

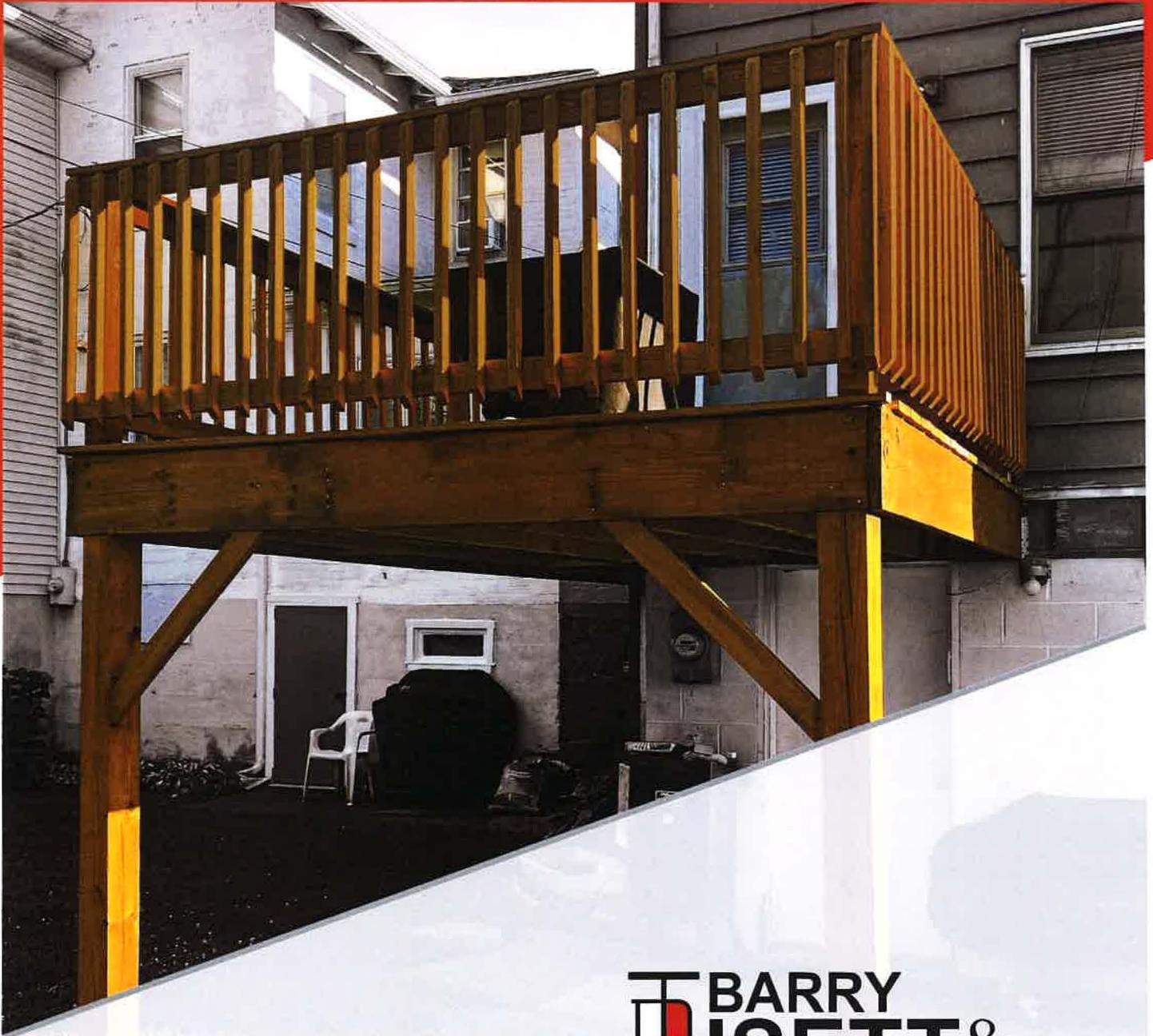
DECK PERMIT FORMS AND SUBMITTAL INFORMATION

When applying for a deck permit, please complete both the Zoning Permit Application & the UCC Permit Application

After reviewing this information if you have any questions, please contact the Red Hill Borough office at 215-679-2040 or info@redhillborough.org



DECK PLAN SUBMITTAL GUIDE



 **BARRY
ISETT &**
associates INC

For decks accessory to one- and two-family dwellings

Based on the PA UCC and the 2018 IRC | Updated August 2022

NOTE | This is intended to be a deck permit application submittal guide; this is not a complete list of deck code requirements.

CHECKLIST:

Y N N/A

Building Permit Application Does your application include a completed building permit application?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Site Plan Do you have a site plan? Does it show the size and location of the deck and existing structures on the site and the distance from lot lines to the deck per PA UCC §403.62a.(e)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Construction Plans Do you have construction plans which detail the size, span, and spacing of all building materials, and the means and methods of critical connections?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Height Do the plans indicate the height of the deck?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Footing Depth Do the plans show the depth of the footings below the frost depth per R507.3.2?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Footing Size Do the plans show the footing sizes in compliance with <i>Table R507.3.1</i> ?  See Note #1	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Post Size Do the plans show the post size in compliance with <i>Table R507.4</i> ?  See Note #2	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Post-to-Footing Do the plans show the post-to-footing connection in compliance with <i>Figure R507.3</i> ?  See Note #3	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Beam-to-Post Do the plans show the beam-to-post connection in compliance with <i>Figure R507.5.1(1)</i> and <i>Figure R507.5.1(2)</i> ?  See Note #4	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Joists Do the plans show the joist size, span, and spacing in compliance with <i>Table R507.6</i> ?  See Note #5	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Joist Cantilever Do the plans show that the joist cantilever does not exceed 1/4 th the adjacent joist span per IRC R507.6 or the maximum cantilever span in <i>Table R507.6</i> ? Whichever is less.  See Note #5	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Beam(s) Do the plans show the beam(s) size and span in compliance with <i>Table R507.5</i> ?  See Note #6	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Beam Cantilever Do the plans show that the beam cantilever does not exceed 1/4 th the allowable beam span per IRC R507.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ledger Flashing Do the plans show ledger flashing per R703.4.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ledger Connection to Wood Band Joist Do the plans show the ledger connection in compliance with R507.9.1.3? Note: For LedgerLoks, use the technical evaluation report found on the manufacturer's website.  See Note #7	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Joist-to-Ledger Do the plans show joist hangers per R507.6.1?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Joist Lateral Restraint Do the plans show the joists with a means to prevent rotation on both ends, such as blocking, or a connection to a rim joist per R502.7?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Lateral Load Protection Where supported by attachment to an exterior wall, does the deck have lateral load protection in compliance with R507.9.2?  See Note #8	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Guardrail Height Do the plans show the guardrail height of at least 36" for any location where the deck floor height to grade is more than 30" at any point within 36" per R312.1.2?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Guardrail Openings Do the plans show the guardrail openings of less than 4" per R312.1.3?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Guardrail Post Connection Do the plans show how the guardrail posts are connected to comply with the load requirements of a 200 psf minimum?  See Note #9	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Stairs Do the plans show tread depth and riser height in compliance with PA UCC §403.21(7)?  See Note #10	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Handrail If there are four or more stair risers, do the plans show a graspable handrail per R311.7.8?  See Note #11	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

NOTES:

#1

Footing Size | Do the plans show the footing sizes in compliance with Table R507.3.1?

