

Kent County Building Permits
Inspections and Enforcement
 555 Bay Road, Dover, DE 19901
 (302) 744-2451
 Email: Inspections@co.kent.de.us



This space provided for applicant reference

Project Number: _____

Description: _____

Feel free to call our office for your Permit questions.

To submit or review the status of your Permit, go to:
<https://www.mygovernmentonline.org/>

Guidelines and Checklist for Addition Porch/Deck - Residential Permit

Guidelines

- This permit would be required for residents adding a porch or deck onto any existing structure.
- If the dwelling is a Manufactured Home and the porch/deck is being attached to the home, a Delaware Architecture Engineer sealed plans would be required.

Documents Required – can be uploaded or provided to Permit Office

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|--------------------------|---|
| <input type="checkbox"/> | Plot Plans – Drawing of the deck/porch in relationship to the existing building. Plot plans to include deck/porch dimensions and the distance from it to all property boundaries. Plans will also need to show the location of the septic and well. Structure will need to be at least 10 feet from all aspects of the septic and well. |
| <input type="checkbox"/> | Construction Plans – Building plans |
| <input type="checkbox"/> | Truss Certs – if applicable (truss layout, LVL certifications, and steel beam certifications) |
| <input type="checkbox"/> | Town Letter – If the property is in the town of Bowers, Farmington, Felton, Frederica, Hartly, Houston, Kenton, Leipsic, Little Creek, Magnolia, Woodside, or Viola; then Town approval letter or Town Permit must be provided when applying for Kent County Building Permit. |
| <input type="checkbox"/> | Owner Approval Letter is required if the applicant does not own the property |

DEED RESTRICTION NOTICE

Applicant for building permit shall be aware that the subject property may be impacted by private Deed Restrictions or Covenants that are not under the jurisdiction of Kent County Government. Kent County is not authorized to enforce private Deed Restrictions. However, this does not relieve the property owner from the requirements to maintain compliance with recorded Deed Restrictions. Deed Restrictions are enforceable through the Civil Court System. Approval of this building permit by Kent County shall not be construed to mean that the property is in compliance with applicable private Deed Restrictions. It is incumbent upon the Applicant of this building permit to verify and confirm compliance with any and all applicable Deed Restrictions.