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### **General Construction Information**

#### **Construction Hours of Operation:**

Construction hours are Monday – Friday from 7am – 9pm; and Saturday – Sunday from 8am – 9pm.

#### **Hiring a Licensed Contractor:**

- Always hire a licensed, insured contractor, and have the contractor obtain permits.
- If you apply for the permit as a homeowner, make sure you understand what your responsibilities are, and when you need to call for inspections.
- Always verify that MISS DIG has been called to flag any site where excavation or similar activities will occur, at least three days in advance.

Homeowners with some expertise may opt to do construction projects themselves, and can apply for permits as such. Homeowners can also act as their own general contractor and hire subcontractors to do the work. If you choose to do this, you are responsible for scheduling timely inspections, and working with the inspectors on any code compliance issues.

Further, we recommend that homeowners have verification that final inspections have been approved before making final payments to contractors.

Homeowners acting as their own general contractor should purchase code books for reference.

#### **Reminder: Call MISS DIG 811!**

MISS DIG 811 is Michigan's statewide notification system to provide homeowners and others the ability to make a single call to receive a service which flags underground utilities prior to excavation. Their primary function is to process requests from individuals planning to dig, and notify all affected utilities about these excavations. The affected utilities then mark the dig site, flagging the approximate locations of their underground facilities. **MISS DIG 811 is a free service.**

State law requires anyone who is planning any type of excavation, digging, or boring, as well as grading and demolition activities to provide advance notice of at least three business days to MISS DIG by calling 811, 800-482-7171, or by using their online services at [www.missdig.org](http://www.missdig.org).

Many construction activities you may not have considered, especially those projects you are more likely to do yourself, such as building a fence, putting up a small shed, planting a tree, or installing a swing set can be affected by underground utilities. If you're unsure, it's always best to call MISS DIG 811 to avoid any accidental damage to underground utilities.

**Egress windows:** require a building permit.

**Pools:** Permanent pools, above-or below-ground with water levels over 2' require building and zoning permits. At minimum, a 4' from grade fence or other approved barrier is required. Self-closing, self-latching gates are required for any openings to the pool. If there is direct access from the house to the pool, each access point must have an alarm. (Alarms are typically available at hardware stores, Home Depot, etc.) Electrical and mechanical permits are required for such things as any heaters, filters, and lighting. A permanent cover does not constitute a barrier, fencing is required with or without a permanent cover.

**Basement finish:** If your home has a roughed-in, unfinished basement, a building permit and electrical, mechanical, and plumbing permits are required to finish the basement. Adding walls, wiring, lighting, bathroom fixtures, outlets, egress windows, drop ceilings, etc., all require permitting and inspections for your safety. Basements finished without permits may affect your homeowners insurance.

**Roofing:** All replacement roofing requires a building permit.

**Commercial/Industrial construction:** requires professionally signed/sealed construction drawings.