

VILLAGE OF MADRID LAND USE PERMIT

This booklet provides general information you need to provide the village in order to build, alter or inhabit a dwelling in compliance with Madrid Village Codes.

PERMITS

Permits are required to build, alter, repair, move, demolish or inhabit any building. Additionally, a permit is required to do changes to the premises, such as the addition of a deck, or a fence valued over \$1,000.00. Permits may be obtained from the Village Clerk. **They must be returned and approved at the monthly board meeting before any work may be completed. Any work that requires digging needs to be reported to digger's hotline.**

LAND USE PERMIT FEES

The cost of a land use permit is \$25.00. This permit will expire in 90 days if substantial work has not been completed. All construction must be completed within one year.

PLANS

An explanation of how you intend to use the new property is required. In the case of zoning change, the applicant must provide a detailed explanation for future use. If you are doing new building, additions or removal there is a page in the application booklet for a primitive diagram.

LEGAL DESCRIPTION

The legal description of your property or a parcel must be completed on the Land Use Permit application. This may be found on your deed, title policy, escrow instructions, or by contacting the county assessor. **IN THE CASE OF REZONING, YOU ARE REQUIRED TO PROVIDE A COPY OF THE PROPERTY SURVEY.**

LOCATION OF PROPERTY CHANGE

The proper placement of buildings is required and is based on simple setback requirements. This information is provided on the application. It is the responsibility of the property owner to locate the property boundaries and assure proper set back requirements.

LOT USE

ANY AND ALL USE OF PROPERTY MUST BE APPROVED BY THE VILLAGE BOARD. In most cases all lots are allowed only one single use per property. No double residency or double businesses are allowed on one lot without special circumstances. When multiple lots are available, the use will be determined by consistency with surrounding properties.

NATIONAL BUILDING CODE

The current NATIONAL BUILDING CODE, as recommended by the American Insurance Association, has been adopted as the Madrid Village Building codes. All excavation, construction, alteration, removal, demolition or inhabitation of buildings and structures shall be performed in accordance with its provisions; from time to time provisions may be amended.

APPLICATION FOR BUILDING PERMIT

DATE: _____

The undersigned applies for a permit to erect, alter, enlarge, or inhabit a building on Lot _____ Block _____; _____ addition in village.

Applicant: _____
Address: _____

Phone: _____

SET BACKS

From Alley 2 feet
From Neighbors property 5 feet
From village property 15 feet

NEW BUILDING Not applicable _____

SIZE: Length _____, Width _____ Height _____
Number of Stories _____, Type of Construction _____
Intended Use _____, Estimated Cost _____.

ALTERATION, ADDITION OR CHANGE OF USE Not applicable _____

Present Building Size _____, Number of Stories _____
Present Use _____

Intended Use: _____

Type of Construction: _____

Work Purposed: _____

Estimated Cost: _____

Architect or Engineer: _____

Owner: _____

I hereby certify that the above statements are correct and that if a land use permit is issued, all work will be done in accordance with the ordinances and time frame designated by the village.

Applicant

(Please Provide Best Phone Number for Contact)

APPROVED: _____
DATE

ATTEST: _____
VILLAGE CLERK

PLUMBING CODE

The current edition of the Uniform Plumbing Code of the International Association of Plumbing and Mechanical officials, as it now serves as the Plumbing Code for the Village of Madrid. It is recommended that all plumbing installations, alterations or repairs be performed by a Master Plumber. All taps to the Village Water and Sewer System, MUST be completed by a certified, bonded Master Plumber.

ELECTRIC CODE

The current edition of the National Electrical Code sponsored by the National Fire Protection Institute, serves as the Village of Madrid Electrical Codes. All electrical installations, alterations or repairs shall be performed in accordance with these provisions.

FIRE PREVENTION

The Current Edition of the Fire Prevention Code, as recommended by the American Insurance Association, serves as the Madrid Village Fire Prevention Code, and shall govern and control conditions hazardous to life and property from fire and explosion.

WINDOWS

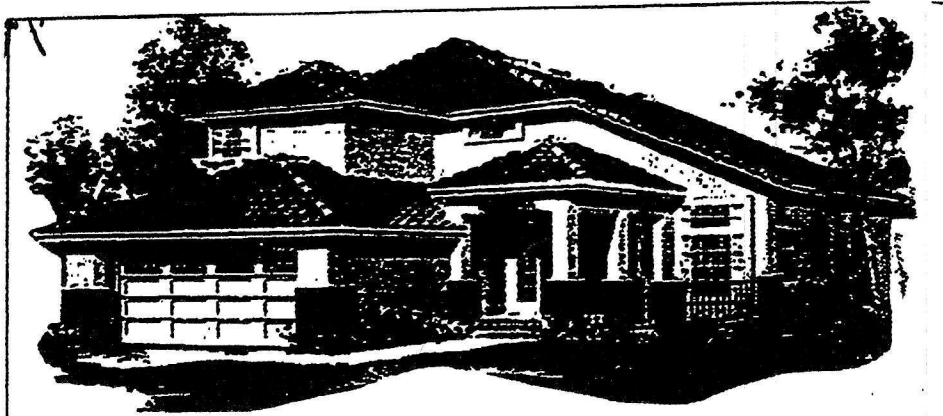
Please pay special attention to providing proper escape routes out of your home, as per National Building and Fire Prevention Codes.

INSPECTIONS

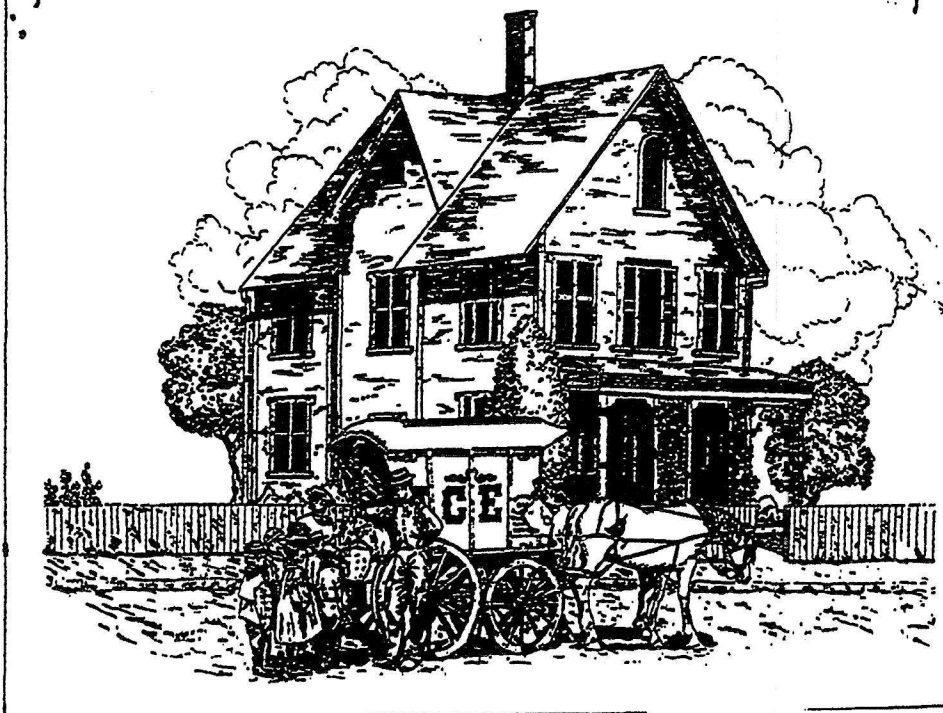
The Village Building Inspector or duly appointed agent, shall have the authority to inspect all buildings repaired, altered, built or moved within the municipality, as often as necessary to ensure compliance with Village Ordinances.

Included in this booklet is a scale drawing showing common construction details.

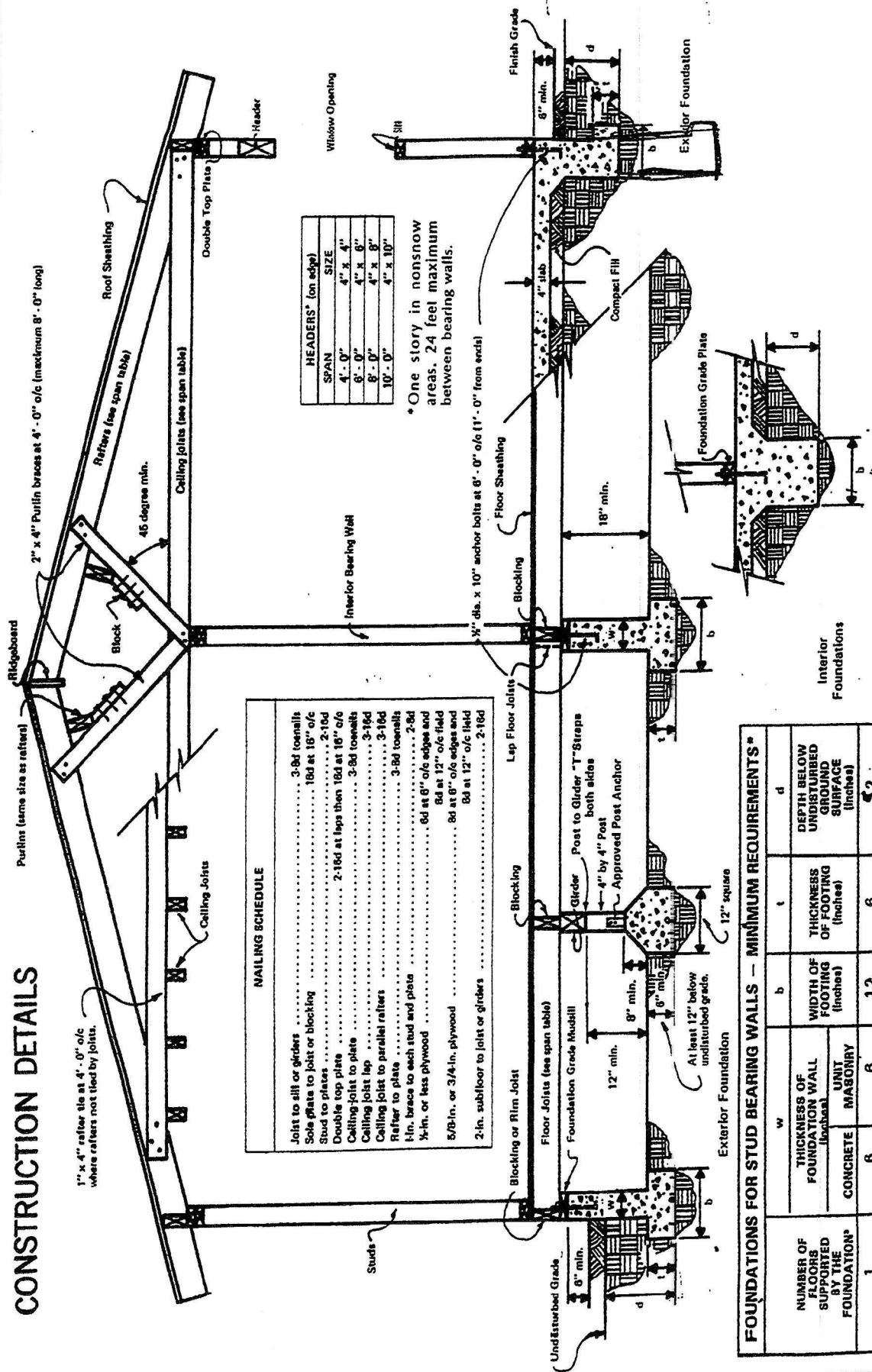
BUILDING GUIDELINES
Village of Madrid



BUILDING AND SAFETY DIVISION
Over 50 Years of Service



CONSTRUCTION DETAILS



HEADERS* (on edge)	
SPAN	SIZE
4' - 0"	4" x 4"
6' - 0"	4" x 6"
8' - 0"	4" x 8"
10' - 0"	4" x 10"

*One story in nonsnow areas, 24 feet maximum between bearing walls.

