



# BUILDING? IN UNINCORPORATED TAZEWELL COUNTY

## GENERAL SETBACK INFORMATION:

ROADS	HIGHWAY	MAJOR	MINOR
R-1, R-2	90' CL	60' CL	50' CL OR 25' ROW (whichever greater)
R-R	135' CL	100' CL	70' CL OR 25' ROW (whichever greater)
A-1, A-2 & Cons.	150' CL	100' CL	100 CL'
C-1, C-2, I-1, I-2	100' CL	60' CL	50' CL OR 25' ROW (whichever greater)

Tazewell County Community Development  
11 S. Fourth Street 4<sup>th</sup> Floor McKenzie Bld.  
Pekin, IL 61554  
Phone: (309) 477-2235/Fax: (309) 477-2358  
E-Mail: zoning@tazewell.com  
Office Hours: 9 a.m. to 5 p.m.

Kristal Deininger, Community Development Admin

Jaclynn Workman, Inspections Coordinator

Melissa Kreiter, Administrative Assistant

Judy Searle, Assistant

Glen Gulette, Building Inspector & Code Enforcement



PLEASE REVIEW THE ENCLOSED INFORMATION TO HELP AID IN THE PROCESS OF OBTAINING ALL OF THE PROPER INFORMATION PRIOR TO THE ISSUANCE OF A BUILDING PERMIT BY THE TAZEWELL COUNTY COMMUNITY DEVELOPMENT DEPARTMENT FOR CONSTRUCTION OF ALL STRUCTURES OTHER THAN COMMERCIAL AND INDUSTRIAL

Rear & Side Yard Setbacks	Principal Structure		Accessory Structure	
	Rear	Side	Rear	Side
R-1 & R-2	20'	10'	5'	5'
R-R	30'	30'	15'	15'
A-1, A-2 & Cons.	50'	30'	25'	15'
C-1 & C-2	20'	10'	5'	5'
I-1 & I-2	20'	15'	10'	10'

## Useful Links



[www.tazewell.com](http://www.tazewell.com)



<http://www.energycodes.gov/#>  
(Com-Check & Res-Check Forms)



<http://publicecodes.cyberregs.com/>  
(Building Code Links)



**Effective February 1, 2014**

The following information will be required at the time of submittal of a Building Permit application. Failure to submit all requirements at the time of application will delay the review process.

Plans are reviewed for compliance where applicable with the Tazewell County Code, State of Illinois Plumbing Code, 2012 International Residential Code, 2011 National Electric Code and 2015 International Energy Conservation

**Upon submittal of an application, there will be a 48 hour turn around on most applications requiring a plan review.**

1. **COMPLETED BUILDING PERMIT APPLICATION AND ALL MECHANICAL PERMITS** The applications can be found online at [www.tazewell.com](http://www.tazewell.com) or contact office staff.
2. **PLANS** Two (2) sets of construction drawings drawn to scale. 1/4"=1' minimum
3. **SITE PLAN** showing dimensions of lot, all existing structures, septic system and distance from, well, ingress/egress, parking, location of new structure to all property lines.
4. **COPY OF SEPTIC PERMIT** from the Tazewell County Health Department approving sewage disposal facility, when applicable . NOTE; Takes approximately 2 working days - check with Health Department. (309) 477-2223
5. **COPY OF ACCESS PERMIT** from Township, State or County Road Official responsible for road jurisdiction. WHEN INSTALLING A NEW DRIVEWAY OR UTILIZING AN EXISTING DRIVEWAY.

6. **GENERAL EROSION CONTROL PERMIT.** Standard Permit (slopes less than 10%)takes approximately 2 days or less. Site Specific Permit (Slopes more than 10%) takes 5 working days from the date of submittal. NOTE: Check with Office Staff to see if you will need a Standard Permit or Site Specific Permit, prior to obtaining building permit.
7. **911 MAILING ADDRESS!!** Prior to permit issuance, an application for a mailing address shall be completed and submitted to the Community Development Department. **Please note that once submitted to the Department there will be an approximate ten (10) day waiting period for issuance of a mailing address!!!!**
8. **All new home construction and most room additions must follow the 2015 International Energy Conservation Code. With your permit submittal you can provide us with a RES-Check or show compliance using the prescriptive method from the code book. Go to [www.energycodes.gov/rescheck](http://www.energycodes.gov/rescheck) for more info.**
9. Failure to obtain a permit will result in doubling of the fee required.
10. This brochure serves as a guide, other information may be required by the Community Development Administrator to ensure compliance with the Tazewell County Code. Please contact the Office Staff for additional information.
11. Not all structures will require plan review. Again, please contact the office staff for more information.



**Dwellings: 1 & 2 Family - New Construction - includes Plan Review and Building Permit Fee**

- 700 to 1,000 square feet	\$350.00
- 1,001 to 2,000 square feet	\$400.00
- 2,001 to 3,000 square feet	\$450.00
- 3,001 to 4,000 square feet	\$500.00
- in excess of 4,000 square feet	\$50.00
per 1,000 square feet or fraction thereof	

**Dwelling Additions or Alterations, Accessory Structures (New, Additions or Alterations to) -**

- less than 200 square feet	\$60.00
(No Plan Review Required- Acc struct only)	
- 201 to 650 square feet	\$140.00
- 651 to 1,200 square feet	\$205.00
- 1,201 to 2,500 square feet	\$360.00
- in excess of 2,500 square feet	\$15.00
per 1,000 square feet or fraction thereof	

**Electrical Permits:**

- Per Dwelling Unit	\$50.00
- Alterations, Additions, Accessory Structures or Service Replacement	\$45.00

**Plumbing Permits:**

- Up to 16 Fixtures	\$45.00
- Per additional fixture	\$15.00
- Domestic Water Heater	\$15.00

**HVAC Permits:**

- Heating:	\$50.00 per Heating Unit
- Cooling:	\$50.00 per Cooling Unit

**Swimming Pools:**

-Above Ground	\$75.00 *
-In-Ground	\$100.00 *

**Move A Structure:**

<b>Fences:</b>	\$40.00
<b>Demolitions:</b>	\$75.00
<b>Home Occupations:</b>	\$150.00
<b>Temporary Use:</b>	\$175.00
<b>911 Addressing Fee:</b>	\$50.00

\* = may need an electrical permit