

ENVIRONMENTAL SERVICES

88 South Park Avenue, Le Center MN 56057

Website: www.lesueurcounty.gov

Phone: 507-357-8538 Email: EnvServices@lesueurcounty.gov



Le Sueur County
**ENVIRONMENTAL
SERVICES**

Zoning Permit Application – Construction or Placement of a Structure

Applicant:	Phone number:
Email Address:	

Landowner:	Phone number:
Email Address:	

Applicant Mailing Address:		
City:	State:	Zip Code:

Site Address:		
City:	State: MN	Zip Code:

Parcel Number:		
Township:	Section:	¼ - ¼ or Gov. Lot #:
Subdivision Name:		Lot #:

Contractor:	License number:
Mailing Address:	Phone number:
Email Address:	

Project Description:

Approximate Finished Value of the Project: _____

Landowner Agreement:

I hereby certify that I am either the owner of the subject property or have been authorized on behalf of the landowner to apply for this permit. I have read this application and swear the submitted information is true and correct. All provisions of the laws and ordinances governing this work will be complied with whether specified herein or not. I fully understand that the granting of a permit does not presume to give authority to violate or cancel the provisions of any state or local laws regulating construction or the performance of construction. I understand the information I provided for this application will be utilized to determine suitability under the ordinances of Le Sueur County and any omissions or erroneous information provided may result in the permit not being issued. I also understand that by applying for this permit, I grant Le Sueur County Environmental Services Department staff authority to access the above property for inspections throughout the application and permitting process.

Printed Name of Landowner or Contractor Date

Signature of Landowner or Contractor Date

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Type of Project:

- Addition
- Repair
- Relocation
- New Construction

Proposed Use:

- Agricultural
- Residential
- Commercial
- Industrial
- Other _____

Sewage Disposal:

- Municipal Connection
- Individual SSTS
 - Cluster SSTS
 - Holding Tank

- Date of most recent Septic Compliance Inspection: _____
- Are there any Unsealed Wells on the Property? Yes or No
 - If yes, please describe its location: _____

Water Supply:

- Municipal Connection
- Community Well (15+ Connections)
- Private/Shared Well
- On-site location
- Off-site location _____

Parcel Size:

Parcels less than 5 acres calculate area of **All accessory structures** TOTAL: _____ ft²

Total maximum accessory structure size & height allowed:		
Lot size less than 1 ac	2,000 sq. ft.	20' Peak Height
Lot size 1 - 1.99 ac	3,600 sq. ft.	20' Peak Height
Lot size 2 - 4.99 ac	4,000 sq. ft.	25' Peak Height

Structure Type:

Structure Dimensions:

- Would this structure be used to house livestock? _____ If yes, how many? _____
- Deck Length: _____ Width: _____
- Porch Length: _____ Width: _____
- Water-Oriented Length: _____ Width: _____ Peak Height: _____
- Attached Garage Length: _____ Width: _____ Peak Height: _____
- Detached Garage/Shed Length: _____ Width: _____ Peak Height: _____
- Dwelling Length: _____ Width: _____ Peak Height: _____
- Grain Bin # of Bedrooms: _____ Square ft. (Main level): _____
- Warehouse/Business Diameter: _____ Bushels: _____ Peak Height: _____
- Pool Length: _____ Width: _____ Peak Height: _____
- Other _____ Length: _____ Width: _____ Depth: _____ Peak Height: _____

Shoreland Data:

- If the proposed project is located in a Shoreland District, please indicate the lowest floor of the proposed project and complete the table below:
 - Slab on Grade Basement Crawl Space Deck Post / Ground Surface Interface
- Use the table below to calculate the Impervious Surface coverage for your property.

Hard Surface Item	Square Footage	Hard Surface Item	Square Footage
Roofline of House		Parking Area(s)	
Roofline of Garage		Misc. Structure(s)	
Roofline of Shed(s)		Walkway(s)	
Deck(s)		Outdoor Stairs	
Patio(s)		Retaining Wall(s)	
Driveway		Other	
TOTAL:			

- Total Impervious Surface: _____ ft² Total Lot Size: _____ ft²
- Approximate Impervious Surface Lot Coverage: _____%

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ALL APPLICATIONS SHALL INCLUDE A SITE PLAN AT THE TIME OF SUBMITTAL

(Failure to include a complete Site Plan will delay the review of this request and may lead to a denial.)