NAILING SCHEDULE	
Joist to sill or girders	3-8d toenails
Sole plate to joist or blocking	18d at 16" o/c
Stud to plates	2-16d
Double top plate	2-16d at laps then 16d at 16" o/c
Ceiling joist to plate	3-8d toenails
Ceiling joist lap	3-16d
Ceiling joist to parallel rafters	3-16d
Rafter to plate	3-8d toenails
1/2-in. or less plywood	2-8d
5/8-in. or 3/4-in. plywood	6d at 6" o/c edge and 8d at 12" o/c field
2-in. subfloor to joist or girders	8d at 6" o/c edge and 8d at 12" o/c field
	2-16d

NUMBER OF FLOORS SUPPORTED BY THE FOUNDATION*	THICKNESS OF FOUNDATION WALL (inches)		WIDTH OF FOOTING (inches)	DEPTH BELOW UNDISTURBED GROUND SURFACE (inches)
	CONCRETE	MASONRY		
1	6	6	12	22
2	8	8	15	33
3	10	10	18	44

*Foundations may support a roof in addition to the stipulated number of floors. Foundations supporting roofs only shall be as required for supporting one floor. *Special foundation reinforcement may be required for use in expansive soils.

RAFTER AND JOIST TABLES — VALLEY AND DESERT AREAS (no snow loads)

These tables are based on Douglas Fir or Larch lumber of No. 2 grade. Roofing material such as rock, gravel, tile or shake shingles are **heavy roofs**. Composition shingles and wood shingles are **light roofs**. High slope roofs are those with a slope greater than 3 inches in 12 inches. The spans are the clear horizontal distance between supports, in feet and inches. Cantilevered rafters have a 1½-inch notch. If you are in a snow area, obtain a Snow Load Table for your area

2 x RAFTERS										4 x RAFTERS			
ALL SLOPES					LOW SLOPES		HIGH SLOPES			Size	Spacing	Span	Cantilevered
With Drywall Ceiling													
Size	Spacing	Light	Heavy	Cantilevered	Light	Heavy	Light	Heavy					
2x4	12	9-10	9-9	2-7	9-10	9-10	10-7	10-7	4 x 4	24	10-4	—	
	16	8-11	8-5	2-4	8-11	8-11	9-7	9-7		32	9-1	—	
	24	7-4	6-11	2-1	7-9	7-4	8-4	7-10		36	8-7	—	
2x6	12	15-4	14-4	5-3	15-5	15-4	16-7	16-3	4x6	24	16-3	3-11	
	16	13-3	12-5	4-9	14-0	13-3	15-1	14-1		32	13-4	3-2	
	24	10-10	10-1	3-11	11-8	10-10	12-7	11-6		36	12-7	3-0	
2x8	12	19-5	18-2	7-7	20-4	19-5	21-11	20-7	4x8	24	21-5	5-8	
	16	16-10	15-8	6-8	18-2	16-10	19-6	17-10		32	17-7	4-7	
	24	13-8	12-10	5-5	14-10	13-8	15-11	14-7		36	16-7	4-3	
2x10	12	23-9	22-2	9-11	25-7	23-9	26-0	25-2	4x10	24	26-0	7-4	
	16	20-6	19-2	8-7	22-2	20-6	23-10	21-10		32	21-7	5-11	
	24	16-9	15-8	7-0	18-1	16-9	19-5	17-10		36	20-4	5-7	
2x12	12	26-0	25-9	11-11	26-0	26-0	26-0	26-0	4x12	24	26-0	8-10	
	16	23-10	22-3	10-4	25-9	23-10	26-0	25-4		32	25-2	7-1	
	24	19-5	18-2	8-5	21-0	19-5	22-7	20-8		36	23-9	6-9	
										48	20-6	5-10	

