

APPLICATION FOR ZONING USE AND COMPLIANCE CERTIFICATE

CENTER TOWNSHIP, BEAVER COUNTY, PA

*NOTE: As per the Pennsylvania State Planning Code, there is a 30 day appeal period, under which anyone can appeal the issuance of this permit. Therefore, the holder of this permit should wait for the completion of the 30 day appeal period to expire prior to any expenditure, construction, erection, occupancy of any action for which this permit has been issued. Any expenditure, construction, erection or occupancy made prior to expiration of the 30 day appeal period are at the permit holder's risk.

**Applications for structures to be constructed which access to state highway must be accompanied by State Highway Occupancy Permit Number as issued by the state.

NOTE: NO APPLICATION SHALL BE OFFICIALLY RECEIVED UNLESS APPLICATION IS COMPLETED IN FULL, IS SIGNED, ALL REQUIRED ATTACHMENTS HAVE BEEN PROVIDED, AND FEES ARE PAID:

TO BE COMPLETED BY APPLICANT:

1. Applicant's Name: _____
2. Applicant's Address: _____
Phone Number: _____
3. Is Applicant an Authorized Agent of the Owner? Yes ___ No ___
4. If yes to #3 above, please state the nature of applicant or agent's relationship to the owner and the nature of and character of any proprietary interest of the applicant regarding the premises: _____

NOTE: Attach copies of any instrument evidencing said interest.

5. Owner's Name: _____
6. Owner's Address: _____
Phone Number: _____
7. Location/Address of premises: _____
8. Tax Parcel Number of Premises: _____
Zoning Classification: _____
9. Beaver County Deed Book Reference: Book Number _____
Page Number _____
10. If premises is a lot in a recorded subdivision, state the following:
Subdivision Name _____ Lot # _____
11. Does the proposed construction require any of the following?
 - a. Conditional Use Approval- Yes ___ No ___
 - b. Approval by Special Exception-Yes ___ No ___
Date Granted _____
 - c. Variance-Yes ___ No ___
Date Granted _____

List any conditions associated with/attached to any of the above approvals (a-c):

12. Is the premises wholly or partially within a Federally Designated Flood plain?
Yes _____ No _____
13. Estimated start date of construction: _____

14. Estimated completion date of construction: _____
15. Estimated date of Occupancy: _____
16. Pursuant to the provisions, conditions, and limitations of the Zoning Ordinance of the Township of Center, Ordinance No. 293. as amended, application is herewith made to construct upon the premises, the following:
- _____
- _____
17. Specify intended use of proposed construction:
- _____
18. Attach 5 copies of a Site Plan, drawn to scale, showing:
- Exact dimensions and total acreage of lot or parcel (s).
Note: Applicant may be required to furnish a survey of the lot or parcel (s) if accurate information is not readily available.
 - Exact exterior size (dimension and height) and location of all existing and proposed buildings or structures.
 - Exact location and areas of water courses, drainage ways, utility rights-of-ways and easements, if any.
 - Exact location of driveways, roads, and streets within, adjacent, and opposite the lot or parcel.
 - Existing and proposed off-street parking and off-street loading, if any.
 - Existing and proposed building line and all dimensions for front, side and rear yards for all principal and accessory buildings.
19. Attach 5 copies of a Building Plan, drawn to scale showing the following items:
NOTE: Single family dwellings and accessory uses to single family dwellings need not have building plans submitted unless within a Federally designated Flood Plain.
- Exact interior dimension (width, depth, height).
 - If within a Flood Plain, the elevation above sea level of the lowest floor.
 - Type of construction to include foundation, interior and exterior walls, roof, electrical, plumbing and heating.
 - Number and use of rooms.
 - Square footage of interior space.
 - As required, approval from the Pennsylvania Department of Labor and Industry.
 - As required, a Developer's Agreement.
20. Attach Notice of Intent to Construct and Warranty forms as per the requirements of the Building Energy Conservation Act (PA Act 222, as amended). Said forms to be completed in full and signed.
21. Is a driveway to be constructed? Yes ___ No ___
If driveway is to be constructed, attach a copy of the Township Driveway Permit Application as per requirements of the Township Ordinance No. 173, as amended. Said application is to be completed in full and signed.
22. Yes ___ No ___ Applicant certifies that he/she has independently verified that, as of the date of this Application, the premises described is serviced or can be practicably accommodated by the potable water distribution system of the Center Township Water Authority, and further certifies that prior to occupancy, and as a condition of the Zoning Use and Compliance Certificate for which application is made, the premises shall be connected to said water distribution system.
Yes ___ No ___ Applicant attends to serve the proposed construction by an on-lot water well.

