



Zoning Permit Application

Fulton County Zoning and Community Development
 257 W Lincoln, Lewistown, IL 61542
 (309) 547-0902 Zoning@FultonCo.org

Parcel Index Number _____ - _____ - _____ - _____ - _____

Zoning District: (Circle) AC R1 R2 B I GPS Coordinates: _____

Flood Plain? (Circle One) YES -or- NO Flood Plain/ Permit #(s): _____

Proposed Use of Building: _____

Date received:	Date issued:
Septic Permit # _____ - _____ - _____ Septic evaluation: Yes No Well Permit # _____ - _____ - _____ Well evaluation: (please circle) Yes No	Office Use Only: Permit fee:\$_____ Check no: _____ Cash:\$_____

A. Project information

Address/Location of Proposed Construction		Township
City	State	Zip Code
Project value est. \$_____	Mobile Home Model and Manufacture Date #_____	Owner Name:

B. Applicant /Owner **Owner** **Authorized Agent of Owner**

Last Name:	First Name:	Corporation:
Street Address:		Phone:
City & State:	Zip:	E-mail:

Purpose of application

<input type="checkbox"/> Residential	<input type="checkbox"/> New construction	<input type="checkbox"/> Accessory Structure	<input type="checkbox"/> Personal Use Solar	<input type="checkbox"/> Other (define)
<input type="checkbox"/> Business	<input type="checkbox"/> Addition to an existing building	<input type="checkbox"/> Mobile Home	<input type="checkbox"/> Commercial Solar	
<input type="checkbox"/> Industrial		<input type="checkbox"/> Sign	<input type="checkbox"/> Small/Large WECS*	
<input type="checkbox"/> Agricultural				

Proposed Project Timeline:	Dimensions of Structure: Total Square Feet or Length x Width
Proposed Start Date: _____	Sq. Ft. Dwelling _____ Sq. Ft. Accessory _____
Estimated Completion Date: _____	Sq. Ft. Basement _____ Sq. Ft. Signs _____

Where to go for further information:

1. Septic and well permits and evaluations may be obtained by contacting the Fulton County Health Department, 700 E. Oak Street, Canton, Illinois 61520; Division of Environmental Health; phone 309-647-1134 ext. 230.
2. Parcel Numbers and Aerial/GIS maps may be obtained by visiting the Fulton County GIS map at: <https://gis.fultoncountyil.gov/portal/apps/webappviewer/index.html?id=109719824a7042bda7342e4eed0187d3>
3. Zoning District(s) can be obtained by contacting the Zoning Office at (309) 547-0902
4. Floodplain and flood map information can be obtained by contacting FEMA at 1-800-621-3362.
5. 911 Addresses and information can be obtained by contacting the Fulton County 911 Office at (309) 547-3911.

C. Sewage Disposal/Water Supply Information

- Will the proposed construction for the new structure have/require the installation/ repair/ or addition of a private sewage disposal system Yes No
- Will the proposed construction for the new structure have/require the installation/repair/or modification of a private water supply Yes No
- IF YES TO EITHER: Provide permit number(s) for the septic # and well # boxes located in the grey box at the top of page 1.**

D. Attachments

- Plans:** A sketch must appear on this application or be attached and show the following: Actual shape and size of lot or land with dimensions, location, ground area dimensions, identification of all existing and proposed buildings, structures, driveways, parking areas, etc; dimensions of front, side, and rear yards, private sewage disposal and water supply systems. (ex: existing, proposed, and abandoned.)
- Surveys:** Attach any available surveys.
- Attach types and quantities of plans and specifications for the proposed construction that are prescribed by the by-law, resolution, or regulation of the Fulton County Zoning Ordinance.
- Attach aerial map of the parcel to be developed. **(This can be obtained by visiting the link in the section "Where to go for further information.")**

E. Declaration of applicant

I, _____ (print name) Certify:

1. The information contained in this application, attached schedules, attached plans and specifications, and other attached documentation is true to the best of my knowledge.
2. I have authority to bind the corporation or partnership (if applicable).

Date

Signature of Applicant

Application is hereby made for a Permit and a Compliance Certificate as required under the Zoning Ordinance of the County of Fulton for the erection, reconstruction, or structural alteration, and use of buildings and premises. In making this application, the applicant represents all the above statements and any attached maps and drawings as a true description of the proposed new or altered uses and/or buildings. The applicant agrees that the permit applied for, if granted, is issued on the representation made herein and that any permit issued may be revoked without notice on any breach of representations or conditions. It is understood that any permit issued on this application will not grant any right or privilege to erect any structure or to use any premises described for any purpose or in any manner prohibited by the Zoning Ordinance, or by other ordinances, codes, or regulations of the County of Fulton. The applicant further agrees that UPON COMPLETION OF THE CONSTRUCTION THEY WILL NOTIFY THE ZONING OFFICER, WHO SHALL THEN INSPECT THE PREMISES AND ISSUE OR REFUSE TO ISSUE A Zoning Compliance Certificate. It is further understood that unless a substantial start on construction is made within one year or if no work has begun, this Permit shall become null and void.

