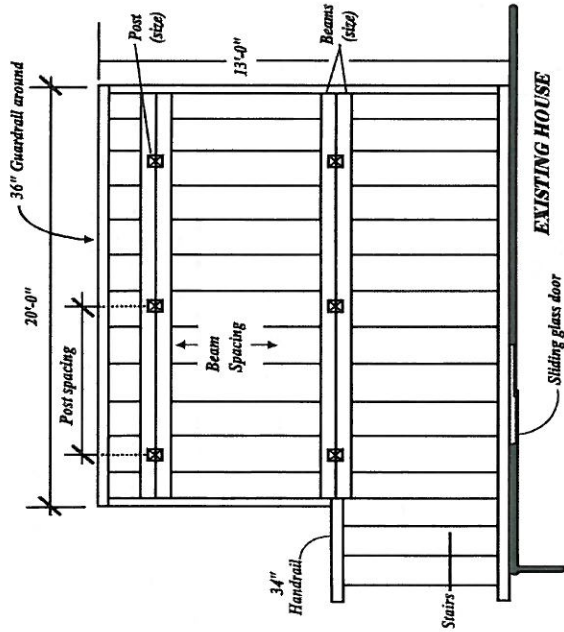
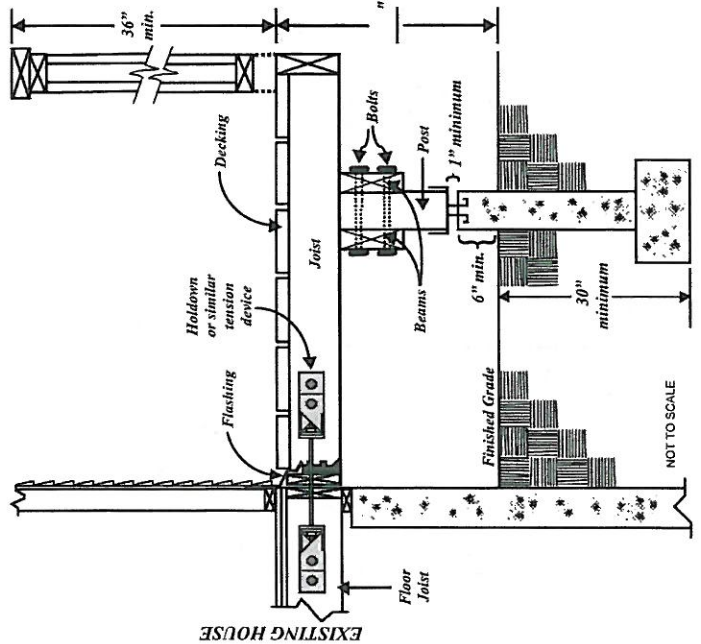


TYPICAL DECK FRAMING PLAN



TYPICAL DECK SIDE VIEW DIAGRAM



- c. Stair detail drawings.
 - d. Framing plan
- Make sure minimum clearance is maintained over bedroom or escape (egress) windows.

Submit application and plans to the Building Department at the City Office Building at 1979 W. 1900 S., during our office hours of 8:00 a.m. to 5:00 p.m. Monday through Friday.

Remember, the office is closed on State and Federal holidays.

Plan review will take approximately 5-7 working days. It may take longer if we call for corrections to be made to the plans. When plans have been approved, stamped and fees calculated, we will call you with the permit amount. After the permit has been paid for, work may commence.

Inspections required:

A footing inspection when excavated and formed with reinforcement secured, but before concrete is poured.

A rough building inspection if the underside will be covered when the deck is complete.

A final inspection when the deck is completed, including paint or stain.

Call the Building Department at (801) 614-9670 at least one business day before you wish to schedule each inspection. An adult must meet the inspector at the property. After all inspections have been approved, keep the plans, permit and inspection reports with your house records.

For any questions or comments please feel free to email bleota@syracuseut.com or call the building department at 801-614-9670.

