



Trimble County Kentucky

Farmstead Building Exemption Form

Application Submit Date: _____

Farm ID # _____

Applicant Information

Property Owner _____

Address _____

Phone _____ Email _____

Agent/Applicant (if different from property owner) _____

Phone _____ Email _____

Type: New Construction ☐

Addition ☐

Alteration ☐

Remodel ☐

Re-Issuance ☐

Required Items Checklist: (submit with Application and check all that are included with Application)

- | | |
|---------------------------------------|---|
| 1. Building Plans _____ | Proposed Use of Structure _____ |
| 2. Deed _____ | (personal, farm/agriculture, commercial/business, etc.) |
| 3. Recorded Plat (if available) _____ | # of Existing Structures on Parcel _____ |
| 4. Septic Permit (if required) _____ | # of Units (if Multi-Family) _____ |
| 5. PVA Parcel # _____ | Zoning District (A-1, A-2, B-1, I-2, R-1, R-2, R-3) _____ |

Lot Information

Subject Parcel Address _____ City _____

Jurisdiction (City of Bedford, Trimble County) _____

Major Subdivision/Minor Plat _____ Section _____ Lot # _____

PUD/Site Plan/Dev. Plan _____ Date Approved: _____

Lot Size _____ Road Frontage _____ Sides Average _____

Flood Plain: Y or N

Drawing/Plot Plan, On a separate paper, provide a sketch that identifies all parcel boundary lines and all structures, driveways, fences, etc. on parcel and the proposed structure. See example plot plan attached

Minimum Setbacks: (minimum setbacks are required unless a variance has been granted)

Setbacks are measured from the edge of Right-of-Way (city, county, or state property; **not from edge of pavement**)

Front: _____ Rear: _____ Sides: _____ Variance Approval Date: _____

Accessory Structures Must Be 8 feet from all lot lines and all other structures on parcel

Notes: _____

Contractor/Construction Information:

Estimated Start Date of Construction: _____

Contractor Name _____

Contact/GC Name _____

Phone _____ Email _____

Structure Information

Structure Type (*SFD, garage, lean-to, pole barn, shed, carport, etc.*) _____

Structure Length (*in feet*) _____ Structure Width (*in feet*) _____

Total Square Footage: _____ # Stories _____ Basement Sq. Ft. _____ Exterior (covered area) Sq. Ft. _____

Applicant Signature: _____

Date: _____

P&Z Official: _____

Approved Date: _____

AFFIDAVIT FOR FARMSTEAD BUILDING EXEMPTION

Currently in Kentucky there is a Farmstead Exemption under KRS 318.010(8) a homeowner can request. This exemption allows the farm owner to construct their home without obtaining a building permit. Without a building permit the homeowner is not required to have construction inspections and thus will not receive a Certificate of Occupancy from this office. Many Financial Institutions and Insurance Policies may require a Certificate of Occupancy now or to future owners and this office cannot issue a Certificate of Occupancy without a permit.

I have been advised and understand that if the property does not, in fact, meet the criteria previously described in the affidavit, it is not exempted as a “farmstead” and if the construction without permits and inspections is in violation of the Kentucky State Building Code, the property owner and anyone who works on the building project or is in charge of having other work on the building project may be subject to civil and criminal penalties provided by KRS 189B.990.

I, the undersigned, do hereby state that the building construction at (address):

Is exempt from the building code under KRS 198B.06(1) and 815 KAR 7:120 & 125, and the following statements are true and correct:

1. The specific tract of land on which the building is constructed is qualified as a farm by registration as either agricultural land or horticultural land in the Trimble County PVA Office pursuant to KRS 132.0101; and
2. The building is situated on one lot consisting of at least 10 acres; and
3. The land and the building are located outside the corporate limits of a municipality; and
4. The building for which the exemption is requested is a dwelling or another type of building incidental to the operation and maintenance of the farm, it is not a commercial or public building that is not a regular workplace for ten (10) or more people or for the processing or storage of timber products; and

I hereby CLAIM the farmstead exemption and REFUSE to comply with the provisions of the 2018 Kentucky State Building Code.

SIGNATURE (Property Owner)

DATE:

SIGNATURE (Zoning Administrator)

DATE: