



## Does Your Home Building or Remodeling Project Require a Permit?

If you are ready to get started on a home improvement project, please note that some projects require permits from the city before work begins, particularly those with minimum standards set for both safety and performance. These projects must be inspected when completed to make sure that the minimum standards are met.

### Some projects that require a permit include:

- Sheds between 120 – 200 s.f. (zoning permit)
- Accessory buildings larger than 200 s.f. (building permit)
- Decks under 30” and not attached to the main structure (zoning permit)
- Decks higher than 30 inches above grade and attached to the home (building permit)
- Gas or wood fireplace (mechanical permit)
- Fence installation (zoning permit)
- Replacement furnaces and air conditioners (mechanical permit)
- Replacement water heaters (plumbing permit)
- Replacing windows, doors, roofing and siding (building permit)
- Driveways, new or expanded (zoning permit)
- Any interior remodels that involve structural changes, demolishing, opening up, moving or adding walls (building permit)
- In ground or above ground swimming pools (building permit and zoning permit for fencing)
- Retaining walls: under 4’ in height (zoning permit)
- Retaining walls: over 4’ in height (building permit)

Most remodeling/building projects such as a deck, new homes, basement finish/remodel along with the permit application require plans and a site plan to be submitted to the city for a plan review. This process can take 7 to 10 days depending on the scope of the project.

Some permits can be obtained online, emailed, faxed or issued in person. Some types include windows, roofing, siding, furnace & a/c, water heaters, fireplaces and electrical. Visit the city website at [www.cityofardenhills.org](http://www.cityofardenhills.org) to learn more.

### Projects that do not require a permit include:

- Replacing a faucet, sink or toilet.
- Painting, flooring, cabinets, countertops or similar work.
- Swings and/or playground equipment.

For additional project handouts and permit applications, please refer to our website: [www.cityofardenhills.org](http://www.cityofardenhills.org) If you have any questions you may contact Steve Thorp, Building Official, at 651-792-7813, Brandon Patterson, Residential Building Inspector, at 651-792-7818, or Britt Pease, Permit Technician, at 651-792-7831.