

Residential Additions

ALL ZONES



This Handout is a summary of the rules and regulations for expanding a home in Arlington by installing an Addition. This flyer provides standard information but does not address all possible circumstances. For specific questions or details, contact Town Hall at (901) 867-2620.

ADDITIONS

Any walled and roofed expansion to the perimeter of a home is considered an addition.

- **Permit:** Any addition to a home will require a building permit. Residential building permits are reviewed by the Town and Shelby County Codes. If the addition is over 400 square feet in size, two full sets of plans will also be necessary.
- **Setbacks:** The addition will be subject to the same setbacks as the original home and could limit the amount of rear or side yard that will remain for any other improvements such as a shed or a pool. If unsure about your setbacks, check your plat or with Town Hall before beginning.
- **Site Plan:** Any addition that expands the footprint of a home must include a Site Plan with your application. These can often be obtained from Town Hall, although plans for older lots and homes may not be available.



OTHER TYPES OF ADDITIONS

Interior Rooms: The finishing of a “Bonus Room” or any other unfinished portion of your home is also considered an addition and will be held to the same standards.

- **Accessory Structures:** Accessory structures located closer than five (5') feet to a principal dwelling must be attached to the home and meet the required yard and setback requirements applicable to any addition.

Note: Check with your Homeowner’s Association, if you have one, for any further restrictions or guidelines specific to your home.



Fees for these permits will vary; contact Town Hall at (901) 867-2620 for more information.

All fees are payable to Town of Arlington by check or cash only