



**TOWN OF EDISTO BEACH BUILDING PERMIT APPLICATION  
REQUIREMENTS  
Building Department 843-869-2505**

- \_\_\_ Two (2) sets of engineered and or architectural drawings with required state seal, as required by SC code section 40-3-320 pertaining to architects and or section 40-22-270 (8) pertaining to engineers (including electrical, mechanical, and plumbing in addition to window and door schedule) minimum paper size 24" by 36"
- \_\_\_ Scope of Work form
- \_\_\_ Two (2) hard copy site plans, minimum paper size 24" by 36". The state seal is required. (Tree survey can be included.)
- \_\_\_ SC DHEC septic permit or sewer letter from utilities department
- \_\_\_ Water service taps receipt
- \_\_\_ Tree Survey with foot-print of building (can be included in site plan)
- \_\_\_ Property Owner Letter of Authorization or if applicable, Owner Builder Affidavit, which must be recorded with Register of Deeds
- \_\_\_ Completed subcontractors list
- \_\_\_ Pre-Construction elevation certificate, under construction EC at horizontal construction
- \_\_\_ Completed Manual J form and Manual D with duct layout
- \_\_\_ Completed energy form, RES check
- \_\_\_ Non-Conversion Affidavit, which must be recorded with Register of Deeds

**For Building in a "V" zone also include**

- \_\_\_ V zone design certificate separate from plans
- \_\_\_ V zone breakaway wall certificate separate from plans
- \_\_\_ Beachfront OCRM permit  
<https://www.scdhec.gov/environment/WaterQuality/CoastalPermits/BeachfrontPermitting/>