

Follow these 6 steps...

1 Find out if your proposed deck will meet the placement, construction and safety requirements.

VILLAGE OF FOX CROSSING ZONING

SETBACKS:

Street: 30 ft. minimum

Rear: 25 ft. minimum

Side: Minimum 7 ft. one side, 10 ft. other side

Other: 10 ft. from any other structure on the property

Corner Lots: 15' and 30' street yard setback

WISCONSIN UNIFORM DWELLING CODE

DECKS SPS 321.225

Decks attached to dwellings and detached decks which serve an exit shall comply with the applicable provisions of Wisconsin UDC Chapter SPS 321, including but not limited to:

- (1) Excavation requirements of SPS 321.14
- (2) Footing requirements of SPS 321.15(2)(f)
- (3) Frost penetration requirements of SPS 321.16
- (4) Load requirements of SPS 321.02
- (5) Stair, handrail and guardrail requirements of SPS 321.04
- (6) Decay protection requirements of SPS 321.10

EXCAVATIONS FOR FOOTINGS AND FOUNDATIONS SPS 321.14

No excavation shall be made below the footing and foundation unless provisions are taken to prevent the collapse of the footing or foundation

All footings shall be located on undisturbed or compacted soil, free of organic material, unless the footings are reinforced to bridge poor soil conditions.

DECK FOOTINGS SPS 321.15(2)(f)

Decks attached to dwellings and detached decks which serve an exit shall be supported on a structural system designed to transmit and safely distribute the

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loads to the soil. Footings shall be sized to not exceed the allowable material stresses. The bearing area shall be at least equal to the area required to transfer the loads to the supporting soil without exceeding the bearing values of the soil.

FROST PROTECTION SPS 321.16

Footings and foundations shall be placed at least 48 inches below adjacent grade.

LOADS SPS 321.02

Decks shall be designed and constructed to support a minimum 40 pound per square foot live load. The design load shall be applied uniformly over the component area.

STAIR DETAILS SPS 321.04(2)

Width: 36 inches minimum

Riser height: 8 inches maximum

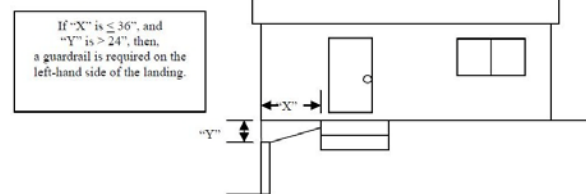
Tread depth: 9 inches minimum

NOTE: All steps must be uniform.

HANDRAILS AND GUARDRAILS SPS 321.04(3)

Stair flights with more than 3 risers shall be provided with at least one handrail for the full length of the stair flight.

Handrails or guardrails shall be provided on all open sides of stair flights consisting of more than 3 risers and on all open sides of areas that are elevated more than 24 inches above the floor or exterior grade. For exterior applications, the 24 inch vertical



measurement shall be taken from the lowest point within 3 feet horizontally from the edge of the deck.

Handrails or guardrails shall be constructed to prevent the through-passage of a sphere with a diameter of 4-3/8 inches or larger.

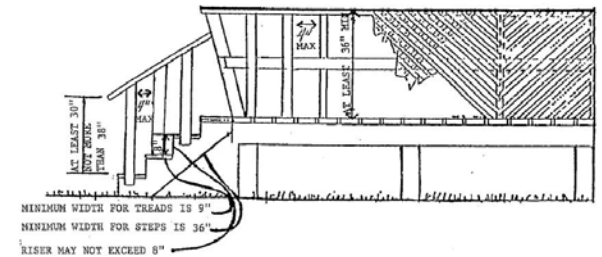
Handrails and guardrails shall be designed and constructed to withstand a 200 pound load applied in any direction.

Handrails shall be located at least 30 inches, but no more than 38 inches above the nosing of the treads. Measurement shall be taken from the hard structural surface beneath any finish material to the top of the rail.

Clearance between a handrail and the wall surface shall be at least 1½ inches.

Handrails shall be continuous for the entire length of the stairs.

Exterior handrails and guardrails shall be constructed of metal, decay resistant or pressure-treated wood, or shall be protected from the weather.



Guardrails shall be located at least 36 inches above the floor.

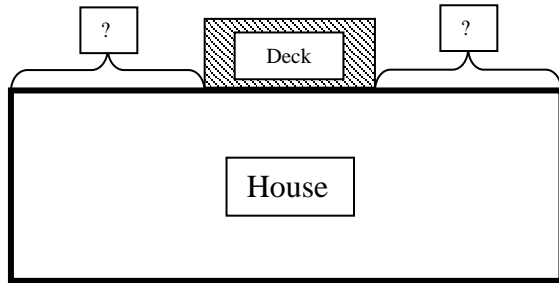
PROTECTION AGAINST DECAY AND TERMITES SPS 321.10

Wood used in any structural part of an outdoor deck, including the decking, shall meet all of the following requirements:

- (a) The wood shall be labeled and pressure treated with preservative or shall be naturally durable or shall be engineered to be decay resistant.
- (b) The wood shall be pressure treated with preservative or shall be naturally termite-resistant unless additional steps are taken to make the wood termite-resistant.

2 Obtain a permit application. You need a permit to build a deck. Pick up your application form at the Building office, or download a blank form from our website (www.foxcrossingwi.gov).

3 Turn in your completed application and required site plan to the Building office. You will need to draw an 8-1/2" x 11" site plan showing the deck, its dimensions, and its distance from all property lines and its distance from all structures on your property. On the site plan also indicate the length from corner of the structure the deck is to be built on, to where the deck structure outer most detail begins. See below.



Staff will review your application for completeness while you wait.

4 Pay the fee and receive your permit. The Village charges for building permits to cover the cost of plan review and inspections. A fee schedule is available either at the Building Office or on our website.

5 Start the work that the permit was issued for. Be sure to display the permit where it can be seen from the street for the duration of construction. Remember to call Diggers Hotline (1-800-242-8511) before digging any post holes.

6 Call for inspections. When your permit is issued, you will need to contact the Building office at 720-7104 to request the required inspections. Typical required inspections for decks include:

- Footings (pier holes) when dug and prior to pour.
- Final inspection

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It is your responsibility to schedule all required inspections.

On-site inspections of your project during construction assure you that the materials used and the work done is to code. If any work does not pass inspection, it must be corrected and re-inspected.

***Disclaimer-** All lots can vary in characteristics; it is always best to call prior to starting any project in the Village, to ensure compliance on all local, state and national codes.

Still have questions?

Call the Building office at (920) 720-7104 for help.

For more information:

Community Development Department

Building Inspections	920-720-7104
Community Development	920-720-7105
Department Fax	920-720-7116

Website:

<http://www.foxcrossingwi.gov/CDWeb/Building/Building.htm>

Email: inspections@town-menasha.com

Mailing address:

Village of Fox Crossing
Building Inspections
2000 Municipal Dr.
Neenah, WI 54956

Building Inspectors Hours
8:00A.M.-10:00A.M.
1:00P.M.-2:00P.M.
Or by appointment

Decks

