



# TOWNSHIP OF RAY

## Building Department

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### Board of Trustees

Joe Jarzyna, Supervisor  
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### REQUIREMENTS FOR DECK – GAZEBO – PATIO – PORCH PERMIT

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1. COMPLETED AND SIGNED BUILDING PERMIT APPLICATION FORM.
2. COMPLETED AND SIGNED CERTIFICATE OF ZONING COMPLIANCE.
3. THREE (3) SETS OF CONSTRUCTION PLANS (see example attached)
4. THREE (3) SITE PLANS – indicating size, shape, and distance from property lines and easements. (see example attached)
5. HOMEOWNERS PERMIT (Estoppel Certificate) or CURRENT BUILDERS LICENSE REQUIRED. Builder to furnish letter authorizing application letter authorizing signer if not same name. Builder to furnish: Federal employer I.D.#, M.E.S.C. Employer #, Copy of Workman’s Compensation Insurance and Liability Coverage, Driver’s License # and date of birth.
6. CZC & PLAN REVIEW APPLICATION FEE: \$100.00 - Due with application. (NON-REFUNDABLE).
7. PERFORMANCE BOND \$500.00 required when permit is issued
8. PERMIT FEE: Required when permit is issued. See fee schedule attached.
9. Minimum required inspections: (some decks, gazebos, patios and porches may require additional inspections)
  - A. Post Hole Inspection
  - B. Final Inspection
10. Setbacks – Wood decks cannot be built on any easement or within the required side yard setback of fifteen (15’) feet.
11. Foundation – Posts to be set a minimum of forty-two (42”) inches below grade. Posts shall bear on undisturbed soil.
  - A. **WARNING:** Location of post within three (3’) feet of basement walls may cause the posts to be supported on disturbed soil (backfill) which will cause the posts to settle with the surrounding backfill.
12. **Framing Material** – All material in contact with the ground to be .40 pressure treated and labeled “Ground Contact Acceptable.” All other material to provide protection against decay and termites.

13. **Framing Fasteners** – All nails, bolts, brackets, and fasteners shall be of zinc, zinc coated, or other approved corrosion/resistive materials.

14. **Framing Requirements:**

A. Posts. Minimum size 4" x 4"

B. Beams:	<u>Span</u>	<u>Size</u>	<u>Post Spacing</u>
	10'		
		(2) 2" x 6"	4' 6"
		(2) 2" x 8"	6' 6"
*Span is the distance between the beams		(3) 2" x 6"	same
		(2) 2" x 10"	8' 6"
		(3) 2" x 8"	same
		(2) 2" x 12"	10' 0"
		(3) 2" x 10"	same

C. Floor Joists: Maximum Clear Span

<u>Size</u>	<u>16" on Center</u>	<u>24" on Center</u>
2" x 6"	9' 6"	7' 9"
2" x 8"	12' 7"	10' 2"
2" x 10"	16' 0"	13' 0"
2" x 12"	19' 6"	15' 10"

15. **Handrails:** Handrails required on both sides of stairs with 3 or more risers. Handrails are to be not less than 30" nor more than 34" measured vertical from the nosing of threads.

16. **Guardrails:** Guardrails are required on decks with floors 30" or more above grade. Guardrails are to be a minimum of 26" above finish floor with intermediate rails or ornamental closures, which will not allow passage of an object 4" more in diameter.

17. **Steps:** 8 1/2" maximum rise on steps 9" minimum on treads.

\*\*NOTE: 6 Mil. Visqueen and pea stone required below deck.