

## **STORAGE SHED INFORMATION**

**IF THE STORAGE SHED IS LESS THAN 200 SQUARE FEET, IT DOES NOT REQUIRE A BUILDING PERMIT BUT IT MAY REQUIRE CONSERVATION COMMISSION AND BOARD OF HEALTH APPROVAL.**

**Any storage shed 200 square feet or more needs a building permit with the following:**

- **Plot plan showing exact location on your property.**
- **Approval by the Board of Health to assure that the shed will not be placed ON or WITHIN the setback requirements to the components of the septic system or well.**
- **IF the shed will be located within 100 feet of ANY wetland or buffer then it will need the Conservation Commission review.**
- **Building – plans of the foundation and framing with as much detail as possible.**

## **FENCE INFORMATION**

**Fences, 6 feet or less in height, are not regulated by the Town of Avon Zoning By-Laws or by the Massachusetts State Building Code. Fences over 6 feet high are regulated by the Mass. State Building Code 780 CMR Sections 105.2 and 312.1 as a structure (building permit is required).**

**Homeowners should verify their property lines before installing any fence.**

**BUILDING PERMIT FEES  
EFFECTIVE JANUARY 1, 2014**

All fees must be paid in full before issuance of any permit, certificate, report or re-inspection.

**Non-refundable Application Fee – must be paid in full with application**

(Applicable only to permits requiring plan review under Mass Bldg Code 780CMR and/or Town of Avon zoning by laws)

**1 & 2 Family Residential    \$50.00                      Commercial    \$125.00**

**INDUSTRIAL/COMMERCIAL /BUSINESS**

New Construction & Alterations Roofing and Repairs	\$12.50/per thousand; minimum fee \$125.00
Signs	\$12.50/per thousand; minimum fee \$125.00 Plus \$3.00 / square foot of signage
Required periodic inspections	\$75.00 minimum per inspection/unit or address See Use Group Classification Fee Schedule for inspection and fees
Sheet Metal and Mechanical Permit	Minimum \$35.00, See schedule on Mechanical Permit Application

**RESIDENTIAL (1 & 2 FAMILY)**

New construction, Additions & Alterations	\$75.00 sq. ft. x \$10.00/1000. \$50.00 minimum
Garages	\$35.00 sq. ft x \$10.00/1000.
Alterations/Remodeling	\$10.00/1000 \$50.00 minimum
All Pools	\$10.00/1000. \$50.00 minimum
Sheds, Fences, Retaining Walls	\$10.00/1000. \$50.00 minimum
Sheet Metal and Mechanical Permits	Minimum \$35.00, See schedule on Mechanical Permit Application

**DEMOLITION PERMITS**

Commercial, Business, Industrial	\$12.50/1000 estimated Minimum \$125.00
Residential including Sheds, detached garages, etc.	\$10.00/1000. estimated Minimum \$50.00

**OCCUPANCY PERMITS**

Industrial, Commercial, Business	\$75.00/Unit
Residential - 1 & 2 Family	\$50.00/Unit

**ALL PERMIT FEES WILL BE DOUBLED FOR WORK STARTED WITHOUT PERMITS  
BEING ISSUED AND PAID FOR IN FULL.**

<b><u>REPLACEMENT OF BUILDING CARD</u></b>	<b>\$35.00</b>	<b><u>REINSPECTION FEE</u></b>	<b>\$25.00</b>
<b><u>COPY FEE</u></b>	<b>UP TO 8 ½ X 14 - \$.50/PAGE</b>	<b>LARGER SIZES - COST PLUS \$25.00/HOUR</b>	

\* All estimated costs are to include all site structure, electrical, plumbing, HVAC, etc.

**ROBERT C. BORDEN, BUILDING INSPECTOR**

**ELECTRICAL PERMIT FEES**  
**EFFECTIVE FEBRUARY 1, 2012**

NEW HOMES	\$150.00
NEW GARAGE - RESIDENTIAL	\$40.00
SERVICE CHANGE - RESIDENTIAL	\$50.00
TEMPORARY SERVICE - RESIDENTIAL	\$40.00
ADDITIONAL METERS - RESIDENTIAL	\$30.00
REPLACE EXISTING PANELS - RESIDENTIAL	\$40.00
CHANGE FUSES TO CIRCUIT BREAKERS - RESIDENTIAL	\$40.00
ADD SUB-PANEL - RESIDENTIAL	\$30.00

ELECTRIC SIGNS	\$30.00
H.W. HEATERS, FURNACE, A/C, RANGE, OVEN, DRYER, WHIRLPOOLS, DISHWASHER EVEN IF REPLACING	\$30.00
BURGLAR AND FIRE ALARMS - RESIDENTIAL	\$25.00
SMOKE ALARMS - MULTI-FAMILY	\$35.00
SMOKE ALARMS - SINGLE FAMILY	\$25.00
SWIMMING POOL/WELL PUMP/LAWN IRRIGATION	\$30.00

