



# TOWN OF YANKEETOWN

Application # \_\_\_\_\_

Parcel # \_\_\_\_\_

## DOCKS COMPLIANCE CERTIFICATE

### GENERAL REQUIREMENTS:

**APPLICATIONS SUBMITTED AFTER START OF WORK WILL TRIPLE THE APPLICATION FEE.**

Fee is \$40. Make check payable to Town of Yankeetown.

Pick up application from the zoning official or town hall.

Return the completed form, with necessary attachments, and appropriate fee to town hall by mail or in person.

Payment in full is required before final determination of any application.

There shall be a charge to applicant over and above posted fees when costs incurred by the Town of Yankeetown to process applications exceed posted fees. Costs billed shall include the time of the zoning official, billed at the hourly rate of the zoning official. Other costs shall include, but are not necessarily limited to: contract support engaged by the zoning official for an individual project for the purpose of reviewing and reporting on applications and all pertinent material related to applications of changes; newspaper ads, certified mail, office staff time, copies billed at the current rate, and any other costs to the town. Contract support, services, and materials shall be purchased or contracted by the Town of Yankeetown with vendors to be determined at the sole discretion of the Town of Yankeetown.

Upon completion of review or for additional information, the zoning official will call the phone number listed on application. Difficulty in contacting applicant could delay process.

### HOW TO COMPLETE APPLICATION:

- A. Applicant fills out only pages 2 - 5.
- B. Zoning Official fills out compliance section, pages 6 - 8.
- C. Attach all documentation as required.
- D. Ensure all forms are properly signed.
- E. If an agent is acting on behalf of the owner in making this application an Agent Authorization Form, (Form 10) must be completed by the owner and notarized.

**YANKEETOWN TOWN HALL**  
**Telephone: 352-447-2511**  
**Email:**  
**yankeetownth@gmail.com**  
**6241 Harmony Lane,**  
**Yankeetown, FL 34498**

**ZONING OFFICIAL**  
**Telephone: 352-628-7904**  
**Cell: 352-476-3283**  
**Fax: 352-628-7758**  
**Email:**  
**Dallas@FMS Buildingdepartment.com**

**Mail form to Dallas Riker, 4951 W. Meadow St Homosassa, FL 34446**

# TOWN OF YANKEETOWN

## APPLICATION FOR DOCK COMPLIANCE CERTIFICATE

PLEASE PRINT OR TYPE

Date: \_\_\_\_\_

A. Legal description of property: Parcel number[s] \_\_\_\_\_

911 Address \_\_\_\_\_

B. Names, addresses and phone numbers of all owners of property where dock to be erected.

Use additional sheet if necessary.

1. \_\_\_\_\_

2. \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

( ) \_\_\_\_\_

( ) \_\_\_\_\_

C. Contractor identification:

Name \_\_\_\_\_

Address \_\_\_\_\_

Phone ( ) \_\_\_\_\_

License # \_\_\_\_\_

D. Application is for: Circle all that apply See section below for documentation required.

- Construction of a new dock. F1
- Expansion of an existing dock F3 or F6
- Repair to an existing dock F6
- Repair to a nonconforming dock F6
- Change to a nonconforming dock F3
- Adding or changing electrical or water service F5
- Adding or changing a structure on the dock F4
- Boat lift or davit F1 or F4
- Boat Ramp F2
- Marina As appropriate above
- Commercial dock As appropriate above
- Joint dock As appropriate above

E. Specific documentation required

- 1. Construction of a new dock.
  - a. Proof of property ownership. 1 copy
  - b. Survey. 2 Copies
  - c. Site Plan, major. 3 copies

