



## **City of Myrtle Beach Construction Services Dune Walkover Guidelines**

The following is a guideline for permitting and constructing dune walkovers in the City limits of Myrtle Beach. Provide a completely filled out building permit application and four (4) surveys not more than six (6) months old, signed and sealed by a South Carolina registered land surveyor or civil engineer.

The survey must include:

- Current tax map or pin number, subdivision name, lot, block and section
- Footprints and elevations of any structures, decks, secondary buildings, fences or other tangible items drawn to scale (1" = 20')
- Driveway cuts and dimensions
- Proposed water meter and sewer location
- Include drainage flow direction arrows, roof downspouts and associated piping, adjacent roads, ditches, pipelines, culverts, any existing and proposed watercourse, wetland, swales, pipes, catch basins, etc.
- Elevations of the center of the road, existing and proposed, of all corners at 25-foot intervals along and 5 feet beyond each property line, and at any distinguishing feature on or off site that could in any way impact storm water flow from the property.
- Flood zone lines, if applicable. If the property is in a flood hazard zone, the proposed elevation of the lowest finished floor or the bottom of the lowest horizontal support member, depending on the flood hazard zone.

Additional requirements for design and construction are as follows:

- Walkover shall be designed in accordance with the 2015 International Building Code
- Walkway from house to dune must be of wood construction and no more than 6" above grade
- This safety design will apply to steps, guardrails, handrails and handicap ramps
- Dune walkovers may be constructed without an OCRM permit if they are constructed according to the following criteria:
  - All components must be constructed of wood
  - Have a maximum width of six (6) feet
  - Conform to the contour of the dunes with a two (2) foot vertical clearance between the surface of the dune and top of the walkway
  - Displace no sand in the critical area
  - Be constructed with as little environmental damage as possible
  - Not be located within fifty (50) feet of another walkway on the same parcel of property
  - Be shore perpendicular, except as necessary for handicapped access
  - No concrete footings are allowed
  - A minimum of two (2) risers to extend below existing grade
  - Handicap ramps shall slope from the deck to the toe of the dunes and then run parallel to the beach.



