



CITY OF GAINESVILLE

Inspection Services Department

P.O. Box 2496

Gainesville, Georgia 30503

Phone 770-531-6570 Fax 678-989-3397

BUILDING PERMIT REQUIREMENTS **FOR 1 & 2 FAMILY DWELLINGS**

Everyone applying for a building permit is required to provide the following information:

1. A copy of a previously recorded site plan (plat or survey) of the property showing:
 - The property lines of the lot, giving distances to the nearest one-tenth of a foot.
 - The size of the lot.
 - Names and locations of all abutting streets or other right-of-ways.
 - An outline of all existing and proposed structures including the size and location.
 - The distance of those structures from all property lines.
 - Structures **MUST** be drawn by an engineered scale.
 - A tie point to a landmark such as a road intersection.
 - A north arrow sign on the survey.
 - Set backs approved by Zoning Department.
2. A copy of the septic tank permit issued by Environmental Health Department. If a septic system is already on the property, an approval letter from Environmental Health will be required. **NOTE: The letter must not be over 1 year old.**
3. **PROOF OF WATER – ONE OF THESE MUST BE SUBMITTED.**
 - A. A paid water meter receipt must be submitted if served by City or County water systems.
 - B. A well permit issued by Environmental Health Department.
 - C. In the event of a private community water system; a copy of an approval letter to tie into that water system must be submitted at the time of permitting.
4. Licensed General Contractors on the job **MUST** permit these applications. **HOWEVER**, a homeowner can be their own General Contractor **as long as they do not hire a licensed General Contractor.** All contractors either homeowners or licensed, must bring in a plumbing, electrical, & heating & air subcontractor affidavit at time of permitting. These affidavits must have original signatures of the subs. If they are not up-to-date on our system we will need a copy of their current Business License and State Card attached to the affidavits.
5. All new single family and two family housing in Hall County must comply with new "Housing Aesthetic Standards." See Attached.

Permit Fees: - Total square feet under roof also open decks

.15 per square feet for the first 2,500 square feet plus

.12 per square feet from 2,501 square feet – to 5,000 square feet plus

.10 after 5,000 square feet plus

\$5.00 – Occupancy Permit – plus \$1654.30 – Impact Fee per house

CITY OF GAINESVILLE
INFORMATION NEEDED FOR BUILDING PERMIT

PERMIT TYPE: _____ Lot # _____

JOB ADDRESS: _____

SUBDIVISION: _____

OWNER: _____ PHONE # _____

ADDRESS: _____ ZIP: _____

LANDOWNER(IF DIFFERENT THAN OWNER): _____

ADDRESS: _____ ZIP: _____ PHONE # _____

BUILDER NAME: _____ BUSINESS LICENSE# _____

ADDRESS: _____ PHONE # _____

CONTACT PERSON: _____ PHONE # _____

POWER COMPANY: _____ GAS CO: _____ WATER CO: _____

ESTIMATED COST OF CONSTRUCTION: _____ MAX. WIDTH AND DEPTH _____ # OF STORIES _____ #

BEDROOMS _____ # BATHS _____ BONUS ROOM: Y _____ N _____

BASEMENT: Y _____ N _____ SLAB: Y _____ N _____ CRAWL SPACE: Y _____ N _____

GARAGE: Y _____ N _____ CARPORT: Y _____ N _____ DRIVE UNDER: Y _____ N _____

WATER/WELL# _____ SEPTIC TANK # _____ DATE ISSUED _____

PORCHES UNDER ROOF: Y _____ N _____ DECK SIZE _____ SQ FT _____

(WHETHER FINISHED OR UNFINISHED DO NOT INCLUDE DECK SQ FT WITH THE TOTAL SQ FT)

LOT SIZE: WIDTH AT ROAD & DEPTH _____ RD FRONTAGE _____

ACREAGE: _____

TOTAL SQ FT _____ WHICH INCLUDES 1ST & 2ND FLOORS, GARAGES, BONUS ROOMS, CARPORTS, PORCHES & BASEMENTS.

DIRECTIONS TO JOB SITE FROM OUR OFFICE:
