

Deck (Covered or Uncovered)

Do I need a permit for building a deck?

Anyone building a new deck, replacing, or adding onto an existing deck needs to obtain a building permit. (Other permits may also be required)

You need a building permit for decks that:

- Measure more than 0.6 m (2') in height above grade
- Have a roof, covering, or walls
- Support a large structure, such as a pergola, gazebo, or hot tub

Building permits are not required for uncovered decks less than 0.6 m (2') in height above grade

What do I need to apply for a deck permit?

- Permit Application
- A copy of your Plot Plan
- Deck construction plans (floor plan and cross-section)

Inspections are required when the deck construction is completed, or prior to the expiry of the permit. **Please ensure to leave a section open for the inspection if the deck is to be skirted or enclosed underneath.**

Plot Plan will need to be to scale and show (see sample drawing below):

1. the location of the proposed deck
2. the distance from the deck to the property lines and existing buildings

Deck Construction Plans (floor plan and cross-section) are required to be drawn to a scale of not less than 1:100 or legible drawings showing the following (see sample drawings below): Maximum paper size 8-1/2"x 14"

- Side elevation that shows the height of the deck
- Height of guardrail and spindle spacing
- Floor joist type and spacing
- Size and type of deck planking
- Size of beams and number of piles
- Size and type of columns (minimum 6x6) and spacing
- Rise, run and width of stairs (if applicable)
- Type of foundation (concrete, screw piles etc.)

Some Basic Requirements

1. Beam members **must** be secured together using proper fasteners. Joints and beam ends **must** be supported and secured on top of the supporting column.
2. Columns shall be securely fastened to all supporting members to reduce the likelihood of lateral movement unless the distance from grade to underside of joists is less than 600mm (2') and the deck is not supporting a superstructure.
3. The width or diameter of a wood column shall be not less than 184mm (7-¼") for round columns and 140mm x 140mm (5-½" x 5-½") for rectangular columns, unless calculations are provided to show lesser sizes are adequate. (Engineering may be required)
4. Any wood within 6" of grade **must** be adequately protected or preserved wood **must** be used.
5. Foundation support columns for attached decks **must** penetrate the frost level the same depth of the building or a minimum of 4 feet. **Exception:** When the distance from finished grade to the underside of the joists is not more than 600mm (2 ft), not supporting a roof and not attached to a structure.
6. Screw piles used **must** have CCMC approval. The number and spacing of the steel piles **must** be designed by a professional engineer licensed in the province of Alberta. A certificate attesting to the conformity of the installation and the allowable loads for the piles **must** be provided by a certified installer prior to the request for an inspection.
7. **Deck additions-** All new joists **must** extend to and be supported on the existing deck beam and cannot be hung off the existing deck rim board.
8. There will be additional requirements if you intend to cover or enclose your deck. Roof post loads **must** be transferred directly down to the deck beam. (Engineering may be required).
9. Egress windows below decks are not permitted unless there is a minimum headroom clearance of 2.1m between grade and the underside of deck, or there is a minimum headroom clearance of 760mm between grade and the underside of deck and the window opening is immediately adjacent to the edge of the deck above.
10. A guardrail is required for decks over 600mm (2'). If the deck floor is 2' to 5'-11" above grade, guards **must** be a minimum of 900mm (36") high. If the deck floor is over 1.8m (5'-11") above grade, level guards **must** be 1072mm (42") high.
11. A handrail **must** be provided for stairs with more than 3 steps and be mounted between 865mm and 965mm measured vertically from the stair nosing. If the handrail is acting as a guard it **must** be mounted between 900mm and 1070mm. Site built wood handrails for stairs **must** be no wider than a 2x4.
12. Guards on decks **must** be designed so there is no opening larger than 100mm (4").
13. Step dimensions for a private deck are: 200mm max and 125mm min rise (7-⅞" and 5")
355mm max and 255 mm min run (14" and 10")
14. Other conditions may apply once a full plan review is completed by the Safety Codes Officer

Building Permit Application Checklist

Note: All applications must provide sufficient information to show that the proposed work will conform to the National Building Code-Alberta Edition and whether or not it may affect adjacent properties.

