



Village of Creston / Building Department

110 North Main Street
Creston, IL 60113
Village Hall: (815) 384-4140

BUILDING APPLICATION CHECKLIST FOR NEW CONSTRUCTION, REMODELING AND/OR ALTERATIONS OF COMMERCIAL OR INDUSTRIAL BUILDINGS (03.13)

CODES AND STANDARDS ADOPTED BY VILLAGE OF CRESTON, IL

1. 2006 International Building Code
 2. 2005 National Electrical Code
 3. 2006 International Mechanical Code
 4. 2006 International Fuel Gas Code
 5. 2006 International Existing Building Code
 6. 2006 International Fire Code
 7. Illinois State Plumbing Code
 8. Illinois State Energy Conservation Code
 9. Village of Creston, Illinois Municipal Code
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A SITE DEVELOPMENT PERMIT MAY BE REQUIRED AFTER REVIEW OF YOUR APPLICATION - ALL FEES FOR REVIEW OF SITE DEVELOPMENT MUST BE PAID PRIOR TO ISSUANCE OF PERMIT.

IMPORTANT NOTICE!

When work for which a permit is required is started prior to obtaining a permit, the fee specified in fee schedule shall be DOUBLED. The payment of such additional fees, reviewed and/or approval of plans does not imply that all errors and omissions are noted herein, nor does it relieve the applicant from answering to and complying with, all requirements and regulations of The Village of Creston, Illinois.

SUBMITTALS REQUIRED PRIOR TO PERMIT REVIEW:

- ▶ (3) Complete sets of architectural drawings, including all structural, mechanical (electric, plumbing, HVAC), accessibility and fire protection systems. All plans must be sealed by Illinois licensed Architect / Engineer.
- ▶ (3) Copies of ComCheck report or equivalent indicating compliance with State of Illinois Energy Conservation Code (for Envelope, HVAC, Electrical and Service Water.)
- ▶ (3) Copies of sprinkler drawings with specifications and calculations, as applicable.
- ▶ (3) Complete project specification booklets, as applicable.
- ▶ (2) Sets of cut sheets for all fixtures, doors, appliances, etc.
- ▶ (2) Site plans with parking, landscaping and lighting details, prepared by an Illinois Licensed Engineer,

including:

1. Show location of existing and proposed buildings and other structures.
2. Indicate existing and proposed driveways and adjacent right-of-ways on other streets
3. Show all easements directly affecting subject property (drainage, utility, ingress/egress, etc.)
4. Indicate main entrance/s location/s.
5. Indicate top of foundation elevation.
6. Indicate the distance from any lot lines, easements or other buildings located on or adjacent to the subject parcel.
7. If any grading which alters existing stormwater runoff is proposed - a site development permit will be required.
8. The Village of Creston reserves the right to require additional details deemed necessary to determine compliance will all applicable federal, state and local codes and standards.

- ▶ (2) Copies of soils test report prepared by Illinois licensed Soils Engineer.
- ▶ (2) Copies of storm water detention plans with calculations, prepared by an Illinois Licensed Engineer. (To be reviewed by Village Engineer.)
- ▶ (1) Copy of Illinois Department Of Transportation access permit or township culvert permit (Issued by the Township Road Commissioner), as applicable.
- ▶ (1) Completed building permit application, including names, license, registration and contact information for all sub-contractors.

NOTES:

- a) Building permit fees will be calculated by the square footage of buildings and number of electrical, plumbing and mechanical openings (plus fire protection systems, special inspections, etc.).
- b) All drawings will be sent out for 3rd party plan review, unless otherwise noted. Costs of these reviews are to be borne by the applicant, in addition to any building permit fees.

IMPORTANT: Per Section 105.5 of the 2006 IBC and Village of Creston Municipal Code, every permit issued shall become invalid unless the work authorized by such permit is commenced within 180 days after its issuance, or if the work authorized by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced, or if the work isn't completed within 12 months from the date of issuance.