



Phone: 940-365-5833
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5097 Highway 377
 Krugerville, Texas 76227

Residential Building Permit Application

Building Permit Number: _____		Valuation: _____	
Project Address: _____			
Lot: _____	Block: _____	Subdivision: _____	
Project Description:	NEW SFR <input type="checkbox"/>	SFR REMODEL/ADDITION <input type="checkbox"/>	SPECIFY OTHER: _____
	PLUMBING <input type="checkbox"/>	MECHANICAL <input type="checkbox"/>	ELECTRICAL <input type="checkbox"/>
FENCE <input checked="" type="checkbox"/>	ACCESSORY BUILDING <input type="checkbox"/>	LAWN IRRIGATION <input type="checkbox"/>	SWIMMING POOL <input type="checkbox"/>
Description of Work: _____			
Area Square Feet: _____	Covered Porch: _____	Total: _____	Number of stories: _____
Living: _____	Garage: _____		

Owner Information: _____			
Name: _____		Contact Person: _____	
Address: _____			
Phone Number: _____	Fax Number: _____	Mobile Number: _____	

Contractor Type	Contact Person	Phone Number	Contractor License Number
General Contractor			
Mechanical Contractor			
Electrical Contractor			
Plumber/Irrigator			

A permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. All permits require final inspection.

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction.

Signature of Applicant: _____ Date: _____

OFFICE USE ONLY:

Approved by: _____	Date approved: _____	
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Total Fees: _____
 Issued Date: _____
 Issued By: _____

BV Project # _____



Fence Permit Submittal Requirements

CONSTRUCTION DOCUMENT SUBMITTALS: Three (3) copies of complete set of construction documents are required for plan review. Construction documents must be submitted along with a completed permit application form.

Site plans (plot plans) drawn to a scale of 1" = 20'. Site plans must show lot dimensions, footprint of building and distance from building to property lines, platted building lines, driveways, all easements, and the address and legal description of the lot.



COUNTYWIDE INSPECTION SERVICES

Permit Submittal

The permit documents and fees will be submitted to the city. Submittal documents should be complete to expedite plan review and permit issuance. Please contact the city for a complete list of permit submittal requirements.

Plan Review

Countywide Inspection Services will be conducting residential and commercial plan reviews. The applicant will be contacted by Countywide Inspection Services if revisions are needed. You may contact Countywide Inspection Services Plan Review Department for the status of your permit at 940-284-5677 or email: Countyinspections@gmail.com

Inspection Requests

Please contact Countywide Inspection Services to request inspection(s). Any of our permit technicians can assist you. Inspections requested by 5:00 pm Monday – Friday will be performed the next business day. Inspection requests can also be faxed to the Countywide Inspection Services office.

Inspection line: (855) 220-0470

Inspection FAX line: (855) 220-0192

Field Inspections

Your inspector's name is Mike Doughty and his number is 940-284-5677

We look forward to working with you to ensure that the community is provided with a safe and durable built environment.

ARTICLE 3.1500 FENCES

Sec. 3.1501 Purpose and Applicability

(a) Purpose. The purpose of this article is to regulate the construction, erection, enlargement, alteration and maintenance of all fences within the boundaries of the city in order to allow for privacy and security, maintain neighborhood appearance and enhance the general welfare of the community, and provide for practical safeguarding of life, health and property from hazards that may arise from improper construction or maintenance of fences. Regulations are prescribed for the location and type of various screening devices to be used when required in the various zoning districts or in this article in accordance with the following standards.

(b) Applicability. This article shall apply in all zoning districts within the city.

Sec. 3.1502 Permits Required

(a) Permits.

(1) It shall be unlawful for any person to install or cause to be installed or to permit any person to install a fence, or to make any alterations, additions or changes to a fence, without first having procured a permit to do so from the city's chief building official.

(2) The fee for the permit required by this section shall be set by the city council and shall be paid prior to the issuance of the permit.

(3) The chief building official shall require a plot plan showing the lot size, all improvements on the lot and the proposed location of the fence to be constructed before a permit will be issued under this section.

(4) The chief building official may refuse to issue a permit under this section to any person who has been convicted of a violation of any provision of this article.

(b) Inspections Required.

(1) When any fence for which a permit has been issued under this article is completed, it must be inspected by the city for compliance with the applicable construction codes. The chief building official's office shall be notified upon completion of the fence.

(2) The chief building official will certify acceptance if the fence complies with the provisions of this article or reject the fence if it does not so comply.

(3) The owner of the property shall be required to remove any noncompliant fence and/or replace it with a fence that does comply.

Sec. 3.1503 General Standards

(a) Fence Materials and Types.

(1) Except as otherwise stated herein, fences may be constructed of wrought iron, vinyl,

stone, masonry, brick, welded wire within wood framing with wooden posts, wood or other materials of like kind that the chief building official determines have the same quality, appearance and durability.

