

**JACKSON TOWNSHIP
DEPARTMENT OF COMMUNITY
DEVELOPMENT & ENFORCEMENT
DIVISION OF CONSTRUCTION INSPECTIONS**

**95 WEST VETERANS HIGHWAY
JACKSON, NEW JERSEY 08527**

TEL. 732-928-1200 EXT. 205

FAX 732-928-7861

buildingdept@jacksonwpnj.net

SINGLE FAMILY NEW CONSTRUCTION

- [] 01. Fresh Water Wetlands, Builders Responsibility; contact the Department of Environmental Protection {see attached information} for determination or Engineer's Certification is required for approval. Local Coordinator: Mr. Jeffery Purpuro, Zoning Officer @ ext. 240

- [] 02. Ocean County Board of Health approval: (732) 341-9700, if applicable
 - a. Septic System, D.C.A. Bulletin 96-3 / Prior approval for septic systems / N.J.C.A. 5:23-1.4; 2.15
 - b. Well

- [] 03. Jackson Township Municipal Utilities Authority approval: (732) 928-2222, if applicable
 - a. City Water
 - b. City Sewer

- [] 04. State of New Jersey, Pinelands Commission: (609) 894-7300 {If, applicable}
 - a. Letter of filing or Engineers Certification

- [] 05. Township of Jackson, Township Zoning Officer approval: (732) 928-1200 ext. 241
 - a. Zoning permit approval

- [] 06. Township of Jackson, Township Forester approval: (732) 928-1200 ext. 239
 - a. Tree removal permit

- [] 07. Ocean County Soils Conservation, County Erosion Control Specialist approval: (609) 971-7002 {If, applicable}
 - a. Soil erosion plan

- [] 08. Utilities clearance for digging: (800) 282-1000
 - a. It shall be mandatory as per the Board of Public Utilities to call for a dig number 10 days prior to digging.

- [] 09. Proof of ownership

- [] 10. Development Fee, if applicable
 - a. Development Fee Form or,
 - b. C.O.H.A. Fee Form

- [] 11. APPROVED Engineering, Application & Payment: (732) 928-1200 ext. 241
 - a. Application & Payment is made to the Zoning Office.
 - b. Review of application:
 - T & M Associates, 201 Hooper Avenue, Toms River, NJ 08753
 - Attn: Mr. Albert D. Yodakis, P.E. / Michael G. Miller, Principal
 - Inspector (732) 473-3400

FEES:

- a. Preliminary Engineering {Blue Form} \$125.00
 - b. Foundation As-Built {Green Form} \$ 10.00
 - c. Final Engineering {Pink Form} \$150.00
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- [] 12. Two (2) sets of Architecturally Sealed Plans (2006 I.R.C., New Jersey Edition {NOTE: When submitting for a partial release for a footing and foundation, 3 three sets of sealed plans are required}

 - [] 13. Energy Sheet and Calculations: If not included on the architectural plans, (2) two set shall be submitted (N.J.A.C. 5:23-3.18 – Bulletin #07-2)

 - [] 14. Two (2) sets of the Plumbing and Gas Riser Diagram shall be submitted if not included on the architectural plan.

 - [] 15. Two (2) sets of the Electrical Layout Diagram shall be submitted if not included on the architectural plan.

 - [] 16. License Requirements
 - a. Plumbing Contractor
 - b. Electrical Contractor
 - c. Fire Contractor (Special Alarms & Sprinklers)

 - [] 17. HVAC Equipment Specifications. Two (2) sets per different device and letter from builder or architect giving size of heating unit with duct work and flow rate shown.

 - [] 18. Additional Equipment: Two (2) set of drawing and specification for each item:
 - a. Fireplace
 - b. Decks
 - c. Woodstoves
 - d. Elevator
 - e. Central Station Alarms
 - f. Generators
 - g. Vacuum Systems
 - h. Fire Sprinkler Systems
 - i. Solar Heating/Electrical Systems

- [] 19. Warrantly Affidavit & Copy of Builders License and Inside Bottom of Jacket (F-100-1) signed by the Building Contractor. If owner the property owner is building his/her own home, the signature would be in the inside top section of the jacket (F-100-1).
- [] 20. Adopted Building Codes:
 - a. International Building Code/2006 (Commercial Buildings)
 - b. National Electrical Code/2005
 - c. National Standard Plumbing Code/2006
 - d. International Energy Conservation Code/2006 (Residential) and ASHRAE 90.1-2004 (Commercial)
 - e. International Mechanical Code/2006
 - f. International Fuel Gas Code/2006
 - g. International Residential Code/2006 (Residential Buildings)
 - h. Rehabilitation Subcode, Updated Yearly
 - i. Barrier Free Subcode & ANSI A117.1-2003
- [] 21. First Time Proto Developments. One set of drawings are required to be delivered to the Tax Assessor's Office.

