



Building Department
651-747-3910
3800 Laverne Avenue North
Lake Elmo, MN 55042

WHEN ARE CITY PERMITS NEEDED?

The City requires permits for many types of work to ensure the final product meets all applicable zoning and building codes. The following can be used as a general guide on when a permit is required. As always, we strongly encourage you to contact City staff at 651-747-3910 if you have any questions regarding the need for a permit.

You will need a building permit if you're...

- building or remodeling a house
- re-roofing
- installing an accessory building greater than 100 sq. ft. of floor area (city ordinance 154.092)
- installing a fireplace, woodstove, or chimney
- finishing a basement
- adding a garage, an addition, or another structure
- replacing a window
- re-siding a house
- changing or installing heating, air-conditioning, or plumbing
- constructing a retaining wall over 4'
- building a deck or porch
- completing electrical work
- hooking up to city sewer/water

You will need a driveway permit if you're...

- constructing a new driveway
- reconfiguring an existing driveway
- resurfacing your current driveway

You will need an excavation and grading permit if you're...

- moving more than fifty (50) cubic yards of material not in conjunction with a building permit
- conducting any excavation or grading within a wetland, floodplain, or shoreland district
- intending to create new wetlands
- changing natural drainage patterns in a manner that results in additional water being placed upon adjacent property

You will need a fence permit if you're constructing a fence not intended for the sole purpose of keeping domestic farm animals.

You will need a septic permit if you're installing or repairing the septic system serving your home.

The above list is a general list it does not include all requirements for permitting, please contact the building inspector at 651-747-3910 with any questions.