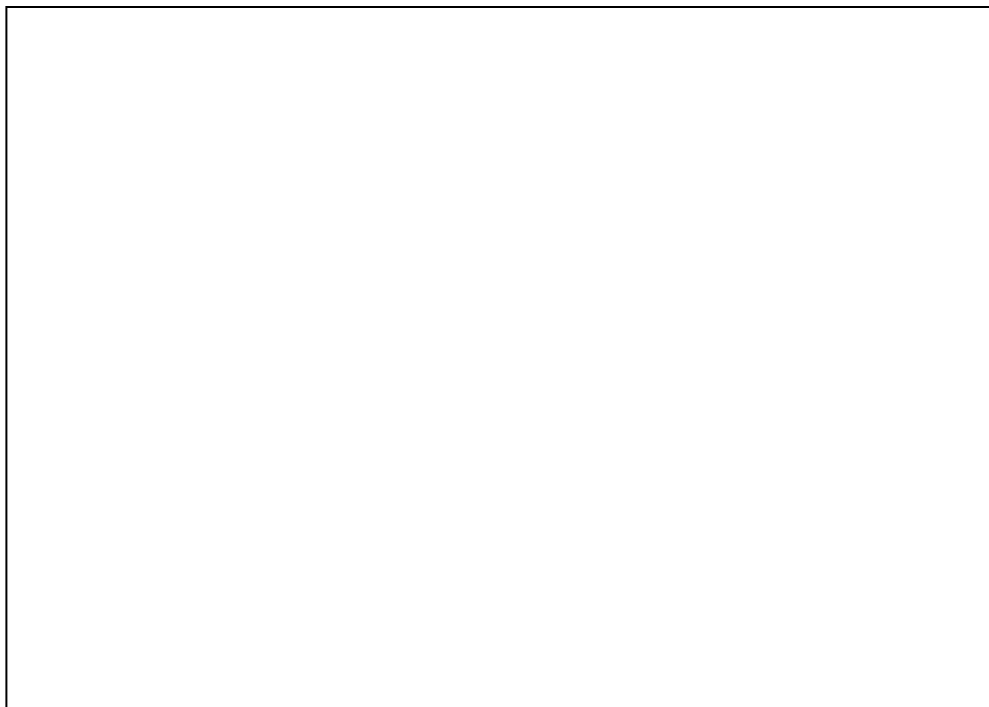
Tax Parcel Number: 22- _____

Zoning District: _____

II. SITE INFORMATION

Provide a detailed site plan with the dimensions of all existing and proposed structures and the distances from each to all property lines. If applicable, you must show the location of the on-lot septic system. Please refer to pages 3-4 for guidance. Attach a separate sheet if necessary.

Rear Property Line



Side Property Line

Side Property Line

Front Property Line

III. **BUILDING DETAILS**

Dimensions:

Building Size: Width _____ Length _____ Height _____ No. of stories _____ Sq. Ft.: _____

(NOTE: See Chapter 20, Section 105 of the Township Code of Ordinances for applicability of stormwater management that may be required. If required, stormwater management is at the applicant’s expense, per the current year’s Fee Schedule. A separate stormwater management application is required to be submitted.)

IV. **CONSTRUCTION DETAILS**

Building Type: Prefabricated Built on-site Pole Building

Will be placed: Concrete Block Gravel Bed Concrete Slab 6x6 ties w/stone Concrete Foundation

V. **UNIFORM CONSTRUCTION CODE PERMIT EXEMPTION**

In accordance with the Pennsylvania Construction Code Act, Section 403.1(b), “Exclusions and Exemptions”, the act shall not apply to an agricultural building. An agricultural building shall meet the definition of an “agricultural building” per section 401.1, “Definitions” (as amended by HB No. 2017-176). **Please refer to the top of Page 5 for this definition. Please fill out the following chart:**

Municipality:	Honey Brook Township
Tax Parcel Number:	22-
Full Address of Location of Proposed Structure:	
Dimensions or total square feet:	
Use(s) of Proposed Structure	

VI. **ACKNOWLEDGEMENT AND SIGNATURE**

I, _____ (owner, agent, or lessee of said property), do hereby acknowledge with the signing of this form, that the building or buildings as described on this permit application meet(s) the definition of “Agricultural Building” as defined by the Pennsylvania Construction Code Act, excerpted on page 5. I further acknowledge that I am responsible for obtaining a UCC Building Permit for said structure in the event that the use of the structure changes.

Applicant’s Signature

Date

Applicant’s Address (if different than project site address)

Phone Number

Please note: this exemption form does not exclude the above-referenced work from any Zoning, Planning, and/or Local construction Permits or Approvals or any Permits required by a County, State, or Federal Agency.

****FINAL INSPECTION REQUIRED – CALL TECHNICON ENTERPRISES INC., II (610) 286-1622 x100**

TOWNSHIP USE ONLY – Permit not valid until signed below

Code Enforcement/Zoning Officer Signature

Permit Issue Date

Printed Name

Permit Expiration Date

Inspection (circle one):

Permit Fee: _____ (per current year’s Fee Schedule)
Paid by: Cash Check (# _____) Credit card (attach receipt)

APPROVED / NOT APPROVED SIGNATURE/DATE _____ / _____