

# THIS IS ELDORADO

## WHEN DO I NEED A PERMIT?

*By: Engineering Department*

The City has adopted the 2006 International Building, Residential and Property Maintenance Codes, 2006 International Existing Building Code, 2006 Uniform Plumbing & Mechanical Code and the 2008 National Electric Code for homeowners & contractors to follow when doing projects. By following the adopted codes this will create a safe environment for our city. Citizens who would like to view these documents can do so at the Bradford Memorial Library or in the City Clerk's office.

Homeowners are allowed to work on the home they reside in once they have obtained the proper permits through the Building Department located at 216 N Vine Street. Should the homeowner decide to hire someone for the job, the person or company they hire to do the work must be a licensed contractor with the City of El Dorado.

Hiring a licensed contractor not only protects your investment, but it will also prevent the city's Building Official from having to place a stop work order on your project, thus delaying project completion. Licensed contractors must carry a City of El Dorado License and have a minimum of \$500,000 general liability coverage.

Rental property owners are not allowed to do any structural repairs, wiring, plumbing, roofing, siding or heating-ventilation-air conditioning work on property that they do not live in. All contractors who do work on rental properties must have a license from the City of El Dorado and a permit for the project.

The following is a quick reference list of projects that require permits. Questions regarding licensed contractors or permits may be directed to the city's Engineering Department at 316-321-9100, option #5 and they can provide current licensee information.

- Roofing
- Siding
- New or added electrical wiring
- New or added plumbing lines
- Water heaters
- Sewer lines
- Water lines
- Fences
- New or added heating and air-conditioning equipment
- Sheds (Exception: Sheds 60 square feet, 10 x 6, or smaller do not require a permit)
- Property line set back regulations are required regardless of the size of shed built.
- Decks (over 30 inches above the ground)
- Conversion of an unfinished basement to a finished basement
- Room additions
- Garages
- Patio covers
- Carports
- Concrete driveways and sidewalks (When they are poured into the City right-of-way.)
- Swimming Pools (Both in ground and above ground pools that are 24 inches or more in depth.)
- Fireplaces and wood burning stoves
- New or repaired structural elements
- Sheetrock (new or repairs of 120 square feet)
- Wheel chair ramps
- Building and Structure Demolition
- Sprinkler systems for lawn irrigation. (The system must be protected with a backflow device. The City requires the backflow device to be tested annually and must be done by a city licensed backflow contractor.)



## WHAT'S HAPPENING IN EL DORADO

- April 1 & 15 City Commission Meetings
- April 17-19 KS Governor's One Shot Turkey Hunt
- May 1 Spring Fling Senior Resource Fair
- May 2-4 Book/Bake Sale at the Library
- May 6 & 20 City Commission Meetings

**FIND MORE EVENTS AT  
WWW.ELDOKS.COM**



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El Dorado, KS CVB

## HELP KEEP OUR CITY BEAUTIFUL

By: Sarah Hagen, El Dorado Police Department

Spring is here and the City of El Dorado would like to offer some helpful information to keep our city clean and our residents safe.

Please remember to have your trash cart out by 7 a.m. on the day of your trash collection and removed from the curb within 24 hours of trash service. Truck beds and trailers are not approved storage containers. If you don't put your trash and recyclables on the curb for the City to collect please take them to the landfill.

Have old furniture, trash and debris in your yard? Please store trash in proper containers and dispose unwanted items properly. These items attract unwanted animals and rodents. Dump trucks will become available in March weather permitting. For information on the dump truck program please contact the Public Works Department 316-322-4481.



Have an old vehicle(s) parked in your yard? These vehicles are a breeding ground for mosquitoes, snakes and rodents. Vehicles must be operable and have a current license plate displayed at all times. If the vehicle isn't tagged or operable it has to be removed from the city limits or in proper storage.

Many residents are getting ready for their annual garage sales. Please do not place garage sale or advertisement signs in the public right-of-way. Signs placed in the public right-of-way will be picked up by the Code Enforcement Officer.

Please remember that grass and weed height restrictions are 6 inches in residential and business districts and 12 inches in industrial districts. If a property is in violation of municipal code, the owner will receive a courtesy warning from the Code Enforcement Officer. Property owners will have 10 days to correct the violation. If the violation isn't corrected, the City of El Dorado will mow your property and bill you for their services. Such notice shall only be given once per calendar year. Another important reminder; overgrown shrubs, flowers and trees in a public right-of-way impair the view of drivers. Please keep everything trimmed so drivers can safely see past them.

## THE CITY OF EL DORADO IS HIRING



**Apply Today!**



[www.hrepartners.com](http://www.hrepartners.com)

Swimming pools are an attractive nuisance to children. Every private outdoor swimming pool that exceeds 24 inches in height must be completely surrounded by a fence or wall not less than 4 feet in height. It must be constructed as not to have openings, holes or gaps larger than 4 inches in any dimension. A dwelling house or accessory building may be used as part of such enclosure. All gates or doors opening through such enclosure must be equipped with a self-closing and self-latching device for keeping the gate or door securely closed at all times when not in actual use, except that the door of any dwelling which forms a part of the enclosure need not be so equipped. Please keep our children safe!

Reported a violation and wondering why it isn't fixed? Once the complaint is received, the property is inspected. If there is a code violation, the tenant, owner, or agent depending upon the violation will receive a letter. This letter will go out via certified mail. Once the letter is signed for, the person(s) have 10 days to correct the problem, 30 days if it is a structure violation. When the time period has passed, the property will be inspected again. A notice to appear in court will be issued if the issue still exists. A person(s) can call in and ask for an extension if they are having some trouble getting the task completed. From there, they will have to come up with a time frame and a plan for when the task will be completed. The person(s) will have to follow that plan or they will receive a notice to appear in court.

Once someone has received the notice to appear, they generally have two weeks from the time of the inspection to appear in court. That is so the person(s) can ask time off work to come to court. The judge will hear the case, this is called first appearance. The person(s) will have a couple of options: they can request a trial or the judge will give them another date to have the violation taken care of. Some cases can get resolved quickly while others can take a long time to get resolved depending upon the situation.

If you have any questions or concerns, or would like to report an issue, please contact Sarah Hagen, Code Enforcement Officer at 322-4480, 128 N Vine, or [shagen@eldoks.com](mailto:shagen@eldoks.com).