The footings must not be smaller than listed in Table R507.3.1—the most relevant section of which is copied below. Consult the IRC for additional ground snow loads or soil bearing capacities.

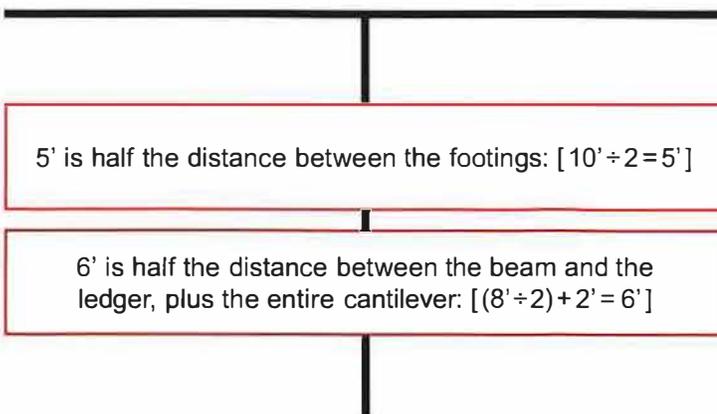
LOAD-BEARING VALUE OF SOILS ^{a, c, d} : 1,500 PSF ^{a, b}				
Live or Ground Snow Load (psf) ^{a, b}	Tributary Area (sq. ft.)	Side of Square Footing (in.)	Diameter of Round Footing (in.)	Footing Thickness (in.) ^{a, f}
40	20	12	14	6
	40	14	16	6
	60	17	19	6
	80	20	22	7
	100	22	25	8
	120	24	27	9
	140	26	29	10
	160	28	31	11

- *****
- a) Interpolation permitted. Extrapolation not permitted. b) Based on highest load case: Dead+Live or Dead+Snow. c) Footing dimensions shall allow complete bearing of the post. d) If the support is a brick or CMU pier, the footing shall have a minimum 2-inch projection on all sides. e) Area, in square feet, of deck surface supported by post and footings. f) Minimum thickness shall only apply to plain concrete footings.

TRIBUTARY AREA | The tributary area is the portion of the deck surface area that bears its mass on top of an individual footing. To calculate the tributary area of an individual footing, find the midway point between the footing and the nearest bearing point on each side (typically another footing or ledger). In the case of a cantilever, include the entire cantilever area.

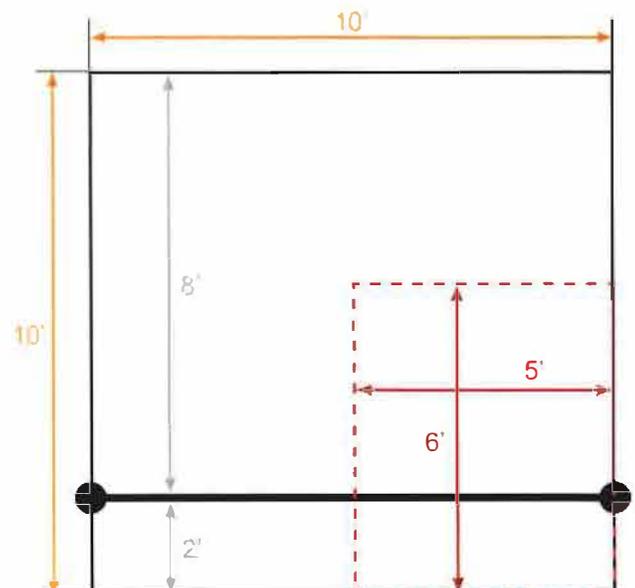
EXAMPLE:

For a 10' x 10' deck with two footings and a 2' joist cantilever, the tributary area for each footing is 5' x 6' = 30 ft²

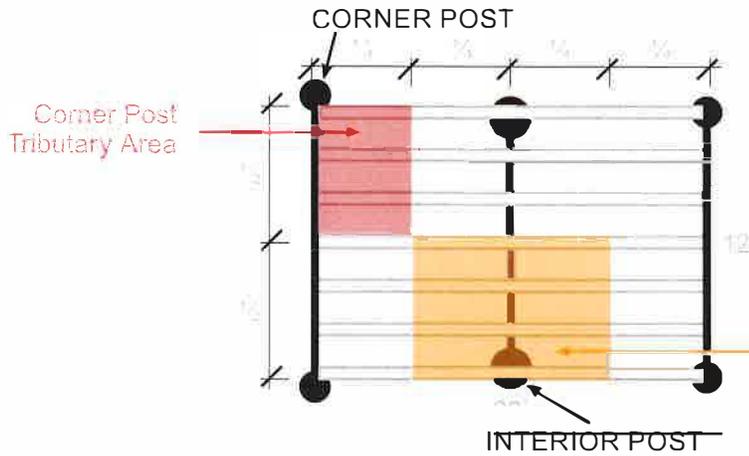


5' is half the distance between the footings: $[10' \div 2 = 5']$

6' is half the distance between the beam and the ledger, plus the entire cantilever: $[(8' \div 2) + 2' = 6']$



Reference diagram for Table R507.3.1 and Table R507.4



Tributary Area—Corner Post
 Length is 1/4 of total length: 20' x 1/4 = 5'
 Width is 1/2 of total width: 12' x 1/2 = 6'
 Area: 5' x 6' = 30ft²

Tributary Area—Interior Post
 Length is 1/2 of total length: 20' x 1/2 = 10'
 Width is 1/2 of total width: 12' x 1/2 = 6'
 Area: 10' x 6' = 60ft²

Interior Post Tributary Area:

#2

Post Size | Do the plans show the post size in compliance with Table R507.4?

The posts must not be higher than *Table R507.4*—the most relevant section of which is copied below. Consult the IRC for additional ground snow loads and lumber species.

DECK POST SIZE	MAXIMUM HEIGHT (FT.-IN.) ^{a, b}
4 x 4	6-9 ^c
4 x 6	8-0
6 x 6	14-0
8 x 8	14-0

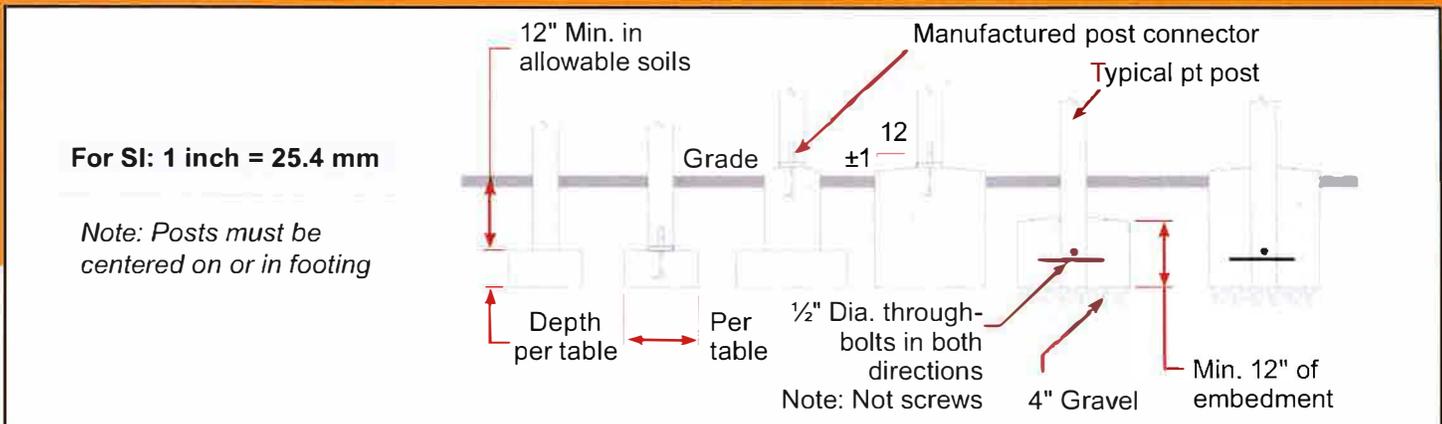
For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 pound per square foot = 0.0479 kPa.

a) Measured to the underside of the beam. b) Based on 40 psf live load. c) The maximum permitted height is 8 feet for one-ply and two-ply beams. The maximum permitted height for three-ply beams on post cap is 6 feet 9 inches.

#3

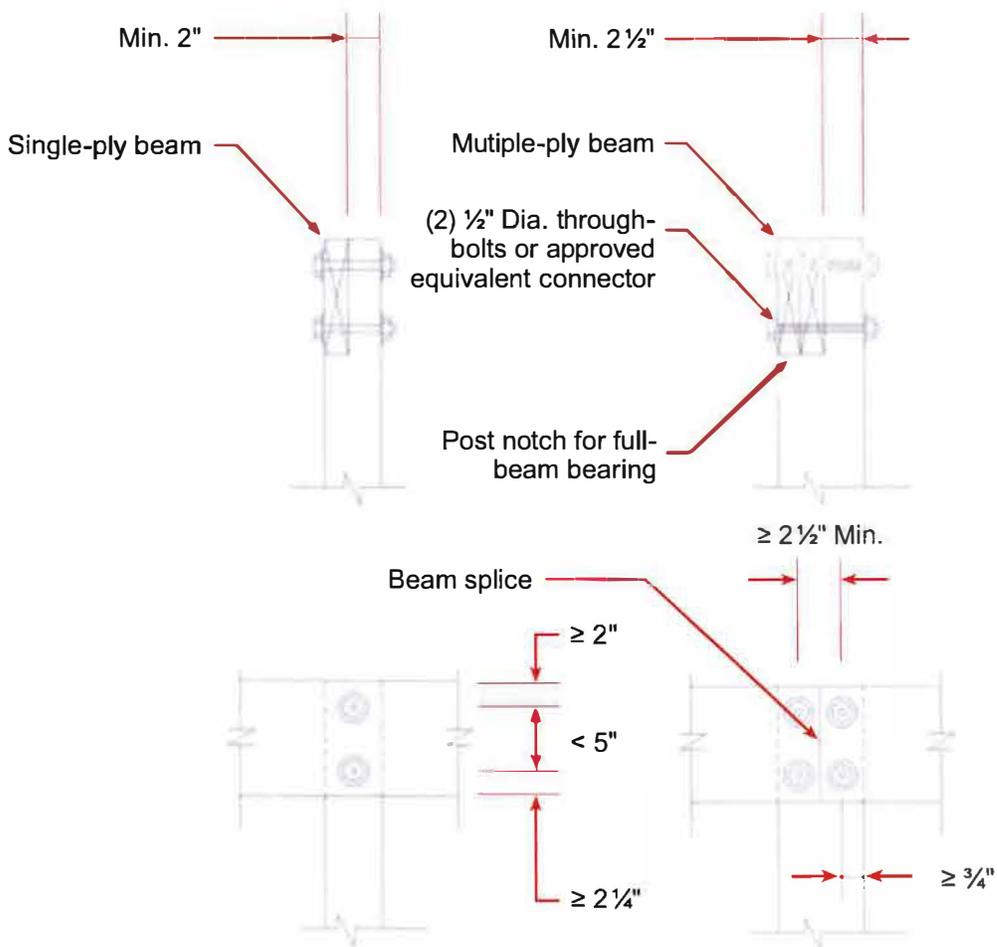
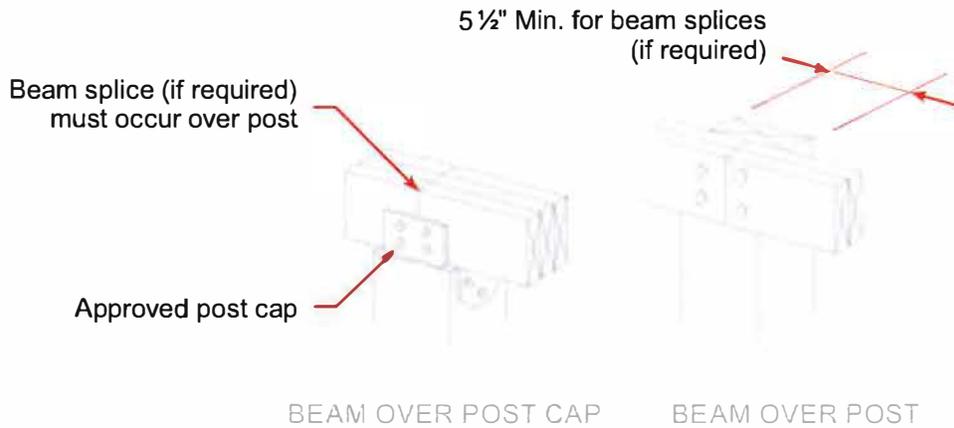
Post-to-Footing | Do the plans show the post-to-footing connection in compliance with Figure R507.3?

The post-to-footing connection must comply with one of the six examples in *Figure R507.3 Deck Posts to Deck Footing Connection*—which is copied below.



The deck-to-beam connection must comply with one of the examples shown in Figure R507.1(1) Deck Beam to Deck Post and Figure R507.5.1(2) Notched Post-to-Beam Connection—copied below, respectively.

For SI: 1 inch = 25.4 mm



#5

Joists | Do the plans show the joist size, span, and spacing in compliance with Table R507.6?

The joist size, spacing, and span must comply with *Table R507.6 Deck Joist Spans for Common Lumber Species (ft.-in.)*—the most relevant section of which is copied below. Consult the IRC for additional snow loads and lumber species.

Species ^a	Size	ALLOWABLE JOIST SPAN ^b			MAXIMUM CANTILEVER ^{c,f}		
		Spacing of Deck Joists (in.)			Spacing of Deck Joists with Cantilevers ^c (in.)		
		12	16	24	12	16	24
Southern Pine	2x6	9-11	9-0	7-7	1-3	1-4	1-6
	2x8	13-1	11-10	9-8	2-1	2-3	2-5
	2x10	16-2	14-0	11-5	3-4	3-6	2-10
	2x12	18-0	16-6	13-6	4-6	4-2	3-4

 a) Ground snow load—live load = 40 psf, dead load = 10 psf, L/Δ = 360 at man span, L/Δ = 180 at cantilever with 220-pound point load applied at the end. b) Beams supporting deck joists from one side only. c) No. 2 grade—wet service factor included. d) Beam depth shall be greater than or equal to depth of joists with flush beam condition. e) Includes incising factor. f) Northern species—incising factor not included. g) Beam cantilevers are limited to the adjacent beam's span divided by 4.

#6

Beam(s) | Do the plans show the beam(s) size and span in compliance with Table R507.5?

The size of all beams must comply with *Table R507.5*—the section for Southern Pine lumber is shown below. For other lumber species, consult the IRC. It is important to note footnote b: *Table R507.5* can only be used to size beams with joists on one side of the beam. If utilizing an engineered wood product for the beam—such as LVL, PSL, Glulam, Paralam, etc.—loading data must be provided to show the beam is appropriately sized. The lumber company may be able to provide this information.

Species ^c	Size ^d	DECK JOIST SPAN LESS THAN OR EQUAL TO (FT.)						
		6	8	10	12	14	16	18
Southern Pine	1—2x6	4-11	4-0	3-7	3-3	3-0	2-10	2-8
	1—2x8	5-11	5-1	4-7	4-2	3-10	3-7	3-5
	1—2x10	7-0	6-0	5-5	4-11	4-7	4-3	4-0
	1—2x12	8-3	7-1	6-4	5-10	5-5	5-0	4-9
	2—2x6	6-11	5-11	5-4	4-10	4-6	4-3	4-0
	2—2x8	8-9	7-7	6-9	6-2	5-9	5-4	5-0
	2—2x10	10-4	9-0	8-0	7-4	6-9	6-4	6-0
	2—2x12	12-2	10-7	9-5	8-7	8-0	7-6	7-0
	3—2x6	8-2	7-5	6-8	6-1	5-8	5-3	5-0
	3—2x8	10-10	9-6	8-6	7-9	7-2	6-8	6-4
	3—2x10	13-0	11-3	10-0	9-2	8-6	7-11	7-6
	3—2x12	15-3	13-3	11-10	10-9	10-0	9-4	8-10

 a) Ground snow load—live load = 40 psf, dead load = 10 psf, L/Δ = 360 at man span, L/Δ = 180 at cantilever with 220-pound point load applied at the end. b) Beams supporting deck joists from one side only. c) No. 2 grade—wet service factor included. d) Beam depth shall be greater than or equal to depth of joists with flush beam condition. e) includes incising factor. f) Northern species—incising factor not included. g) Beam cantilevers are limited to the adjacent beam's span divided by 4.

Ledger Connection to Wood Band Joist | Do the plans show the ledger connection in compliance with R507.9.1.3?

Use Table R507.9.1.3(1) Deck Ledger Connection to Band Joist for lag screw (AKA: lag bolt) and through-bolt spacings. Use Table R507.9.1.3(2) Placement of Lag Screws and Bolts in Deck Ledgers and Band Joists for lag screw or through-bolt placement. Do not use this table for proprietary screws, such as FastenMaster LedgerLoks, or Simson Strong-Tie SDS screws. Consult the manufacturers' installation instructions* for the spacing between LedgerLoks and SDS screws. Both LedgerLoks and SDS screws require more screws and closer spacing than is shown in Table R507.9.1.3(1) for the 1/2-inch diameter lag screws. Note: Ledger connections to masonry require different fasteners and may require an engineered design, depending on the specifics of the masonry.

Table R507.9.1.3(1) Deck Ledger Connection to Band Joist ^{a,b}
 (Deck Live Load = 40 psf, Deck Dead Load = 10 psf, Snow Load ≤ 40 psf)

Connection Details	JOIST SPAN						
	6' and less	6' 1" to 8'	8' 1" to 10'	10' 1" to 12'	12' 1" to 14'	14' 1" to 16'	16' 1" to 18'
	On-Center Spacing of Fasteners						
1/2" diameter lag screw with 1/2" maximum sheathing ^{c, d}	30	23	18	15	13	11	10
1/2" diameter bolt with 1/2" maximum sheathing ^d	36	36	34	29	24	21	19
1/2" diameter bolt with 1" maximum sheathing ^e	36	36	29	24	21	18	16

 a) Ledgers shall be flashed in accordance with R703.4 to prevent water from contacting the house band joist. b) Snow load shall not be assumed to act concurrently with live load. c) The tip of the lag screw shall fully extend beyond the inside face of the band joist. d) Sheathing shall be wood structural panel or solid sawn lumber. e) Sheathing shall be permitted to be wood structural panel, gypsum board, fiberboard, lumber, or foam sheathing. Up to 1/2-inch thickness of stacked washers shall be permitted to substitute for 1/2-inch of allowable sheathing thickness where combined with wood structural panel or lumber sheathing.

Table R507.9.1.3(2) Placement of Lag Screws and Bolts in Deck Ledgers and Band Joists

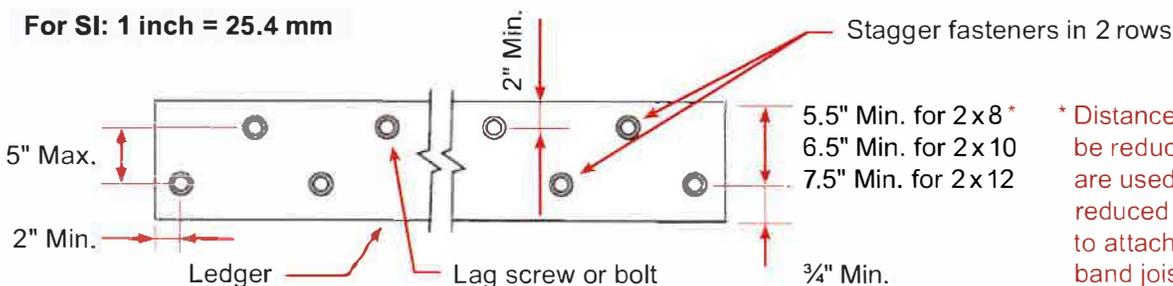
MINIMUM END AND EDGE DISTANCES AND SPACING BETWEEN ROWS

	Top Edge	Bottom Edge	Ends	Row Spacing
Ledger ^a	2" ^d	3/4"	2" ^b	1 5/8" ^b
Band Joist ^c	3/4"	2"	2" ^b	1 5/8" ^b

 a) Lag screws or bolts shall be staggered from top to the bottom along the horizontal run of the deck ledger in accordance with Figure R507.9.1.3(1). b) Maximum 5 inches. c) For engineered rim joists, the manufacturer's recommendations shall govern. d) The minimum distance from bottom row of lag screws or bolts to the top edge of the ledger shall be in accordance with Figure R507.9.1.3(1).

Figure R507.9.1.3(1) Placement of Lag Screws and Bolts in Ledgers

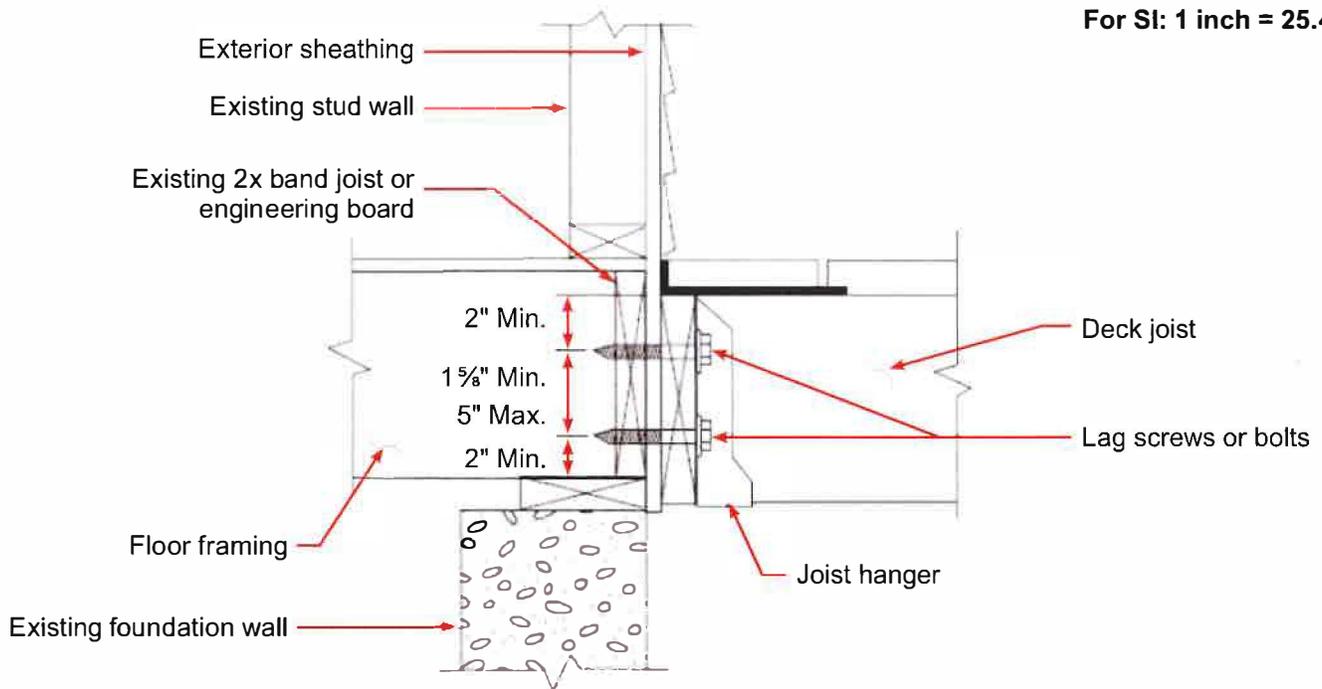
For SI: 1 inch = 25.4 mm



* Distance shall be permitted to be reduced to 4.5" if lag screws are used or bolt spacing is reduced to that of lag screws to attach 2x8 ledgers to 2x8 band joists.

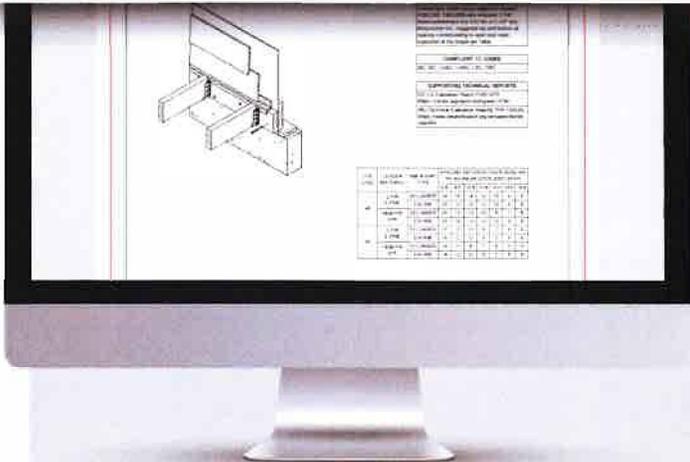
Figure R507.9.1.3(2) Placement of Lag Screws and Bolts in Band Joists

For SI: 1 inch = 25.4 mm



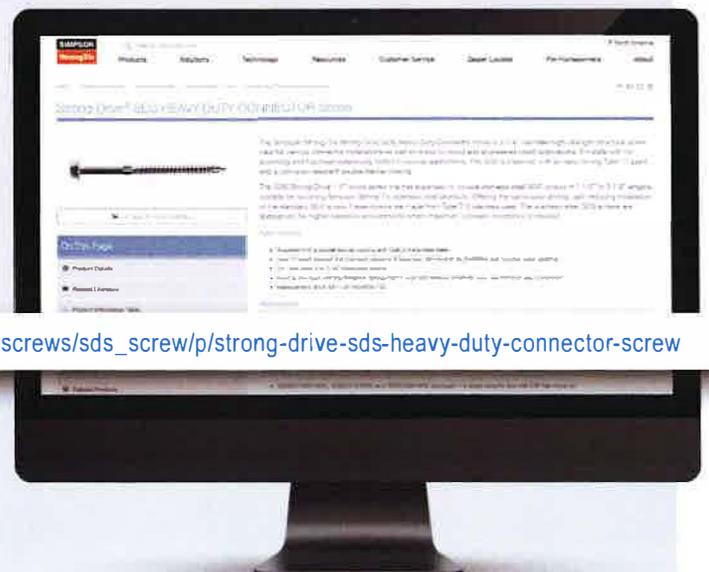
FastenMaster LedgerLok:

<https://d3g5z6m6vcoqo2.cloudfront.net/resources/LL1-LedgerLOK-Deck-Ledger-to-Rim-Board.pdf>



Simpson Strong-Tie SDS:

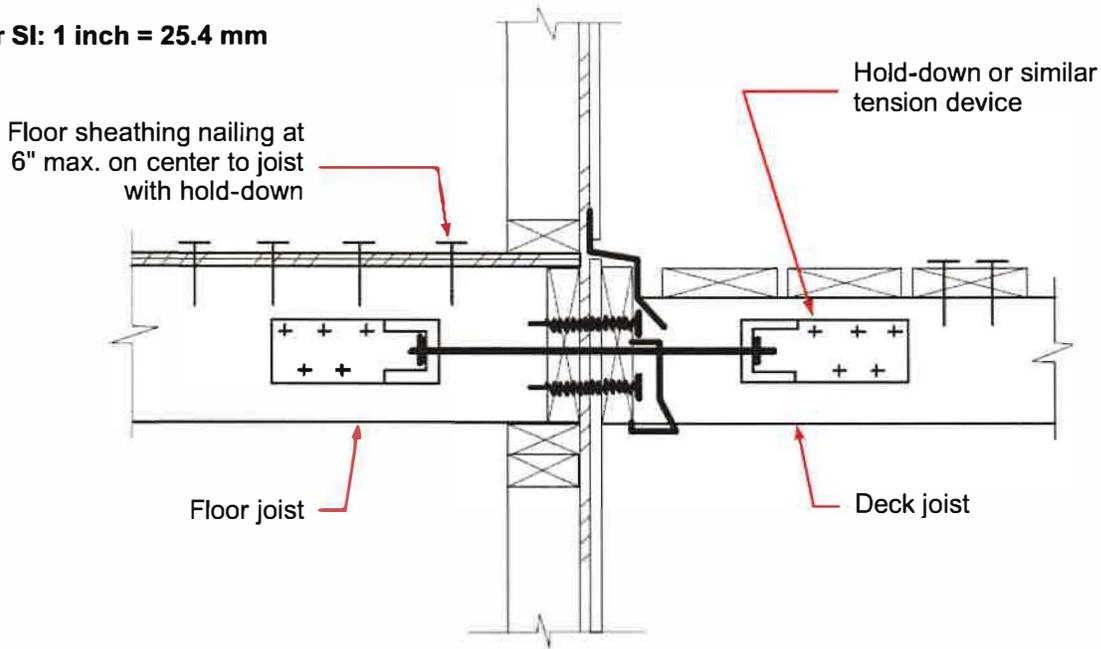
https://www.strongtie.com/strongdrive_exteriorwoodscrews/sds_screw/p/strong-drive-sds-heavy-duty-connector-screw



Lateral Load Protection | Where supported by attachment to an exterior wall, does the deck have lateral load protection in compliance with R507.9.2?

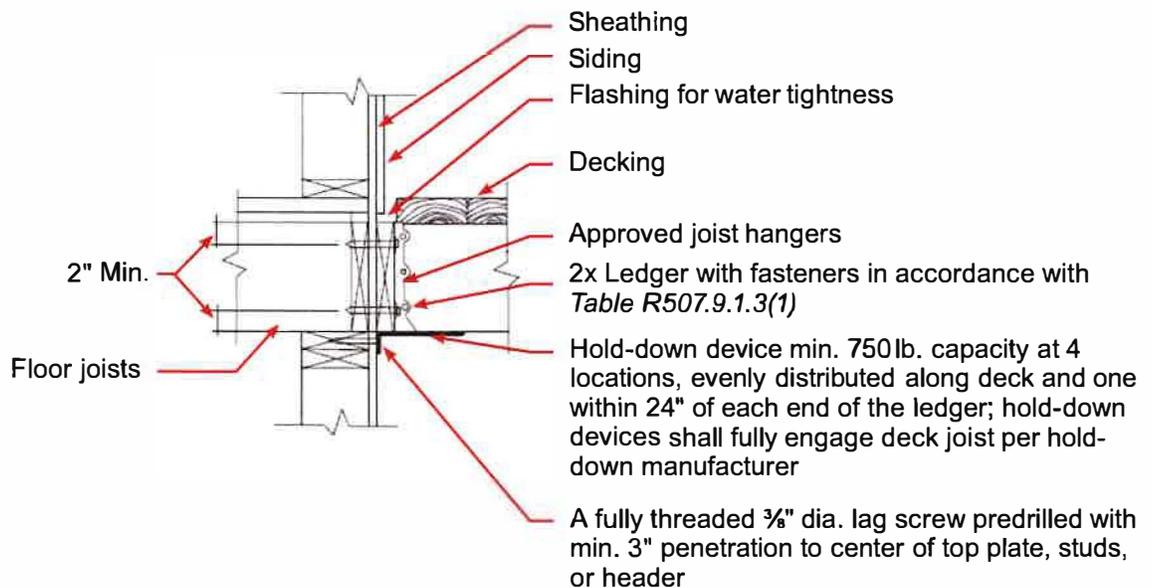
The code requires decks that are supported by attachment to an exterior wall to be positively anchored to the floor framing of the primary structure. The code provides two prescriptive attachment methods in *Figure R507.9.2(1) Deck Attachment for Lateral Loads* and *Figure R507.9.2(2) Deck Attachment for Lateral Loads*, respectively. Where utilizing *Figure R507.9.2(1)* to provide the required lateral load protection, hold-down tension devices must be installed in not less than two locations per deck, within 24 inches of each end of the deck. Where utilizing *Figure R507.9.2(2)* to provide the required lateral load protection, hold-down tension devices must be installed in not less than four locations per deck. Where not utilizing *Figure R507.9.2(1)* or *Figure R507.9.2(2)*, the deck plans must be signed and sealed.

For SI: 1 inch = 25.4 mm



For SI: 1 inch = 25.4 mm, 1 foot = 304.8 mm

Note: This detail is applicable where floor joists are parallel to deck joists.



#9

Guardrail Post Connection | Do the plans show how the guardrail posts are connected to comply with the load requirements of a 200 psf minimum?

Guardrail posts may not be notched. Where guardrail posts are connected to the interior or exterior side of a deck joist or beam, the joist or beam must be connected to the adjacent joists to prevent rotation of the joist or beam. Where guardrail posts are mounted on top of the decking, the guardrail posts must be connected to the deck framing or blocking and installed in accordance with the manufacturer's installation instructions to transfer the guardrail loads to the adjacent joists.

#10

Stairs | Do the plans show tread depth and riser height in compliance with PA UCC §403.21(7)?

The maximum riser height is 8 ¼". The riser height is to be measured vertically between leading edges of the adjacent treads—there may be no more than a ¼" variation in riser height within a flight of stairs. The minimum tread depth is 9" measured from tread nosing to tread nosing—the greatest tread depth within any flight of stairs may not exceed the smallest by more than ¼". Treads may have a uniform projection of not more than 1 ½" when solid risers are used.



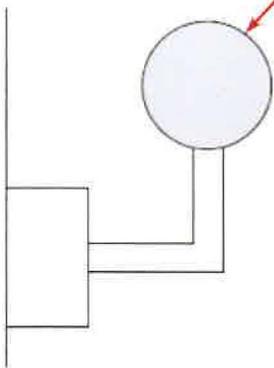
Stair flights of four or more risers require a handrail on at least one side of the entire flight of stairs. Handrail grips must comply with one of the three figures below.

Figure R311.7.8.3(1) Type I Handrail

For SI: 1 inch = 25.4 mm

CIRCULAR HANDRAIL

Handrail with circular 1 1/4" min. / 2" max. dia.



NONCIRCULAR HANDRAIL

Handrail that is not circular must have a perimeter of 4" min. / 6 1/4" max. with a max. cross section dimension of 2 1/4"

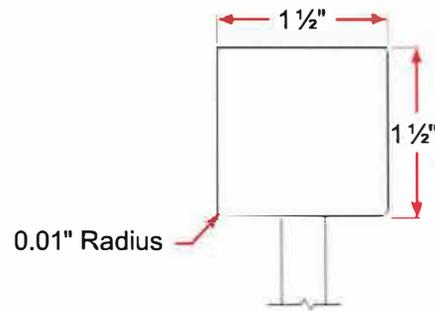
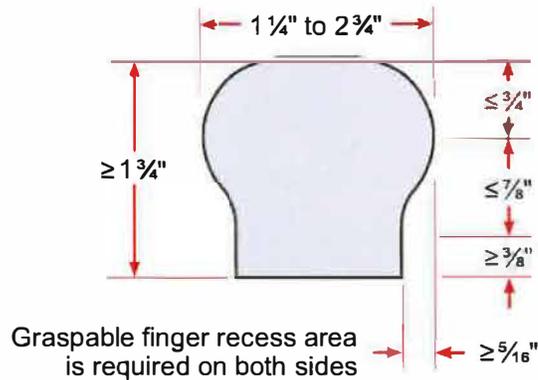