- d. Construction plans and material list. 3 copies
- e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
- f. Joint dock owners' agreement and record of filing in Levy County. 1 copy
- 2. Construction or repair of a boat ramp.
  - a. Proof of property ownership. 1 copy
  - b. Survey. 2 Copies
  - c. Site Plan, boat ramp. 3 copies
  - d. Construction plans and material list. 3 copies
  - e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
- 3. Modification to an existing dock that changes the original footprint of the dock.
  - a. Proof of property ownership. 1 copy
  - b. Survey. 2 Copies
  - c. Site Plan, minor. 3 copies
  - d. Construction plans and material list. 3 copies
  - e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
  - f. Joint dock owners' agreement and record of filing in Levy County. 1 copy
- 4. Work on an existing dock that changes or adds any structure (e.g. gazebo, fish-cleaning station, davit) on, or of the dock.
  - a. Existing structure sketch. 3copies
  - b. Existing structure changes sketch. 3 copies
  - c. Material list. 3copies
  - d. Joint dock owners' agreement and record of filing in Levy County. 1 copy
  - e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
  - f. Additional information as necessary for the Zoning Official to evaluate the project.
- 5. Adding or changing electrical or water service.
  - a. Existing service sketch. 3copies
  - b. Existing service changes sketch. 3 copies
  - c. Material list. 3copies
  - d. Joint dock owners' agreement and record of filing in Levy County. 1 copy
  - e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
  - f. Additional information as necessary for the Zoning Official to evaluate the project.
  - g. County permit may be required for this change.
- 6. Repair to an existing dock when replacement is required to more than 50% of the materials of the dock's structure. If a nonconforming structure is voluntarily demolished or allowed to deteriorate through lack of maintenance, the structure shall be brought into compliance and shall be fully consistent with this code. Structures that are involuntarily destroyed may be replaced in the existing footprint.
  - a. Proof of property ownership. 1 copy
  - b. Survey. 2 Copies
  - c. Site Plan, major. 3 copies
  - d. Construction plans and material list. 3 copies
  - e. Permits or exemptions from SWFWMD, ACOE, and FDEP. 2 copies
  - f. Joint dock owners' agreement and record of filing in Levy County. 1 copy
- F. Description of documentation required.
  - 1. Proof of property ownership - copy of recorded deed.
  - 2. Survey sealed by a by a Florida Licensed surveyor containing:
    - a. Property lines.
    - b. Set backs.
    - c. Water depth beneath dock at mean high and low water or ordinary line water.
    - d. Right of ways and easements - if in work area

3. Site Plan, major. Show appropriate dimensions and locations.
  - a. Existing docks.
  - b. Property lines.
  - c. Location of new dock.
  - d. Location of seawall work - if appropriate.
  - e. Width of canal - if appropriate.
  - f. Existing septic - if in work area.
  - g. Overhead utilities - if in work area.
  - h. Underground utilities - if in work area.
  - i. Plumbing information - if dock being plumbed.
  - i. Electrical information - if dock being wired.
  - j. Existing ramps or water access structures.
4. Construction plans from a Florida Licensed Marine Contractor.
  - a. Showing the height, width, and length of all proposed docks and structures.
  - b. Showing the height, width, and length of all seawall work.
  - c. Construction specifications.
  - d. Material list.
5. Permits or exemptions from SWFWMD, ACOE, and FDEP.
  - a. A permit, submerged land lease, or exemption letter shall be obtained for all proposed construction of docks and sea walls from SWFWMD, ACOE, and FDEP as necessary.
6. Joint dock owners' agreement and record of filing in Levy County.
  - a. A copy of the owner's agreement.
  - b. A copy of the record of the filing of the owners' agreement in the public records of Levy County.
7. Site plan, boat ramp. Show appropriate dimensions and locations.
  - a. Existing docks, boat ramps, and waterfront structures.
  - b. Property lines.
  - c. Location of new boat ramp.
  - d. Location of seawall work - if appropriate.
  - e. Width of canal - if appropriate.
  - f. Existing septic.
  - g. Overhead utilities.
  - h. Underground utilities.
  - i. Plumbing information - if dock being plumbed.
  - i. Electrical information - if dock being wired.
8. Site plan, minor. Show appropriate dimensions and locations.
  - a. Existing docks.
  - b. Property lines.
  - c. Location of changes.
  - d. Location of seawall work - if appropriate.
  - e. Width of canal - if appropriate.
  - f. Plumbing information - if dock being plumbed.
  - g. Electrical information - if dock being wired.
  - h. Existing ramps or water access structures.
9. Existing structures sketch. Show appropriate dimensions and locations.
  - a. Existing dock
  - b. Existing structure.
10. Existing structure changes sketch. Show appropriate dimensions and locations.
  - a. New structure.
  - b. New electrical or water services.

11. Material list

- a. Dimensional identification of materials being used.
- b. Composition of materials being used.
- c. Approximate quantities of materials being used.

G. Owner Certification: I certify that I am the owner or one of the owners of this property and that the information provided on this form and the attachments is accurate, and that I am aware of my responsibilities under the Town of Yankeetown Code. (Circle correct underlined statement.)

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

H. Agent Certification: I certify that I am the agent for the owner and that the information provided on this form and the attachments is accurate, and that I have informed the owner(s) of their responsibilities as stated under the Town of Yankeetown Code. Form 10 is required.

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

**NOTICE:**

IN ADDITION TO THE REQUIREMENTS OF THIS CERTIFICATE OF COMPLIANCE THERE MAY BE ADDITIONAL RESTRICTIONS APPLICABLE TO THE PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY AS DEED COVENANTS, AND THERE MAY BE ADDITIONAL PERMITS REQUIRED FROM OTHER GOVERNMENTAL ENTITIES SUCH AS; WATER MANAGEMENT DISTRICT, STATE, COUNTY, OR FEDERAL AGENCIES.

