

ZONING/UCC PERMIT APPLICATION  
BRIGHTON TOWNSHIP, BEAVER COUNTY, PENNSYLVANIA

APPLICATION NO. \_\_\_\_\_ DATE RECEIVED \_\_\_\_\_

1. APPLICANT \_\_\_\_\_

2. APPLICANT IS OWNER \_\_\_\_\_ CONTRACTOR OR AGENT \_\_\_\_\_ OTHER \_\_\_\_\_

3. NAME/ADDRESS OF OWNER: \_\_\_\_\_ NAME/ADDRESS OF CONTRACTOR OR OTHER: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

4. TELEPHONE NO. \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_

5. LOCATION/STREET ADDRESS \_\_\_\_\_ TAX PARCEL NO. \_\_\_\_\_

6. SUBDIVISION NAME \_\_\_\_\_ LOT NO. \_\_\_\_\_

7. ZONING:  
District \_\_\_\_\_ Use \_\_\_\_\_ Description \_\_\_\_\_

Setbacks: Front \_\_\_\_\_ Left Side \_\_\_\_\_ Right Side \_\_\_\_\_ Rear \_\_\_\_\_

Number of stories \_\_\_\_\_ Height of Structure \_\_\_\_\_ Having dimensions of \_\_\_\_\_

And proposed floor area of \_\_\_\_\_ square feet Decks only: \_\_\_\_\_ inches above grade of deck floor

FOR ACCESSORY STRUCTURES:  
An accessory structure is not permitted where a principal use has not been erected on the lot.  
In no event shall the square feet of an accessory use structure exceed the total square feet of the principal use structure, excluding agricultural buildings. Principal Use Structure has \_\_\_\_\_ square feet

8. ACCESS: \_\_\_\_\_ to public road \_\_\_\_\_ to private road \_\_\_\_\_ to private right of way  
If private road/right of way, Owner \_\_\_\_\_ Parcel No. \_\_\_\_\_

9. FLOODPLAIN INFORMATION  
Is the site located within an identified flood prone area: YES \_\_\_\_\_ NO \_\_\_\_\_  
Will any portion of the flood prone area be developed: YES \_\_\_\_\_ NO \_\_\_\_\_ N/A \_\_\_\_\_

Owner/Agent shall verify that any proposed construction activity complies with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act (Act 166-1978()), specifically 60.3(d).

10. COST OF CONSTRUCTION \_\_\_\_\_ TOTAL SIZE/ACREAGE OF TRACT \_\_\_\_\_

11. PLOT PLAN ATTACHED: DATED \_\_\_\_\_ PREPARED BY \_\_\_\_\_

12. WATER SOURCE: Township \_\_\_\_\_ On Lot \_\_\_\_\_ SEWAGE DISPOSAL SOURCE: Township \_\_\_\_\_ On Lot \_\_\_\_\_

13. THIS PROJECT INCLUDES: ELECTRICAL \_\_\_\_\_, PLUMBING \_\_\_\_\_, AND/OR MECHANICAL \_\_\_\_\_

**READ, UNDERSTAND AND COMPLY WITH THE FOLLOWING NOTICES**

**NOTICE:** In addition to a construction/zoning permit, if the subject property does or will require access to a public road or street, and/or will require improvement/change of existing driveway access to a public road or street: If such public road or street is under the jurisdiction of the Commonwealth of Pennsylvania, you must obtain a Highway Occupancy Permit pursuant to Act No. 428 of 1945, as amended, known as the "State Highway Law"; Application for such Highway Occupancy Permit as to a Commonwealth road or street must be made to, with and processed by the Pennsylvania Department of Transportation. If such road or street is under the jurisdiction of Brighton Township, you must apply for and obtain a Driveway Permit from the Township.

