

SAMPLE DRAWINGS



BUILDING PERMIT APPLICATION GUIDE:
DECK

DRAWING NAME:
SITE PLAN

NUMBER OF COPIES REQUIRED:
2 (5 WHEN SUBDIVISION IS NOT ASSUMED)

DRAWING **MUST** INCLUDE/SHOW (IF APPLICABLE):

- STRUCTURES:**
- HOUSE (INCLUDING PORCH & EXTERIOR STAIRS)
 - ACCESSORY BUILDINGS (SHED/GARAGE)
 - DECK
 - POOL

HARD LANDSCAPED SURFACES:

- DRIVEWAY
- WALKWAYS/PATIOS

SETBACKS:

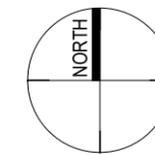
- DECK TO PROPERTY LINES
- REAR WALL OF HOUSE TO REAR PROPERTY LINE

DIMENSIONS:

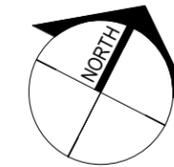
- DECK

GENERAL/OTHER NOTES:

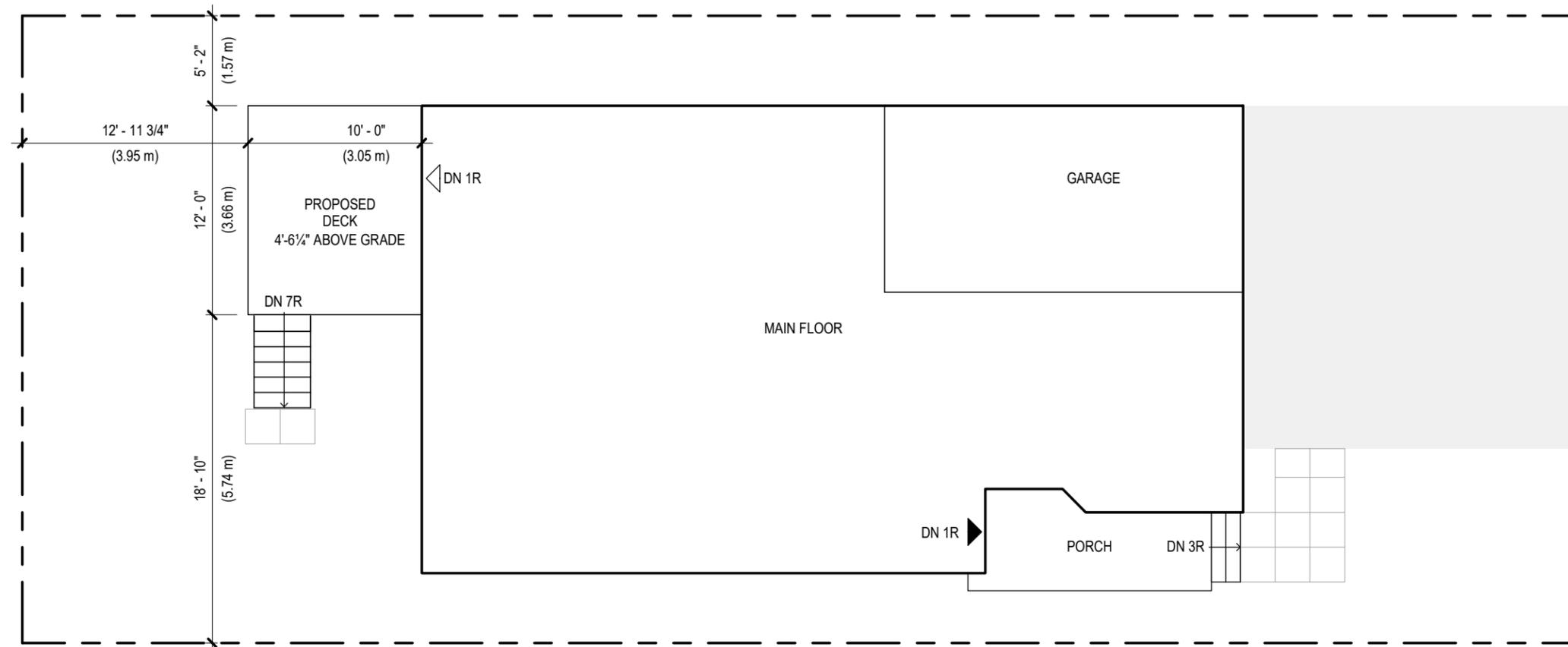
- DECK HEIGHT ABOVE GRADE (AT LOWEST POINT OF GRADE)
- LEGEND OF LINE TYPES, SYMBOLS, AND HATCHING USED