* WECS stands for Wind Energy Conservation System.

Permit Number _____

Sketch

Zoning Fee Schedule for Fulton County

Residential (R-1 & R-2) & Agricultural Conservation (AC)	Zoning Permit Fees
Dwellings & Manufactured Homes	Base Cost: \$125 Plus: .25¢ per Square Foot
Mobile Homes	\$500
Accessory Structures	Structures 100 square feet or less: No Charge Structures 101 square feet or more: .15¢ per square foot w/Minimum Fee of \$100
Accessory Structures Primarily Used for Agricultural Purposes <i>*Agricultural Conservation (AC) District ONLY</i>	No Fee Charged
Swimming Pools (Above Ground & In Ground)	\$75
Basements <i>*Separate fee from Dwelling/Manufactured Homes/Mobile Homes</i>	.15¢ per Square Foot
Small Scale Solar Energy Systems (Personal Use) <i>*Does Not Require a Conditional Use Permit</i>	5kW - 50kW: \$150 51kW - 100 kW: \$300 101kW - 600 kW: \$500 601kW - 999kW: \$3,000 1MW and Above: \$2,000 per MW

Business (B) & Not-for-Profit	Zoning Permit Fees
All Structures in Areas Zoned "B" (Unless otherwise stated)	Base Cost: \$125 Plus: .27¢ per Square Foot

Industrial (I)	Zoning Permit Fees
All Structures in Areas Zoned "I" (Unless otherwise stated)	0.3% of Construction Cost

Miscellaneous	Zoning Permit Fees
Commercial Solar Energy Systems <i>*Requires a Conditional Use Permit</i>	5kW - 50kW: \$150 51kW - 100 kW: \$300 101kW - 600 kW: \$500 601kW - 999kW: \$3,000 1MW and Above: \$2,000 per MW <i>*Based on total kW or MW Nameplate Capacity</i>
Tier 1: Battery Energy Storage Systems (BESS)	5kW - 50kW: \$150 51kW - 100 kW: \$300 101kW - 600 kW: \$500 <i>*Based on total rated Power Capacity</i>
Tier 2: Battery Energy Storage Systems (BESS) <i>*Tier 2 BESS Require a Conditional Use Permit</i>	601kW - 999kW: \$3,000 1MW and Above: \$2,000 per MW <i>*Based on total rated Power Capacity</i>
Cellular Towers, Communication Towers, Utilities Governed by Height, Small WECS & Commercial WECS	\$25.00 per Vertical Foot of Tower Height

<p align="center">Large Signs <i>*Permissible in areas zoned AC, B or I</i></p>	<p>\$2.00 per square foot (Based on square ft. surface area of all advertising faces of the sign)</p>
<p align="center">Small Signs</p>	<p>\$1.00 per square foot \$25.00 Minimum (Based on square ft. surface area of all advertising faces of the sign)</p>
<p align="center">Utility Tower Equipment Replacements & Additions</p>	<p>\$800 per site</p>
<p align="center">Special Home Occupation Permit Renewal</p>	<p>\$25.00 Annually</p>
<p align="center">Demolition Permits</p>	<p>\$50 per permit</p>
<p align="center">Plat Review Fee (Includes Subdivision Plats and Vacation Plats)</p>	<p>Base Cost: \$100 Plus: \$50 per parcel</p>
<p align="center">Zoning Certification & Flood Plain Certification Letters</p>	<p>\$20.00 Each</p>
<p align="center">NSF Checks</p>	<p>\$35</p>
<p align="center">Copies</p>	<p>.25¢ per page</p>
<p align="center">Printed Aerial Maps, Aerial Photographs & Survey/Plat Copies</p>	<p>8.5" x 11": \$6.00 8.5" x 14": \$10.00 11" x 17": \$12.00 22" x 34": \$24.00 34" x 44": \$26.00</p>

Conditional Use Permits	Conditional Use Permit Fees
<p align="center">Conditional Use Permits (Other than specific types stated below)</p>	<p>\$600</p>
<p align="center">Commercial Solar Energy Systems</p>	<p>601kW - 2MW: \$5,000 2MW and Above: \$5,000 plus \$1,000 per every MW over 2MW, not to exceed \$250,000</p>
<p align="center">Small WECS & Commercial WECS</p>	<p>1kW - 499kW: \$5,000 500 kW and Above: \$5,000 plus \$1,000 per every MW over 2MW, not to exceed \$250,000</p>
<p align="center">Tier 2: Battery Energy Storage Systems (BESS)</p>	<p>601kW - 2MW: \$5,000 2MW and Above: \$5,000 plus \$1,000 per every MW over 2MW, not to exceed \$250,000</p>
<p align="center">Conditional Use Permit Renewal</p>	<p>\$25.00 Annually</p>
<p align="center">Variances & Special Home Occupation</p>	<p>\$600</p>
<p align="center">Rezoning</p>	<p>\$600</p>