1979 West. 1900 South.

Syracuse, UT 84075

(801) 825-1477

(801) 825-3001 fax

syracuseut.com

Deck Construction

Syracuse City
Building Department

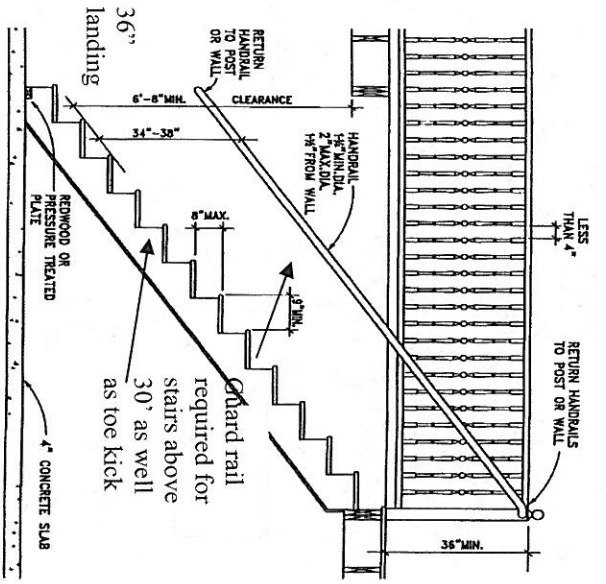
DECK REQUIREMENTS

Any deck that is attached to your home will need a building permit. For decks that are not attached please refer to the Guidelines for accessory structures.

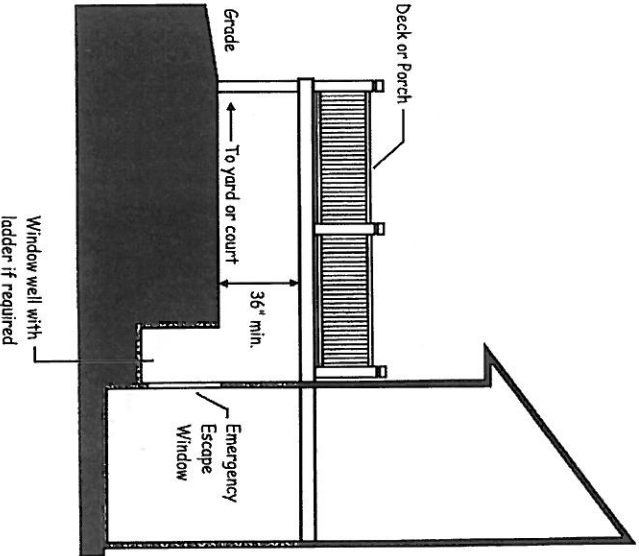
Requirements for Submitting a Permit Application for a Deck:

1. Completed Permit Application Form (available at office or online at www.syracuseut.com)
2. Two (2) copies of a site plan showing where on the property the house is and where the deck will be placed. Include setback measurements. You can contact the Planning & Zoning Department for setback requirements and easement information at 801-614-9626 or jmerrill@syracuseut.com.
3. Two (2) copies of construction drawings including:
 - a. Roof information if applicable.
 - b. Footing information- the depth for the posts have to be 30" deep minimum.

TYPICAL STAIR DETAIL DIAGRAM



DECK EMERGENCY ESCAPE REQUIREMENTS



Emergency Escape Windows under Decks and Porches: Emergency escape windows are allowed to be installed under decks and porches, provided the location of the deck allows the emergency escape window to be fully opened and provides a path not less than 36 inches in height directly to a yard or court. (R310.5)

TYPICAL SITE PLAN

CHECK LIST

1. Show dimensions of the property.
2. Put address of home on the street the house faces.
3. Show names of bordering streets, if on a corner.
4. Show location and dimensions of existing and proposed buildings, structures and parking areas.
5. Identify the use of all existing and proposed structures including the number of stories.
6. Show distance between buildings (minimum 6'), and distances from buildings and structures to property lines (minimum 3').
7. Show any retaining walls using small circles. **All walls must be built inside of your property lines.** (No alteration to the land of any kind can obstruct or alter the path of flow of any drainage easement used in the design of the subdivision to drain your lot and neighboring lots. Any change in drainage design must have an alternate method of maintaining the flow approved by the City prior to changes being made.)
8. Show height, length and type of any retaining wall(s).
9. Include north arrow.
10. Show and identify any easements.
11. Show all architectural projections including stairs, balconies, porch covers, decks, etc.
12. Show drainage using arrows.
13. Set backs vary pending on zoning for Parcel

