

---

---

## Patio Cover (Arbor) Requirements

### General Information

A permit is required for the installation of a patio cover or arbor. If a contractor is used, that contractor must be registered in the City of Lewisville.

### Plans submittal requirements

Using the checklist below will help speed up the review process time by supplying us with the proper documents at the time of application.

- Site Plan** -- Shade or hatch in area where patio cover will be constructed on the property. Also show existing house and setback dimensions from property lines.  
Note: The additional square footage of the patio cover, along with existing house lot coverage, shall not exceed overall maximum lot coverage.
- Floor plans – Show an enlarged floor area, with dimensions and measurements, of the new patio cover. See also note 4 in NOTE section below.
- Roof Framing Plan – Show how the new roof ties into the old. (If applicable.)  
New roof shall not attach to brick or non-masonry veneers. Show attachment/connection details (bolts, etc.)
- Exterior Elevation – Show what each sides of the patio cover will look like after adding the patio cover. Include dimensions and measurements for overall length, heights, and widths.
- Construction Details – Include all framing, spans, spacing and wall section. Patio cover shall not be anchored or attached to brick or siding (non-masonry veneers).
- Foundation Plans – Show how posts or columns supporting patio cover will be anchored to the ground. Show footing depths, foundation slab changes, etc... (When applicable).
- Electrical Plans: Show any electrical work to be installed under the patio cover. For example: Ceiling Fans and switches or additional outlets.

### Inspections

An inspection will be required upon completion of work. Once the work is complete, the contractor shall request a final inspection through our [online inspection request](#) portal.

### Fees and Applications

A permit fee is required, and an [online application](#) must be completed and submitted to Building Inspections. Building Inspections can be contacted at (972) 219-3470 for additional information.

**NOTE:**

1. Required inspection checklist will be supplied with building permit package.
2. Drawings must be drawn to scale, dimensioned and of sufficient clarity, including square footage of lot, house, garage/carport, patio cover, storage shed, etc, and proposed patio cover.
3. Permit holder is responsible for requesting and completing all required inspections.
4. Patio cover shall not be erected in any required side, front and/or rear yard.
5. The additional square footage of the patio cover cannot exceed the maximum lot coverage requirements.
6. Patio cover shall not be anchored to veneer. Veneer is a facing attached to wall for the purpose of providing ornamentation, protection, or insulation, but not counted on adding strength to a wall. See 1403.1 2015 IBC.
7. Please contact Homeowner's Association for additional requirements from Deed Restrictions and Covenants.