23. Yes _____ No _____ Applicant certifies that he/she has independently verified that, as of the date of this Application, the premises above described is served or can be practically accommodated by the sanitary collection sewerage system of the Center Township Sewer Authority, and further certifies that prior to occupancy, and as a condition of the Zoning Use and Compliance Certificate for which application is made, the premises shall be connected to said sanitary collector sewerage system. Yes _____ No _____ Applicant intends to serve the proposed construction by an on-lot sewerage treatment system. If yes, attach copy of a permit for an on-site sewage disposal system obtained from the Township Sewage Enforcement Officer.

24. Estimated value of Proposed Construction: \$ _____

*Note: Estimated value of proposed construction shall be determined as per the following:

--For new construction of a building, structure, or addition to a building or structure the total value of materials and labor. If construction is to be done by any person other than Owner, attach copy of executed construction contract. If work to be completed by owner, include value of one's own labor.

--For remodeling or rehabilitation of a building or structure the total value of materials and labor involved in the structural alteration or reconstruction, i.e., roof changes-not roofing, altering a window opening-not window sash replacement. If construction is to be done by any persons other than owner, attach copy of executed construction contract. If work to be completed by owner, include value of owner's labor.

Applicant hereby certified that the statements and representations made herein and contained in all accompanying matter made part of the Application are true and correct.

Date this _____ day of _____, 20_____

Applicant's Signature

If applicant is agent of owner, attach Power of Attorney evidencing authority to act on behalf of owner.

Name of Corporation

by _____
Title of Officer

Secretary _____



When applicable, payment of the following fees must accompany this application.

1. Zoning Use and Compliance Certificate Fee, as specified in Township Resolution 405 \$ _____
2. Driveway Permit Fee, as specified in Township Ordinance 173 \$ _____
3. Grading Permit Fee, as specified in Township Ordinance 245 \$ _____
4. Fire Prevention Code Fee, as specified in Township Ordinance 229 \$ _____
5. Occupancy Permit Fee, as specified in Township Ordinance 405 \$ _____

Note: Fees required of the Township's Sewer Authority and Water Authority shall be paid through the offices of said Authority.

The above fee, the total amount of \$ _____, were paid this _____ day of _____, 20____, for which Receipt No. _____ was issued

CENTER TOWNSHIP WATER AUTHORITY

REJECTION

And now, this _____ day of _____, 20____, the Center Township Water Authority hereby certifies that the above described premises are not served, benefited, or accommodated by the distribution lines of the Authority and that said premises are not within practicable reach of existing distribution lines.

CENTER TOWNSHIP WATER AUTHORITY

By_____

PRELIMINARY APPROVAL

And now, this _____ day of _____, 20____, the Center Township Water Authority hereby certifies that the above premises are served, benefited, or accommodated by the distribution lines of the Authority that the preliminary application for connection has been approved.

CENTER TOWNSHIP WATER AUTHORITY

By_____

Tapping Fee Required \$ _____
Tapping Fee in the sum of \$ _____, paid this _____
day of _____, 20____, for which Receipt # _____
has been issued.

CENTER TOWNSHIP WATER AUTHORITY

By_____

CENTER TOWNSHIP WATER AUTHORITY

FINAL APPROVAL

And now, this _____ day of _____, 20____, the Center Township Water Authority certifies that all fees, bonds, and approvals, required as a condition precedent to construction have been filed with and approved by the Authority; that the Authority has been advised by its Engineers that it has the present capacity to provide water service to said premises, or will have such capacity to prior to anticipated occupancy as specified by the Applicant. The service to said premises and will receive from the applicant a corporate surety bond, or other satisfactory security, to guarantee the construction of the improvements described on the plat of said premises prepared by _____,

Dated _____, and entitled “_____” the same by attachment and reference made a part of this application.

CENTER TOWNSHIP WATER AUTHORITY

By _____

CENTER TOWNSHIP SEWER AUTHORITY

REJECTION

And now, this _____ day of _____, 20____, the Center Township Sewer Authority hereby certifies that the above described premises are not served, benefited, within practicable reach of existing distribution lines.

CENTER TOWNSHIP SEWER AUTHORITY

By _____

PRELIMINARY APPROVAL

And now, this _____ day of _____ 20____, the Center Township Sewer Authority hereby certifies that the above described premises are served, benefited, or accommodated by the distribution lines of the Authority and that preliminary application for connection has been approved.

CENTER TOWNSHIP SEWER AUTHORITY

By _____

Tapping Fee Required \$ _____
Tapping Fee in the sum of \$ _____, paid this _____
day of _____, 20____, for which Receipt No. _____
has been issued.