OUTSIDE AGENCY CONTACT LIST

- 01. Fresh Water Wetlands Act (N.J.S.A. 13:9B et seq.)

<p>Land Use Regulation Program Environmental Regulations C.N. 401 Station Plaza 5 501 East State Street Trenton, NJ 08625-0401 (609) 292-1235 or, (609) 777-0463</p>	<p>Department of Environmental Protection Land Use Regulations Program 401 East State Street Trenton, NJ 08625 Re: Wetlands (609) 292-0060</p>
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- 02. Shade Tree Commission

<p>Township of Jackson Shade Tree Commission Office of the Forester 95 West Veterans Hwy. Jackson, NJ 08527 (732) 928-1200 x241</p>	<p>(Preliminary & Final) C.M.F. Lovallo Gary Lavallo, Forester P.O. Box 564 Old Bridge, NJ 08857 (732) 535-5656</p>
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- 03. Ocean County Soils

<p>Ocean County Soils Conservation District Kerry Jennings, CPESC Erosion Control Specialist 714 Lacey Road Forked River, NJ 08731 (609) 971-7002</p>	<p>(Preliminary & Final Erosion Control Requirements)</p>
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04. Township Engineer
- T & M Associates
Charlie Rooney, P.E.
Albert Yodakis, P.E.
201 Hooper Avenue
Toms River, NJ 08752
(732) 473-3400
- (Preliminary, As-Built & Final Engineering)
05. Health Department
- Ocean County Health Department (Preliminary & Final Well & Septic Approvals)
175 Sunset Avenue
P.O. Box 2191
Toms River, NJ 08754
(732) 341-9700
(800) 342-9738
06. Municipal Utilities
- Jackson Township
Municipal Utilities Authority
102 Manhattan Street
Jackson, NJ 08527
(732) 928-2222
- (Preliminary & Final Water & Sewer)
07. Pinelands
- State of New Jersey
Pineland Commission
P.O. Box 7
New Lisbon, NJ 08064
(609) 894-7300
www.nj.gov/pinelands/info@njpines.state.nj.us
- (Preliminary & Final)
08. Fire Prevention Bureau (Preliminary & Final Sub-Divisions /Developments)
- Bureau of Fire Prevention
Fire District #1 & #3
Frank McDonald, Fire Official
200 Kierch Memorial Drive
Jackson, NJ 08527
(732) 928-1666
- Bureau of Fire Prevention
Fire District #2
David VanArsdale, Fire official
785 Miller Avenue
Jackson, NJ 08527
(732) 928-9100

Bureau of Fire Prevention
Fire District #4
John Burmeister, Fire Official
465-A North County Line Road
Jackson, NJ 08527
(732) 928-7848

09. Department of Community Affairs (Code Information)
Uniform Construction Code (U.C.C.)

NJ Department of Community Affairs
101 South Broad Street
P.O. Box 818
Trenton, NJ 08625-0818
(609) 984-7768
<http://www.nj.gov/dca/codes>

REQUIRED INSPECTIONS

You are required to post the BLOCK & LOT legibly and with weatherproof markings and post the same in a visible location from the roadway. The posting of the block and lot shall be a permanent posting until construction is completed. No inspections will be performed unless the property is posted for identification.

When calling for inspections or for any inquiry, the permit number is required and the block and lot may be requested. Have them ready when scheduling an inspection or requesting information.

01. FOOTING
02. FOUNDATION (An AS-BUILT approval is required before this department will schedule a foundation inspection. All walls must be up to grade for the foundation inspection.)
03. OPEN DECK (All crawl spaces require this inspection)
04. FLOOR JOIST OR STRUCTURAL SLAB
05. SHEATHING FOR ALL WOOD FRAME CONSTRUCTION
06. ROUGH ELECTRIC
07. ROUGH PLUMBING (To include septic/sewer & water connections)
08. ROUGH FIRE
09. FRAMING (Framing checklist must be completed & signed by the responsible person in charge & turned over to the inspector for each frame inspection as required)
10. INSULATION

11. FINAL BUILDING
12. FINAL ELECTRIC
13. FINAL FIRE
14. FINAL PLUMBING

**SPECIAL INSPECTIONS MAY BE REQUIRED AS DESIGNATED BY ANY
SUBCODE PURSUANT TO THE CODE.**

REVISED: 01/25/2008