



TOWN OF PERINTON

1350 TURK HILL ROAD ■ FAIRPORT, NEW YORK 14450-8796
(585) 223-0770 ■ Fax: (585) 223-3629 ■ www.perinton.org

RESIDENTIAL ADDITION REGULATIONS AND INSTRUCTIONS

The below regulations apply to additions proposed to be constructed on existing one and two family homes. Property line setbacks are determined by the zoning district and vary throughout the town. Please contact the Building & Codes Department to obtain the zoning setbacks for your property.

General regulations:

1. Construction drawings by a licensed architect or engineer are required when any of the following occurs:
 - a. Structural modifications to the existing home,
 - b. Engineered lumber or trusses are utilized, or
 - c. Project cost exceeds \$20,000
2. Smoke and carbon monoxide alarms are required throughout the addition and existing home- see enclosed info sheet
3. Roof gutters are required to connect to the storm sewer, if available. See enclosed info sheet.
4. If access to the work area requires encroaching on a neighboring property, a "Property Access Agreement Form" must signed by both parties- form enclosed.
5. Contact 811 to have the underground utilities in your yard staked-out prior to digging. This is a free service and could prevent serious injury, utility disruption and substantial repair costs due to damaged infrastructure.
6. Permit required- Prior to commencement of excavation or construction, a building permit must be obtained from the Building & Codes Department.
7. A certificate of occupancy must be issued by the town prior to living in the newly created space.

TO APPLY, PLEASE SUBMIT:

1. A completed building permit application form. (Attached)
2. A copy of your property survey map with the proposed building location noted- please include the distance to property lines.
3. Two sets of detailed construction drawings.
4. If a contractor is being used, they must supply the Town with proof of insurance (general liability, worker's comp and disability).

Applications may be submitted to the Building & Codes Dept. in person or via email to building@perinton.org



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Building Permit Application

Date: _____ Estimated cost of the project: _____

Project description:

Property information where the work is going to be performed:

Address: _____
Owners Name: _____
Owners Address: _____
Owners Phone: _____

Contractor Information:

Name: _____
Address: _____
Phone: _____

Primary Contact:

Name: _____ Phone: _____
Email: _____

Preferred Contact type: Phone Email

Electrical Service Info (if applicable to project)

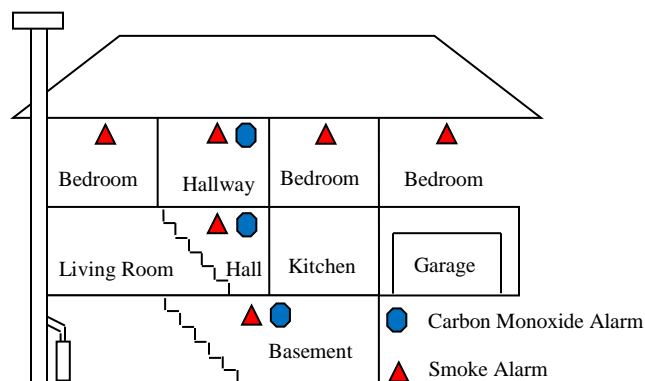
Utility Company: _____
Overhead or underground: _____
Voltage: _____ Amperage: _____ Phases: _____
RG&E work request number: _____



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RESIDENTIAL SMOKE & CARBON MONOXIDE ALARM REQUIREMENTS



Whenever interior alterations, repairs, additions or conversions requiring a permit occur, or when one or more sleeping rooms are added or created in existing homes, the home shall be provided with smoke and carbon monoxide alarms, as required for new dwellings. The required smoke and carbon monoxide alarms must be hardwired (120 volt) with battery backup and interconnected. The alarms shall be clearly audible in all bedrooms over background noise levels with all intervening doors closed.

Exception: Smoke and carbon monoxide alarms outside of the work area and inaccessible without damaging existing surfaces may be permitted to be battery operated. This exception only applies when there is no work occurring in the area and no common attic or crawl space is accessible.

Smoke alarms are required to be installed in the following locations:

1. In each sleeping room.
2. Outside each separate sleeping area in the immediate vicinity of the bedrooms.
3. On each additional story of the dwelling, including basements and cellars, but not including crawl spaces and uninhabitable attics.

