



# TOWNSHIP OF RAY

County of Macomb

**Board of Trustees**  
Joe Jarzyna, Supervisor  
Lori Lascoe, Clerk  
Douglas Stier, Treasurer  
Charles Bohm, Trustee  
Betty Grader, Trustee

64255 Wolcott Road Ray Township, MI 48096 (586) 749-5171  
Fax (586) 749-6190 Website [www.raytwp.org](http://www.raytwp.org)

## **RAY TOWNSHIP** **DEMOLITION PERMIT REQUIREMENTS/PROCEDURES**

1. Contact the following to obtain shut off notices:

Macomb County Health Department	(586) 469-5100
Consumer Energy	(800) 477-5050
Detroit Edison	(800) 477-4747
SEMCO	(800) 624-2019
MISS DIG	(800) 482-7171

2. Post bond - minimum \$500.00

3. Complete building application and submit plan review fee.

- Include proof that both gas and electrical have been disconnected.
- Include proof that the structure has been inspected by a qualified person, and is free from hazardous materials and/or contamination.
- Proof of proper disposal of hazardous materials if any were found.

4. The Property owner shall be responsible for obtaining a determination, from a qualified person, with proper credentials or licenses regarding the presence of Hazardous Materials (Asbestos, Mercury, Lead, PCB's, etc.) and the legal removal, remediation and disposal of any and all Hazardous Materials in accordance with State and Local Laws. Equipment and materials containing Hazardous Materials shall be removed from the structure prior to structure demolition. All manpower, materials, and machines required to perform this work shall be the responsibility of the Property owner.

5. Septic tanks must be pumped dry, top crushed in and backfilled according to Macomb County Health Department specifications.

6. Remove well casings and plug well. Will need Health Department approval letter of well plugged or letter stating no well on site, before final inspection.

7. Underground utilities, pipes and services shall be properly abandoned and approved by the Township proper authority (Detroit Edison, Semco, Macomb County Health Dept. etc.).

8. Remove all debris from the site, including foundations and basement walls, or some materials could be burned or buried with approval of the Building Department and or Fire Department.

9. Site must be backfilled with class II fill dirt, compacted and graded to surrounding grades.

10. Inspections required:

- Open hole
- Final grade

11. Permit fee: Must be paid when permit issued, fees schedule is attached.

**RAY TOWNSHIP**  
64255 WOLCOTT, RAY TWP MI 48096  
PHONE 586-749-5171 / FAX 586-749-6190  
Monday thru Thursday 9:00 a.m. to 5:00 p.m.

## DEMOLITION PERMIT-

### Required Documents

- Proof that electrical has been disconnected.
- Proof that gas has been disconnected.
- Permit from Health department if they are going to abandon the well.

Completed Building application

Plan Review Fee: Due with Application (non-refundable)

Bond – Minimum of \$500

Permit Fee: Required when permit is issued. See fee schedule-attached

If homeowner will be living in the house during construction of new residence they must post a bond of \$2500 and go before the board.

Provide proof that structure to be demolished has been inspected for hazardous materials (asbestos, lead) and is free of above contaminants.

RAY TOWNSHIP BUILDING DEPARTMENT  
PERMIT FEE SCHEDULE  
REVISED 2/3/04

ALL BUILDING APPLICATIONS MUST INCLUDE AN APPLICATION FOR CERTIFICATE OF ZONING COMPLIANCE. UNLESS LISTED AS **NOT REQUIRED**  
APPLICATION FOR ZONING COMPLIANCE/PLAN REVIEW FEE (non-refundable)

**ADDITIONAL REQUIRED DOCUMENT FOR ACCESSORY BUILDINGS ONLY**-Included with the Application for Zoning Compliance is an "AFFIDAVIT OF ZONING COMPLIANCE" this document must have owner's signature, witnessed and notarized prior to building permit being issued. Notary available at Township office. Affidavit will be recorded at Macomb County Register of Deeds office.

RESIDENTIAL HOMES, ADDITIONS & ALTERATIONS:

ADDITIONS UP TO 499 SQ. FT. (REVISED 5/18/04)

CZC/PLAN REVIEW FEE: \$50.00 (non-refundable)  
PERMIT FEE: \$75.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

UP TO 3499 SQ FT:

CZC/PLAN REVIEW FEE: \$75.00 (non-refundable)  
PERMIT FEE: \$250.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

3500 SQ. FT. & OVER

CZC/PLAN REVIEW FEE: \$300.00 (non-refundable)  
REVIEWS REQUIRED BY ALL INSPECTORS  
(BUILDING, ELECTRICAL, MECHANICAL, PLUMBING)  
IF FIRE DEPARTMENT REVIEW REQUIRED ADD \$75.00

PERMIT FEE: \$600.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

ANY ADDITIONAL INSPECTIONS REQUIRED WILL BE CHARGED AT THE "PER INSPECTION REQUIRED" FEE ABOVE. RE-INSPECTION FEE \$50.00.

ELECTRICAL, MECHANICAL AND PLUMBING PERMITS ARE SEPARATE PERMITS.