CENTER TOWNSHIP SEWER AUTHORITY

By _____

If the proposed construction is intended to be served by an on-lot sewage treatment system, the Sewage Permit for such system, issued by a certified Sewage Enforcement Office retained by the Township of Center, must accompany this Application and the following must be specified:

Permit Number _____ Date of Issuance of Permit _____
Date of Expiration of Permit _____

CENTER TOWNSHIP SEWER AUTHORITY

FINAL APPROVAL

And now, this _____ day of _____, 20____, the Center Township Sewer Authority certifies that all fees, bonds, and approvals required as a condition precedent to construction have been filed with and approved by the Authority; that the Authority has been advised by its Engineer that it has the present capacity to provide sewage treatment to said premises, or will have such capacity prior to anticipated occupancy as specified by the Applicant. The Authority, therefore, hereby grants final approval to provide sewage treatment service to said premises and will secure from the Applicant a corporate surety bond, or other satisfactory security, to guarantee the construction of the improvements described on the plat of said premises prepared by _____, dated _____, and entitled “_____,” the same by attachment and reference made a part of this application.

CENTER TOWNSHIP SEWER AUTHORITY

By _____

BUREAU OF FIRE PREVENTION
FIRE MARSHAL
OF THE TOWNSHIP OF CENTER
PRELIMINARY APPROVAL

And now, this _____ day of _____, 20____, the plans and specifications accompanying this Application are preliminary approved as apparently conforming to the Fire Prevention Code of the Township of Center, Ordinance No.229, as amended. This preliminary approval merely signifies that as of this date applicant has, apparently, submitted sufficient documentation to permit official review.

Fire Marshal

Fee required \$ _____
Fee in the amount of \$ _____ paid this _____ day
of _____, 20____, for which receipt _____ has
been issued.

Township Clerk

REJECTION

And now, this _____ day of _____, 20____, this Application is disapproved as not conforming to the provisions of the Fire Prevention Code Ordinance of the Township of Center, Ordinance No. 299, as amended, in the following particulars:

Fire Marshal

BUREAU OF FIRE PREVENTION
FIRE MARSHAL
OF THE TOWNSHIP OF CENTER
FINAL APPROVAL

And now, this _____, day of _____, 20____, the undersigned hereby grants final approval to the construction proposed to be performed on the premises, as described in the plat prepared by _____ dated the same countersigned by the undersigned and by attachment and reference made a part of the application.

Fire Marshal

CENTER TOWNSHIP ENGINEER GRADING ORDINANCE

EXEMPTION

And now, this _____ day of _____, 20____, the grading/filling/excavation to be performed in the premises as described in the plans and specifications accompanying this Application, are exempt from the provisions of the Grading Ordinance of the Township of Center, Ordinance No. 245, as amende.

Township Engineer

PRELIMINARY APPROVAL

And now, this _____ day of _____, 20____, the grading/filling/excavation to be performed in the premises, as described in the plans and specifications accompanying this Application, are preliminary approved as apparently conforming to the Grading Ordinance of the Township of Center, Ordinance No. 245, as amended. This preliminary approval merely signifies that as of this date the Applicant, has apparently, submitted sufficient documentation to permit the Township Engineering review.

Township Engineer

Fee Required \$ _____
Fee in the amount of \$ _____, paid for this _____
day of _____, 20____, for which Receipt No. _____
was issued.

Township Clerk

REJECTION

And now, this _____ day of _____, 20____, this Application is disapproved as not conforming to the provisions of the Grading Ordinance of the Township of Center, Ordinance No. 245, as amended, in the following particulars:

Township Engineer

FINAL APPROVAL

And now, this _____ day of _____, 20____, the undersigned hereby grants final approval to the grading/filling/excavation to be performed in the premises, as described in the plat prepared by _____ dated _____, and entitled “_____” the same countersigned by the undersigned and by attachment and reference made a part of the application.

Bond in the amount of \$ _____ to be filed.

Township Engineer

I hereby certify that I have examined the following described bond submitted in connection with the above grading permit and hereby approve the same as to form.

Dated _____
Bond No. _____
Principal _____

Township Solicitor _____
Surety _____

TOWNSHIP OF CENTER
ZONING OFFICER

APPROVAL OF ZONING USE AND COMPLIANCE CERTIFICATE APPLICATION

Date application received: _____

And now, this _____, day of _____, 20____,
the within application is approved subject to the following special conditions which are,
hereby made part of the Zoning Use and Compliance Certificate No. _____
concurrently issued herewith: _____

Occupancy permit not be issued until final inspection of completed construction
and after Applicant has furnished an executed copy of the construction contract
together with required addition building permit and occupancy permit fees, if any.

DISAPPROVAL OF ZONING USE AND
COMPLIANCE CERTIFICATE APPLICATION

And now, this _____, day of _____, 20____, the
within application is disapproved as not conforming to the provisions of the
_____ Ordinance of the Township of Center, Ordinance No. _____, as
amended in the following particulars: _____

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Zoning Officer

Note: Applicant may seek relief from the adverse determination of the Zoning Officer by
filing application (appeal) there from within thirty days after notice thereof. Such
applications shall be made to the Zoning Hearing Board of the Township of Center.
Application forms may be obtained from the Board Secretary at the Municipal Building,
224 Center Grange Road, Center Township, Beaver County, Pennsylvania. Post Office:
Aliquippa, Pennsylvania 15001.