

Planning & Zoning FAQs

Q: When do I need a zoning permit?

A: A zoning (building) permit is required to erect, enlarge, alter, or construct any structure larger than 100 square feet and includes agricultural and portable structures. A minimum fee of \$50 will apply for all structures. Zoning Permits are also required in the cities of Battle Creek, Madison, Meadow Grove, Newman Grove, and Tilden.

Q: Can I start construction prior to receiving approval of my zoning permit?

A: No. Please allow at least two weeks for processing of your permit.

Q: What happens if I build without a zoning permit?

A: When construction is discovered you will be asked to complete a zoning permit and your fee will be assessed at a rate of five times the standard fee. If your building does not comply with the Zoning Regulations, you may be required to move the structure or tear it down.

Q: What is the minimum lot size for lot splits?

A: The minimum lot size (excluding road right-of-way) is 3 acres in Madison County and 5 acres in Pierce County.

Q: What are the required building setbacks?

A: Both Madison and Pierce Counties require a setback of 50 feet from the right-of-way or 83 feet from the center of the road. They both also require a side setback of 15 feet and a rear setback of 25 feet. *Property less than 20 acres in Madison County requires a 50 foot front setback and 10 foot side and rear setbacks.*

Q: What's my zoning?

A: Visit <http://madison.gisworkshop.com> for all of Madison County except the City of Norfolk.

Visit <http://pierce.gisworkshop.com> for all of rural Pierce County.