APPLICATION FOR ZONING AND BUILDING PERMIT  
BRIGHTON TOWNSHIP, BEAVER COUNTY, PENNSYLVANIA  
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**NOTICE:** In addition to a construction/zoning permit, you may need to make other applications and obtain other permits for the development you propose, including but not limited to, depending on location of your premises, for an on-lot sewage permit and/or connection to a public sewer connection permit, water connection permit, and/or Land Development approval, prior to being able to commence construction. Further, following construction and prior to your placing into use the proposed structure/building, you will need to procure an Occupancy Permit.

**NOTICE:** Contractor prohibited by law from employing any individual to perform work pursuant to this building permit unless contractor provides proof of worker's compensation to Brighton Township. Contractor also prohibited by law as to building or remodeling under subject Permit from engaging the services of a subcontractor unless subcontractor maintains workers' compensation insurance coverage as to subcontractor's employees. Failure of Contractor and Applicant for this Permit to maintain worker's compensation insurance according to law of Commonwealth of Pennsylvania, and as to said insurance, naming Brighton Township as a named insured, requires stoppage of all construction/work under Construction/Zoning Permit issued and a Construction/Zoning Permit may be revoked.

**NOTICE:** Property owner is responsible for determining if property is subject to private covenants or private plan restrictions and compliance with the restrictions. Private covenants may be more restrictive than zoning regulations. Issuance of a building or zoning permit does not constitute compliance with private covenants or restrictions. Permits issued in violation of any private covenants or restrictions are the sole responsibility of the property owner or their authorized representative.

**STATEMENTS AND VERIFICATION BY APPLICANT**

I do hereby agree to observe and adhere to any and all provisions of the Brighton Township Zoning Code, and do further agree and understand that my failure to do so shall constitute a violation as to any Permit issued per this Application, which violation shall cause any Permit to become Null and Void, and revocable by Brighton Township via its Zoning Officer or other designated agent.

I/We hereby certify that as applicants, owners, contractors, agents or others that I/we completed and read the foregoing Application and that the information and statements in this application and other representations contained in all accompanying plans are made a part of this application and are true and correct to the best of our knowledge and belief. This statement and verification are made subject to the penalties of 18 PA.C.S.A. Section 4904 relating to unsworn falsifications to authorities, which provides that if I/we knowingly make false statements or averments, I/we may be subject to criminal penalties. I/We hereby authorize representatives of the township to make the required inspections upon the property to verify that the construction requested under this application complies with the Brighton Township Zoning Ordinance or other applicable codes.

If applicant is Contractor or Agent of Owner, he/she hereby certifies that he/she has the authority to act on behalf of the Owner.

**DISCLAIMER**

The applicant certifies that all information on this application is correct and the work will be completed in accordance with the "approved" construction documents and PA Act 45 (Uniform Construction Code) and any additional approved building code requirements adopted by the Municipality. The property owner and applicant assume the responsibility of locating all property lines, setback lines, easements, rights-of-way, flood areas, etc. Issuance of a permit and approval of construction documents shall not be construed as authority to violate, cancel or set aside any provisions of the codes or ordinances of the Municipality or any other governing body. The applicant certifies he/she understands all the applicable codes, ordinances and regulations.

OWNER(S) \_\_\_\_\_ DATE \_\_\_\_\_

CONTRACTOR OR AGENT \_\_\_\_\_ DATE \_\_\_\_\_

FEE IN THE AMOUNT OF \$ \_\_\_\_\_ SUBMITTED HEREWITH.

APPROVED: \_\_\_\_\_  
Zoning Officer

DATE: \_\_\_\_\_

WORKER'S COMPENSATION INSURANCE COVERAGE INFORMATION

A. Applicant or Contractor is

A contractor within the meaning of the Pennsylvania Workers' Compensation Law

\_\_\_\_\_ YES \_\_\_\_\_ NO

If the answer is "yes" complete Sections B & D below as appropriate.

If the answer in "no" complete Sections C & D below as appropriate.

B. Insurance information

Name of Contractor \_\_\_\_\_

Federal or State Employer Identification No. \_\_\_\_\_

Applicant is a qualified self-insurer for workers' compensation. \_\_\_\_\_ Certificate Attached

Name of Workers' Compensation Insurer \_\_\_\_\_ Certificate Attached

C. Exemption (Complete Section C if the applicant is a contractor claiming exemption from providing workers' compensation insurance.)

