



Building Permit Frequently Asked Questions

DUPAGE COUNTY REGULATORY SERVICES DIVISION

Frequently asked questions regarding building permits in UNINCORPORATED DuPage County

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Do I need a **permit**?

Virtually every improvement on a residential lot requires some type of permit—fences, decks, swimming pools (above ground and in-ground), garages, sheds, stables, cable TV and short wave antennas, patios, terraces, retaining walls, excavation or filling etc. If in doubt about a particular improvement, call the Regulatory Services Division at 630.407.6700.

Are **permits** available on-line?

No. We cannot issue permits online. However, you can download the permit application form as well as other building forms by visiting our web page. Permit applications must be submitted to the department in person.

Is the Building **Code** available online?

Yes. [Click here](#) to access DuPage County's Building Code online.

I want to build a **garage** (or shed). How large can it be?

There is a limit to the area of accessory buildings (detached garages, sheds, pool changing house etc.) that can be placed on a lot. Any lot with an area of 40,000 square feet or less may have 650 square feet of accessory buildings. If the house does not have an attached garage, the lot may have an additional 200 square feet of accessory buildings. When the lot has more than 40,000 square feet, the amount of accessory building area is based on a percentage of the total lot area. Call the Department of Economic Development and Planning Regulatory Services Division at 630.407.6700 to find out how large your accessory buildings can be.

What kind of a **fence** can I build and where can I put it?

The required front yard for most single family homes in the unincorporated area is 30 feet. Within that area a fence can be no higher than 4 feet and must be an "open" fence. For example, a chain link fence is an open fence. Elsewhere on the lot a fence can be no taller than 6 feet high and may be of any type—open, solid, board on board, etc.

Can I build in a utility **easement**?

Utility easements are commonly found along the side and rear lot lines of single family houses. The purpose of a utility easement is to provide space for sewers, drainage, telephone lines, electrical lines, cable TV, etc. All utility companies, public and private, which have the right to use the utility easement, must give their approval before any accessory building can be built in an easement. It is the property owner's responsibility to contact the utility companies for approval. If you want to build a fence in a utility easement, call the Department of Economic Development and Planning at 630.407.6700. They issue fence permits and can give you all the information you will need.





During what hours is **construction** permitted?

No construction or alteration operations shall be carried on prior to six o'clock (6:00) a.m. or after eight o'clock (8:00) p.m. if such produces loud or annoying noises. Construction and/or alteration operations shall not be permitted on Sundays if such produces loud or annoying noises.

Is there a minimum **temperature** for heat supply?

Yes. Every owner and operator of any building who rents, leases or lets one or more dwelling units or sleeping units on terms, either expressed or implied, to furnish heat to the occupant thereof shall supply heat during the period of September 1 – May 1 to maintain a temperature of not less than 68° F (20° C) in all habitable rooms, bathrooms, and toilet rooms.

For indoor occupiable work spaces shall be supplied with heat during the period of September 1 – May 1 to maintain a temperature of not less than 65° F (18° C) during the period the spaces are occupied.

My neighbor is filling part of his property with dirt which may cause **water** to pond on my property. What can I do about it?


State law prohibits damming up a stream or drainage swale to prevent off-site from draining onto your property. Most filling or excavating work done on a residential property requires a permit from the Department of Economic Development and Planning before starting to move dirt. To be on the safe side, you should assume that the earth moving on your property will require a permit. Call the Regulatory Services Division at 630.407.6700 to get all the information you will need to submit for a permit.

Am I responsible for **violations** created by a previous owner?

Please be aware that all zoning and building code violations are the responsibility of the current owner of the property when the violations are discovered. The violations “run with the land”, even if the violation occurred 20 or more years ago. When the county inspector has determined that a zoning or building code violation exists, the current owner is responsible for correcting the violation. For information about building code violations call the Department of Economic Development and Planning Regulatory Services Division at 630.407.6700.

Is my **contractor** required to be registered with DuPage County?

Yes. Since March 3, 2008 all contractors performing work in the unincorporated areas of DuPage County are required to be registered. [Click here](#) for forms and details regarding contractor registration. You can also view the contractors who have registered with the county.



My neighbor has not mowed the yard and the **grass** is very high. Who should I call?
Call your township office regarding tall grass and weeds for the unincorporated areas.

Wayne Township—(01) 630.231.7140

Bloomington Township—(02) 630.529.7715

Their weed program is in effect June-October for the unincorporated area of Bloomington Township

Addison Township—(03) 630.530.8161

Winfield Township—(04) 630.231.3591

Milton Township—(05) 630.668.1616

York Township—(06) 630.620.2400

Naperville Township—(07) 630.355.2786 Please ask for Carol Bertulis who handles this program.

Lisle Township—(08) 630.968.2087

Downers Grove Township—(09 & 10) 630.968.0451