

SWATARA TOWNSHIP

WHEN DO I NEED A RESIDENTIAL PERMIT?

The following is a list of common projects that require Building and/or Zoning Permits:

1. **New Homes** - Building & Zoning Permits
2. **Additions** - Building & Zoning Permits
3. **Detached Garages** (over 400 square feet) - Building & Zoning Permits
4. **Detached Garages** (under 400 square feet) - Zoning Permit
5. **Garages** - attached or integral - Building & Zoning Permits
6. **Decks** - (over 18" and/or attached to structure) - Building & Zoning Permits
7. **Decks** - (under 18" and not attached to structure) - Zoning Permit
8. **Chimneys** - Building Permit
9. **Interior Renovations** - any remodeling or alterations that change the structure or supporting members - Building Permit
10. **Roofs** - changes to roof structure - Building & Zoning Permits
11. **Roofs** - (replacing shingles, no structural work) Does not require a permit
12. **Sheds** - (over 400 square feet) - Building & Zoning Permits
13. **Sheds** - (under 400 square feet) - Zoning Permit
14. **Swimming Pools** - (in-ground and above ground pools that are over 18" deep) See swimming pool handout for additional requirements - Building & Zoning Permits
15. **Hot Tubs** - Zoning Permit
16. **Finished Basements** - when new walls, doors, windows, bedrooms, or other passageways are created - Building Permit
17. **Plumbing/Mechanical** - New installations - Building Permit. No permit required for maintenance or repair.
18. **Any electrical work** - requires an approved 3rd party agency electrical inspection - Does not require Building or Zoning Permits
19. **Car Ports** - (attached) - Building & Zoning Permits - (unattached) - Zoning Permit
20. **Enclosing Porches** - Building & Zoning Permits
21. **Change Of Use** - Zoning Permit
22. **Fence** - Zoning Permit. A Building Permit is required if over 6 ½ feet.

NOTE:

- For other accessory structures not listed, please contact our Zoning Officer to determine if a Zoning Permit is required.
- Any electrical work completed requires an approved 3rd party agency inspection.
- When a Zoning Permit is required, it must be approved prior to the Building Permit.
- Please check with your Homeowner's Association prior to applying for any Building or Zoning Permits.

Additional information can be found on our website www.swataratwp.com, along with Forms and Applications