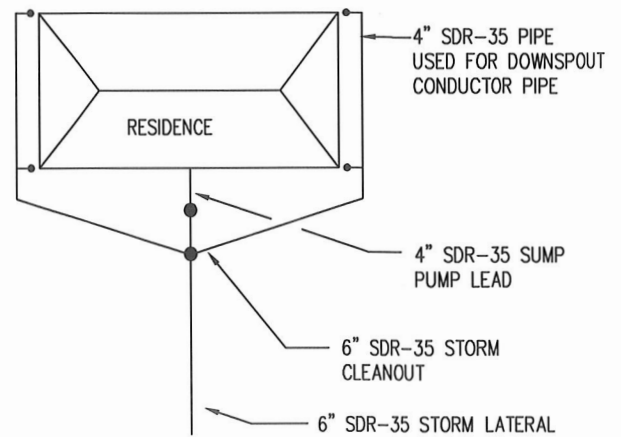
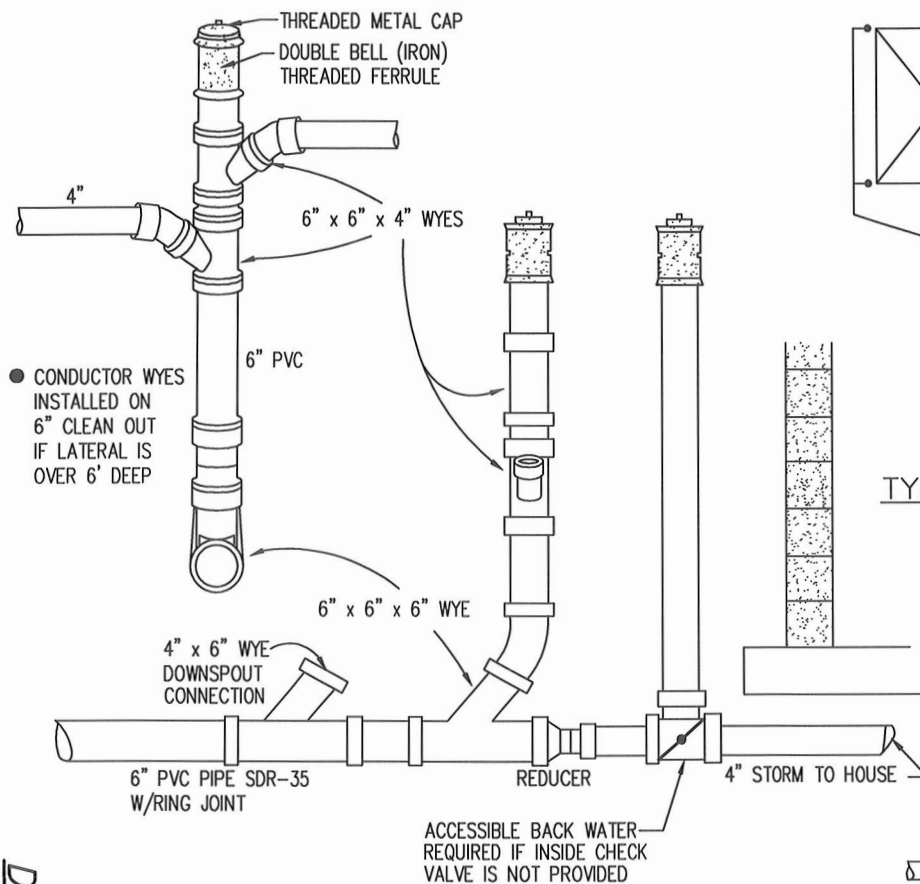
Carbon monoxide alarms are required to be installed in the following locations:

1. On any story of a dwelling unit or sleeping room where fuel-fired appliances and equipment, solid-fuel burning appliances and equipment, fireplaces or attached garages are located.

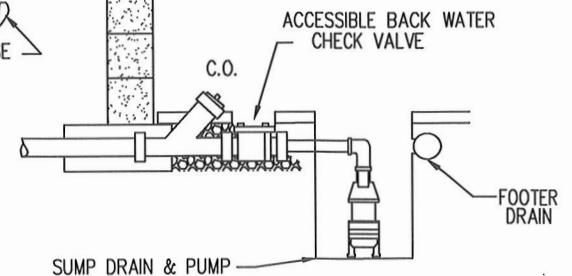
Combination smoke and carbon monoxide alarms are permitted, provided the alarm is listed for such use and has distinctly different alarm signals for smoke or carbon monoxide alarm activation.

DOWNSPOUT CONDUCTOR DETAIL

NTS



TYPICAL STORM LAYOUT



NOTE: NO 90° BEND TO BE INSTALLED ON THE HORIZONTAL
AND ALL STORM LINES TO BE INSTALLED AT LEAST 3' DEEP

PROPERTY ACCESS AGREEMENT FORM

I, _____, owner of property located at _____ agree to allow the below-named
Property Owner *Property Address*
individual/contractor access through my property to the construction project site at:

Address of Construction Project

The below-named individual or contractor has access to my property between the hours of _____ am/pm and _____
am/pm on the date or dates indicated under "Access Dates" below.

I understand that this is a voluntary and non-binding agreement, and that I am not responsible for any damages or injuries that occur during the construction project. I reserve my right as the legal owner/manager of the property to revoke this agreement at any time. I also understand that the individual or contractor listed below is responsible for repairing any damage that occurs on my property as the result of the construction project. Further, it is understood that the individual or contractor listed below is responsible for notifying me at least 24 hours prior to accessing the property.

Name of Property Owner of Construction Project

Name of Individual/Contractor

Signature

Date

Signature

Date

Address

Address

Address

Address

Phone Number

Phone Number

Access Dates

Site Address Where Access is Given (address, zip code)

Address of Construction Project (address, zip code)