



Contractor License # _____

715 W. Mt. Vernon
 PO Box 395, Nixa MO 65714
 725-5850 Fax 724-2381

**COMMERCIAL, INDUSTRIAL, & MULTI-FAMILY
 BUILDING PERMIT APPLICATION**

Application Date _____

Permit # _____

PROPERTY INFORMATION

Property Address _____ Proposed Use _____ Zoning _____

Subdivision _____ Phase _____ Lot # _____

OWNER INFORMATION

Name _____ Business Name _____

Phone _____ Cell Phone _____

Mailing Address _____ City _____ State _____ Zip _____

CONTRACTORS	NAME	ADDRESS	PHONE
Applicant			
Architect			
General Contractor			
Excavation			
Concrete			
Carpentry			
Electrical			
Plumbing			
Sewer			
Mechanical			
Roofing			
Masonry			
Drywall or Lathing			
Sprinkler			
Paving			
Fire Alarm			

LOT SIZE & SET BACKS (from property line to overhang): Lot Size _____

Front Setback ____ Back Setback ____ Right Setback ____ Left Setback ____

COMMERCIAL/BUSINESS USE ONLY: Building Square Footage _____

Number of: Bathrooms ____ Service Sinks ____ Dishwashers ____

Floor Drains ____ Other (depending on type of Business) _____

of Electric Meters ____ Size of Electric meter(s) _____

of Water Meters ____ Size of Water meter(s) _____

School: # of Students ____ Restaurant: # of Seats ____

Parking Spaces _____

Fire Protection System Yes ___ No ___

HAS A PRE-CONSTRUCTION MEETING BEEN SCHEDULED?

YES () DATE _____ / NO ()

SITE PLAN SUBMITTED: Is the following information included in the Site Plan?

SITE GRADING PLAN YES ____ NO ____

STORMWATER DESIGN PLAN YES ____ NO ____

SOIL EROSION PROTECTION PLAN YES ____ NO ____

LANDSCAPING PLAN YES ____ NO ____

Estimated Value of Improvements \$ _____

FAILURE TO PROPERLY FILL OUT THIS APPLICATION MAY DELAY PROCESSING OF PERMIT.

The following are examples of city requirements which may not be 2006 International Codes or 2005 NEC requirements.

1. For commercial buildings needing more than one electrical meter, owner will be required to bring service wire from the meter loop over to the city's transformer. Owner will be required to furnish a pad for the city's transformer, C.T. Cabinet if required, and meter loop. Plans should specify what voltage is needed and what AMP service is needed at each meter location. Anything over 400 AMP service at each meter location will require a C.T. Cabinet at the meter location.
2. All projects shall furnish their own meter base.
3. Sewers from dwelling to the sewer main connection shall be 6" schedule 40, 3 feet deep, 1/4" per foot of fall and no 90 degree turns allowed.
4. The City of Nixa interpretation of fixed glazing determining safety glass will be as follows: Any fixed or operable panel with an exposed area of individual pane greater than 9 square feet and bottom edge less than 18" above the floor.
5. Felt is required over plywood, under brick veneer. Roof felt is also required under roof shingles.
6. Brick veneer support. If 4X blocks are used, they shall be butted tightly together and solid filled.
7. Permission to cut into street for any reason, must be in written form and submitted to Otis Hall

FOR OFFICE USE ONLY							
BUILDING INSPECTOR NOTES:							
<ol style="list-style-type: none"> 1. 2. 3. 4. 5. 							
_____						_____	
Signature						Date	
CITY PLANNER NOTES:							
_____						_____	
Signature						Date	
Building Permit Fee		Electric Fee		Water Fee		Sewer Hookup Fee	
Sewer Capacity Fee		Parks Impact Fee		Police Impact Fee		Plan Review Fee	
Total Fees Due		\$	Fees Figured By: _____				

MULTIFAMILY, COMMERCIAL, AND INDUSTRIAL REQUIREMENTS

THE 2006 INTERNATIONAL BUILDING CODES AND THE 2005 NATIONAL ELECTRICAL CODE ARE THE OFFICIAL CODES OF THE CITY OF NIXA.

APPLICATION REQUIREMENTS

1. Completed application and payment of fees.
2. Four sets of stamped plans to include:
 - a. Site plan with setbacks
 - b. Footing, foundation plan
 - c. Floor plan with plumbing, mechanical and electrical design, size and location of electrical service.
 - d. Elevations, all sides
 - e. Structural details
 - f. Fire System (if applicable)
 - g. Plans to include building data, such as use group, construction type and square footage.

All construction documents must be prepared by a registered design professional and shall include the name and address of the design professional, along with signature, date and seal. Engineering details of any structural, mechanical and electrical work, including computation, stress diagrams and other essential technical data must be signed and sealed by a registered engineer.

INSPECTIONS & UTILITY REQUIREMENTS

Inspections to be scheduled through City Hall at 725-5850. The permit must be posted at site and address must be given when inspection is requested. The required inspections are: FOOTING, STEM WALL, FRAMING, ELECTRICAL, MECHANICAL, PLUMBING, SEWER, GAS, TEMPORARY ELECTRIC, PERMANENT ELECTRIC, FINAL for occupancy and OTHERS AS REQUIRED. Call before 9:00 AM for afternoon inspections. After 9:00 AM, inspections will be taken for the next working day. During busy times of the year, one full day's notice may be required.

SOLID WASTE AND NUISANCE REQUIREMENTS AT SITE

1. Developers, builders and lot owners must comply with City Ordinance Chapter 9, Article I as it pertains to solid waste and City Nuisance Ordinance Chapter 13 as it pertains to trash, weeds, building materials, and dirt on the street. One warning will be given; after which time, a stop order will be issued for the development or building.
2. The disposal of construction or demolition waste is regulated by the Department of Natural Resources under Chapter 260, RSMo. Such waste in types and quantities established by the DNR, shall be taken to a demolition landfill or a sanitary landfill for disposal.
3. The law also requires persons engaged in building construction, modification, or demolition to maintain records of sites used for demolition disposal. These records are to be maintained by the contractors for a period of one year.
4. It is the responsibility of the applicant for damages to City right-of-way and easements regardless of which subcontractor caused the damage.

I hereby certify that the answers and other information on this application are true and correct and I have read and understand the above procedures and requirements as they pertain to city building regulations and by signing this form, acknowledge compliance with these rules.

Signature of Applicant: _____

Date: _____

Contractor / Builder Agreement

I, _____, agree to be responsible for the maintenance, repair, and or replacement of the water meter, water meter pit and lid, electric vaults, and related equipment, at no expense to the City of Nixa, at the following address _____, until house at said address has received a Certificate of Occupancy.

Date: _____

Signed: _____