

General Information Regarding Building Permits

The Covenants and Restrictions of the Woodlands specify that any new construction or modifications to your lot or existing structure requires written approval from The Woodlands Architectural Control Committee (TWACC). On behalf of the Association, TWACC has provided this set of general guidelines for lot owners seeking permission to build upon or modify their home or lot.

With the exception of routine maintenance such as cleaning, painting, garden replanting with same etc., those lot owners wishing to construct upon or modify their home or lot with additions, structures, storage sheds, pools, cabanas, gardens, patios, sun rooms, enclosures, trellises, outbuildings, fences, lighting, irrigation systems, driveway replacement or expansions, yard drainage, ponds, fountains, roof replacement, or any improvement or change of the like etc., must submit a Woodlands Building Permit Application *prior* to performing the work.

When submitting a permit application, please consider the following guidelines to ensure your application will receive prompt attention:

1. Fill out the permit application completely.
2. Check with St. Tammany Parish to see if your project requires a parish building permit. If so you must obtain this permit first and send a copy with your Woodlands Building Permit Application.
3. Submit a complete set of architectural and design plans and drawings. Include any brochures, photos, examples or descriptions of what the completed construction will look like, and the materials to be used in the project.
4. If you are adding any sort of structure that will reduce the undeveloped square footage of your lot, you will likely be asked by TWACC, and perhaps St. Tammany Parish to add drainage improvements to your lot before the permit is approved. Please consider this in your project design.
5. No structure may exist within the drainage or utility easement of your lot; this varies on each lot at a distance ranging from a minimum of 5 ft. up to 20 ft. inside of your property line. If the proposed structure comes close to this easement you may be required to provide a survey of your lot at your expense proving you are not impeding on this easement.

Approval for a Woodlands Building Permit is at sole at the discretion of TWACC and based on the application and supplemental information provided. TWACC approval usually occurs within 30 days; however larger projects or special circumstances may take longer. Please allow time for review and approval by TWACC before scheduling your project. Lot owners that do not receive written permission from the Association to perform construction or modifications, or fail to comply with a permit already granted are subject to penalty assessments.