Figure R311.7.8.3(2) Type II Handrail

For SI: 1 inch = 25.4 mm

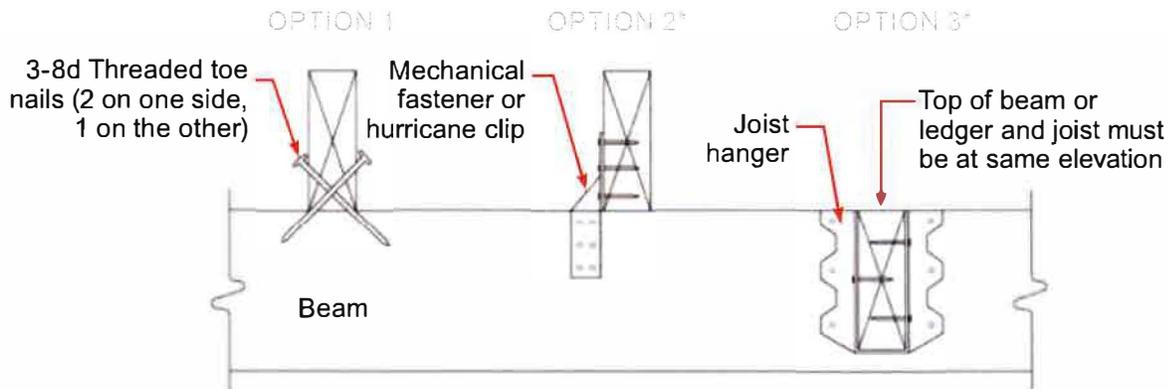
Handrail perimeter > 6 1/4"



BEST PRACTICES AS DEFINED BY THE 2015 AWC DECK GUIDE:

Joist-to-Beam Connection

Does your joist-to-beam connection follow one of the methods listed in *Figure 6 Joist-to-Beam Detail*?



*See manufacturer's recommendations for additional requirements

Prohibited Connections

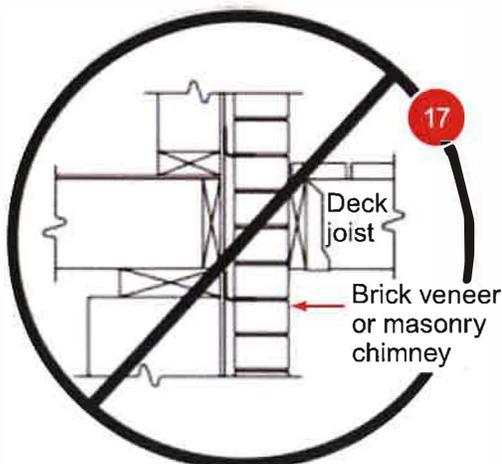
Does your deck construction take into account the prohibited connections as defined in *Figure 17 No Attachment to or Through Exterior Veneers (Brick, Masonry, Stone)* and *Figure 18 No Attachment to House Overhang with Ledger?*

Prescriptive Residential Wood Deck Construction Guide

15

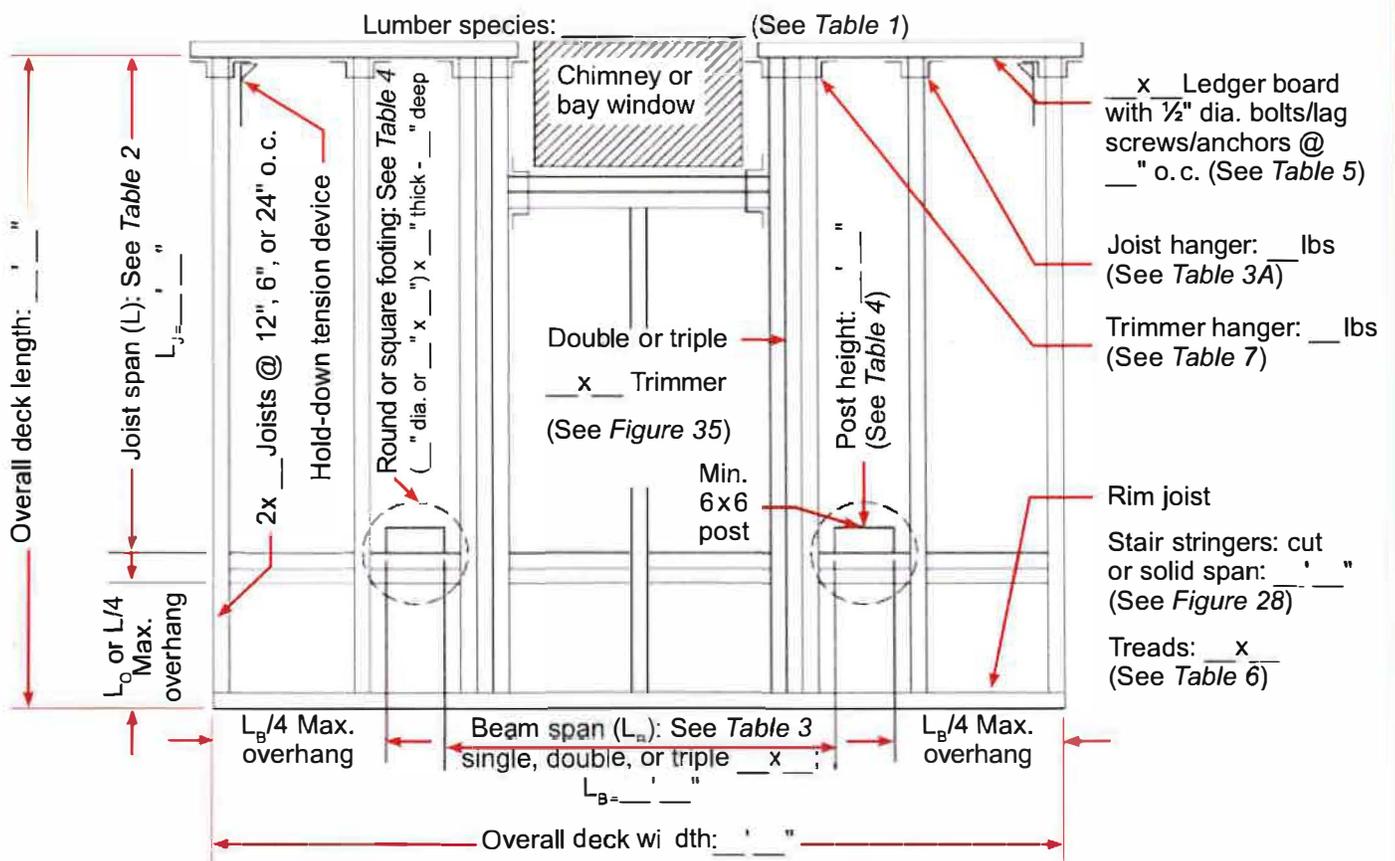
Prohibited Ledger Attachments

Attachments to exterior veneers (brick, masonry, stone), hollow masonry, and to cantilevered floor overhangs or bay windows are prohibited (see *Figures 17 and 18*). In such cases, the non-ledger deck is required (see **NON-LEDGER DECKS**).



