

Carroll Township Plan Review Checklist for Decks

The following information must be shown on the drawings or listed in the specifications:

1. A drawing containing the showing:
 - Post sizes and locations, including spacing dimensions
 - The spans and spacing of joists
 - The location of stairs from the deck, if any
 - The location of the deck relative to the existing house and showing the setback dimensions from adjacent property lines
 - Length and width of the proposed deck, also cantilever dimensions if any
 - The type of flooring and fasteners to be used
2. Footers are to be to a minimum depth of 36" to be frost line protected if the deck is attached to the house. Also provide diameter of the footer holes.
3. Lags or bolts to connect rim/ledger to the house.
4. Match plating (Z-MAX) of all hangers and brackets to new pressure treated lumber.
5. Size, species, and grade of all lumber to be used.
6. Means of attachment of beams to posts, Example: Notched post and through bolted.
7. Provide the beam design, Example: 2- 2"x10" of treated lumber #2 grade fastened together spanning 8'-0" between posts.
8. If the proposed deck floor height is greater than 30" above the floor or grade below, show the guardrail at a minimum height of 36".
9. Space between balusters and guardrail to floor not to allow a 4" diameter sphere to pass through.
10. If stairs are planned, the minimum tread depth is 9" and the maximum riser height is 8 1/4".
11. Risers must be closed or the riser space is to be protected the same as the space under the guardrail.
12. The handrail height above the stair nosing shall be 36" +/- 2".
13. The handrail is to be typical of interior handrail design, not just a 5/4 board capping the posts.
14. All nails, screws, bolts, etc. are to be hot dipped galvanized, ACQ or stainless steel.
15. Flashing is required where attached to the house.
16. The type of guardrail to be used including the spacing dimensions of the guardrail support posts.