



Planning & Community Development Department

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Building Services

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Projects Requiring Building Permits

All new installations below require permits. Permits, if required for replacement items, are also indicated. All work regardless of whether or not a permit is required shall comply with the State and Uniform Codes, Municipal Codes and City Ordinances.

The following is only a partial list and other items that are not listed may require a permit.

Building Permits

- Accessory dwelling/second unit
- Accessory building over 120 square feet
- Attached storage shed
- Awnings
- Carports
- Covering interior walls of an unfinished building/garage
- Decks 30" above grade
- Demolition (interior or exterior)
- Doors – new
- Doors – replacement if size is increased
- Enclosing a porch
- Fireplace
- Foundations
- Garage and garage conversion
- Handicap restroom(s)
- Handicap ramp(s)
- New walls
- Partition walls
- Patio cover/trellis/arbor
- Patio enclosure
- Porch and sunroom
- Pool (in and above ground)
- Re-roof
- Roof change (flat to sloped)
- Remodels
- Room addition
- Retaining walls over 4 feet in height, measured from the bottom of the footing to the top of the wall (engineering calculations also required). Walls under 4 feet may still need a permit if they are subject to a surcharge.
- Seismic (earthquake) retrofit
- Shower wall repair and enclosures
- Signs
- Siding
- Skylight
- Spa/hot tub
- Spray booth (fire permit also required)
- Stairway
- Storage loft/platform
- Storage shed/building with floor area 120 sf or more
- Sliding glass door
- Sliding glass door replacement
- Suspended ceiling
- T-bar ceiling
- Termite/dry rot repair
- Tenant improvements
- Windows – new
- Windows – replacement

Next Page for Required Mechanical, Plumbing, & Electrical Permits

Mechanical Permits

- Air conditioning
- Central vacuum system
- Commercial kitchen hoods
- Ducting system
- Exhaust fans (new) – bathroom, kitchen, laundry
- Exhaust fans replacement if type, size, or rating is changed
- Extension of duct system
- Fireplace insert
- Heating unit (central furnace, wall furnace, floor furnace, unit heater)
- Make-up air units
- Product conveying systems
- Ventilation systems
- Wood stove/pellet stove

Plumbing Permits

- Dishwasher – new
- Dishwasher – replacement, if an air gap isn't existing
- Fire sprinkler (residential sources of ignition)
- Fixtures (new) – bathtub, bidet, laundry tray, lavatory, shower, sink, toilet
- Fixtures – replacement, if plumbing is changed
- Garbage disposal – new
- Garbage disposal – replacement, if plumbing is changed
- Gas piping (new, replacement, extension)
- Grease traps
- Lawn sprinkler anti-siphon valves
- Sewer ejectors
- Sewer line replacement
- Standpipe (washing machine, water softener)
- Sump pumps
- Water heater (new, replacement, relocated)
- Water piping (new, replacement, extension)

Electrical Permits

- Cook top/oven/range – new
- Cook top/oven/range – replacement, if type (gas, electric) or rating is changed
- Exterior lighting for commercial buildings (new, replacement)
- Garbage disposal
- Garage door opener – if adding outlet or wiring
- Lighting fixtures
- Paddle/ceiling fans (new only)
- Pool related electrical
- Service panel or sub panel (new, replacement, upgraded)
- Solar panels
- Spa/hot tub related electrical
- Temporary power poles
- Wiring (new, extended, replacement, upgraded)
- Wiring devices (switch, outlet, etc.) – new
- Wiring and wiring devices for appliances such as air conditioners, spaces heaters, dishwashers, washing machines, water heaters, clothes dryers, etc.
- Wiring devices for motors, generators, transformers, industrial heating, air conditioners and heat pumps, cooking and baking equipment, etc.
- Wiring and wiring devices for signs

This is a comprehensive (but not complete) list of items or projects that require permits. Other items not listed may or may not require a permit. Any project which is submitted to this office for review and approval could require the applicant to apply for one or more of the above mentioned permits.

Please feel free to contact Building Services to discuss whether or not a permit is required for a specific project.

City of Ukiah Contacts – Building Services

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