



Town of Selma
Planning & Economic Development
114 N. Raiford St.
Selma, NC 27576
P: 919-965-9841
F: 919-965-4637
www.selma-nc.com

ZONING PERMIT APPLICATION

Single Family or Duplex Residential

Pursuant to Section 17-600 of the Selma Unified Development Code, the use made of property may not be substantially changed; substantial clearing, grading, or excavation may not be commenced; and buildings or other substantial structures may not be constructed, erected, moved, or substantially altered except in accordance with and pursuant to issuance of a permit from the Town of Selma.

A Zoning Permit only demonstrates compliance with the Town of Selma Zoning Ordinance and does not imply compliance with the NC Building Code, Fire Code, NCDOT, or any other applicable agencies. It is the applicant's obligation to seek the appropriate permits.

ZONING PERMIT TYPE AND FEE

Check all that apply. Fees are due at time of submittal and may not be refunded.

- | | |
|---|---|
| <input type="checkbox"/> New Construction – Single Family/Duplex: [\$50.00] | <input type="checkbox"/> New Mobile Home: [\$50.00] |
| <input type="checkbox"/> Structural Addition/Modification: [\$30.00] | <input type="checkbox"/> Fence: [\$50.00] |
| <input type="checkbox"/> Accessory Structure (patio, deck, shed, etc.): [\$50.00] | |
| <input type="checkbox"/> Other: _____ | |

APPLICANT INFORMATION

Owner's Consent Form is required if applicant is not the property owner.

Applicant Name: _____
Contact Person: _____
Mailing Address: _____
Phone Number: _____ Email: _____

Property Owner (if different than applicant):
Name: _____
Mailing Address: _____
Phone Number: _____

Completed by Staff:

Date Received: _____ Amount Paid: _____ Permit #: _____

SITE INFORMATION

Write "N/A" if not applicable. If unsure of the correct information, site data (i.e. zoning districts and overlay districts) may be found on the Johnston County GIS website (<http://www.johnstonnc.com/gis2/>) and click "mapclick") or by speaking with Selma Planning staff.

Development or Business Name: _____ Lot #: _____

Property Address: _____

Johnston County Tag #: _____

Lot Size: _____

Zoning District: _____ City Limits Extraterritorial Jurisdiction

Current Use: _____ Proposed Use: _____

Description of Request: _____

Cost of Construction: _____

Flood Zone (verify by FIRM Map): _____ FIRM Panel: _____

Note: Flood Zone Information may be found by visiting the Flood Risk Information System website at <https://fris.nc.gov> OR FEMA Flood Map Service website at <https://msc.fema.gov>

Note: Properties located in the 100-year floodplain (Zones A or AE) shall also apply for a Floodplain Development Permit

Is the property located in a Historic District: No Yes If Yes, district name: _____

Note: Properties in a Historic District are subject to Historic District guidelines pursuant to Section 17-420 of the Unified Development Ordinance, and may require a Certificate of Appropriateness from the Historic Properties Commission.

Water Supply Watershed Protection District: No Yes

Note: Properties located in a Water Supply Watershed Protection District are subject to the provisions of Section 17-422 of the Unified Development Ordinance and may require a Watershed Development Permit. Development on existing single family lots is exempt from this requirement.

Utility Services: City Water Well City Sewer Septic Tank Gas Electricity

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REQUIRED INFORMATION

The following items must accompany a Zoning Permit application (if not applicable, check "n/a"). Incomplete applications will not be reviewed until all materials have been provided.

Item	Yes	N/A
1. Permit Review Fee	<input type="checkbox"/>	
2. Completed and signed application	<input type="checkbox"/>	
3. Owner's Consent Form <i>Required if applicant is not the property owner. Form is included in this application packet.</i>	<input type="checkbox"/>	<input type="checkbox"/>
4. A current site plan and/or survey to scale which identifies the project boundaries, lot dimensions, acreage, all structures (size, dimensions, and location), parking or loading areas, setbacks, parking and circulation, impervious surface area. Plan shall also show water and sewer lines, water and sewer service meters, electrical connections, and any other pertinent site elements. The Planning Director/Administrator may allow less information or require more information to be submitted according to the needs of the particular case. <i>For accessory structures and fences, see below:</i>	<input type="checkbox"/>	<input type="checkbox"/>
<i>a. For Fences, Sheds, Structural Additions, Decks, or similar:</i>		
1) The Site Plan may be a printed copy of an aerial photo with the proposed structure drawn to scale. Plan must list setbacks in feet of structure from property lines, house, etc. (for aerial map, see https://mapclick.johnstonnc.com/mapclick/MapClick4/)	<input type="checkbox"/>	<input type="checkbox"/>
2) List structure materials, height, and other pertinent details on map.		
5. Approval of the Floodplain Administrator if the development request will take place within a Special Flood Hazard Area. <i>A separate Special Flood Hazard Area Permit is required for all development within Special Flood Hazard Areas.</i>	<input type="checkbox"/>	<input type="checkbox"/>
6. For mobile homes, list the make, model, year and size (square footage) of the home below: Year: _____ Make/Model: _____ Size: _____	<input type="checkbox"/>	<input type="checkbox"/>

APPLICANT AFFIDAVIT

I, the undersigned, to hereby make application and petition to the Planning Department of the Town of Selma to approve the subject Zoning Permit. I hereby certify that all activities will be carried out in compliance with the Unified Development Code and understand that violations will result in a Code Enforcement action and fine. I further certify that I have full legal right to request such action and that the statements or information made in any paper or plans submitted herewith are true and correct to the best of my knowledge. I understand this application, related material, and all attachments become official records of the Town of Selma, and will not be returned.

Print Name

Signature of Applicant

Date

STAFF ANALYSIS (completed by staff)

Permit #: _____

Zoning District: _____ City Limits Extraterritorial Jurisdiction

Lot Size: _____

Associated Project Approval Project #(s): _____

Flood Zone: _____ FIRM Map/Panel: _____

Associated Special Flood Hazard Area Development Permit#: _____

Water Supply Watershed Protection District: Yes No Permit required? Y/N

Historic District: Yes No

Utility Services: City Water Well City Sewer Septic Tank Gas Electricity

Is Structure in the Right-of-Way of any of the following (check all that apply):

City Utilities Railroad NCDOT or City Road Proposed Thoroughfare None

	Required	Provided
Lot Area		
% of Impervious Surface		
Lot Width		
Setbacks		
Front		
Side		
Rear		
Max Building Height - Principal		
Max Building Height - Accessory		
Accessory Building Setbacks		

Comments:



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AGENT AUTHORIZATION / OWNER'S CONSENT FORM

Pursuant to Section 17-602 of the Town of Selma Unified Development Ordinance, written authorization is required from the property owner(s) if an agent will act on their behalf. A separate form is required from each owner. All fields must be completed.

AGENT/APPLICANT INFORMATION:

_____	_____
(Name)	(Address)

	(City, State, Zip)

I hereby give CONSENT to the above referenced agent/applicant to act on my behalf, to submit applications and all required materials and documents, and to attend and represent me at all meetings and public hearings pertaining to the following processes (*list applicable requests*):

_____	_____
_____	_____

Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application.

I hereby certify that I have authority to execute this consent form as/on behalf of the property owner. I understand that any false, inaccurate or incomplete information provided by me or my agent will result in the denial, revocation or administrative withdrawal of this application, request, approval or permits. I further agree to all terms and conditions which may be imposed as part of the approval of this application.

OWNER AUTHORIZATION:

_____	_____
(Name)	(Address)
_____	_____
(Owner's Signature)	(City, State, Zip)