

# Report to the Joint Legislative Committee

## On Local Government

Pursuant to S.L. 2017-130, Sec. 4(c)  
BUILDING CODE REGULATORY REFORM

Name of Inspection Department:

Buncombe County Permits & Inspections

Name of Person Preparing Report:

Matt Stone, Director of Permits & Inspections

Signature of Person:

Matt Stone

Date of Report:

12/31/19

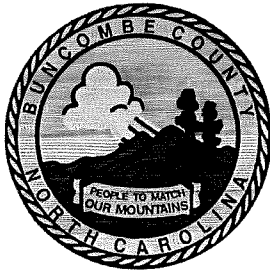
Submit this report electronically to Brad Krehely, Staff Attorney,  
Legislative Analysis Division, at [brad.krehely@ncleg.net](mailto:brad.krehely@ncleg.net)

\*\*Please attach any written procedures that may have been developed to implement the provisions of this law and the outcomes of any informal reviews. \*\*

- ☒ Check to indicate that organization implemented a process for an informal internal review of inspection decisions made by the department's inspectors. Refer to S.L. 2017-130, Section 4(a) (counties) or 4(b) (cities) for further details about this requirement.
- ☒ Check to indicate that this process established a procedure whereby the inspector's supervisor conducts an initial review of inspectors' decisions. Refer to S.L. 2017-130, Section 4(a) (counties) or 4(b) (cities) for further details about this requirement.
- ☒ Check to indicate that this process included written procedures for the inspections department to follow when a permit holder or applicant requests an internal review of an inspector's decision. Refer to S.L. 2017-130, Section 4(a) (counties) or 4(b) (cities) for further details about this requirement.
- ☒ Check to indicate that this organization includes in or with each permit issued by the department (i) the name, phone number and email of the supervisor or each inspector and (ii) a notice of availability of the informal internal review process. Refer to S.L. 2017-130, Section 4(a) (counties) or 4(b) (cities) for further details about this requirement.

State the number of times this organization conducted an informal internal review process in the previous calendar year:

0 REVIEWS WERE REQUESTED



BUNCOMBE COUNTY  
 PERMITS & INSPECTIONS  
 30 VALLEY STREET  
 ASHEVILLE, NC 28801

### INFORMAL INTERNAL REVIEW PROCESS FORM

*Name/Phone number		
*Address		
*Case Number		
*Email		
*Address of inspection		
*Date of inspection		
*Type of inspection		
*Name of Inspector		
*Inspection result		
*Supporting evidence vs Inspection decision (Attach supporting documents)		
*this form submitted via (hand delivery/email/fax)		
	<b>Remainder of form to be completed by Supervisor</b>	
Supervisor name/number		
Date of Submittal		Date of review
Summary of findings		
Date sent to Applicant		

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

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

\_\_\_\_\_  
 (Printed Name)

I UNDERSTAND MY REVIEW WILL BE NOT BE PROCESSED IF THIS FORM IS NOT COMPLETE, ALL AREAS WITH "\*" WERE COMPLETED BY MYSELF. I ALSO UNDERSTAND A DECISION WILL BE REACHED WITHIN A REASONABLE AMOUNT OF TIME AS PER North Carolina G.S. 143-140 (a)

CASE # \_\_\_\_\_

## BUNCOMBE COUNTY PERMIT APPLICATION

Site Location: \_\_\_\_\_ PIN # \_\_\_\_\_

Township: \_\_\_\_\_ Subdivision/Park Name: \_\_\_\_\_ Lot # \_\_\_\_\_ Ridge Law: \_\_\_\_\_

Directions: \_\_\_\_\_

Circle Permit Type: Single Family    Townhouse    Duplex    Mobile Home    Modular Home    Commercial    Multi-Family    Other \_\_\_\_\_

Type of Work: Circle Applicable Type(s) New    Addition    Remodel    Upfit/Repair    Change of Use    Moved House    Garage (Att / Det) SQ. FT. \_\_\_\_\_

Use of Property: (Circle One) Owner Occupied    Rental    Sale

Project Description: \_\_\_\_\_

Total Cost of Project: \_\_\_\_\_ # of Stories \_\_\_\_\_ # of Bedrooms \_\_\_\_\_ # of Bathrooms \_\_\_\_\_

Total Heated SQ. FT. \_\_\_\_\_ SQ. FT. of New Construction (or Renovated Area) \_\_\_\_\_

Foundation – Circle Applicable Type: Basement    Crawlspace    Slab    Piers    Other \_\_\_\_\_

Basement Finished: Yes / No    Total Heated SQ. FT. of Basement \_\_\_\_\_ Total Unheated, SQ. FT. of Basement \_\_\_\_\_