REQUIRED INFORMATION TO BE SHOWN ON A SITE PLAN:

MAPPING COMPONENTS

- North Point
- Easements
- Property Lines
- Wetlands or Low Spots
- Lakes, Rivers, Streams, Ditches, or any other Water Features
- Road Right-Of-Way
- Bluff and/or Steep Slopes

PROJECT INFORMATION

- Existing Structures
- Existing Setbacks
- Proposed Access Point and Distance from nearest Property Line (if applicable)
- Proposed Structures w/ Dimensions
- Proposed Setbacks

ADDITIONAL INFORMATION

- Septic or Sewer Components
- Proposed Landscaping
- Proposed Erosion Control
- In-Use Well and Abandoned Wells (Sealed and/or Unsealed)
- Proposed Tree Removal
- Impervious Surface w/ dimensions*

***Required on parcels outside of the Agricultural or Conservancy Districts. If coverage appears to exceed the maximum allowed amount, a survey may be required to determine the actual amount of impervious surface coverage.**

Additional Documents Required:

- Site Plan w/ all applicable items as shown above
- Existing Subsurface Sewage Treatment System Compliance Inspection (when applicable)
- New Subsurface Sewage Treatment System Design (when applicable)
- Building Plans and/or floor plans (must include elevation drawings for front, side, and rear)
- Photograph and floor plan of structure – For moved-in structures only.
- Access approval from Road Authority (*MNDOT, County Highway Department, or Township)
- Erosion Control Addendum
- Tree Inventory & Replacement Plan (*Required if removing trees greater than 6 inches in diameter)
- Mineral Resources Notification Form (*Required if dwelling is located within the Mineral Resources Overly District)

Fees:

Fees are based on the **finished value** of the proposed project (not including the land value).

- Agricultural Structure \$2 per \$1,000 of finished value. Minimum \$ 200.00
- Residential Dwelling \$4 per \$1,000 of finished value. Minimum \$ 300.00
- Residential Accessory Structure \$2 per \$1,000 of finished value. Minimum \$ 200.00
- Commercial Structure \$6 per \$1,000 of finished value. Minimum \$ 300.00
- Commercial Accessory Structure \$3 per \$1,000 of finished value. Minimum \$ 200.00
- Industrial Structure \$7 per \$1,000 of finished value. Minimum \$ 350.00
- Signs \$2 per \$1,000 of finished value. Minimum \$ 200.00
- 911 Addressing Fee \$150.00
- Mineral Extraction Notification \$ 46.00

**** AFTER-THE-FACT PERMITS ARE DOUBLE THE FEE + a PENALTY. ****

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Site inspections are necessary to ensure projects conform to all standards and regulations of the Le Sueur County Zoning Ordinance. Below is a summary of the types of inspections (as determined by staff) required for all permits. Some projects may require more or less than what is listed below.

Pre-Application Site Visit

Gopher State One Call – Have utilities marked prior to planning the project
Project marked

Site specific elements marked (when applicable)

Property line(s) nearest to the proposed structure	
Bluff	Right-of-Way
Wetlands	Septic System
Well	Ordinary High Water Level
Other	

Pre-Construction Site Inspection (See Notes Section Below)

Project staked or flagged
Erosion control in place
Septic drainfield location (Primary and Alternate, if applicable) identified and fenced off
911-Address (clearly visible from the road until the blue sign installed)

Setback & Site Management Inspection

Verify construction occurring in the approved location
Erosion control in place and functioning as intended
Septic drainfield location(s) fenced off
911-Address

Follow-up Site Management Inspection

Erosion control in place and functioning as intended, and no mud on the road
No unintended impacts to neighboring property
Septic drainfield location(s) fenced off
911-Address

Erosion Control Management Inspection

Erosion control in place and functioning as intended, and no mud on the road
No tracking of mud onto the roadway
No evidence of disturbed soil leaving the job site

Final Inspection

Final measurements of all elements included on the permit
Erosion control in place and functioning as intended, until vegetation is established
Check any additional conditions to permit

Notes:

- For projects that do not require a survey, the structure does not need to be staked by a surveyor. The purpose is to provide staff with an accurate scope of the proposed work prior to the start of construction.
- Septic should be “fenced” using rope, snow fence, or any other type of barrier to ensure the area is not prematurely disturbed during construction.
- 911-Address should be spray painted on plywood and positioned facing the road until the blue 911-address sign is installed.