The undersigned swears or affirms that he/she is not required to provide worker's compensation insurance under the provisions of Pennsylvania's Workers' Compensation Law for one of the following reasons, as indicated:

\_\_\_\_\_ Contractor with no employees. Contractor prohibited by law from employing any individual to perform work pursuant to this building permit unless contractor provides proof of insurance to Brighton Township.

\_\_\_\_\_ Religious exemption under the Worker's Compensation Law.

Affidavit of Exemption

The undersigned affirms that he/she is not required to provide workers' compensation insurance under the provisions of Pennsylvania's Workers' compensation Law for one of the following reasons, as indicated:

\_\_\_\_\_ Property owner performing own work. If property owner does hire contractor to perform any work pursuant to building permit, contractor must provide proof of workers' compensation insurance to Brighton Township. Homeowner assumes liability for contractor compliance with this requirement.

\_\_\_\_\_ Contractor has no employees. Contractor prohibited by law from employing any individual to perform work pursuant to this building permit unless contractor provides proof of insurance to Brighton Township.

\_\_\_\_\_ Religious exemption under the Workers' compensation Law. All employees of contractor are exempt from workers' compensation insurance (attach copies of religious exemption letters for all employees).

D. Signatures

Signature \_\_\_\_\_  
County of \_\_\_\_\_

Township of \_\_\_\_\_

Subscribed, sworn to and acknowledged before me by the above

(Seal) \_\_\_\_\_ this \_\_\_\_ day of \_\_\_\_\_.

Notary Public

**BRIGHTON TOWNSHIP**  
1300 Brighton Road, Beaver, PA 15009  
Phone: (724) 774-4800 FAX: (724) 774-3565  
Email: [brightwp@brightontwp.org](mailto:brightwp@brightontwp.org)

TO : Applicant's for Building/Zoning Permits

FROM: Bryan K. Dehart  
Township Manager

RE: Chapter 102/NPDES Permitting

Effective November 19, 2010 all sites, which disturb one (1) or more acres of land over the life of a project, are required to have a NPDES Permit for Stormwater Discharges from Construction Activity.

All sites that disturb 5,000 SF or more of land are required to have an Erosion and Sediment Pollution Control Plan on site.

- Site disturbs one (1) or more acres of land over the life of the project  
YES \_\_\_\_\_ - Attach copy of NPDES Permit.  
NO \_\_\_\_\_ - NPDES Permit not required.
- Site disturbs 5,000 SF or more of Land  
YES \_\_\_\_\_ - Approved E & S Pollution Control Plan to be maintained on site.  
NO \_\_\_\_\_ - E & S Pollution Control Plan not required.

OWNER(S) \_\_\_\_\_ DATE \_\_\_\_\_

CONTRACTOR OR AGENT \_\_\_\_\_ DATE \_\_\_\_\_

BRIGHTON TOWNSHIP MUNICIPAL AUTHORITY  
BRIGHTON TOWNSHIP SEWAGE AUTHORITY

APPROVALS FOR BUILDING AND ZONING PERMIT

APPLICANT'S NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

TAX PARCEL NO.: \_\_\_\_\_

**WATER SERVICE TAP**

Brighton Township Municipal Authority hereby certifies that the above described property \_\_\_\_\_  
served, benefited or accommodated by the distribution lines of the Authority and that said property \_\_\_\_\_  
\_\_\_\_\_ within reach of existing distribution lines and that an application for connection has been \_\_\_\_\_  
(is not) (is) (is not)  
(denied) (approved)

Reviewed by \_\_\_\_\_ Date \_\_\_\_\_  
(Brighton Township Municipal Authority)