Please submit the following:

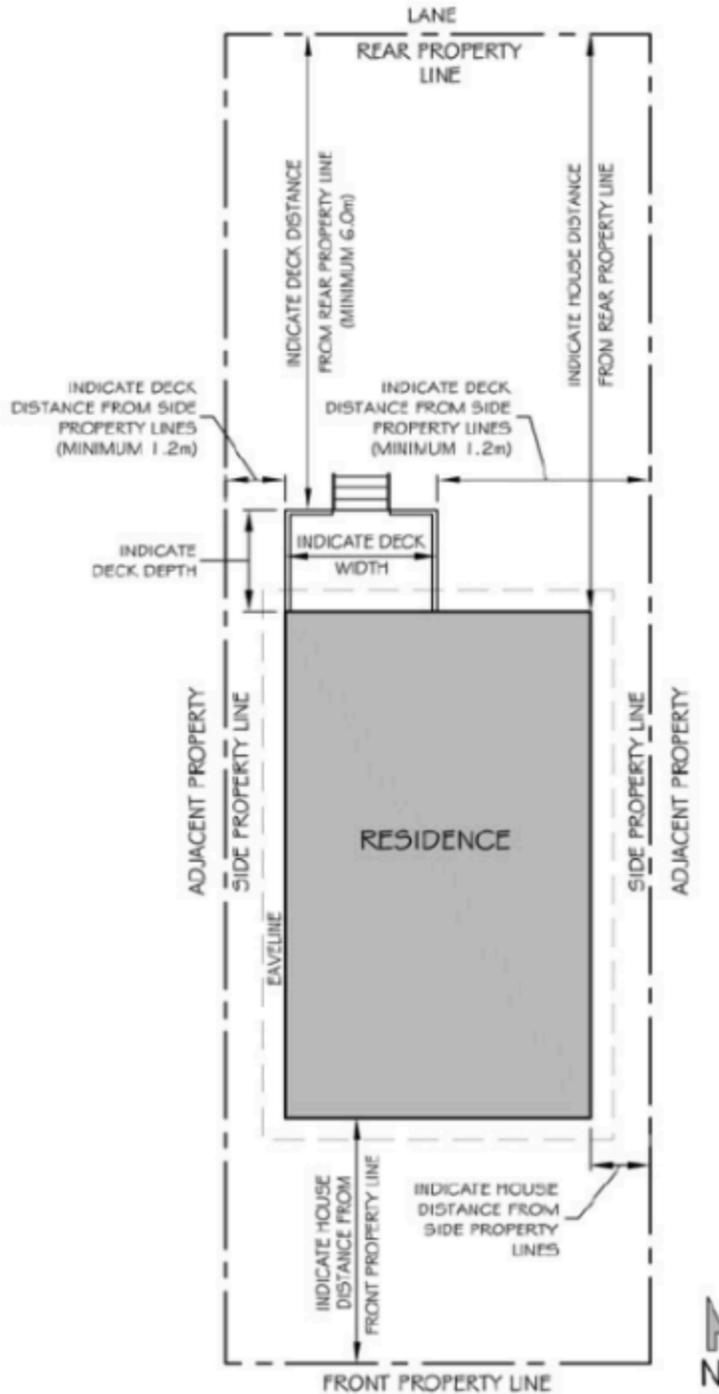
- Permit Application
 - Signature
 - Mailing Address
 - Contact Number
 - Email Address
 - Payment Method
 - Blue sign/Fire Number, Civic Address, Legal Description and/or Land Location
 - Building Use (ie: residential deck)
 - Detailed Description of Work
- Development Permit *(if required by the Municipality. Check with your local jurisdiction)*
- Site Plan showing location of proposed construction, property lines, dimensions, adjacent buildings and/or structures, north arrow, etcetera
- Anchoring or Attachment details to existing building
- Plan / Layout drawing(s) drawn to scale showing the deck, existing house, dimensions, stairs, railings, blocking, beams, joists, etcetera
- Foundation Details *(pile on pad footing or screw pile)*
- Truss Drawings and Layout
- Engineered Beam Specifications *(where applicable)*
- Cross Section view drawing
- Design Details
 - height from ground
 - dimensions
 - railing height
- Professional Involvement documentation *(if applicable)*
 - Screw Piles require engineering *(layout and specs required with application. Torque ratings required prior to final inspection)*
- Additional Information as required

