



BUILDING PERMIT REQUIREMENTS FOR UNCOVERED RESIDENTIAL DECKS

Please submit this checklist with a complete application for permit approval.

1. Application for a permit to construct or demolish	<input type="checkbox"/>
2. A set of construction drawings, drawn to scale with dimensions. It is recommended that a person with general construction knowledge and drafting skills provide the following: <ul style="list-style-type: none"> a. Floor plans with joist size and spacing, decking material, beam size and span, footing location and guard post spacing. Details of how the deck will be supported. b. Elevations of the deck showing footing size and depth below grade, maximum height of deck above grade and height of guard. c. Guard construction and attachment details. Provide manufacturer's engineering and specifications for pre-manufactured guard systems. If installing a guard system or decking material other than cedar or treated wood, an evaluation report from the Canadian Construction Materials Centre (CCMC) or a design from a professional engineer is required. d. Cross sections. e. Engineered product specifications and layouts. 	<input type="checkbox"/>
3. All decks must comply with the Zoning By-Law requirements even if a building permit is not required. A site plan must be submitted, drawn to scale showing: <ul style="list-style-type: none"> a. Lot lines, property lines, and all existing structures (house, garage, sheds, decks). b. Dimension the size of the lot and distances from the proposed deck to all property lines and any adjacent buildings (and septic tank and bed if applicable). c. All easements and overhead hydro on your property must also be shown. 	<input type="checkbox"/>
4. Grand River Conservation Authority approval (for regulated areas); contact 519-621-2761.	<input type="checkbox"/>
5. Septic location (if applicable).	<input type="checkbox"/>
6. Deck permit fee \$210.00	<input type="checkbox"/>