Post Office Box 1220 Santee, SC 29142

## **Zoning Permit Requirements & Instructions**

803.854.2152 Phone 803.854.3233 Fax

### Town of Santee Zoning Ordinance-Chapter 44 (in part)

#### Sec. 44-259 Zoning Permits

- A. No building or other structure shall be erected, moved, added to or structurally altered without a zoning permit issued by the zoning administrator. A zoning permit shall not be issued by the zoning administrator except in conformity with the provisions of the zoning ordinance. If the permit is denied, reasons shall be stated for the denial.
- B. All applications for zoning permits shall be accompanied by two (2) sets of plans drawn to scale, and shall include existing or proposed uses of the building and land; *and such other matters* (parking, landscaping, lighting, etc.) as may be necessary to determine conformance with and provide for the enforcement of the zoning ordinance.
  - One copy of the plans will be returned to the applicant marked as either approved or disapproved.
- C. Expiration of Zoning Permit. If the work described in any zoning permit has not **begun within six months** for the date of issuance thereof, the permit shall expire and be canceled. If the work described in any zoning permit has not been substantially **completed within one year** of the date of issuance thereof, said permit shall expire and be canceled.

Sec. 44-262 Fees

**Zoning Permits \$25.00** 

#### IMPORTANT INFORMATION

- Water and wastewater connections are your responsibility. A zoning permit does not guarantee water or wastewater connections.
- Please be advised that there may be deed restrictions limiting the use of your property, generally enforced by the local property-owner or a homeowners association.
- Some businesses may not be able to operate out of certain buildings because of occupancy restrictions or other codes such as fire codes and building codes.
- Certain types of businesses are required by state or federal agencies to obtain specific types of licensing or pass inspections to operate.



# **Zoning Permit**

Planning/Zoning & Code Enforcement

Administrator: Paige Bennett

E-mail: pbennett@townofsantee-sc.org

(803) 854-2152 ext. 204

P.O. Box 1220 194 Brooks Blvd. Santee, SC 29142

| LOCATION OF PROPERTY   | PROPERTY OWNER                                    |
|--|---|
| Address:   | Name:   |
| City, State, Zip   | Address:  |
| Tax Map#   | City, State, Zip                                  |
| Zoned : Number of Acres:   | Telephone:  |
| APPLICANT INFORMATION  | CONTRACTOR/ARCHITECT                              |
| Name:  | Name:   |
| Address:   | Address:  |
| City State Zip   | City State Zip                                    |
| Telephone:   | Telephone:  |
| APPLICATION TYPE   | PROPOSED USE                                      |
| □ New Construction □ Demolition  | □ <b>Residential</b> □ Single □Duplex □Multi Unit |
| □ Place a Mobile Home  | □Garage/Carport □ Swimming Pool                   |
| ☐ Additions/Renovations  | ☐ Commercial ☐ Retail ☐ Office ☐ Industrial       |
| □ Other  | ☐ Church ☐ Restaurant ☐ Medical                   |
| Start date:Completion  | □Recreation □Other                                |
| I hereby covenant to restore any and all damages to sidewalks, streets, alleys, sewers, gas mains, electric installations and drainage facilities which may result from the activities undertaken on this application.  I hereby certify that the statements contained herein are true and accurate. |   |
| Signature of Applicant date  | Signature of Owner date                           |
| Based on information submitted and Requirements of the Town of Santee's Ordinances, this application is:   |   |
| □ Approved & Certified by:Date   |   |
| ( ) Building Permit Required by Orangeburg County ( ) Business License Required  |   |
| □ Not Approved/Denied  |   |
| ( ) Referred to the Zoning Board of Adjustments  Reason:   |   |