Noteworthy Items

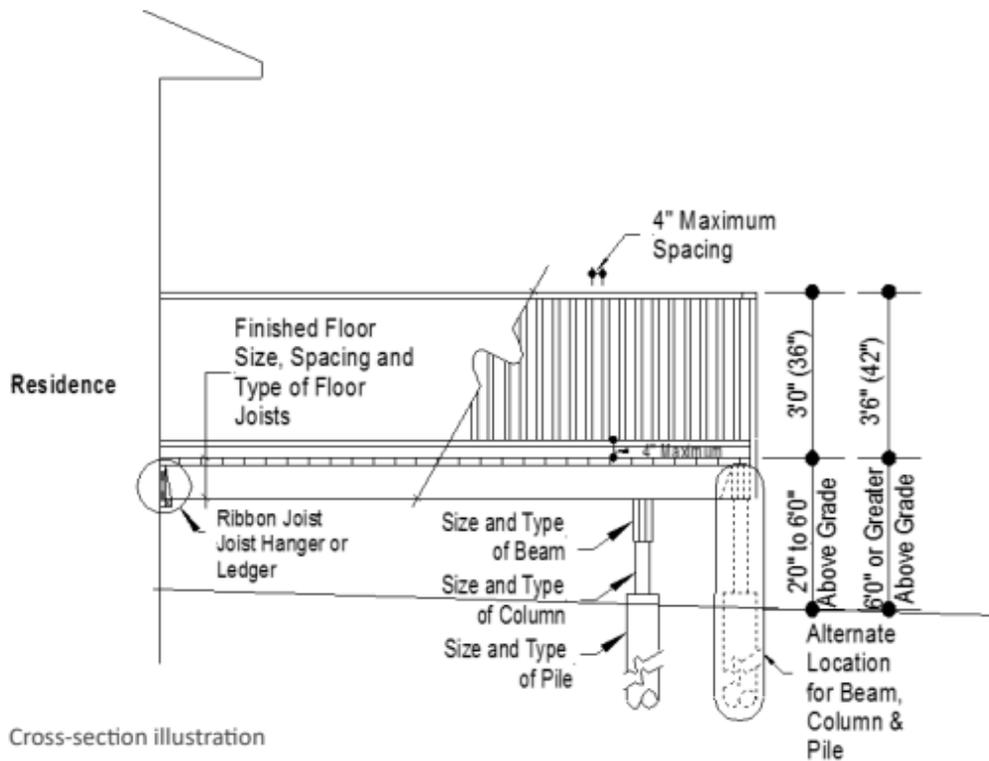
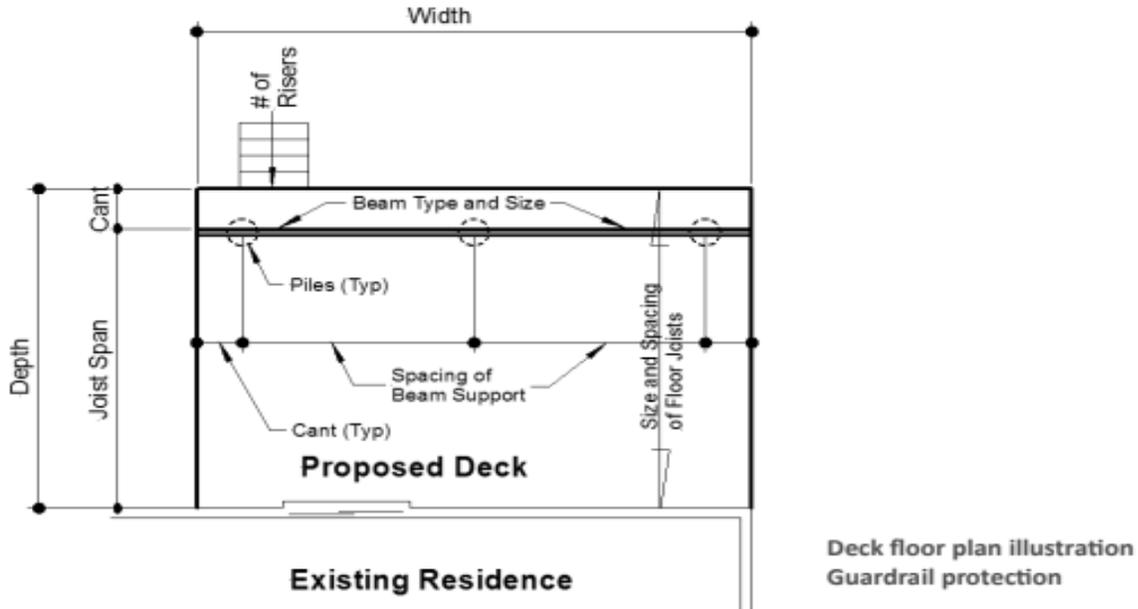
- ★ A permit is required for any non-residential deck or patio
- ★ A permit is required for any residential deck when the distance from the deck surface to the ground or adjacent surface exceeds 600mm / 24"
- ★ A roof or other structure over a portion or entirety of deck is considered 'covered'
- ★ May not be physically attached to a mobile home
 - can not physically attached to any building where the foundation is not fastened to the ground
- ★ See sample attached deck detached template to assist with construction detail submission
- ★ If you are using any unconventional construction methods, speak with your safety codes officer
- ★ For more information see the Safety Tip Brochures provided by the Safety Codes Council at www.safetycodes.ab.ca/permits-inspections/safety-tips/