ADD OUTLETS, SWITCHES, FIXTURES: 1-10	\$30.00
11-20 OUTLETS	\$40.00
20 OR MORE	\$50.00

REMOVE METER FOR SIDING	\$25.00
SERVICE CHANGE - COMMERCIAL	\$100.00
TEMPORARY SERVICE - COMMERCIAL	\$75.00
ADD SUB-PANEL - COMMERCIAL	\$50.00
ADD METER SOCKETS - COMMERCIAL	\$35.00
ANY ADDITIONAL COMMERCIAL WORK - \$50.00 MINIMUM	\$50.00

**\$50.00 PLUS \$10.00 PER \$1,000.00 OF THE JOB COST - COMMERCIAL**

RE-INSPECTION FEE (NOT READY, DEFECTIVE WORK)	\$30.00
FAILURE TO OBTAIN PERMIT PLUS PERMIT FEE	\$50.00

*\*ALL SERVICE WORK NEEDS A SRE# FROM MASS ELECTRIC BEFORE PERMIT CAN BE ISSUED & WORK CAN BE STARTED*

WIRE SEPTIC PUMP - COMMERCIAL	\$50.00
WIRE SEPTIC PUMP - RESIDENTIAL	\$30.00

**ONLY LICENSED ELECTRICIANS CAN OBTAIN ELECTRICAL PERMITS. THE CONTRACTOR NEEDS TO SUPPLY: MASTER LICENSE #, JOURNEYMAN'S LICENSE #, AND A COPY OF THE ELECTRICIAN'S LIABILITY INSURANCE BEFORE THE ELECTRICAL PERMIT BECOMES EFFECTIVE**

DENNIS COLLUM - ELECTRICAL INSPECTOR  
 508-584-3929 MON-FRI 6:30AM TO 7:30AM  
 FAX: 508-584-6193



**PLUMBING AND GASFITTING FEE SCHEDULE  
EFFECTIVE OCTOBER 1, 2005**

PLUMBING INSPECTOR WILL ADVISE ON FEE REVIEW IF PERMIT IS NEEDED  
TO COMPLETE HOUSE OR OTHER SPECIAL CIRCUMSTANCES

PLUMBING & GAS:

**RESIDENTIAL:**

PERMIT WITH ONE FIXTURE	\$35.00
EACH ADDITIONAL FIXTURE	\$8.00
REINSPECTION	\$35.00

COMBINATION PERMIT FOR GAS FIRED WATER HEATER:

(\$15.00 FOR GAS PERMIT PLUS \$15.00 FOR PLUMBING)

THIS IS FOR GAS AND PLUMBING ONLY! **NOT ELECTRICAL!**

**COMMERCIAL & INDUSTRIAL:**

PERMIT WITH ONE FIXTURE	\$60.00
ADDITIONAL FIXTURE	\$15.00
ELECTRICAL WATER HEATER ( hot water tank )	\$60.00

COMMERCIAL COMBINATION PERMIT FOR GAS FIRED WATER HEATER

**\$60.00 FOR GAS AND \$60.00 FOR PLUMBING = \$120.00**

SEPARATE PERMIT FEE REQUIRED FOR EACH DWELLING UNIT OR  
COMMERCIAL OR INDUSTRIAL UNIT

**AL CAMPBELL – PLUMBING & GAS INSPECTOR  
Home # 508-583-0271**



AVON BUILDING DEPARTMENT  
TOWN OFFICES/BUCKLEY CENTER  
AVON, MASSACHUSETTS  
TEL (508) 588-0414 FAX (508) 559-0209

**DEMOLITION REQUIREMENTS**

THE FOLLOWING ITEMS MUST ACCOMPANY AN APPLICATION FOR DEMOLITION OF ANY STRUCTURE:

CERTIFICATION OF DISCONNECT FROM THE APPROPRIATE UTILITY OF:

- ELECTRICITY
- GAS
- WATER
- CABLE
- TELEPHONE

CERTIFICATION THAT THE STRUCTURE CONTAINS **NO** ASBESTOS FROM A LICENSED ASBESTOS REMOVAL CONTRACTOR.

CERTIFICATION FROM A LICENSED EXTERMINATOR THAT THE STRUCTURE IS FREE OF ALL RODENTS.

A "DIG SAFE" NUMBER MUST ACCOMPANY THE APPLICATION.

PLEASE CONTACT THE BUILDING COMMISSIONER FOR ADDITIONAL INFORMATION.

ROBERT C. BORDEN  
BUILDING COMMISSIONER  
OCTOBER 6, 2005

**(This form to be filed with the Town Clerk)**

**The Commonwealth of Massachusetts**

**Town of Avon**

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**TO THE BOARD OF APPEALS:**

The undersigned hereby petition the Board of Appeals to vary the terms of the Zoning By-Laws of the Town of Avon, Acts of 1977 as amended at premises:

in the following respect:

Or any limitation, extension, change, alteration or modification of use or method of use as may at hearing appear as necessary or proper in the premises.

State briefly reasons for variance.

Petitioner: \_\_\_\_\_  
By \_\_\_\_\_  
Address \_\_\_\_\_  
Telephone Number \_\_\_\_\_



Procedures for Applicant(s)/Petitioner(s)

Board of Appeals' Request for Hearing

Please check off each procedure, all information is required in order to schedule a hearing.