(Ordinance 2007-003 adopted 2/8/07)

(2) Chainlink fences shall not be permitted in SF-1 and/or SF-E zoning districts.
(Ordinance 2007-007 adopted 5/10/07)

(3) Electric fences. A fence constructed in such a manner that it may conduct electrical current shall not be permitted in any zoning district.

(4) Barbed-wire and/or razor-wire fences shall not be permitted in any zoning district.

(5) Welded or woven wire, such as chicken wire, hog wire, stockade panels or similar agricultural wires shall not be permitted in any zoning district. A barbed-wire, welded or woven wire fence may be built on a lot that is larger than one and one-half acre or more, which is not in zoning districts SF-E, SF-1, SF-2 and/or provided that any other ordinance or law does not otherwise prohibit such a fence.

(6) Galvanized sheet metal, corrugated metal, or corrugated fiberglass fences shall not be permitted in any zoning district.

(7) Any stone, masonry or brick wall or fence constructed of similar materials greater than four feet in height shall be engineered, designed and the plans sealed by a state professional engineer.

(b) Fence Heights.

(1) Front yard setback area fence requirements in zoning districts SF-E, SF-1, SF-2:

(A) No fence, other than wrought iron fencing, shall be permitted from the front building line to the street right-of-way line.

(B) No fence or shrub shall exceed four (4) feet in height in the front yard.

(2) Side and rear yard setback area fence requirements in zoning districts SF-E, SF-1, SF-2:

(A) Fences may be constructed to a maximum height of eight feet with a minimum height of 4 feet on any side or rear property line up to the building line of the building proper.

(3) Corner lot fence requirements:

(A) On all corner lots in residential districts which have opposing rear lot lines, whether directly or across an alley, fences may be constructed to a maximum height of eight feet along the side and rear yard lines. Fences may be constructed to the normally permitted height elsewhere on the property.

(B) On all corner lots in residential districts where the side lot line is immediately adjacent to the front yard of the adjacent lot (or immediately across an alley from the front yard of the adjacent lot), fences may be constructed to a maximum height of two and one-half feet between the side yard setback line and the property line adjacent to the street. Fences may be constructed to the normally permitted height elsewhere on the property.

(4) No fence adjacent to a required subdivision screening wall, whether parallel or perpendicular to the wall, may be constructed higher than the height of the subdivision screening wall.

(5) Fences around tennis courts, regardless of the district in which they are located, shall be constructed between ten and twelve feet in height. Such fences shall be chainlink or other open view material so as to minimize the visual impact of the fence.

(c) Other Fence Standards.

(1) Sight Visibility at Intersections. No fence shall be constructed in the triangle formed by measuring 20 feet back from the intersection of two streets or 15 feet back from the intersection of a street and an alley. The city engineer may require additional sight distances to be maintained where specific conditions render such provisions necessary to provide for the public health and safety.

(2) Construction Within Drainage Easements. No fence shall be constructed within any drainage easement in the corporate limits of the city unless the city engineer shall have first determined and advised the chief building official, in writing, that he believes such fence shall, in all probability, not interfere with or impair the natural flow of water across the drainage easement.

(3) Every fenced enclosure constructed under the provisions of this article shall have at least one gate in its perimeter.

Sec. 3.1504 Specific Use of Screening Between Zoning Districts

(a) When a boundary of a nonresidential zoning district is adjacent to, sides or backs upon an SF-B, SF-1, SF-2, 2F, MH, or MF District, a solid screening wall or fence of not less than six (6) feet nor more than eight (8) feet in height shall be erected on the property line separating these districts. The purpose of the screening wall or fence is to provide a visual barrier between the properties.

(b) The owner of such property requesting a building permit shall be responsible for and shall build the required wall or fence on his property line dividing his property from the more restrictive zoning district.

(c) Unless otherwise provided for herein, a screening wall or fence required under the provisions of this section shall be constructed of a permanent, solid masonry material.

(d) All wall or fence openings shall be equipped with gates compatible in height and screening characteristics to the wall or fence.

Sec. 3.1506 Not Permitted on Public Property

No fence or any part of such fence shall be constructed upon or caused to protrude over public property. All fences must be maintained in a plane so as not to overhang public property.

Sec. 3.1507 Maintenance

All fences constructed under the provisions of this article shall be maintained so as to comply with the requirements of this article at all times. The chief building official may order the repair or removal of a fence if it is more than five percent damaged or leaning ten degrees from vertical. Fences shall be repaired in compliance with the provisions of this article.

Sec. 3.1508 Appeals

Any appeal from an interpretation of the chief building official of the provisions of this article shall be made to the board of adjustment.

(Ordinance 2007-003 adopted 2/8/07)