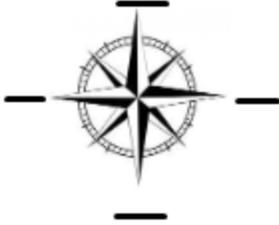
- ★ Complete site locates prior to construction to ensure safe construction and placement of structures as various codes contain regulations pertaining to construction near or over utility services

Sample Plot Plan

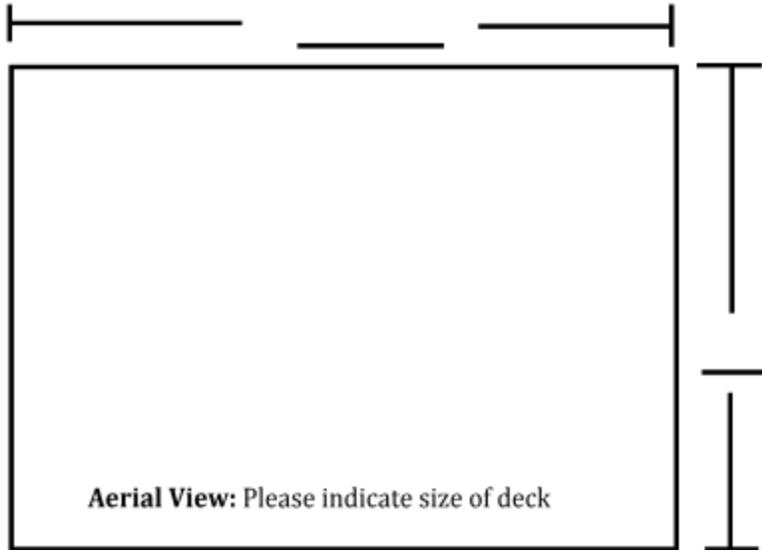


Sample Deck Construction Plans





Please Indicate North



Please fill in the below information:

Size and Type of Beam:

Size and Type of Column:

Size and Type of Pier and Pad Footing:

Size and Spacing of Joists:

Approx. Height of Deck Above Grade:
