



Bloomfield Township  
P.O. Box 489 4200 Telegraph Road  
Bloomfield Hills, MI 48303-0489  
Phone (248) 433-7715 ■ Fax: 433-7729  
Inspection Request: [www.bsaonline.com](http://www.bsaonline.com)  
Website: <http://www.bloomfieldtp.org>

## DEMOLITIONS

### APPLICATION PROCESS

All demolition applications must be submitted to the Building Division for review. A building permit is required for all partial (exterior and interior) or total demolitions. Where applicable, soil erosion control must be installed for all exterior demolitions prior to issuance of the demolition permit.

#### TOTAL Demolition –

- 1 Completed Residential Application (provide licenses) or Commercial Building Application
  - Check box for Fire Department Training on Application
  - Homeowner to sign or provide signed contract
- 2 3 sets of site plan (5 for commercial) showing the elevation of the finished first floor for structure being demolished. A tree preservation survey is required to be included on the site plan as required by ORDINANCE NO. 42-514
  - Plans must not exceed 24" x 36"
- 3 Detroit Edison wrecking clearance letter
- 4 Consumers Energy gas service retirement letter
- 5 Well abandonment requires a copy of Oakland County Health Department Well Abandonment permit and Oakland County's approval. An existing well may remain upon written request. See note on page 2.
- 6 Provide proof (receipt) that the septic system has been pumped and filled.
  - A site inspection maybe required.
- 7 Provide proof (receipt) that the air conditioning unit has been recaptured.
- 8 Call the Department of Public Works at 248-594-2800 to schedule an appointment to remove the water meter and to shut the water off.
- 9 Obtain plumbing permit for water and sewer disconnect permit with approved inspection.

#### REQUIRED INSPECTIONS:

Site inspection prior to permit being issued  
Foundation removal/open hole  
Final Grade

Water & Sewer Permit inspections are as follows:

Water disconnection  
Sanitary cap (may be mechanically or chemically sealed)

#### RESTORATION

**A \$500 cash bond is required to be posted by the permit applicant upon issuance of the demolition permit.**

All exterior demolitions must be graded within five (5) business days from permit issuance and restored with permanent vegetation within the nearest growing season. Exceptions are made when a building permit for new construction has been applied for on the same site.

All restoration of property must be in compliance with the Bloomfield Township Property Maintenance Ordinance until new construction commences.

# Demolitions

**NOTE** – If an application for a new construction permit has been applied for by the time the demolition is ready to issue, a swimming pool may remain contingent upon the maintenance of a 4’ fence around the pool per the code requirements. When the principal structure is removed, no other accessory structures shall be allowed to remain on a site without approval.

Existing wells are required to be abandoned properly and approved through Oakland County Health Department. An existing well may remain upon written request by the property owner with County approval. Clarify intended use, means to protect well from damage, contamination and acceptance of full responsibility of the well throughout all phases of construction.

## LICENSING REQUIREMENTS

Demolition Permit: applicant must be one of the following:

- Property Owner
- Licensed Builder
- Maintenance and Alteration Demolition Contractor

Water & Sewer Permit: applicant must be one of the following:

- Licensed Master Plumber
- Excavator/Sewer Contractor with a \$10,000 Bloomfield Township Surety Bond (see bond form for excavator/contractor requirements)

**PARTIAL DEMOLITION** – Please submit the following items for review:

### Residential Demolition

- 1 Completed Residential Building Application
- 2 Three sets of plans: showing existing and proposed, certified site plan, foundation plan, building elevations (exterior additions/alterations), floor plan, sequence of demolition. Clarity of proposed work is essential. Be specific.
- 3 A tree preservation survey is required to be included on the site plan as required by Ordinance No. 42-5.14
- 4 \$250.00 Residential Application Fee

### Commercial Demolition

- 1 Completed Commercial Building Application w/Architect Certification Form
- 2 Five sets of: sealed plans and site plans (site plans required for exterior alterations)
- 3 A tree preservation survey is required to be included on the site plan as required by Ordinance No. 42-5.14
- 4 \$500.00 Commercial Application Fee

Partial Demolition inspections vary according to individual job specifics

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



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Permit # \_\_\_\_\_

Application Date \_\_\_\_\_

Issue Date \_\_\_\_\_

### APPLICATION FOR RESIDENTIAL BUILDING PERMIT

**To the Township Building Official:** The undersigned hereby applies for a permit to build, construct, remodel, and occupy, or to install according to the following statement and further agrees to maintain the property, while under construction, in accordance with all the Codes of the Charter Township of Bloomfield.