PROJECT



TRUE



1 SITE PLAN
D-1 1/8" = 1'-0"

NOTE

THE ITEMS ON THIS DRAWING, INCLUDING DIMENSIONS, ARE BEING PROVIDED TO SHOW THE DRAWING REQUIREMENTS FOR THE SITE PLAN ONLY. THEY DO NOT NECESSARILY REFLECT THE ACTUAL TOWN OF MILTON ZONING BY-LAW REQUIREMENTS FOR YOUR SPECIFIC PROPERTY. FOR SPECIFIC ZONING BY-LAW REQUIREMENTS FOR YOUR PROJECT CONTACT THE TOWN OF MILTON ZONING DEPARTMENT DIRECTLY AT (905)878-7252 EXT. 2329

LEGEND

- PROPERTY LINE
- [Grid Pattern] 24" x 24" CONCRETE PATIO STONE WALKWAY

DESIGNER: JOE SMITH

PROJECT 123 MAIN STREET
ADDRESS: MILTON, ONTARIO

SHEET SIZE: 11" X 17"

SHEET NO.

DATE: JUNE 2018

D-1

SCALE: AS INDICATED

SAMPLE DRAWINGS



BUILDING PERMIT APPLICATION GUIDE:
DECK

DRAWING NAME:
DECK STRUCTURAL PLAN &
DECK FLOOR PLAN

NUMBER OF COPIES REQUIRED:
2

DRAWING **MUST** INCLUDE/SHOW (IF APPLICABLE):

DECK STRUCTURAL PLAN:

- FOOTING LOCATION AND SIZE
- SUPPORT POST LOCATION AND SIZE
- BEAM SPAN AND SIZE
- JOIST SPAN, SIZE AND SPACING
- LEDGER SIZE AND ATTACHEMENT

DIMENSIONS FOR:

- JOIST/BEAM SPANS AND CANTILEVERS
- FOOTING SPACING
- OVERALL DECK

DECK FLOOR PLAN:

- SIZE AND SPAN DIRECTION OF DECK BOARDS
- GUARD POST LOCATION AND SIZE

DIMENSIONS FOR:

- GUARD POST SPACING
- STAIR WIDTH

GENERAL/OTHER NOTES:

- LEGEND OF LINE TYPES, SYMBOLS, AND HATCHING USED

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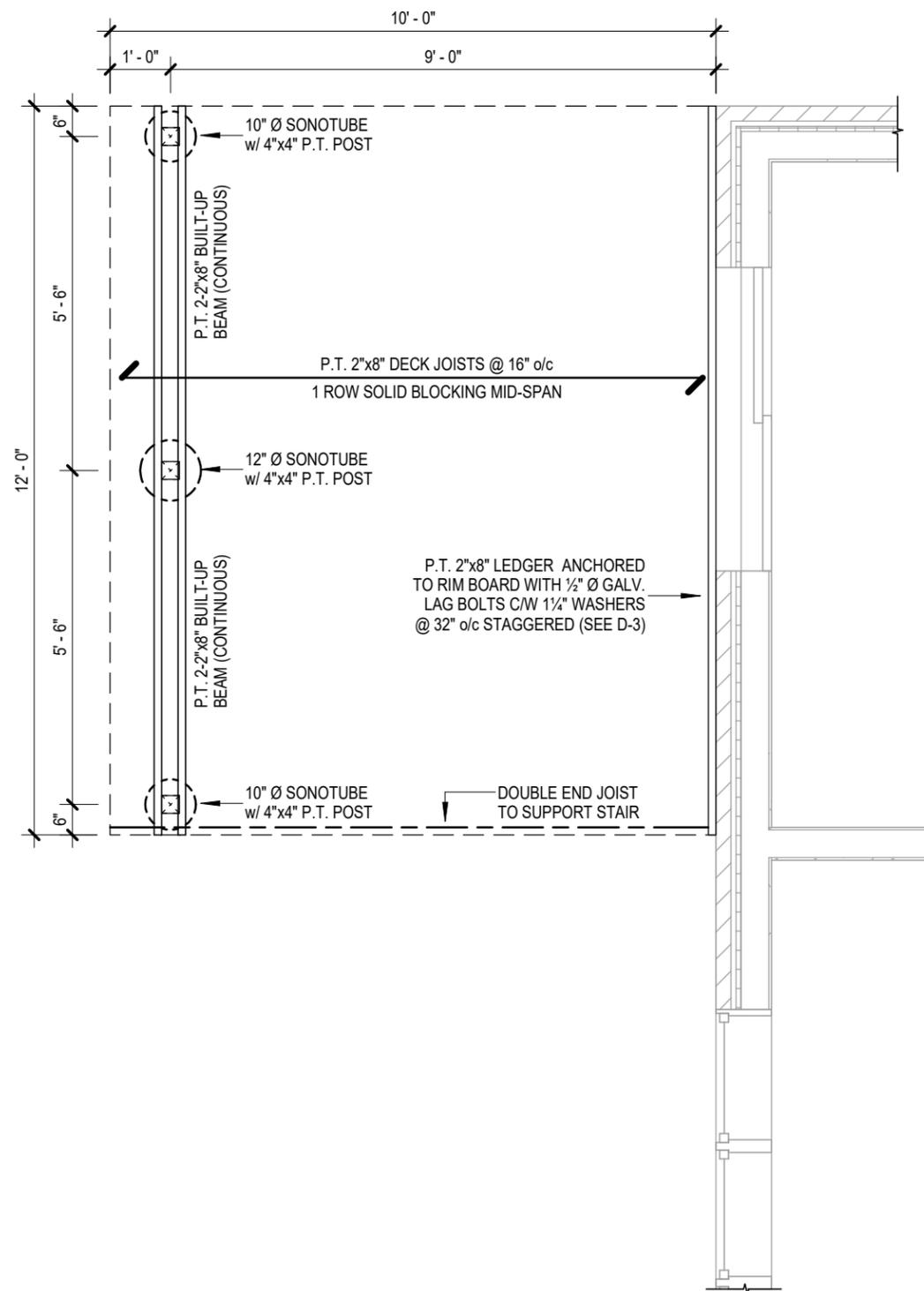
SHEET SIZE: 11" X 17"

