



At the Heart of Community

Patios

Residential
Concrete & Brick

Locations

*Patios cannot be placed within 20 feet of any front, corner side, or rear lot line, and not within 5 feet of any interior side lot line.

*Patios may not be placed in any easements, regardless if it complies with setbacks.

Costs

\$22.00 Plan Review Fee

\$40.00 Permit Fee

\$75.00 Landing & Stairs

Additional fees for electric/plumbing may apply depending on the project.

Note:

*Steps- Maximum riser height of a step is 7 3/4" and the minimum depth is 10".

*If an inspector needs to return more than once for the same phase of any required inspection, a \$85.00 re-inspection fee will be required to be paid before the re-inspection takes place.



Concrete Materials

*6 x 6 #10 wire mesh

*4" (minimum) of compacted gravel base is required, CA-6.

*4" (minimum) of concrete is required. A 6-bag mix per cubic yard, with 3%-6% air entrainment is required.

Rules & Restrictions

*Plans for patios shall include all measurements of the proposed patio showing all adjacent structures and equipment and setbacks.

*Proper clearances shall be maintained around all Com Ed service pedestals to allow the removal of the lower front covers.

*Concrete shall not hinder the natural flow of drainage away from foundations.

*A gravel base is required.

*All vegetation shall be removed before the gravel base is installed.

*All concrete patios shall be formed, with mesh installed and string lines in place at the time of inspection.

*Call J.U.L.I.E. (800-892-0123) before digging.

Additional Paver Brick Rules & Restrictions

*Submit specifications indicating the amount of base and the amount of bedding. Patios require a minimum of 6-12" of base and 1-1 1/2" of bedding. Install the base in 4" lifts.

*Edge restraints must be installed.

*The base, bedding, and paver bricks shall be compacted.

What to Submit (both types)

*Completed application.

*2 copies of a Certified Plat of Survey showing all existing structures with the proposed location of the patio and the setbacks (all sides).

*2 copies of a plan showing all required measurements of the patio with all installation details noted. This includes: change in grade, stairs with tread/riser detail, any hand/guard rails, any electric or gas proposed and fire pit if applicable.

Inspections

*Inspections are scheduled for A.M. or P.M. Monday through Friday with 24 hours advance notice at 847-540-1696. Call before 3:00 P.M. the day before you want your inspection. Same day re-inspections are not available.

*A Pre-pour/base inspection is required before pouring concrete or installing brick.

*Underground electric/plumbing inspections may be required, depending on project.

*In some cases, a final inspection may be needed by the building and/or engineering department(s).

I have read and reviewed these requirements.

Signature of Applicant

Date