City of Louisville
COLORADO • SINCE 1878

Department of Building Safety

Policy and Procedure Statement

FROM: Chad Root, CBO

SUBJECT: Expired Permits

DATE: October 17, 2018
(Revised 2/19/2020 & 1/1/2024 & 10/9/2025)

Purpose: The purpose of this policy is to give direction when a permit expires and how the expired permit is handled by the Building Department. The Building Code as adopted by City Council states the permit expires 180 days from the last approved inspection. Along with an application for a permit shall be deemed to have been abandoned 180 days after the date of filing.

Policy: It is the policy of the Department of Building Safety that when a permit has expired the Building Department will not reactivate the expired permit. Owners and contractors have the opportunity to extend their permit while the permit is still active as adopted in the building code for a period of up to 180 days per the Building Official.

Expired permits that only need a final inspection may be allowed one final inspection at no charge as long as it is requested within the time frame that is offered by the City. Permits that have expired and have multiple outstanding inspections will need to apply for a new permit. The valuation of the new permit will be based off of the remaining valuation for the work that has not been done to finish the project.

Applications and Permits that have been deemed to be abandoned before work commences will need to pay for outstanding plan review fees before they can resubmit for a new permit. New permits applications will be reviewed under the current and most recent Building and City Codes and are

subject to the current fee schedule.

The Department of Building Safety cannot and will not reactivate an expired permit or an abandoned permit application.