

AGRICULTURAL USE EXEMPTION APPLICATION

Applicant: Please accurately respond to the following statements. In order to qualify for an exemption to the permit requirements of the adopted Uniform Building Code, your answers to the following statements will be evaluated relative to the Utah State Code Section 15A-1. The applicant must provide a site plan indicating the setbacks from all property boundaries, the center of the road and from all existing structures on the property. Please review the appropriate zoning code for setback details.

Definitions:

- I. As defined by Utah State Code 15A-1-202(1): "agricultural use" means a use that relates to the tilling of soil and raising of crops, or keeping or raising domestic animals.
- II. As defined by Utah State Code 15A-1-204(11): not for human occupancy means:
 - A. Except as provided in Subsection (11)(b), a structure solely in conjunction with agriculture use, and not for human occupancy, or a structure that is no more than 1,500 square feet and used solely for the type of sales described in Subsection 59-12-104(20), is exempt from the permit requirements of the State Construction Code.
 - B.
 - i) Unless exempted by a provision other than Subsection (11)(a), a plumbing, electrical, mechanical permit may be required when that work is included in a structure described in Subsection (11)(a).
 - ii) Unless located in whole or in part in an agricultural protection area created under Title 17, Chapter 41, Agriculture and Industrial Protection Areas, a structure described in Subsection (11)(a) is not exempt from a permit requirement if the structure is located on land that
 - a) within the boundaries of a city or town, and less than 5 contiguous acres; or
 - b) within a subdivision for which the county has approved a subdivision plat under Title 17, Chapter 27a, Part 6, Subdivisions, and less than two contiguous acres.

QUALIFYING CONDITIONS:

	Yes	No
I. Will the proposed structure be used only for "agricultural use" as defined above?	___	___
II. Will the proposed structure be used for human occupancy, as defined above?	___	___
III. Will the proposed structure include electrical, plumbing or other mechanical code related work? (Work subject to mechanical, electrical, and plumbing code inspections are not exempted)	___	___
IV. Is the subject property located within an incorporated city, town or municipality?	___	___
V. Is the subject property located within a platted county subdivision?	___	___
VI. If the answer to "B" is yes, what is the acreage of your subdivision lot? ___ acres		
VII. State the proposed agricultural use: _____		

I understand that as an exempt building, the Sanpete County Building Department has not reviewed the plans for the structure and has therefore not made any implied or in fact approvals of any safety, structural integrity, building design, or similar issues. I further understand that this structure may not be converted to a residential building, a non-agricultural storage building, or any other non-agricultural related use without obtaining a building permit, which includes complying with the zoning requirements for the zone in which the structure is located, and that such permit may require significant modifications to the structure in order to comply with the applicable Codes in effect at that time and complete documented Structural Engineer review. I will abide by the minimum setback requirements in the Sanpete County Zoning Ordinances and the Adopted Building Code.

I hereby certify that the statements made above are true and accurate. I understand that any misrepresentation of fact could result in a violation of applicable County and State Laws. **Any change in use from an exempt agricultural structure, will require a new permit and documented structural engineering and testing for compliance to current construction codes.**

FOR QUESTIONS REGARDING ZONING AND SETBACKS PLEASE CONTACT THE ZONING OFFICE (435) 835-2115

Owner (s) of Record: Name: _____ Phone: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Physical Address of Subject Property: _____ Property Serial # _____

Owner Signature: _____ Date: _____

Print Name: _____

Subscribed and sworn before me this _____ Day of _____, 20____, in the county of _____ State of Utah.

Notary Public

Sanpete County Agricultural Exempt Disclaimer

Please read and initial each line:

I understand that “agricultural use” means a use that relates to the tilling of soil and raising of crops; or keeping or raising domestic animals.

I understand that this structure may not be converted to a residential building, a non-agricultural storage building, or any other non-agricultural related use that includes anything for human occupancy.

I understand that any electrical, plumbing, or other mechanical work relating to this structure will require a permit.

I understand that this structure will be subject to future unscheduled periodic inspections to ensure compliance.

Name: _____

Mailing Address: _____

Address or parcel number where agricultural structure will be:

Signature: _____

Subscribed and sworn before me this _____ day of _____ 20____, in
the county of _____ State of Utah.

Notary Public _____