I have read this notice: \_\_\_\_\_  
Signature of agent or owner

**ZONING OFFICIAL USE ONLY**

NOTE: A "No" answer may require the Zoning Official to direct the applicant to the appropriate articles in the Zoning Ordinance. Approval will not be granted until compliance is met.

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A. Dock location is Withlacoochee River Other

B. The existing zoning is \_\_\_\_\_

C. Is the proposed use permitted in the zone? Yes No

D. Does the applicant have approval from DEP, ACOE, and/or SWFWMD? N/A Yes No

E. Will the project meet side yard and riparian setback requirements?

1. Required \_\_\_\_\_ Proposed \_\_\_\_\_ Yes No

2. Will moored vessels intrude into side setbacks? Yes No

F. Shoreline length \_\_\_\_\_ 1 dock per 100' allowed.

G. Number of Docks on property \_\_\_\_\_ See shoreline requirement above.

1. If number is nonconforming than maintenance only is allowed. N/A Yes No

2. If number is nonconforming than change requires a variance. N/A Yes No

H. Dimensional requirements

1. Dock foot print is maximum 250 square feet for 50' or less shoreline? Yes No

2. Dock foot print is maximum 500 square feet for 100' or more shoreline? Yes No

3. Dock foot print is maximum 250 square feet, plus 5 square feet per additional foot of shoreline from 50' to 100' of shoreline? Yes No

4. Minimum walk-on structure width 2.5 feet for non commercial? Yes No

5. Maximum deck elevation 4' above mean or ordinary high water line? Yes No

6. Maximum piling elevation 12' above mean or ordinary high water line? Yes No

7. Maximum structure elevation 17' above mean or ordinary high water line? Yes No

8. Do the dock and boat project occupy less than twenty-five percent (25%) of the width of the waterway measured from the mean or ordinary high water line? Yes No

9. Joint dock footprint is maximum 1000 square feet based upon the total property shoreline length, per the formula in 3 above. Yes No

- I. Guardrail, if installed, is less than 25% opaque? Yes No
- J. Lighting does not shine into adjacent homes, adjacent docks, across the waterway, or interfere with navigation? Yes No
- K. Are all pilings and other mooring devices located in a waterway marked with acceptable reflectorized markings on each side? Yes No
- L. Prohibited structures and materials - Yes answer is not permissible
1. Is any structure over the water enclosed? Yes No
  2. Does any structure have a useable roof? Yes No
  3. Does any structure have a roof with railings? Yes No
  4. Do flotation devices contain non-encapsulated Styrofoam materials? Yes No
  5. Will boats stored on davits and boatlifts intrude into the riparian setback? Yes No
  6. Is dredge or fill activity required? Yes No
- M. Marinas:
1. Is existing shoreline being altered? **Yes** No
  2. Is dredge or fill activity required? **Yes** No
  3. Is usage compatible with adjacent land uses? Yes No
  4. Is quick access to deep, open water? Yes No
  5. Is proposed location outside areas of high manatee concentration? Yes No
  6. Will the proposed location disturb wetlands supporting manatee habitat? **Yes** No
  7. Is marina converting to the private individual ownership of individual slips or any type of dockminium private ownership? Yes No
    - A. Has conditional use approval been obtained? Yes No
  8. Are 10 percent of wet slips made available as demand warrants for rent by vessels with salt-water products licenses for commercial fishing in marinas? Yes No
  9. Is the marina seeking working waterfront designation? Yes No
    - A Are 10% of wet slips reserved for SWP licensed commercial vessels? Yes No
  10. Are wastewater pump-out facilities available for each boat slip? Yes No

N. Was structure involuntarily damaged? Yes No

O. Can the project be approved without a variance or conditional use? Yes No

P. Are all required exhibits complete and attached? Yes No

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**CERTIFICATION OF CODE COMPLIANCE**

The Yankeetown Zoning Official does hereby certify that I have reviewed this application and all attached exhibits, and find them to be COMPLETE INCOMPLETE. If incomplete, further information is required.

Please submit or correct the following: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

Therefore, I hereby ISSUE SUBJECT TO THE FOLLOWING CONDITIONS DENY the applicant a certificate of code compliance.

Commercial dock must submit as built location certification prior to final inspection.

Conditions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_.

Zoning Official: \_\_\_\_\_ Date: \_\_\_\_\_

Compliance certificate expires one year from today. If dock installation is not complete, the permit must be renewed at that time.

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**DOCUMENTATION OF AS BUILT LOCATION**

Upon completion of a commercial dock or pier, a certification of the as-built location documenting compliance with the setback requirements shall be submitted by the owner or agent to the Zoning Official before issuance of final inspection by the building department.

Date received \_\_\_\_\_

Submitted by Owner Agent