Application No. \_\_\_\_\_

=====

**SANITARY SEWER SERVICE TAP**

Brighton Township Sewage Authority hereby certifies that the above described property \_\_\_\_\_  
served, benefited or accommodated by the collection lines of the Authority and that said property \_\_\_\_\_  
\_\_\_\_\_ within reach of existing collection lines and that an application for connection has been \_\_\_\_\_  
(is not) (is) (is not)  
(denied) (approved)

Reviewed by \_\_\_\_\_ Date \_\_\_\_\_  
(Brighton Township Sewage Authority)

Application No. \_\_\_\_\_

# BRIGHTON TOWNSHIP SUPERVISORS

BRIGHTON TOWNSHIP, BEAVER COUNTY  
ESTABLISHED 1816  
MUNICIPAL BUILDING, 1300 BRIGHTON ROAD  
BEAVER, PENNSYLVANIA 15009-9211

*Board of Supervisors*  
**HARRY W. WOLF, JR.**, Chairman  
**JACK E. ERATH**, Vice Chairman  
**ROBERT H. FLICK**, Supervisor

(724) 774-4803  
FAX: (724) 774-3565

**BRYAN K. DEHART**, Manager  
**HAROLD F. REED, JR.**, Solicitor  
**DANIEL C. BAKER, JR.**, Township Engineer

## NOTICE

All permittees for the construction of a single family home are required to submit a survey of the as built foundation within twenty (20) days of the foundation construction. This is required so that determination of compliance with the Brighton Township Zoning Code can be made. The survey shall be prepared by a licensed surveyor or engineer.

## STATEMENT:

I have read and understand this requirement and will comply within the time frame specified.