SHEET NO.

DATE: JUNE 2018

D-2

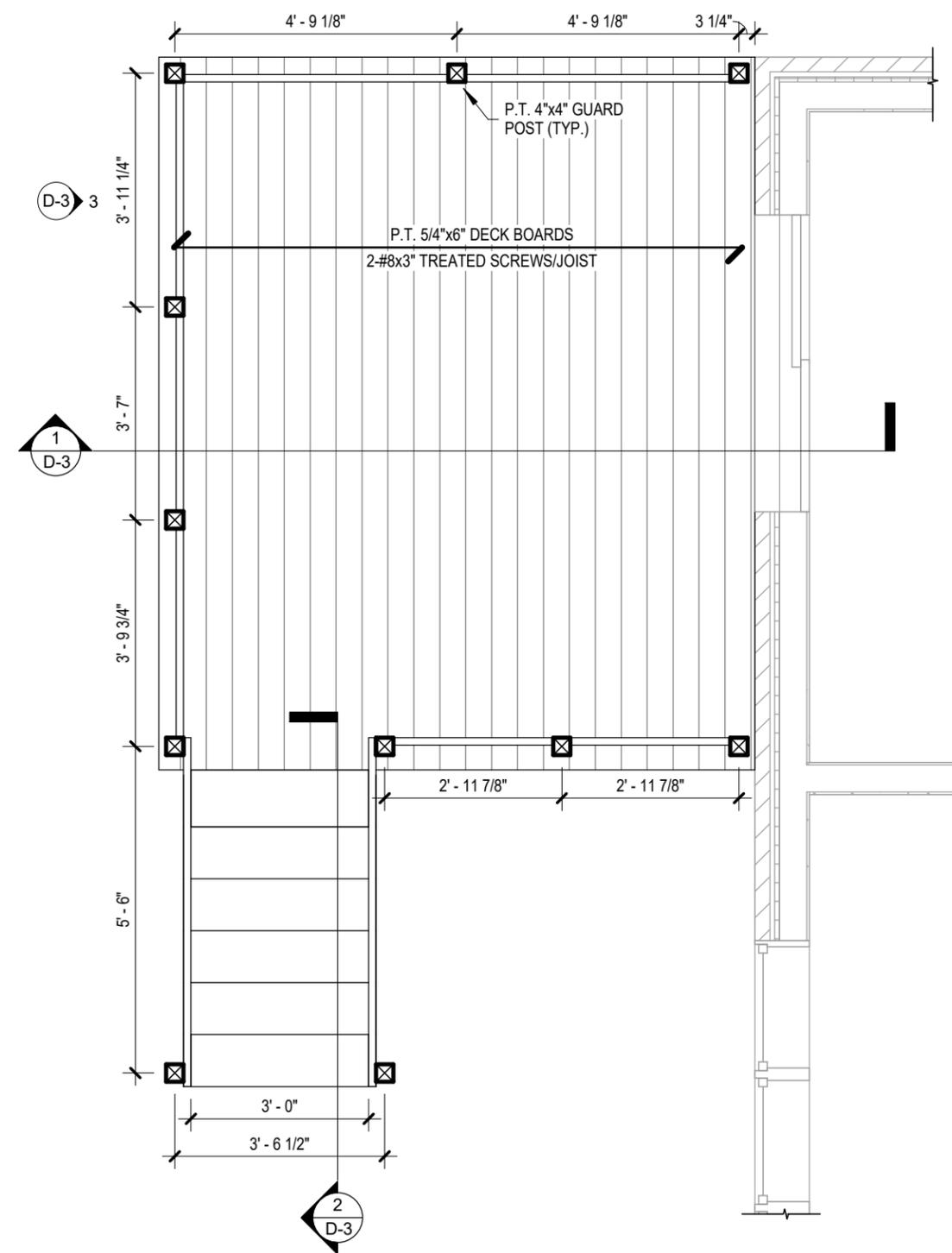
SCALE: AS INDICATED



1 DECK STRUCTURAL PLAN
D-2 3/8" = 1'-0"

LEGEND

- EXISTING CONSTRUCTION (GRAY)
- NEW CONSTRUCTION (BLACK)



2 DECK FLOOR PLAN
D-2 3/8" = 1'-0"

SAMPLE DRAWINGS



BUILDING PERMIT APPLICATION GUIDE:
DECK

DRAWING NAME:
DECK SECTIONS & DETAILS

NUMBER OF COPIES REQUIRED:
2

DRAWING **MUST** INCLUDE/SHOW (IF APPLICABLE):

- DECK SECTION:**
- FOOTING
 - SUPPORT POST AND METAL POST BASE
 - BEAM SIZE AND ATTACHMENT TO POST
 - LEDGER SIZE AND ATTACHMENT TO HOUSE

- DIMENSIONS FOR:**
- HEIGHT OF DECK ABOVE GRADE (AT LOWEST POINT OF GRADE)
 - OVERALL GUARD HEIGHT
 - FOOTING DEPTH BELOW GRADE

- TYPICAL GUARD DETAIL:**
GUARDS ARE REQUIRED WHEN THE FINISHED DECK FLOOR IS 24" OR MORE ABOVE GRADE
- SIZE AND LOCATION OF POSTS, BOTTOM/TOP RAIL, TOP CAP AND PICKETS

- NOTE:** AN ENGINEERED STAMPED DETAIL IS REQUIRED FOR ANY GUARD SYSTEM:
- THAT INCORPORATES ANY COMPONENT THAT IS NOT WOOD, OR
 - IS BUILT HIGHER THAN 3'-6" (SUCH AS A PRIVACY SCREEN SERVING AS A GUARD)

- DIMENSIONS FOR:**
- OVERALL GUARD HEIGHT
 - THE TOP AND BOTTOM OF ALL HORIZONTAL COMPONENTS OF THE GUARD (BOTTOM/TOP RAIL, CAP, ETC.)
 - SPACING BETWEEN PICKETS

