



Department of Development Services

Building Inspections

401 N. Elm St.

Denton, Texas 76201

(940) 349-8360

www.CityofDenton.com

Residential Alteration Submittal Requirements

Including but not limited to garages, sheds, decks, pergolas, window and door replacements, and patio covers.

Residential Additions & Remodels

- Site Plan (*additions only*)
 - Identify location of proposed addition
 - Drawn to scale
 - Dimensions, including between structures
 - North arrow
 - Easements and building setback lines
 - Parking spaces location
 - Include all structures on site including accessory buildings, pools, fences, sidewalks (include width), retaining walls, etc.
 - Legal lot description and lot address
 - Include percentage of lot coverage by impervious surface

- Elevation Plan
 - All sides of structure affected, show all architectural features – exterior finishes, windows, and doors
 - Roof finishes
 - Roof pitch
 - Overhangs, including width
 - Floor elevations and over-all house height
 - Photos of existing structure

- 2015 Energy Code Compliance
Projects shall comply with one of the following:

Prescriptive Approach

- Signed City of Denton 2015 IECC Residential Energy Compliance Certificate
 - Glazing = U-Factor 0.35 or less
 - Solar Heat Gain Coefficient = SHGC - 0.25 or less
 - Attic Insulation = R-value 38 or more

- Cathedral ceiling with no attic = R-value 38 or more
- Wall Insulation = R-Value 20 or more
- Floor Insulation = R-value 19 or more

Performance Approach

- Signed City of Denton 2015 IECC Residential Energy Compliance Certificate
- Compliance Report – Energy Star, IC3, ResCheck, HERS/RemRate, or other as approved by Building Official

**Energy Code Compliance Testing Form required prior to final inspection. Duct blaster and blower door test may be required.

- Foundation Plan
 - Depth and thickness of foundation and footings
 - Rebar size and spacing in foundation and footings
 - Foundations 400 square feet or larger require a Texas engineer seal
- Floor Plan
 - To scale
 - Dimensions
 - Door and window sizes, including windows and doors to be removed or covered
 - Label all rooms adjacent to addition/remodel
- Roof, Ceiling & Floor Framing Plans
 - Rafter, joist beams & header sizes, spacing and spans

Foundation & Footing Repair

- Engineered letter and specifications

Window & Door Replacement

- Window U-factor rating of .35 or lower
- Window SHGC of .25 or lower

Solar Panel/Wind Turbine

Solar Panel and Wind Turbine installation requires a permit and approval from your electric service provider. The application for a permit shall be submitted to Denton Municipal Electric. Visit <https://www.cityofdenton.com/en-us/residents/services/energy/lower-energy-bill> for the application, under the documents section

- Plans are to be emailed to DME at solar@cityofdenton.com