

GENERAL RESIDENTIAL DECK REQUIREMENTS

This informational hand out has been compiled by the Department of Building Safety and is a result of the department's ON TRACK PROGRAM. This program is intended to help contractors and the general public understand the guidelines and requirements for obtaining a deck permit.

Frequently asked questions

Is a permit required to build a deck?

Yes, this handout will explain the process and list the required documents.

What requirements or guidelines do I follow to design and build my deck?

The Department of Building Safety enforces the adopted rule of the 2000 International Property Maintenance Code. *Please note that the Building Safety and Zoning Departments do not review plans for compliance with subdivision covenant agreements. You should contact your Home Owners Association for specific restrictions.*

May I, as a homeowner, do the work myself?

Yes. Many home centers can assist you with design, material selections, and installation advice.

Will my deck be inspected?

Yes. The process is described within this handout.

Can I call the Department of Building Safety with questions I may have?

Yes. We encourage you to ask questions. Whether your deck is a do-it-yourself project or you have hired a contractor, you can always direct your questions to the Department of Building Safety.

For Inspections Call: ICCI 877/551-4224 (ICCI, one business day prior to the date of inspection.)

RESIDENTIAL DECKS

SUBMIT THE FOLLOWING TO OBTAIN A PERMIT

PLEASE NOTE that the Building Safety and Zoning Departments do not review plans for compliance with subdivision covenant agreements. You should contact your homeowners association for specific restrictions.

One (1) Plat of Survey showing the deck location, size and dimensions to the property lines, show basement escape window (deck must not block escape window), and location of any above ground electrical service entrance cables. Deck must be located at least ten (10) feet in any directions from above ground electrical wire (2002 NEC-230.9) locate wires on plat.

Two (2) sets of the proposed deck plans indicating exact size and location, materials to be used, joints, beams, posts. Nails, bolts, and hangers should be galvanized materials.

ONCE YOUR PERMIT IS ISSUED

Call J.U.L.I.E. for assistance in locating utilities at 800/892-0123, 24 hours daily.

The green building permit card must be posted so that it is visible from the street. It is your responsibility to call the Building Safety Department to schedule the appropriate inspections. The approved construction plans and permit must be kept on the job site and available to the inspector for review at the time of inspection.

Schedule **all** inspections before 4 p.m., one (1) business day in advance.

REQUIRED INSPECTIONS

Concrete pier inspection – done BEFORE you pour your concrete.

Decks less than 24 inches above finished grade – frame inspection required prior to the installation of the deck planks (flooring).

A final inspection upon the completion of the deck.