- STAIR SECTION:**
- SIZE OF STRINGER, TREADS AND RISERS
 - GUARD POST LOCATION AND SIZE

- DIMENSIONS FOR:**
- OVERALL GUARD HEIGHT
 - STAIR RISE, RUN AND TREAD DEPTH
 - EFFECTIVE DEPTH OF STAIR STRINGER

- GENERAL/OTHER NOTES:**
- LEGEND OF LINE TYPES, SYMBOLS, AND HATCHING USED

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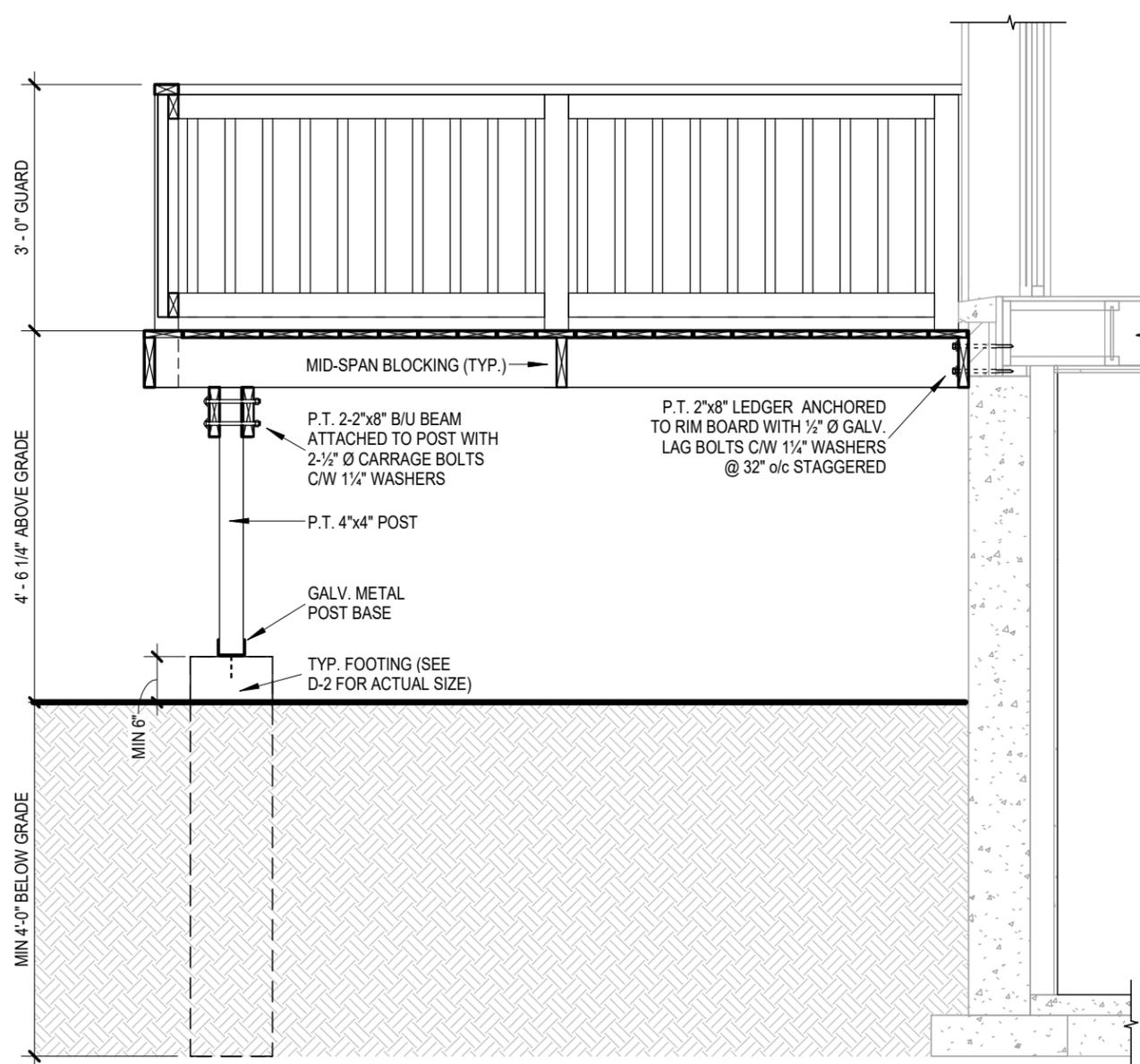
SHEET SIZE: 11" X 17"

SHEET NO.

