

HOMEOWNER PERMIT INFORMATION

The State of Denver licenses Electrical and Plumbing Contractors. The State allows homeowners to perform work on their own properties per C.R.S. 12-115-116(2) and 12-155-118(2).

According to the City's Municipal Code Section 5-34(1) homeowners are authorized to obtain permits to perform work on their property. They are allowed to perform electrical and plumbing work under the following conditions:

1. The property is a single-family dwelling
2. The work shall be performed by the homeowner(s) or the homeowner will hire a licensed professional to perform the work.
3. The homeowner may have a designated worker(s) assist with the work if the worker receives no compensation of any kind or form for the work performed.
4. The property is the primary residence of the homeowner(s), and is not for sale, resale, is not a rental property which is occupied or is occupied by tenants for lodging, either transient or permanent; and is generally not open to the public.
5. For any work for which the homeowner must pay a fixed fee, trade-in-kind, or offer other compensation for, they must employ electrical and plumbing contractors licensed (and/or registered) by the City of Wheat Ridge.

What do you need to do?

Homeowners meeting the above conditions and wishing to perform plumbing and/or electrical work in their own homes should complete the Homeowner Affidavit. This completed form must be submitted with the permit application.

Homeowners wishing to have assistance from any designated worker for plumbing and/or electrical work (those who do work without compensation) should also complete the Homeowner Request for Designated Worker. This completed form must be submitted with the permit application. If a designated worker joins the project later in the process, the completed form must be submitted at that time.

Homeowners wishing to employ a paid contractor for plumbing and/or electrical work must identify those contractors as subcontractors on the building permit and said contractor must be licensed with the City of Wheat Ridge.

Homeowners wishing to perform work that is *not* plumbing, or electrical work need not submit any additional forms with the permit application.