**Mobile Homes Only:** Year \_\_\_\_\_ Manufacturer \_\_\_\_\_ Size \_\_\_\_\_ Electric Furnace – Yes / No \_\_\_\_\_

Mobile Home Dealer: \_\_\_\_\_ Phone # \_\_\_\_\_

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

Set-up Contractor: \_\_\_\_\_ Phone # \_\_\_\_\_ Lic # \_\_\_\_\_

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

Owner: \_\_\_\_\_ Phone # \_\_\_\_\_

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

Applicant (If Different from Owner): \_\_\_\_\_ Phone # \_\_\_\_\_

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

Contractor: \_\_\_\_\_ NCGC LIC # \_\_\_\_\_ Phone # \_\_\_\_\_

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

Lien Agent Name: \_\_\_\_\_ Phone # \_\_\_\_\_

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

Sub-Contractors: Electrical \_\_\_\_\_ State Lic # \_\_\_\_\_

Mechanical \_\_\_\_\_ State Lic # \_\_\_\_\_

Plumbing \_\_\_\_\_ State Lic # \_\_\_\_\_

Sprinkler \_\_\_\_\_ State Lic # \_\_\_\_\_

Other \_\_\_\_\_ State Lic # \_\_\_\_\_

Utilities – Circle Applicable Type(s)

Electric: Duke Energy Progress    Duke Power    French Broad EMC    Haywood EMC    Other \_\_\_\_\_

Fossil Fuel: Natural Gas    LP Gas    Oil    Heat Pump/AC    Other \_\_\_\_\_

Water: Private Well (New) or (Existing)    Community Well    Public Water

Sewer: Septic Tank (New)    Septic Tank (Existing)    MSD Sewer    Other \_\_\_\_\_

The undersigned hereby certifies that he/she is the contractor and authorized agent of the owner and the above information is correct to the best of his/her knowledge and hereby makes application for a permit and inspection of work described above. All work will be done in accordance with all applicable Federal, State and local laws and regulations and that it is understood that this permit will expire if work is not commenced and inspected within six months of the date of issue. This permit will also expire if work stops at any time for 12 months or more and no inspections are performed to verify work in progress.

Contractor / Owner Signature \_\_\_\_\_ Date \_\_\_\_\_ Printed Name \_\_\_\_\_

**OFFICE USE ONLY:** Zoning Approval - \_\_\_\_\_ Asheville ETJ \_\_\_\_\_ Beaverdam \_\_\_\_\_ Biltmore Forest \_\_\_\_\_ Limestone \_\_\_\_\_ Weaverville \_\_\_\_\_ Woodfin

Flood Hazard Zone: \_\_\_\_\_ FIRM # \_\_\_\_\_ Grading/Erosion Permit # \_\_\_\_\_ Lot Size \_\_\_\_\_ Disturbed Area \_\_\_\_\_ Watershed \_\_\_\_\_

PRINTED ON THE BACK OF ALL BUILDING PERMITS

### INFORMAL REVIEW OF INSPECTION RESULT

Per North Carolina General Statute 143-140. Any person desiring to raise any question under this Article or under the North Carolina State Building Code shall be entitled to a technical interpretation from the appropriate enforcement agency, as designated in the preceding section. Upon request in writing by any such person, the enforcement agency through an appropriate official shall within a reasonable time provide a written interpretation, setting forth the facts found, the decision reached, and the reasons therefor. In the event of dissatisfaction with such decision, the person affected shall have the options of:

(1) *Appealing to the Building Code Council or*

(2) *Appealing directly to the Superior Court as provided in G.S. 143-141.*

*(b) If an interpretation under this section or under G.S. 143-141(b) changes after a building permit is issued, the permit applicant may choose which version of the interpretation will apply to the permit, unless such a choice would cause harm to life or property.*

In the event you as the applicant of the permit desire for an interpretation of an inspection result from the Inspector from a decision based upon the North Carolina State Building Codes visit our website for the form entitled **INFORMAL INTERNAL REVIEW PROCESS FORM**. The form needs to be completed and any supporting documents attached, incomplete forms will not be processed. Once the form is completed you may deliver to the Buncombe County Permits & Inspections Office attention to: Inspections Supervisor: Matt Stone 828-250-5364 or [matt.stone@buncombecounty.org](mailto:matt.stone@buncombecounty.org)

I have read and understand my right to appeal the inspection result of a North Carolina State Building Code decision based upon the decision of the field inspector. I also understand that incomplete forms will not be processed and this is a review of a code interpretation and NOT a complaint.