



Building an accessory building on your property? Any structure 120 sq. ft. or less does not require a permit but does need to meet all set back requirements.

1. Please review the current land development ordinance, by clicking on the link <https://www.minotnd.gov/DocumentCenter/View/8811/Land-Development-Ordinance-City-of-Minot>. Go to Section 4.1-8. Miscellaneous Uses, Pages 4-15, through 4-17.

What does the City of Minot require to attain a building permit? The below must be provided when applying through the City of Minot's permitting portal.

2. A site plan and/or plot plan, is a readable map of the building site. Simply put this is a bird's eye view of your property. It shows all property lines, structures, and the new proposed building and includes a directional arrow and shows all measurements from the proposed building to property lines and other structures. You should also be aware of any easements on your property.
3. Building plans. The reviewer should be able to look at your plans and know how you intend to build the new structure and know whether it meets code requirements. It should include a wall section, any foundation details and/or anchoring details, truss plans (should include snow loads, wind loads etc.)
4. If you are purchasing a pre-fabricated building make sure to ask the dealer for the manufacturer's specifications.
5. Anchoring of sheds is required.
 - If you have already set your shed onto a concrete slab, you can use expansion anchors if you did not use anchor bolts. Anchor bolts must be a minimum 1/2".
 - If anchoring a shed on skids place an earth anchor, one at each corner. If you have a shed over 16' or larger you should place an anchor every 8' (so not just anchors in corners.)

If you have further questions and/or don't understand something, please give us a call.