Property Owner: \_\_\_\_\_ Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

E-mail: \_\_\_\_\_ Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Builder: \_\_\_\_\_ Contact: \_\_\_\_\_ Phone: \_\_\_\_\_

Fax: \_\_\_\_\_ Address: \_\_\_\_\_ City: \_\_\_\_\_

State: \_\_\_\_\_ Zip: \_\_\_\_\_ Email: \_\_\_\_\_

Architect: \_\_\_\_\_ Phone: \_\_\_\_\_

E-mail: \_\_\_\_\_ Fax: \_\_\_\_\_

Lot No.: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Building Site Address: \_\_\_\_\_ Sidwell # (19) \_\_\_\_\_

Area Zoned: \_\_\_\_\_ Type of construction: \_\_\_\_\_

ZBA variance required? Yes  No  Date variance granted \_\_\_\_\_

Subdivision Association Comments? Yes  No  Estimated construction cost \_\_\_\_\_

Check one: New building  Addition  Remodeling  Demolition  Other

**Note:** For demolition – Are you interested in letting Fire Department use this house for training prior to demolition of the structure? Yes  No

Construction Description: \_\_\_\_\_

If this is for a play structure, contact the Ordinance Division at (248) 594-2845 for a list of permit and screening requirements.

Residential – Attach three (3) sets of building plans, including site plans, DRAWN TO SCALE.

Soil erosion control installed? Yes  No  Crushed concrete driveway installed? Yes  No

Property identified by address at site? Yes  No



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## APPLICATION FOR RESIDENTIAL BUILDING PERMIT - 2

### STATE OF MICHIGAN REQUIRED INFORMATION (Provide copies of licenses)

Builder's License # \_\_\_\_\_ Expiration Date: \_\_\_\_\_

Federal employer I.D. # or reason for exemption: \_\_\_\_\_

Worker's Comp. Insurance carrier or reason for exemption: \_\_\_\_\_

MESC Employer # or reason for exemption: \_\_\_\_\_

Is the property along a Natural Beauty Road? Yes  No

Does property contain: Wetlands, floodplain or natural features? Yes  No

Does this project contain hazardous material, etc? Yes  No

A permit remains valid as long as work is progressing and inspections are requested and conducted. A permit shall become invalid if the authorized work is not commenced within 180 days after issuance of the permit or if the authorized work is suspended or abandoned for a period of 180 days after the time of commencing the work. A PERMIT WILL BE CLOSED WHEN NO INSPECTIONS ARE REQUESTED AND CONDUCTED WITHIN 180 DAYS OF THE DATE OF ISSUANCE OR THE DATE OF A PREVIOUS INSPECTION. CLOSED PERMITS CANNOT BE REFUNDED.

"Section 23a of the Michigan Construction Code Act of 1972, 1972 PA 230, MCL 125.1523a, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are able to perform work on a residential building or a residential structure. Violators of Section 23a are subject to civil fines."

Signature of Applicant \_\_\_\_\_ Date: \_\_\_\_\_

#### Property Owner:

*During the course of this project a variety of inspections will take place on each of the associated permits, including **final** inspections upon completion. Occasionally, contractors/homeowners overlook the scheduling of final **building, electrical, mechanical, and plumbing** inspections when work is completed. The permits then remain open and ultimately **expire**, which may cause unnecessary difficulties for the permit holder/homeowner. The Building Division would like to help you bring your project to a successful completion. To ensure the scheduling of necessary inspections, please work closely with your contractor.*

Signature of Owner \_\_\_\_\_ Date: \_\_\_\_\_

#### Office Use Only

Registration Fees: \_\_\_\_\_ Application Fee: \_\_\_\_\_

Plan Review Fee: \_\_\_\_\_ Permit Fee: \_\_\_\_\_ Square Ft including garage: \_\_\_\_\_

Issued/Approved by: \_\_\_\_\_ Date: \_\_\_\_\_



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Permit # \_\_\_\_\_

**APPLICATION FOR PERMIT**

Issue Date \_\_\_\_\_

**ELECTRIC**

**PLUMBING**

**SEWER**

Address of job \_\_\_\_\_

Lot # \_\_\_\_\_ Sub. \_\_\_\_\_ Section \_\_\_\_\_

Applicant \_\_\_\_\_ Phone \_\_\_\_\_

Email \_\_\_\_\_ Fax \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Property Owner \_\_\_\_\_ Phone \_\_\_\_\_

New Building  Addition  Remodeling  Repairs  Replacement  Other \_\_\_\_\_

Electrical: Plans required on site for all projects that has a issued building permit with electrical work.

