



TOWN OF LIMA

To obtain a building in the [Town of Lima](#), an erosion control/site permit may be required by the **Rock County Planning Department (608)-757-5587/Land Management Department (608)-754-6617**. Please contact them for all County permit requirements. County permits must first be obtained prior to the building/zoning permit.

 [Rock County Wisconsin](#)

Permit Submittal Requirements: (Digital Versions Preferred)

- [Uniform Building Permit Application](#)
- Construction Plans (digital versions are preferred or 2 hard copies). [Plan example](#)
- Site Plan showing any setbacks, easements, and erosion control as required per code
- Copy of the approved Zoning permit
- Copy of the approved **Rock County Planning/Land Management** permits
- Heat Loss calculations (new homes only)
- State Approved Plans (commercial/industrial only)
- New construction 1-2 family homes shall submit an online permit using the following link at [Wisconsin Department of Safety and Professional Services Division of Industry Services](#)



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The Following Construction Activities Require A Building/ Zoning Permit:

ZONING PERMITS REQUIRED:

- New 1 & 2 Family Dwellings
- 1 & 2 Family Additions, Alterations, Fences, Decks, and Pools
- Agricultural Buildings (New and Additions)
- New Commercial/Industrial buildings
- Commercial/Industrial Additions/Alterations
- Commercial/Industrial change in use/occupancy
- Signs
- Razing

BUILDING/MECHANICAL PERMITS REQUIRED:

- All new one and two family, and all new multifamily dwellings
- All residential building additions
- All remodels/alterations 250 square feet (total area) or larger
- All residential decks and/or porches
- All residential accessory structures
- All electrical services: including new and upgrades
- All Commercial/Industrial new construction, additions/alterations, and change of use

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Permit Fees:

ZONING PERMIT FEES:

Zoning fees cover the cost for the review of zoning permit applications and zoning questions. Items reviewed include: street setback, side yard, rear yard, building height, use, building/sign size and commercial parking. Items NOT included are: review of annexation, rezoning, conditional use permits, commercial site plans, land divisions, variance applications, etc. All Zoning permits require an accurate site plan drawn to scale at time of permit submittal.

- ❑ New 1 & 2 Family Dwellings \$95
- ❑ 1 & 2 Family Additions, Alterations, Fences, Decks, and Pools \$65
- ❑ Agricultural Buildings \$40
- ❑ New Commercial/Industrial buildings \$175
- ❑ Commercial/Industrial Additions/Alterations \$120
- ❑ Commercial/Industrial change in use/occupancy \$50
- ❑ Signs \$50 base fee + \$.50/square foot of sign face per sign
- ❑ Razing \$50 for first 1000 sq ft of floor area and \$25 per 1000 sq ft thereafter

BUILDING/MECHANICAL PERMIT FEES:

1	All new one and two-family homes
	\$.012 per square foot of total floor area under construction \$100.00 Minimum. permit fee \$ 50.00 Early start permit \$ 35.00 State seal fee
2	Residential additions/alterations
	\$7.00 per \$1000 of total project cost (min. \$50)
3	All residential accessory structures, decks/porches
	\$.12 per square foot of total floor area (min. \$150)



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4	Occupancy Permit
	\$40 per dwelling unit
5	Temporary Occupancy Permit
	\$50 minimum
6	Early Start Permit (Footings and Foundation only)
	\$50 (Residential) \$100 (Commercial/Industrial)
7	Plumbing - New Building/Addition/Alteration
	\$35 base fee + \$.035 per sq ft Replacement & Misc items \$10 per thousand of plumbing valuation \$40 minimum
8	Electrical - New Building/Addition/Alteration
	\$35 base fee + \$.035 per sq ft Replacement & Misc items \$10 per thousand of electrical valuation \$40 minimum Solar/PV system install \$150 building permit + electrical service permit
9	HVAC - New Building/Addition/Alteration
	\$35 base fee + \$.035 per sq ft Replacement & Misc items \$10 per thousand of HVAC valuation \$40 minimum

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10	Razing
	\$50 for first 1000 sq ft of floor area and \$25 per 1000 sq ft thereafter
11	Commercial/Industrial
	All new, additions, alterations \$7 per thousand of total project cost
12	Other
	\$40 minimum

***** Reinspection fees -\$40 each

Failure to call for inspection - \$40 each

Double fees for all work started without permits

Permit Renewal - 50% of permit fee (no less than minimum)

See Town Ordinance for permit extension requirements

All permits can be submitted by email to municipalzoningandinspection@gmail.com

If you are unable to email your submittal, please mail paperwork to the following address:

MZIS
PO Box 123
Jefferson, WI 53549

Once all required documents are submitted, an inspector will review them and contact you with a permit fee. Permit fees may be paid by check or credit card. A 3% processing fee will be added to any card transaction.

Permits are not considered issued until payment has been received

If you have any questions on the permit process please call us at ☎ (920)-675-9062