

SET BACKS & LIMITATIONS

CORNER LOTS

Front adjacent to street:	25 feet
Side adjacent to street:	20 feet
Remaining:	7.5 feet

AGRICULTURAL DISTRICT

Front:	35 feet
Rear:	50 feet
Sides:	15 feet
Building Height:	2.5 stories or 35 feet

ONE-FAMILY RESIDENTIAL DISTRICT A, B, C

Front:	25 feet
Rear:	25 feet
Side:	7.5 feet
Building Height:	2.5 stories or 35 feet

ONE-FAMILY RESIDENTIAL DISTRICT D

(Permit Mobile Home Parks Chapter Q-9)	
Front & Rear	30 feet
Sides:	30 feet
Exterior Boundaries of Park:	25 feet
Building Height:	2 stories or 25 feet

TWO-FAMILY RESIDENTIAL DISTRICT

Front:	25 feet
Rear:	25 feet
Side:	7.5 feet
Building Height:	2 stories or 25 feet

MULTIPLE FAMILY RESIDENTIAL DISTRICT

Front:	25 feet
Rear:	25 feet
Side:	5 feet or .25 height of building
Building Height:	75 feet

GENERAL COMMERCIAL DISTRICT

Building Height:	75 feet
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HIGHWAY COMMERCIAL DISTRICT

Front:	25 feet
Side (corner lots only):	25 feet
Building Height:	75 feet

INDUSTRIAL AND SALE BARN DISTRICTS

Front:	30 feet
Side (corner lots only):	30 feet
Building Height:	75 feet

TELEPHONE DIRECTORY

Municipal Utilities-----	223-7690
City Hall-----	223-7690
City Hall Fax-----	223-7693
City Engineer-----	223-7690
City Shop-----	223-7694
Sheriff's Department-----	223-7792

AFTER OFFICE HOURS UTILITY

EMERGENCY SERVICE-----773-7410

Fort Pierre Swimming Pool-----223-7696

Verendrye Museum-----223-7697

OTHER SERVICES

Montana-Dakota Utilities Co- 800-638-3278

Midcontinent Cable Co.- 800-456-0564

EnviroTech Waste Services-----224-4804

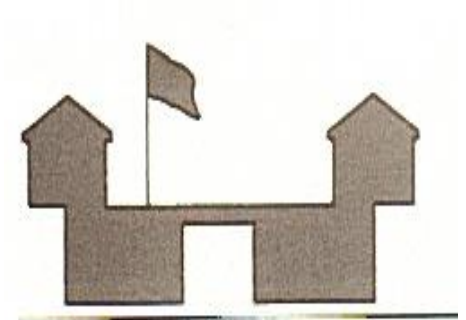
Capital Area Refuse-----223-2414

South Dakota One Call

Location of Utilities-----1-800-781-7474

EMERGENCY CALLS: 911

BUILDING PERMIT PROCESS



CITY OF FORT PIERRE

Stanley County Courthouse
Downstairs
08 East Second Avenue
P.O. Box 700
Fort Pierre, SD 57532-0700
(605) 223-7690
(605) 223-7693 Fax

Finance Officer:
r.heezen@fortpierre.com
Director of Public Works:
r.hahn@fortpierre.com

Updated 3/28/2017

BUILDING PERMITS

Fort Pierre Ordinance - Chapter Q

“No person shall erect, alter, wreck or move any building or any part thereof without first securing a permit therefore.”

Applicants should stop at City Hall to complete the required application and submit the proper fee.

REQUIREMENTS FOR NEW RESIDENTIAL CONSTRUCTION

1. Is this in the floodplain?
2. Two (2) sets of plans for the project - one to be returned to the builder after review and approval.

Plans to include:

- Elevations of structure
- Floor Plan - include all areas to be finished - designate rooms
- Footing/Foundation Plan - Engineering may be required as per soils recommendations and tests
- Window schedule
- Cross-section detail-footings thru roof and stair detail
- Identify specific construction details, smoke detection, draft stops, attic and crawl space access, rated doors, etc.
- Site Plan

3. Current survey of building lot.

4. List of contractors.
 - builder
 - concrete
 - electrician
 - plumber
 - mechanical

REQUIREMENTS FOR RESIDENTIAL AND COMMERCIAL REMODELING

1. Floor plan of the remodel and or addition.
2. List of contractors.
 - builder
 - concrete
 - electrician
 - plumber
 - mechanical
3. Construction costs.

Note: Additional plans may be required depending on the complexity of the project.

REQUIREMENTS FOR NEW COMMERCIAL CONSTRUCTION

1. Is this in the floodplain?
2. Two (2) sets of plans for the project - one to be returned to the builder after review and approval.

Plans to include:

- Elevations of structure
 - Floor Plan - include all areas to be finished - designate rooms
 - Footing/Foundation Plan - Engineering may be required as per soils recommendations and tests
 - Window schedule
 - Cross-section detail-footings thorough roof and stair detail
 - Identify specific construction details, smoke detection, draft stops, attic and crawl space access, rated doors, etc.
 - Site Plan
3. Current survey of building lot.
 4. List of contractors.
 - builder
 - concrete
 - electrician
 - plumber
 - mechanical
 5. Site plan to include proper off-street parking, access to the property and a drainage plan.
 6. A design professional may be required to prepare plans as per state law.