



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.

Projects that require a permit include:

- All accessory buildings or shed projects require a zoning permit. Buildings or sheds larger than 200 square feet also require a building permit.
- All deck projects require a zoning permit. Decks higher than 30 inches above grade or attached to the home also require a building permit.
- Gas or wood fireplace (mechanical permit)
- All fence projects require a zoning permit.
- Replacement water heaters, furnaces, and AC (mechanical permit)
- Replacing windows, siding and roofing (building permit)
- Driveways, new or expanded (zoning permit)
- Any interior remodels that involve demolishing, opening up walls, or moving or building walls (building permit)
- Insulation (building permit)
- Swimming pools that are in-ground (building permit and zoning permit for fencing)

Most remodeling/building projects such as a deck, new homes, basement finish/remodel and more require a building permit and sometimes a site plan to be submitted to the city for a plan review, which can take 7 to 10 days depending on the size of the project.

Some permits can be obtained online, via fax, or at the front counter, such as windows, siding, re-roofing, furnace, water heater, fireplaces and insulation. Visit the city website at cityofardenhills.org/citypermits to learn more.

Projects that do not require a permit include:

- Replacing a faucet, sink or toilet
- Retaining walls less than four feet in height
- Painting, flooring, cabinets, countertops or similar work
- Swings and/or playground equipment

For more information, contact Rob Ward, building official, at 651-792-7813, Terry Hagstrom, residential building inspector, at 651-792-7818 or Britt Pease, permit technician, at 651-792-7831.