DATE: JUNE 2018

D-3

SCALE: AS INDICATED

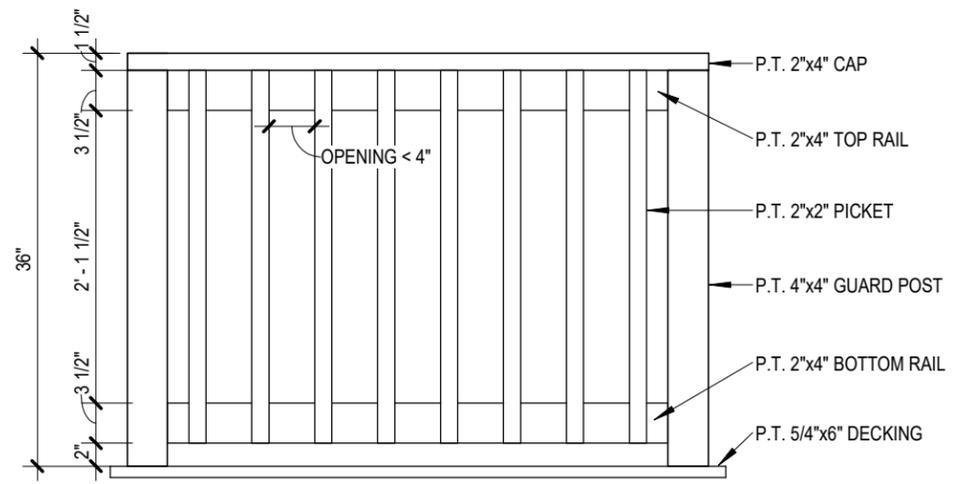


1 DECK SECTION
D-3 1/2" = 1'-0"

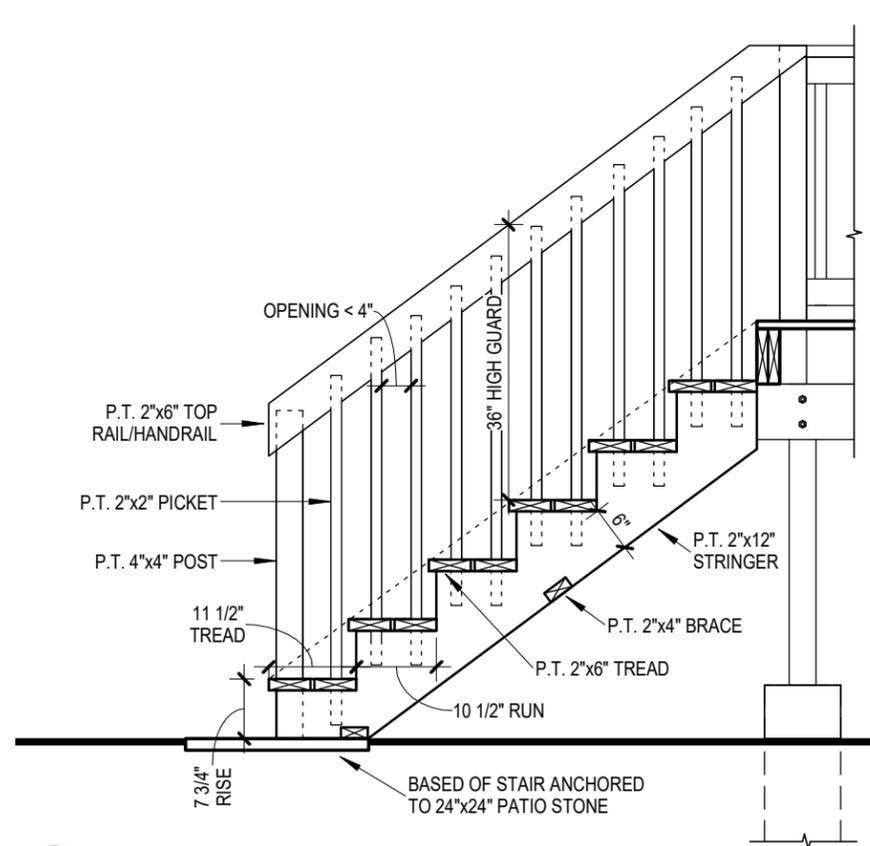
LEGEND

EXISTING CONSTRUCTION (GRAY)

NEW CONSTRUCTION (BLACK)



3 TYPICAL GUARD DETAIL
D-3 3/4" = 1'-0"



2 STAIR SECTION
D-3 1/2" = 1'-0"

SAMPLE DRAWINGS



BUILDING PERMIT APPLICATION GUIDE:
DECK

DRAWING NAME:
FOOTING OPTIONS & STRUCTURAL SIZING INFO.

NUMBER OF COPIES REQUIRED:
N/A

DRAWING **MUST** INCLUDE/SHOW (IF APPLICABLE):

FOOTING NOTES:

- ① MINIMUM DEPTH OF BELLED/PAD FOOTING IS THE GREATER OF 4" OR THE PROJECTION "P" OF THE BELLED/PAD FOOTING BEYOND THE POST/PIER
- ② POST BEARING ON PAD FOOTING REQUIRES 2-2"x4" P.T. CLEATS FASTENED TO OPPOSITE SIDES OF THE POST WITH MIN. 3-3/2" GALVANIZED NAILS TO RESIST UPLIFT. CLEATS SHALL EXTEND MIN 2" PAST EITHER SIDE OF POST
- ③ BURIED PRESSURE TREATED POST MUST BE RATED FOR GROUND CONTACT
- ④ OPTIONAL CONCRETE BACKFILL AROUND POST
- ⑤ POST SADDLE ANCHORED TO CONCRETE/STEEL HELICAL PIER/PILE.

