



Do I Need a Residential Building or Compliance Permit?

We have put together a list of **EXAMPLES**. *These are intended to be general.*

Building Permit

- Accessory structures (Detached garage/ shed over 200 s.f. / pole barn/ pool house)
- Additions/Dormers
- Deck (new) and any replacement of deck guardrails, deck boards, steps or structure
- Attached or Detached gazebo requiring post footings and framing
- Drywall replacement (more than minor patching)
- Exterior waterproofing or foundation repair (helical piers or foundation wall reinforcement)
- Finished basement or attic
- Garage conversions to habitable floor area
- Patio, Porch, Pergola, Gazebo or Deck canopy (stick built with foundations, attached to home, more than 200 s.f. or less than 10 feet to the home)
- Pool or Hot Tub 24 inches deep or more (**Pool Permit**)
- Paver or concrete porch that is raised with steps or serves as a landing to an adjacent door wall
- Remodeling that exposes subfloor, wall cavity, removes soffits or requires drywall replacement
Roofing, Siding, Front Door, Door wall (sliding door) and Window replacement
Sunrooms
- Wall, Windows, Siding or Doors (add, remove, or change in size)

Compliance Permit (Requirements found in the Zoning Ordinance)

- Accessory structure less than 200 s.f.
- Concrete, paver or asphalt driveway or service walk (private property)
 - *Concrete approach in Wayne County R.O.W required County permit.
- Paver patio (at grade, not a porch with steps)
- Fence (fence permit required)

(See other side for Work Exempt from Permits)

**** Any mechanical work completed requires permits, including any electrical or plumbing work associated with cabinet replacement.**



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Work exempt from a building or compliance permit:

- Door replacement (other than front door), same size
- Landscaping such as plantings and sod.
- Painting, tiling, carpeting, countertops and similar finish work only. (where is-as is)
- Pergolas & Gazebos (detached, pre-fab or store bought, and attached to existing slab per manufacturer specs). They must be less than 200 s.f. and at least 10 ft. from the primary structure. HOA approval is required.
Minor drywall repair (patching)
- Retaining walls (no more than 4 feet in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge)
Storm door, side door or gutter replacement

**** Any mechanical work completed requires permits, including any electrical or plumbing work associated with cabinet replacement.**