PRESS RELEASE

Dzala General Contractor Publishes Fairfax Basement Permit Guide

Dzala General Contractor LLC

November 12, 2026



TYSONS, VA - Dzala General Contractor has published a guide that explains when Fairfax County requires a permit to finish a basement. The article, dated November 11, 2026, covers PLUS filings, plan submissions and inspection close-out. It cautions that permit requirements can change and should be confirmed with the county.

The full basement permit guide reviews how an application is filed in PLUS as a residential Addition/Alteration, with the work type "Finished Basement." Fairfax County lists finished basements as interior alterations that need a permit. The building permit covers framing, insulation, drywall and layout, while new outlets, lights, plumbing fixtures and duct work are filed later as trade permits.

For a basic finish, such as an open recreation room or gym without a bedroom, the county's Typical Finished Basement Details can replace architectural drawings. A copy of those details must be on site at every inspection. A bedroom, kitchen or wet bar, or any new opening in an exterior wall, needs a plan submission and county approval.

Ceiling height is a central limit. A finished basement needs at least 7 feet from the finished floor to the ceiling, with beams, ducts and other obstructions allowed down to 6 feet 4 inches. Habitable rooms need at least 70 square feet and at least 7 feet in every direction.

Egress rules depend on the age of the house and whether a bedroom is added. Fairfax County requires an emergency escape and rescue opening in basements of houses built after October 1, 2003, and in every basement bedroom. Older basements without a bedroom can be finished without one. A new window well needs a plan submission, and the guide points readers to the company's basement waterproofing basics before work goes in below grade.

The first step is to confirm which office regulates the address. Projects in the Towns of Vienna or Clifton need separate Town approval in addition to the county permit, and the City of Falls Church runs its own permit office. A basement bathroom adds a residential plumbing permit.

“Deciding early whether the basement will have a bedroom, a bathroom or a wet bar tells you which permit path you are on,” said Nataliia Megreladze, owner of Dzala General Contractor. “If a bedroom might come later, planning the egress now avoids cutting the foundation twice.”

The filing is made in PLUS, review comments are answered, and trade permits for electrical, plumbing and mechanical work are added once the main permit is issued. Inspections are called at each required stage. Fairfax County lets owners obtain permits in their own name, but it strongly recommends that the contractor pull them as the responsible party.

Construction details for a finished basement are covered on the company's basement remodeling services page. Dzala General Contractor is based at 8609 Westwood Center Dr Ste 110, Unit 119, Tysons, VA 22182, and can be reached at +1 703-919-1645. Readers can locate Dzala General Contractor on Google Maps and read the full article before a layout is finalized.

MEDIA CONTACT

dzalausa@gmail.com
8609 Westwood Center Dr Ste 110, Unit 119, Tysons, United States