FOOTING SIZING NOTES:

DECKS FOOTING SUPPORTING ROOF OR OTHER STRUCTURES (HOT TUB, ETC.) MUST INCLUDE THE WEIGHT OF THESE STRUCTURES IN THE FOOTING DESIGN.
 - ROOF LOADING CAN BE TAKEN AT 30 LBS/FT²
 - HOT TUB LOADING WILL DEPEND IN SIZE AND DEPTH OF WATER (INCLUDE HOT TUB SPECIFICATIONS WITH PERMIT APPLICATION)

JOIST/BEAM SPAN NOTES:

- ⑥ WHERE A DECK IS 2'-0" OR MORE ABOVE GRADE AND REQUIRES A GUARD OR WHERE A GUARD IS PROVIDED (BUT NOT REQUIRED) ON A LOWER DECK, THE MINIMUM FLOOR JOIST SIZE IS 2"x8"

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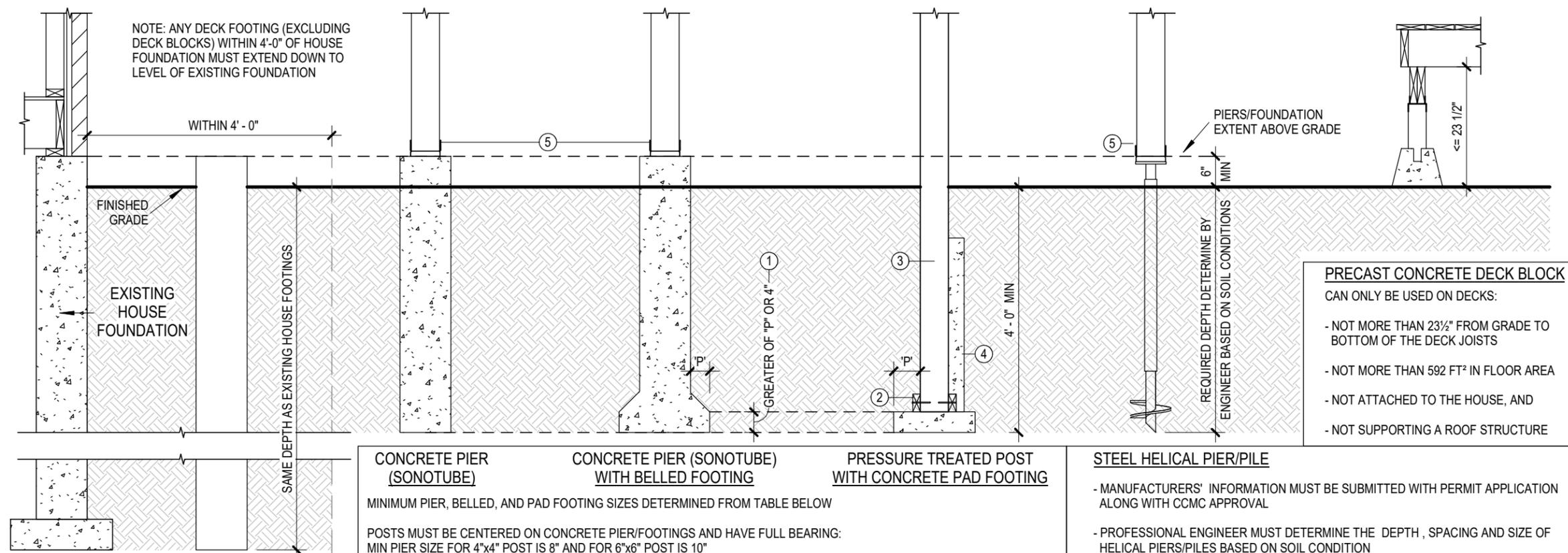
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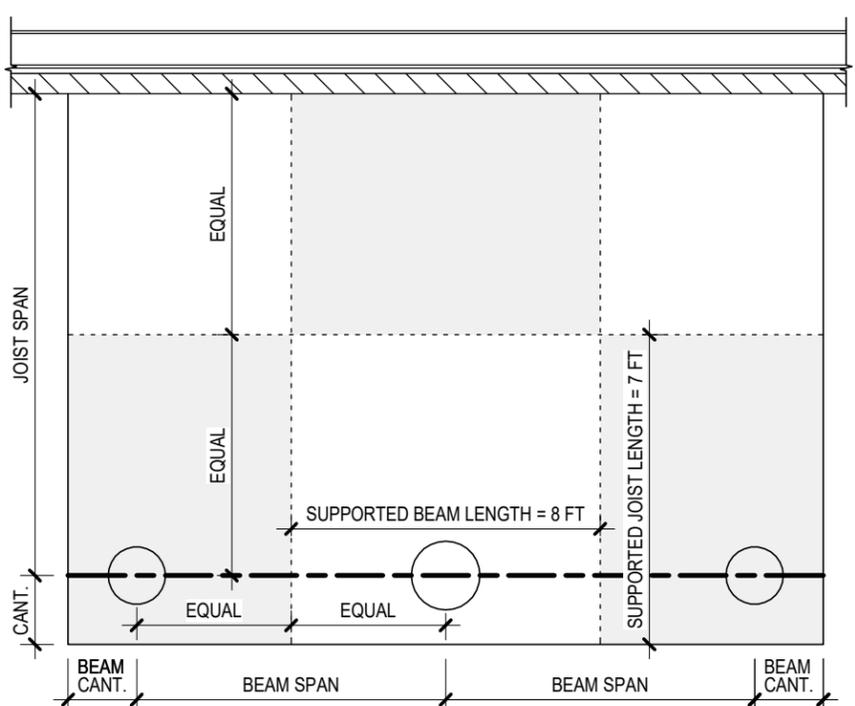
SCALE: AS INDICATED

SHEET NO.

