

# Guidelines for a Patio

## Location:

- Cannot be located in any easements
- Must be located 5 feet from any lot line

## Patio Requirements

- Minimum 4-inch clean gravel base
- Fiber or wire mesh is not required, but recommended
- Minimum 4-inch finished concrete
- For patio pavers, follow all manufacture's specifications
- Steps or landings (risers) to be a maximum of 7.75 inches

## Fire Pits

If you plan to incorporate a fire pit into your patio, be sure to comply with the following guidelines:

- Provide details/specifications on the proposed fire pit including container, size & in-use cover.
- Show setbacks from all lot lines, house & accessory structures (shed, deck, fence, etc.)
- **Custom Built Fire Pits**, Typically built of stone or brick. Not completely self-contained.
  - Must have solid bottom. Must be less than 3 feet diameter & less than 2 feet high.
  - Must be located 25 feet from **all** structures, including decks, sheds, fences and house.
  - Must have mesh cover when in use. Open flames are not allowed at any time.
- **Self-contained Fire Pits**, Typically purchased from retail store.
  - Must have solid bottom & completely contained sides (all mesh or metal, no openings)
  - Must be located 15 feet from **all** structures, including decks, sheds, fences and house.
  - Must have mesh cover when in use. Open flames are not allowed at any time.

## Impervious Surface:

Any material or surface that prevents or impedes the absorption of water into the soil, including but not limited to: asphalt, paving, concrete, buildings, roof tops excluding eaves, sheds, swimming pools, and water features.

Depending on the zoning of your property, the below chart shows the maximum amount of impervious surface allowed per district.

Zoning District	A-1	E-R	R-0	R-1	R-2	R-3	R-4
Max. Impervious Surface	40%	40%	60%	45%	45%	45%	45%

## Contractor Registration:

\*All contractors doing work within the City of Lockport must be registered. No permits will be issued if the contractor is not registered. If the homeowner is doing the work, registration is not required.



# CITY OF LOCKPORT

## PATIO APPLICATION

**Please Print Legibly**

Applicant Name: \_\_\_\_\_ Phone #: \_\_\_\_\_ Email: \_\_\_\_\_

Project Address: \_\_\_\_\_

Owner Name: \_\_\_\_\_

Contractor: \_\_\_\_\_

Type of Patio (Brick paver, concrete, asphalt): \_\_\_\_\_ Size of Patio: \_\_\_\_\_

Estimated Construction Value \$ \_\_\_\_\_

Does your subdivision have covenants regarding this improvement?: Yes ( ) No ( )

If so, have you received & attached approval from your Homeowner's Association? Yes ( ) N/A ( )

**Verify the following required items have been submitted with this application:**

- Plat of survey showing the proposed location of the patio, with all dimensions clearly marked. Survey must also show all current conditions of lot including all structures (deck, shed, etc.) and flat work (patio, walkway, etc.) with dimensions.
- Copy of proposal / contract
- Setbacks from all lot lines (rear and sides), house & any other structures (including fence)
- Two sets of plans / drawings

**I hereby certify that I have read, understand and agree to conform to all governing information and regulations set forth by the City Council of Lockport.**

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**FOR OFFICE USE ONLY**

Permit #: \_\_\_\_\_

Permit Fee: **\$50.00**

Bldg. Dept. Approval: \_\_\_\_\_ Date: \_\_\_\_\_

Planning Dept. Approval: \_\_\_\_\_ Date: \_\_\_\_\_

Comments: \_\_\_\_\_