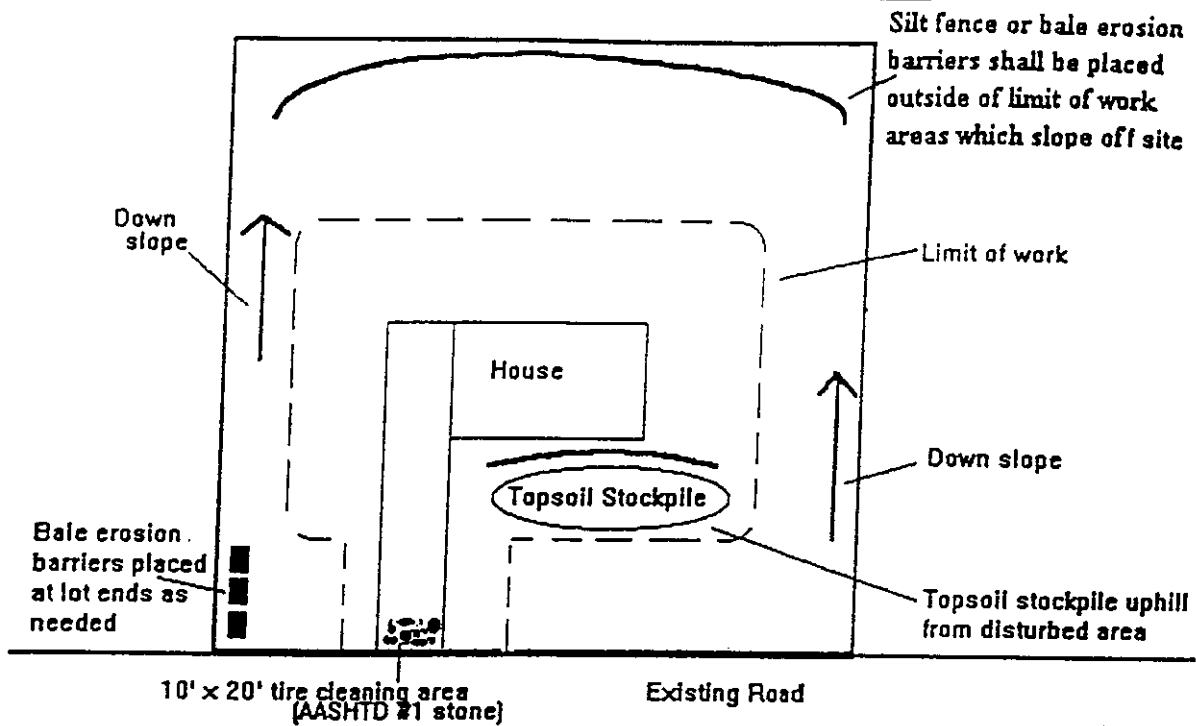
Signed: \_\_\_\_\_

Date: \_\_\_\_\_

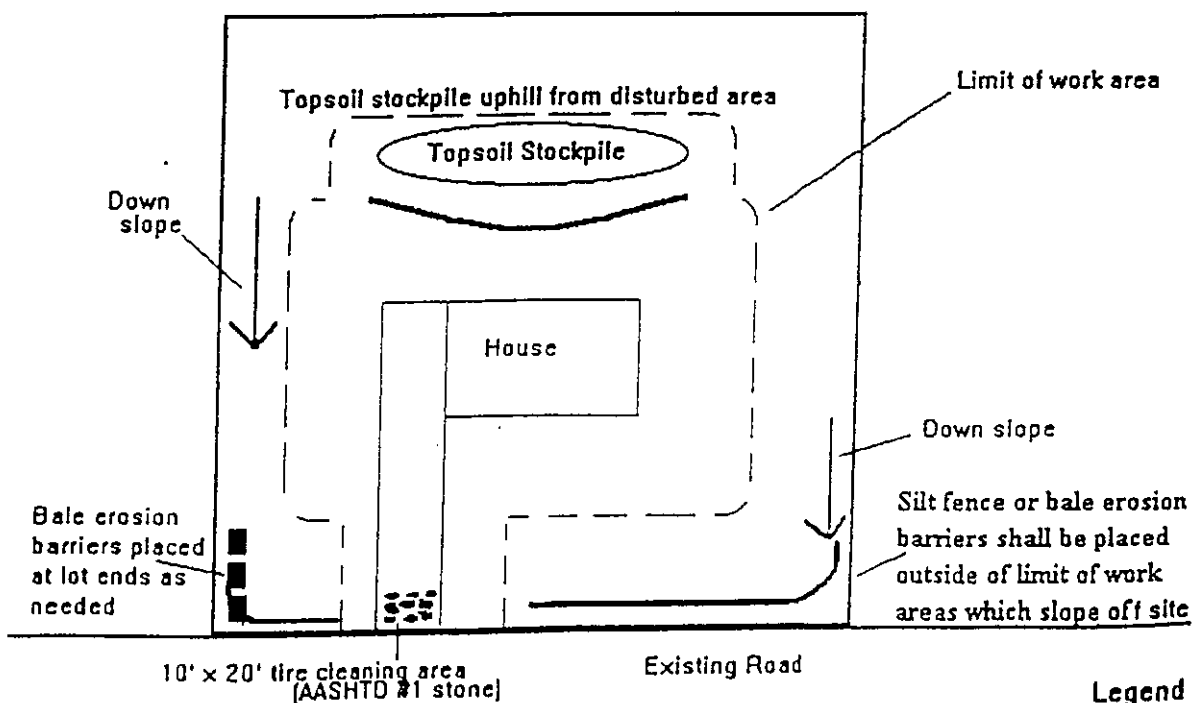


# Individual Lot Erosion Control




## Lot slopes downward from road



## Lot slopes upward from road



### Legend

	Straw bale
	Silt fence
	AASHTD #1 stone

*Township of Brighton*  
*PC/CodeBook for Windows*

- D. Permit hours. The operation of heavy construction or excavation machinery, including but not limited to bulldozers, high lifts, backhoes, trucks, power shovels, pump and jackhammers, and the operation of equipment, such as saws and drills or any other type of machinery used outside a structure, in conjunction with work requiring a building permit, which causes a noise sufficient to disturb the peace and general tranquility of the general public or any portion thereof, shall be prohibited in the entire Township between the hours of 8:00 p.m. and 7:00 a.m., Monday through Saturday, and all day Sunday and on holidays.