



Attn: New Property Owners

Re: Building Requirements/Permits

Welcome to Surfside Beach, Texas. We are glad that you have chosen to invest/live here in our community. We believe you have made a wise choice. Now, or in the future, you may wish to undertake construction projects and we would like to make you aware that the location of this community along the Texas Gulf Coast requires that properties be regulated by local, state, and federal agencies to keep the community safe and protect the environment. Some of these agencies are:

- FEMA and NFIP
- The Texas General Land Office
- US Army Corp of Engineers
- Windstorm through TDI and TWIA

Almost all construction will require a city permit. To ensure that you meet the guidelines we enforce here in Surfside Beach, we encourage you to contact the office of the Building Official well in advance of any new builds or remodel construction projects. We will do our best to steer you in the right direction to ensure you're in compliance with all applicable agencies. Please note that the Village of Surfside Beach has incorporated the latest version of all applicable building codes into our ordinances to include the IRC, IBC, Windstorm, and Flood requirements. Therefore, these are not optional or dependent upon whether you carry insurance on your property. Also, please keep in mind while downstairs enclosures and accessory buildings are allowed, they are regulated and require a permit, and all FEMA guidelines must be met.

Please feel free to call my office at 979-233-1531, ext. 102 or email me at [cityhall@surfsidetx.org](mailto:cityhall@surfsidetx.org). You will also find some helpful information about building permits on our website at [www.surfsidetx.org](http://www.surfsidetx.org) and look under the titles of; Permits & Inspections, FAQ, and Residents.

Sincerely,

Josh Hart  
Building Official