CEILING JOISTS

PATIO RAFTERS

2 x FLOOR JOISTS (40 lb. Live Load)

4 x FLOOR JOISTS (40 lb. Live Load)

Size	Spacing	Span	Light Size	Spacing	Aluminum or Fiberglass	Other Roofs	Size	Spacing	Span	Cantilevered	Size	Spacing	Span	Cantilevered	
2x4	12	12-4	2x4	16	8-7	8-2	2x6	12	10-8	4-4	4x6	24	11-3	4-7	
	16	11-3		24	7-11	7-4		16	9-8	4-0		32	10-0	4-2	
	24	9-10		32	6-11	6-3		24	8-1	3-5		36	9-5	3-11	
2x6	12	19-5	2x6	16	14-7	13-7	2x8	12	14-1	5-9	4x8	24	14-10	5-1	
	16	17-8		24	13-2	12-0		16	12-7	5-3			32	13-2	5-6
	24	14-10		32	11-1	9-10		24	10-3	4-4			36	12-5	5-3
2x8	12	25-8	2x8	16	20-0	18-6	2x10	12	17-9	7-4	4x10	24	18-11	7-9	
	16	23-0		24	17-11	15-10		16	15-4	6-5			32	16-2	6-10
	24	18-9		32	14-7	12-11		24	12-6	5-3			36	15-3	5-5
2x10	12	26-0	4x4	16	12-1	11-3	2x12	12	20-7	8-8	4x12	24	23-1	9-5	
	16	26-0		24	10-11	10-2		16	17-9	7-6			32	18-10	7-11
	24	22-11		32	10-2	9-4		24	14-6	6-1			36	17-9	7-6
2x12	12	26-0										48	15-4	5-6	
	16	26-0													
	24	26-0													

VALLEY/MOUNTAIN PLYWOOD ROOF SHEATHING

ALLOWABLE UNIFORM ROOF LIVE LOADS FOR APA RATED SHEATHING WITH LONG DIMENSION PERPENDICULAR TO SUPPORTS^{1,2}

APA RATED SHEATHING		ROOF											
SPAN RATING	PANEL THICKNESS	MAXIMUM SPAN (Inches)		ALLOWABLE LIVE LOADS (psf)									
		With Edge Support ¹	Without Edge Support	Spacing of Supports Center-to-Center (Inches)									
Roof/Floor Span	(Inch)			12	16	20	24	32	40	48	54	60	
12/0	5/16	12	12	30									
16/0	5/16, 3/8	16	16	70	30								
20/0	5/16, 3/8	20	20	120	50	30							
24/0	3/8, 7/16, 1/2	24	20*	190	100	60	30						
24/16	7/16, 1/2	24	24	190	100	65	40						
32/16	15/32, 1/2, 5/8	32	28	325	180	120	70	30					
40/20	9/16, 19/32, 5/8, 3/4, 7/8	40	32		305	205	130	60	30				
48/24	23/32, 3/4, 7/8	48	36			280	175	95	45	35			
54/32	7/8, 1	54	40				245	130	75	50	35		
60/32	7/8, 1	60	40				305	165	100	70	50	35	
60/48	7/8, 1, 1-1/8	60	48				305	165	100	70	50	35	

¹The allowable live loads were determined using a dead load of 10 psf. If the dead load exceeds 10 psf then the live load shall be reduced accordingly.

²Applies to panels 24 inches or wider.

³Tongue and groove edges, panel edge clips (one midway between each support, except two equally spaced between supports 48 inches on center), lumber blocking, or other. Only lumber blocking will satisfy blocked diaphragm requirements of UBC Table 23-1-1.

*Twenty-four inches for 1/2 inch panels.