Mechanical: A/C condenser location (**No Front Yard**):  Roof top (requires screening & roof plan)

Rear Yard  Side Yard (requires screening & site plan) Number of units \_\_\_\_\_

Mech. Equipment Type  Hydronic  Forced Air  Boiler Number of units \_\_\_\_\_

Mechanical classifications 1 2 3 4 5 6 7 8 9 10

Generators: See Generator Application Process.

Sewer Contractors: A current ten thousand dollar (\$10,000) surety bond must be posted on a Township form (copies not acceptable). Bonds expire at end of each calendar year.

Number of Inspections requested \_\_\_\_\_

Work Description \_\_\_\_\_

Zoning Board of Appeals required for work being performed ? **YES / NO** Date granted: \_\_\_\_\_

**STATE OF MICHIGAN REQUIRED INFORMATION: (Must provide copies of licenses)**

License Number \_\_\_\_\_ Issued by \_\_\_\_\_ Exp. Date \_\_\_\_\_

Federal Employer ID number or reason for exemption \_\_\_\_\_

Workers Comp Insurance Carrier or reason for exemption \_\_\_\_\_

MESC Employer number or reason for exemption \_\_\_\_\_

A permit remains valid as long as work is progressing and inspections are requested and conducted. A permit shall become invalid if the authorized work is not commenced within 180 days after issuance of the permit or if the authorized work is suspended or abandoned for a period of 180 days after the time of commencing the work. A PERMIT WILL BE CLOSED WHEN NO INSPECTIONS ARE REQUESTED AND CONDUCTED WITHIN 180 DAYS OF THE DATE OF ISSUANCE OR THE DATE OF A PREVIOUS INSPECTION. CLOSED PERMITS CANNOT BE REFUNDED.

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Signature of Applicant \_\_\_\_\_ Date \_\_\_\_\_



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## SURETY BOND

KNOW ALL MEN BY THESE PRESENTS: That we \_\_\_\_\_  
 \_\_\_\_\_ As principal, and \_\_\_\_\_

As sureties, are held and firmly bound unto the Township of Bloomfield, Oakland County, Michigan, a Municipal Corporation, in the sum of Ten Thousand (\$10,000) Dollars, lawful money of the United States of America, to be paid to said Township of Bloomfield Township, Oakland County, Michigan, or to its certain attorney or assignee, to which payment will and truly to be made, we bind ourselves, our heirs, executors, administrators or assigns, and each and every one of them firmly by these presents.

Sealed with our seals, dated the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

THE CONDITION OF THIS OBLIGATION IS SUCH THAT, WHEREAS: the above bonded  
 \_\_\_\_\_ has on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

Applied to and received a license as Sewer Builder in connection with the installation of public or private sanitary sewer systems in said Township.

Now, therefore, if the said \_\_\_\_\_ shall honestly and faithfully perform and discharge all the singular obligations and requirements under the Michigan State Plumbing Code, or any amendment thereto, in the manner and time set forth in said Code governing construction of connections to sanitary and storm sewer systems, and also indemnify and hold harmless said Township of Bloomfield, and Township board of said Township of Bloomfield from all claims, damages, suits, and actions of any kind and description, on account of any act, or omission, or negligence of said obligors in carrying out said provisions of said Code whether resulting from the use of improper materials, faulty construction, or failing to properly protect said work, or in properly providing for the safety of their employees, or in any other way and will fully and in each and every particular job, carry out and perform each and every agreement and obligation in said Code, or any amendments thereto, then this obligation to be void, otherwise to remain in full force and effect.