# CITY OF MYRTLE BEACH BUILDING PERMIT APPLICATION

|  |            |  |              |  |              |   |                               |                 |  |
|--|------------|--|--------------|--|--------------|---|-------------------------------|-----------------|--|
| Job Site/<br>Physical Address  |            |  |              | Building Use <input type="checkbox"/> Commercial<br><input type="checkbox"/> Residential |              | Zoning District   | Flood Zone                    |                 |  |
| Lot#   | Block      | Section/<br>Subdivision                                      |              |  | TMS/<br>PIN  |   |                               |                 |  |
| Owner of Property  |            | Mailing Address  |              |  |              | Phone   |                               |                 |  |
| Lessee/Business Name   |            | Mailing Address  |              |  |              | Phone   |                               |                 |  |
| Contractor   |            | Mailing Address  |              |  |              | Phone   |                               |                 |  |
|  |            |  |              |  |              | City License #  |                               | State License # |  |
|  |            |  |              |  |              | Phone   |                               | City License #  |  |
| Architect/Engineer   |            | Mailing Address  |              |  |              | Phone   |                               |                 |  |
|  |            |  |              |  |              | City License #  |                               | State License # |  |
|  |            |  |              |  |              | Phone   |                               | City License #  |  |
| Work Classification <input type="checkbox"/> New <input type="checkbox"/> Addition <input type="checkbox"/> Remove/Demo<br><input type="checkbox"/> Int Repair <input type="checkbox"/> Ext Repair <input type="checkbox"/> Int Alteration <input type="checkbox"/> Ext Alteration   |            |  |              | Stop Work Order <input type="checkbox"/> Yes <input type="checkbox"/> No                 |              | Property Maintenance Violation <input type="checkbox"/> Yes <input type="checkbox"/> No                         |                               |                 |  |
| Description of Work  |            |  |              |  |              |   |                               |                 |  |
|  |            |  |              |  |              |   |                               |                 |  |
| CODE YEAR _____  |            | <input type="checkbox"/> IBC<br><input type="checkbox"/> IRC | Tap Ticket # | Sprinkled <input type="checkbox"/> Yes <input type="checkbox"/> No                       |              | <input type="checkbox"/> Sprinkler Revisions Required<br><input type="checkbox"/> Fire Alarm Revisions Required | Type Construction             |                 |  |
| Total Valuation  |            | Plan Review Fee  |              |  | Permit Fee   |   | Occupancy Group               |                 |  |
| Date Received  |            | CAB Approval Date  |              | BZA Approval Date  |              | Date Issued   | Permit #                      |                 |  |
| # Baths  | # Bedrooms | # Dwellings  | # Blgs       | Total Sq Ft  | Heated Sq Ft | Garage/<br>Storage Sq Ft  | Covered Porch/<br>Patio Sq Ft |                 |  |
| <p>Pursuant to SC Code 15-3-460, you have the right to contract for a guarantee of the structures being free from defective and unsafe conditions beyond thirteen years after substantial completion of the improvement for which this permit is issued. Separate permits are required for electrical, plumbing, gas, heating, ventilation or air conditioning work. This permit becomes null and void if work or construction which it authorized is not commenced within 6 months of its issuance, or if work or construction is suspended or abandoned for a period of 6 consecutive months at any time after it is commenced.</p> <p>901.24 <i>Minimum finished floor elevation.</i> All structures, not located in a special flood hazard area, shall have the lowest floor and all mechanical or electrical equipment, such as compressors, air conditioning units, etc., elevated no less than 18 inches above the highest crown of any abutting street or, at the owners' option, twenty-four inches above the average grade of the lot. Final site grading shall insure that ponding of storm water will not occur beneath the building not nearer than three feet from the building's perimeter or any mechanical or electrical equipment. All existing structures, not in a special flood hazard area, will be permitted to expand at the existing finished floor elevation.</p> <p>If finished floor elevation not known, please initial the preceding statement: _____</p> <p><b><i>I hereby certify that I have read and examined, or have had read to me, this application and understand this application to be true and correct. Compliance with all provisions of laws and ordinances governing this type of work shall be assured whether specified herein or not. The granting of this permit does not presume to give authority to violate or cancel the provision of any federal, state or local laws regulating construction, or the performance of construction.</i></b></p> |            |  |              |  |              |   |                               |                 |  |
| Signature of Owner or Authorized Agent   |            |  |              | Printed Name   |              | Phone   | Fax                           |                 |  |
| Company  |            |  |              | Email Address  |              |   |                               |                 |  |

### Project Approvals

### Required Permits and Final Status

| Department       | Required                 | Approval Signature |
|------------------|--------------------------|--------------------|
| Zoning           | <input type="checkbox"/> |                    |
| Flood            | <input type="checkbox"/> |                    |
| Building         | <input type="checkbox"/> |                    |
| Electrical       | <input type="checkbox"/> |                    |
| Plumbing         | <input type="checkbox"/> |                    |
| Landscaping      | <input type="checkbox"/> |                    |
| Engineering      | <input type="checkbox"/> |                    |
| Planning         | <input type="checkbox"/> |                    |
| Fire             | <input type="checkbox"/> |                    |
| Addressing       | <input type="checkbox"/> |                    |
| Business License | <input type="checkbox"/> |                    |

| Required Permits  | Permit Number | Final Inspection Date |
|---|---------------|-----------------------|
| <input type="checkbox"/> Building   |               |                       |
| <input type="checkbox"/> Electrical   |               |                       |
| <input type="checkbox"/> Mechanical   |               |                       |
| <input type="checkbox"/> Plumbing   |               |                       |
| <input type="checkbox"/> Gas  |               |                       |
| <input type="checkbox"/> Fire Alarm   |               |                       |
| <input type="checkbox"/> Sprinkler  |               |                       |
| <input type="checkbox"/> Suppression System <input type="checkbox"/> Hood             |               |                       |
| <input type="checkbox"/> NFUS <input type="checkbox"/> US <input type="checkbox"/> DW |               |                       |
| <input type="checkbox"/> Pool   |               |                       |
| <input type="checkbox"/> Fence  |               |                       |

*This permit becomes null and void if work or construction which is authorized is not commenced within six months of its issuance, or if work or construction is suspended or abandoned for a period of 6 consecutive months at any time after it is commenced. This permit does not grant any right or privilege to erect any structure or to use any premises herein described for any purpose or in any manner prohibited by the Zoning Ordinance of the City of Myrtle Beach.*