ACCESSORY BUILDINGS

DECK  
DETACHED GARAGE  
GAZEBO  
IN-GROUND POOLS  
PATIO  
POND  
PORCH

CZC/PLAN REVIEW FEE: \$50.00 (non-refundable)  
PERMIT FEE: \$100.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

**\*\*ACCESSORY BUILDINGS: \*\*** “Accessory Building Affidavit of Zoning Compliance” must be completed by property owner prior to issue of building permit. Affidavit is part of Certificate of Zoning Compliance Application.

DETACHED ACCESSORY STRUCTURES UNDER 200 SQ. FT., NO PERMIT REQUIRED.

ABOVE GROUND POOLS (INCLUDES UP TO 36 SQ. FT. DECK)  
FENCE THAT REQUIRES A FOOTING  
HANDICAP RAMP  
MISCELLANEOUS

CZC/PLAN REVIEW FEE: \$50.00 (non-refundable)  
PERMIT FEE: \$20.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

DEMOLITION:

**CERTIFICATE OF ZONING COMPLIANCE NOT REQUIRED**  
PLAN REVIEW FEE: \$50.00 (non-refundable)  
PERMIT FEE: \$100.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

ANY ADDITIONAL INSPECTIONS REQUIRED WILL BE CHARGED AT THE “PER INSPECTION REQUIRED” FEE ABOVE. RE-INSPECTION FEE \$50.00.

ELECTRICAL, MECHANICAL AND PLUMBING PERMITS ARE SEPARATE PERMITS.

COMMERCIAL: BUILDING

CZC/PLAN REVIEW FEE: \$150.00 PER REVIEW REQUIRED (non-refundable)  
(BUILDING, ELECTRICAL, MECHANICAL, PLUMBING & FIRE DEPARTMENT) /  
(Revised 4/5/05)

PERMIT FEE: \$700.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

FOR MULTIPLE OCCUPANT BUILDINGS, INSPECTION FEES ARE BASED PER UNIT.

COMMERCIAL: SIGNS

CZC/PLAN REVIEW FEE: \$125.00 PER REVIEW REQUIRED (non-refundable)  
PERMIT FEE: \$100.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

COMMERCIAL: FENCES

CZC/PLAN REVIEW FEE: \$125.00 PER REVIEW REQUIRED (non-refundable)  
PERMIT FEE: \$100.00 PLUS REQUIRED INSPECTIONS  
PER INSPECTION REQUIRED: \$50.00

ANY ADDITIONAL INSPECTIONS REQUIRED WILL BE CHARGED AT THE "PER INSPECTION REQUIRED" FEE ABOVE. RE-INSPECTION FEE \$50.00.

ELECTRICAL, MECHANICAL AND PLUMBING PERMITS ARE SEPARATE PERMITS.

RAY TOWNSHIP ZONING ORDINANCE NO 36.

Expiration of Building Permit – If the work described in any building permit has not begun within six (6) months from the date of issuance thereof, said permit shall expire, except as otherwise provided herein; it shall be canceled by the Building Inspector and written notice thereof shall be given to all persons affected.

If the work described in any building permit has not been completed with one (1) year from date of issuance, the permit shall expire unless it is renewed. The Building Inspector may reissue said permit for a second period of one (1) year at the cost of ½ the original permit fee. The renewal permit will expire at the end of one (1) year having allowed a total of two (2) years for final construction under original permit.

At the end of two (2) years from the date of issuance of the original building permit, the permit shall expire and the Building Inspector will notify the permit holder in writing of said expiration, No further work may be undertaken and all monies (financial guarantees, plan reviews, and permit fees) will be forfeited. To undertake additional work after this period a new application, permit and fees shall be required.

RAY TOWNSHIP  
 CASH PERFORMANCE BONDS REQUIRED FOR BUILDING  
 REVISED 2/2016

ALL BONDS PAID FOR AT TIME WHEN BUILDING PERMIT IS ISSUED.

RESIDENTIAL: Subject to site improvements  COMMERCIAL: See Section 2108 of the Ray Township Zoning Ordinance.	<table style="width: 100%; border: none;"> <tr> <td style="width: 60%;">TO 3,499 SQ. FEET:</td> <td style="text-align: right;">\$1,000.00</td> </tr> <tr> <td>3,500 SQ. FEET &amp; OVER</td> <td style="text-align: right;">\$2,000.00</td> </tr> </table>	TO 3,499 SQ. FEET:	\$1,000.00	3,500 SQ. FEET & OVER	\$2,000.00		
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ACCESSORY BUILDING DETACHED GARAGE DECK GAZEBO IN-GROUND POOL PATIO POND PORCH	\$500.00						
ABOVE GROUND POOLS	\$250.00						
DEMOLITION RESTORATION/ALTERATION/REPAIR	BASED ON VALUE / MINIMUM \$500.00						
SIGNS	\$500.00						
FENCE	\$500.00						

W/FEESCHED

APPROVED 3/21/00  
 UPDATED 11/15/01  
 REVISED 7/21/03  
 REVISED 2/2016/APPROVED 2/16/16