**SIGNED, SEALED & DELIVERED in presence of:**

*Please print names under Signature line*

\_\_\_\_\_  
 Witness

\_\_\_\_\_  
 Insurance Company

\_\_\_\_\_  
 Witness

\_\_\_\_\_  
 Excavation Company

Expiration Date:  
**December 31, 20\_\_**  
 Driver's License # \_\_\_\_\_

\_\_\_\_\_  
 Contact Person

\_\_\_\_\_  
 Address

Excavator/Company Owner  
 Signature of Excavation Owner

\_\_\_\_\_  
 Telephone Number

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



**Bloomfield Township**  
**Building Department**  
**Schedule of Building Permit Fees**

4200 Telegraph Road P.O. Box 489 Bloomfield Township, MI 48303-0489

(248) 433-7715

**Building Permit** **Effective date: July 1, 2021**

**Residential:**

New, Addition, Alterations	\$0.90 sq. ft.
Demolition	\$300.00
Soil Fill, Removal (includes \$140 Engineering fee)	\$245.00
Paving, Driveway	\$120.00
Temporary or Full certificate of occupancy	\$25.00

**Commercial:**

New, Addition, Alterations	\$0.75 sq. ft.
Shell only	\$0.45 sq. ft.
Interior "build-out"	\$0.30 sq. ft.
Demolition	\$500.00
Soil Fill, Removal (includes \$210 Engineering fee)	\$780.00
Certificate of Occupancy (includes \$50 Fire fee)	\$100.00
Change of Occupancy (includes \$150 Fire fee)	\$500.00

Sign – wall or ground each	\$100.00
Foundation only	\$200.00
Accessory Building, Swimming pools, decks	\$0.40 sq. ft.
Minimum permit fee	\$120.00

Partial inspection	\$50.00
Re-inspection fee	\$75.00

Builders Registration & Administration fee (annual)	\$30.00
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Plus consultant review fee pursuant to Code of Ordinances Section 2-111 to 117 (if applicable)



**Bloomfield Township**  
**Building Department**  
**Schedule of Plan Review Fees**

4200 Telegraph Road P.O. Box 489 Bloomfield Township, MI 48303-0489

(248) 433-7715

**Effective date: July 1, 2021**

**Application fee: (due with application)**

Residential New, Addition, Alteration, Demolition	\$250.00
Accessory Building	\$250.00
Commercial New, Addition, Alteration, Demolition	\$500.00
Online application fee	\$2.00

**Plan Review:**

Residence New, Addition, Alterations	\$0.15 sq. ft.
Commercial New, Addition, Alterations	\$0.15 sq. ft.
Plus Electrical, Mechanical or Plumbing plan review each	\$50.00
Plus Fire Department plan review (Fire Marshal)	\$85.00

See Fire Alarm/Fire Suppression application for additional fees

Plus consultant review fee pursuant to Code of Ordinances Section 2-111 to 117 (if applicable)

Site/Certificate grade review	\$200.00
Decks, fences, pools, signs, and others minor projects (due with application)	\$30.00
Revision fee after plans have been approved	\$75.00
Revision fee (at 3 <sup>rd</sup> review request)	\$100.00
Special Engineering Review Deposit (if applicable)	\$300.00 Minimum

Builders Registration and Administration fee (annual)	\$30.00
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Other Township Department Review Fees – The applicant shall be responsible for additional review fees from other Township Departments/Divisions, including but not limited to Engineering and Environmental Services, Fire, Public Services or Ordinance, if applicable.





**Bloomfield Township**  
**Building Department**  
**Schedule of Plumbing Permit Fees**

4200 Telegraph Road P.O. Box 489 Bloomfield Township, MI 48303-0489

(248) 433-7715

**Plumbing Fees** **Effective date: July 1, 2021**

Application fee	\$35.00
Online application fee	\$2.00
Base fee	\$50.00
<b>Residential:</b>	
New Construction – including two baths with shower pan (3 inspections)	\$200.00
Plus each additional bath	\$50.00
Cross connections	\$100.00
Water tap, water service, storm sewer	\$200.00
Water service or Sewer service, tap (2 inspections)	\$120.00
Sewer repair, Clean outs (2 inspections)	\$120.00
Addition, Alterations - up to 2 bathrooms (2 inspections)	\$100.00
Addition, Alterations - includes 2 bathrooms & shower pan (3 inspections)	\$150.00
Plus each additional bath	\$50.00
Lawn sprinkler, back flow preventer	\$30.00
Water heater replacement	\$50.00
Single inspection	\$50.00
Secondary water meter	\$50.00
<b>Commercial fees – inspector assessed during plan review:</b>	
New, Addition, Alteration (per inspection)	\$125.00
Sewer tap, water service, storm sewer	\$250.00
Swimming pool, spas (2 inspections)	\$100.00
Re-inspection fee	\$75.00
Master Plumbing Registration (duration of license)	\$15.00
Sewer contractors bond & Administration fee (annual registration)*	\$25.00

\*A \$10,000.00 surety bond is required (form completed by insurance company) and present proof of experience of sewer installations from other municipalities.