D-4



1 DECK FOOTING OPTIONS
D-4 1/2" = 1'-0"



2 CALCULATING FOOTING SUPPORTING AREA AND MINIMUM FOOTING SIZE
D-4 N.T.S.

REQUIRED DECK FOOTINGS CAPACITY

FOOTING LOAD = SUPPORTED BEAM LENGTH x SUPPORTED JOIST LENGTH x 40 LBS/FT² (DECK LOAD)

USE FOOTING/PIER SIZING TABLE BELOW TO DETERMINE MINIMUM FOOTING SIZE BASED ON FOOTING LOAD

EXAMPLE (MIDDLE FOOTING):
 SUPPORTED BEAM LENGTH = 8 FT
 SUPPORTED JOIST LENGTH = 7 FT
 FOOTING LOAD = 8 FT x 7 FT x 40 LBS/FT² = 2240 LBS
 MIDDLE FOOTING WOULD REQUIRE MIN 16" ROUND FOOTING OR 14" SQUARE FOOTING

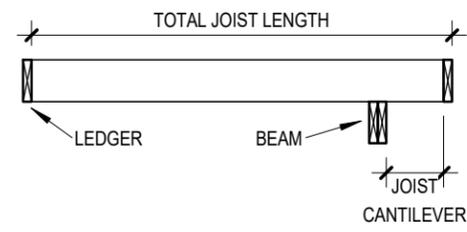
FOOTING/PIER SIZING TABLE

MINIMUM FOOTING SIZE	MAX. FOOTING CAPACITY	
	ROUND (DIA)	SQUARE
8"	729 LBS	928 LBS
10"	1139 LBS	1450 LBS
12"	1640 LBS	2089 LBS
14"	2233 LBS	2843 LBS
16"	2916 LBS	3713 LBS
18"	3691 LBS	4699 LBS

NOTE: MAX FOOTING CAPACITY BASED ON A SOIL BEARING CAPACITY OF 2000 LBS/FT²

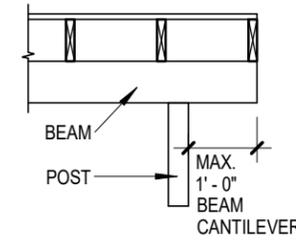
FLOOR JOIST SPAN TABLE

JOIST SIZE	SPACING (o/c)	MAX. JOIST SPAN	MAX. JOIST CANTILEVER
2"x6"	12"	10'-4"	NOT PERMITTED
	16"	9'-4"	
	24"	8'-2"	
2"x8"	12"	12'-5"	LESSER OF 16" OR 1/7 OF TOTAL JOIST LENGTH
	16"	11'-9"	
	24"	10'-9"	
2"x10"	12"	14'-6"	LESSER OF 24" OR 1/7 OF TOTAL JOIST LENGTH
	16"	13'-9"	
	24"	12'-10"	
2"x12"	12"	16'-4"	
	16"	15'-5"	
	24"	14'-6"	



BEAM SPAN TABLE

SUPPORTED JOIST LENGTH	MAX. 2-PLY BEAM SPAN				MAX. 3-PLY BEAM SPAN			
	2"x6"	2"x8"	2"x10"	2"x12"	2"x6"	2"x8"	2"x10"	2"x12"
4'-0"	8'-0"	10'-4"	12'-7"	14'-7"	9'-7"	12'-7"	16'-1"	19'-7"
6'-0"	6'-10"	8'-4"	10'-4"	11'-9"	8'-4"	11'-0"	14'-1"	17'-1"
8'-0"	5'-11"	7'-2"	8'-10"	10'-3"	7'-7"	10'-0"	11'-10"	14'-1"
10'-0"	5'-3"	6'-5"	7'-10"	9'-2"	7'-1"	9'-4"	10'-10"	12'-7"
12'-0"	4'-10"	5'-11"	7'-2"	8'-4"	6'-8"	8'-7"	9'-11"	11'-6"
14'-0"	4'-6"	5'-5"	6'-8"	7'-9"	6'-4"	7'-11"	9'-2"	10'-8"



3 STRUCTURAL SIZING TABLES
D-4 N.T.S.