



# TYPICAL SITE PLAN

- E. Fire resistive construction for walls if needed for set back proximity.
- F. Construction valuation (materials and labor)

Submit application and plans at <https://www.springvilleutah.gov/community-development/building-division/>

Plan review will take approximately 3 weeks. It may take longer if we call for corrections to be made to the plans. When plans have been approved, stamped and fees calculated, City Inspect sends an email to the applicant. Payment can be made with cash, check, echeck or credit/debit card payment. Please note credit/debit cards may be used only in certain circumstances. After the permit has been paid for, work may commence.

**Remember, the office is closed on State and Federal holidays.**

## Inspections required:

- Footing inspection when excavated and formed with reinforcement secured, but before concrete is poured. (setback compliance checked at this stage)
- Foundation inspection when forms are in place and steel tied, ready to place concrete.
- Rough building inspection prior to covering exterior (NOTE- rough is only needed if covering the structural components that would later require further inspection to complete the project).
- Final inspection when the structure is complete prior to occupancy

Inspections can be scheduled on City Inspect or by calling the Building Department at 801.489.2704 at least one business day before you wish to schedule each inspection. An adult must be present to meet the inspector at the property. After all inspections have been successfully completed, keep the plans, permit and inspection reports with your house records. For any questions or comments please contact the building department at 801.489.2704 / [buildingpermits@springvilleutah.gov](mailto:buildingpermits@springvilleutah.gov).

## Site Plan CHECK LIST

1. Show dimensions of the property.
2. Put address of home on the street the house faces.
3. Show names of bordering streets, if on a corner.
4. Show location and dimensions of existing and proposed buildings, structures and parking areas.
5. Identify the use of all existing and proposed structures including the number of stories.
6. Show distance between buildings (minimum 6'), and distances from buildings and structures to property lines (minimum 3').
7. Show any retaining walls using small circles. **All walls must be built inside of your property lines.** (No alteration to the land of any kind can obstruct or alter the path of flow of any drainage easement used in the design of the subdivision to drain your lot and neighboring lots. Any change in drainage design must have an alternate method of maintaining the flow approved by the City prior to changes being made.)
8. Show height, length and type of any retaining wall(s).
9. Include north arrow.
10. Show and identify any easements.
11. Show all architectural projections including stairs, balconies, porch covers, decks, etc.
12. Show drainage using arrows.
13. If a structure is closer than 5 feet to the property line, then fire-resistive construction is required. Show a notation on the site plan and details on the construction drawings.
14. Show locations of all irrigation lines and ditches.