Applicant / Petitioner:

	Application with Town Clerk, including denial notice by the Zoning Officer (Building Inspector);
	Application Fee of \$300.00 submitted to the Town Clerk at the time of application;
	Plan provided by a Commonwealth of Massachusetts Registered Land Surveyor of the property in question; showing clearly any existing conditions and dimensions, along with the requested structure changes, use changes, and or dimension changes. Five(5) copies of said plan required;
	All architectural drawings or sketches that show existing conditions, as well as proposed conditions/addition(s) and change(s);
	Applicant will provide a type written, or neatly hand printed, explanation of all Special Permit and/or Variance requests that come before the board;
	Applicant will provide any other forms of documentation and or data that will assist the Board of Appeals in its determination for granting approval of said requested Special Permits; and, or Variances;

Board of Assessors:

	Property Field Sheet (Provided by Town of Avon Board of Assessors);
	A certified Abutters list (Provided by Town of Avon Board of Assessors);

Board of Appeals:

	The Board of Appeals Secretary will render an advertisement (Notice of Public Hearing) suitable for publication. The secretary will provide the advertisement to a suitable publisher for publication, two (2) times, in consecutive weeks, with the first publication at least 14 days prior to the Public Hearing and present the tear sheet, the evening of the Public Hearing. The expense incurred through the publications will be paid by the Applicant/Petitioner.
	The Board Secretary will notify all Town of Avon Boards and Commissions of the applicant's Public Hearing, as well as request the Town Clerk to post the Notice of Public Hearing on the Official Town of Avon Bulletin Board;

Applicant / Petitioner:

	By mail, the applicant will receive the <u>certified copy of the abutters list and Public Hearing Notice</u> which will be <b> duplicated </b> by the applicant and the applicant will prepare <u>stamped envelopes</u> addressed to <u>each abutter and the towns of Holbrook, Stoughton, Randolph, and City of Brockton boards</u> containing the duplicated Public Hearing Notice with the return address listed as the Board of Appeals, 65 East Main Street, Avon, MA 02322. After the applicant has prepared this mailing, the mailing will be returned to the Board Secretary <b>without sealing the envelopes</b> . The expense for the mailing to all abutters and abutting Town/City boards will be the responsibility of the applicant/petitioner.
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## SWIMMING POOLS

Swimming pools can provide a place for enjoyment and exercise, but they can also pose a serious danger if precautions are not taken when they are left unattended or unsecured. Each year the news relates stories about swimming pool drowning and injuries. This article may help to lessen the number of those stories.

The State Building Code defines a **Swimming Pool** as:

*“Any structure intended for swimming or recreational bathing that contains water over 24 inches in depth. This includes in-ground, above ground and on-ground swimming pools, hot tubs and spas”.*

All swimming pools require the issuance of a building permit prior to installation, construction and/or use.

Some building code safety requirements for swimming pools are identified below. Please reference Section 3109 of the base code and Appendix G of the Single and Two-Family Dwelling Code for further provisions. Also, please remember that Massachusetts General Law establishes additional requirements for public and semi-public swimming pools and that Massachusetts has amended certain provisions of the IBC and IRC (Appendix G) relating to swimming pool safety.

A plot plan is required. The location of the swimming pool and septic system must be shown.

In general:

- Swimming pools shall be provided with a barrier at least 48 inches above grade. Either a permanent wall or fence is considered a barrier and there are restrictions on the climb ability of fence and wall barriers.
- The barrier shall be at grade or in the case of some above ground pools, mounted on top of the pool structure. The wall of the above ground pool can serve as the barrier if it is a minimum of 48” from grade to top of pool wall.
- For above ground pools that are 48 inches in height and are accessed via a ladder and/or stairs, the stairs and/or ladder shall be removable and/or retractable. Where fixed stairs/ladders are used, the stairs/ladders shall be protected by a barrier.
- When an access gate is installed within a barrier, the access gate shall be self-closing and self-latching. Additionally, the gate shall open outward away from the swimming pool. The latch release must be 54 inches above grade.
- Where a wall of a dwelling is used as a barrier and there is direct access from the dwelling to the swimming pool, at least one of the following options shall be used:
  - \*The pool shall be provided with a power safety cover.
  - \*All doors with direct access through that wall shall be provided with an audible warning alarm.
  - or
  - \*Other means of protection affording the same degree of pool barrier protection that is approved by the building official may be utilized.
- Convenient portable inflatable swimming pools that contain water over 24 inches are required to meet the same requirements as permanent swimming pools.

### Reduce the risk of electrical shock

- Electrical work is required to conform to the MA Electrical Code (527 CMR 12.00).
- As a safety rule of thumb, do not run extension cords to provide power for filtration and lighting in or around the swimming pool.

It is good practice to post swimming pool use safety rules in and around the pool area; be sure that your family and guests are aware of the rules and enforce them rigorously. Always be cautious when young children have access to a pool. Make certain that children understand the dangers and the rules that have been developed to help keep them safe. Never let young children use a pool without adult supervision and be sure to follow all code safety requirements when installing/constructing a swimming pool.