



## CHECKLIST FOR NEW DWELLING

- \_\_\_\_\_ **CERTIFIED PLOT PLAN/SITE PLAN** - showing proposed dwelling & setbacks as per Town of Seekonk By-Law Section 6.14 (copy of By-Law on back of this sheet)
- \_\_\_\_\_ **BOARD OF HEALTH** - Approved Septic Design stamped by BOH Agent
- \_\_\_\_\_ **FIRE DEPARTMENT** - Bring two sets of full sized plans to The Fire Department for fire review PRIOR to applying for permit w/ Building Department
- \_\_\_\_\_ **CURB CUT/DRIVEWAY PERMIT** - To be applied for at Department of Public Works (DPW) located on Rte. 44 past the Town Hall on right side by Lake Street
- \_\_\_\_\_ **WATER APPLICATION** - This application must be done with the water Department located off Newman Avenue just before Hurley Middle school; on Water Lane
- \_\_\_\_\_ **BUILDING DEPARTMENT** - will require two (2) sets of plans one (1) FULL size with Fire Stamp on it and one (1) set 11x17 in size
- \_\_\_\_\_ **CONSERVATION** - Fill out Conversation sheet, Building Secretary will hand in to Conservation at the time of applying for permit
- \_\_\_\_\_ **ENERGY CODE** - To access this website Google: REScheck for 2006 IECC
- \_\_\_\_\_ **STRUCTUALS** - for Manufactured Lumber; i.e.: LVL's Steel Beams
- \_\_\_\_\_ **TRUSS PLAN** - will be required

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Foundation only permits can be issued for \$100. You will need a Foundation Plan; Site Plan; Septic Approval; Conservation Approval and a Completed Foundation Application and a W/C Insurance Affidavit.

*Please contact the Building Department for any additional questions you may have about applying for a new dwelling permit at (508) 336-2990.*

*By-Law on back side* →



# TOWN OF SEEKONK ZONING BY-LAWS

## 6.14 SINGLE LOT DEVELOPMENT

The creation of or development of single lots which are not included in an approved subdivision (as per Chapter 41, Section 81K-81GG of the MA General Laws) shall conform with the following requirements. These requirements are in addition to those in effect under other local Boards, the Inspector of Buildings, and other sections of these By-Laws.

- 6.14.1 A site plan at a scale of at least 1" = 40' shall be submitted to the Inspector of Buildings, and it shall:
- 6.14.1.1 List Assessors Plat and Lot number;
  - 6.14.1.2 Identify abutting street(s) and property owner(s);
  - 6.14.1.3 Locate proposed building(s) on the site and indicate the proposed lowest floor elevation of said building(s);
  - 6.14.1.4 Indicate existing and proposed grades on the lot at 1 foot contour intervals;
  - 6.14.1.5 Locate existing water bodies, wetlands, drainage swales and/or drainage structures that are on or abut the site;
  - 6.14.1.6 Locate the test hole(s) and indicate soil types found and the percolation rate;
  - 6.14.1.7 Locate proposed drainage swales, structures and/or retention areas and indicate the means of disposing of stormwater runoff.
- 6.14.2 The Inspector of Buildings shall review this plan to ensure that the following conditions are met on the site.
- 6.14.2.1 Stormwater runoff is disposed of so as not to cause additional runoff onto abutting lots nor to cause roadway flooding.
  - 6.14.2.2 The lot is graded so as to shed stormwater runoff away from the proposed building(s).
  - 6.14.2.3 The groundwater level is not raised so as to cause groundwater infiltration of basements or the malfunctioning of sewerage disposal systems in the proposed/existing building(s) of this property and of those abutting properties.
  - 6.14.2.4 The Conservation Commission has reviewed and approved the plans whenever such action was required by State Statute or local By-Laws.
  - 6.14.2.5 The lot is graded and landscaped so that the driveway entrance area provides an unobstructed view for exiting vehicles and roadway traffic.