Framing Around Chimneys and Bay Windows

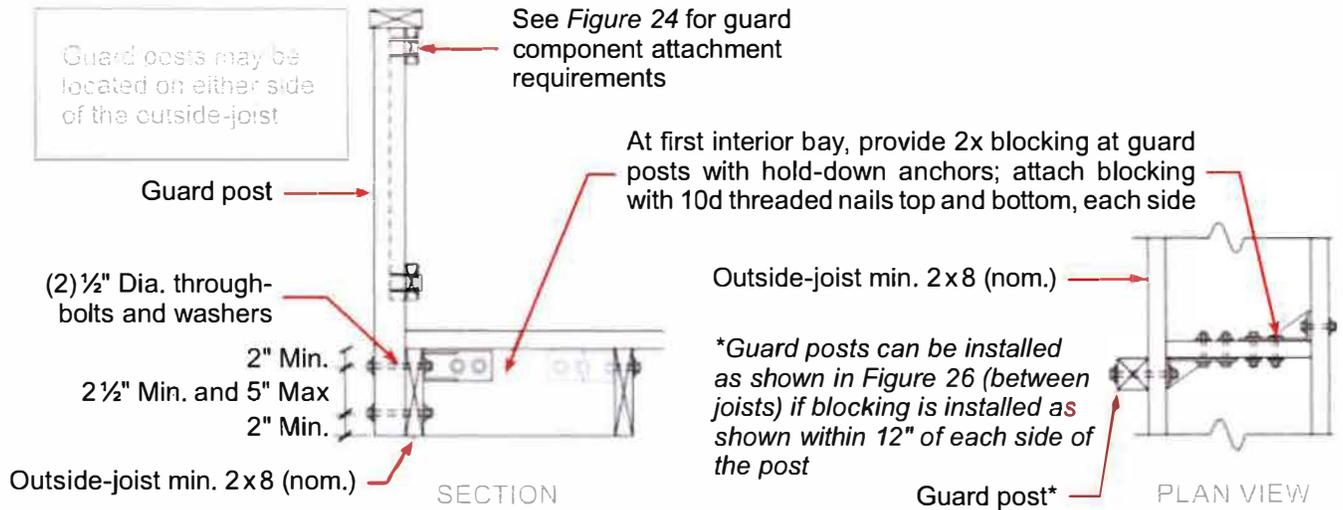
Does your deck construction around chimneys and bay windows follow the method in *Figure 5 Typical Deck Framing Plan*?



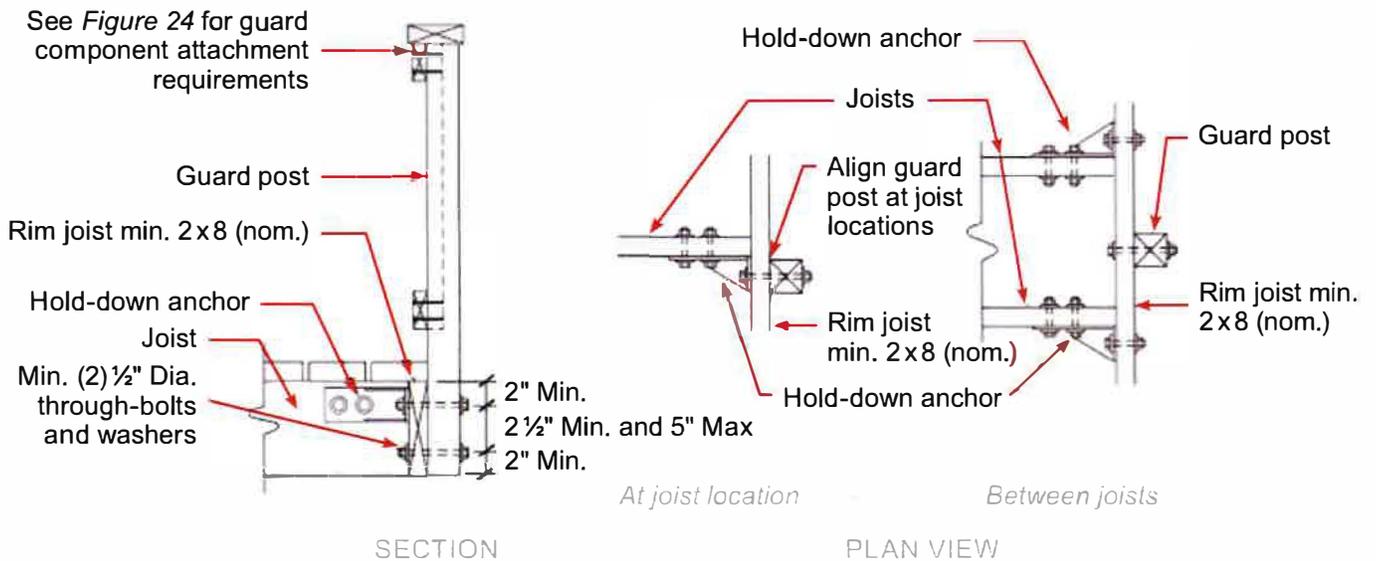
AMERICAN WOOD COUNCIL

Guard Posts

Do your guard posts connect to the joist system as defined in *Figure 25 Guard Post to Outside-Joist Example (top)* or *Figure 26 Guard Post to Rim Joist Example (bottom)*?

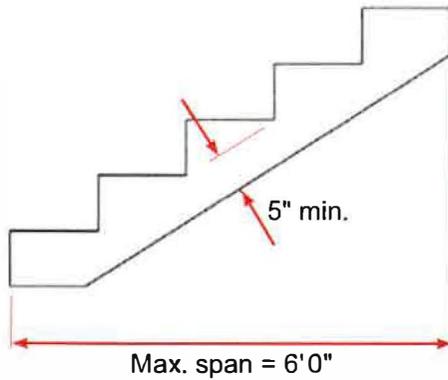


Alternate attachment of hold-down anchors to framing members possible per manufacturer's instructions

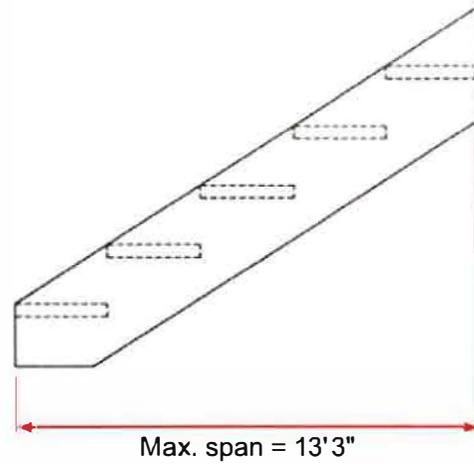


Stringers

Does your stringer design follow one of the following methods as displayed in *Figure 28 Stair Stringer Requirements*?



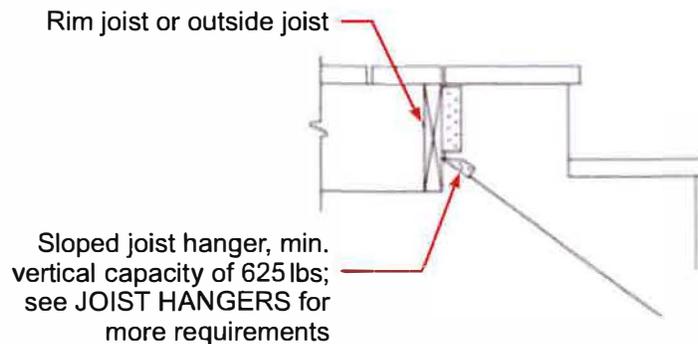
CUT STRINGER



SOLID STRINGER

Stringer Attachment

Does your stringer attach to the rim joist as shown in *Figure 31 Stair Stringer Attachment Detail*?



ATTACHMENT WITH HANGERS

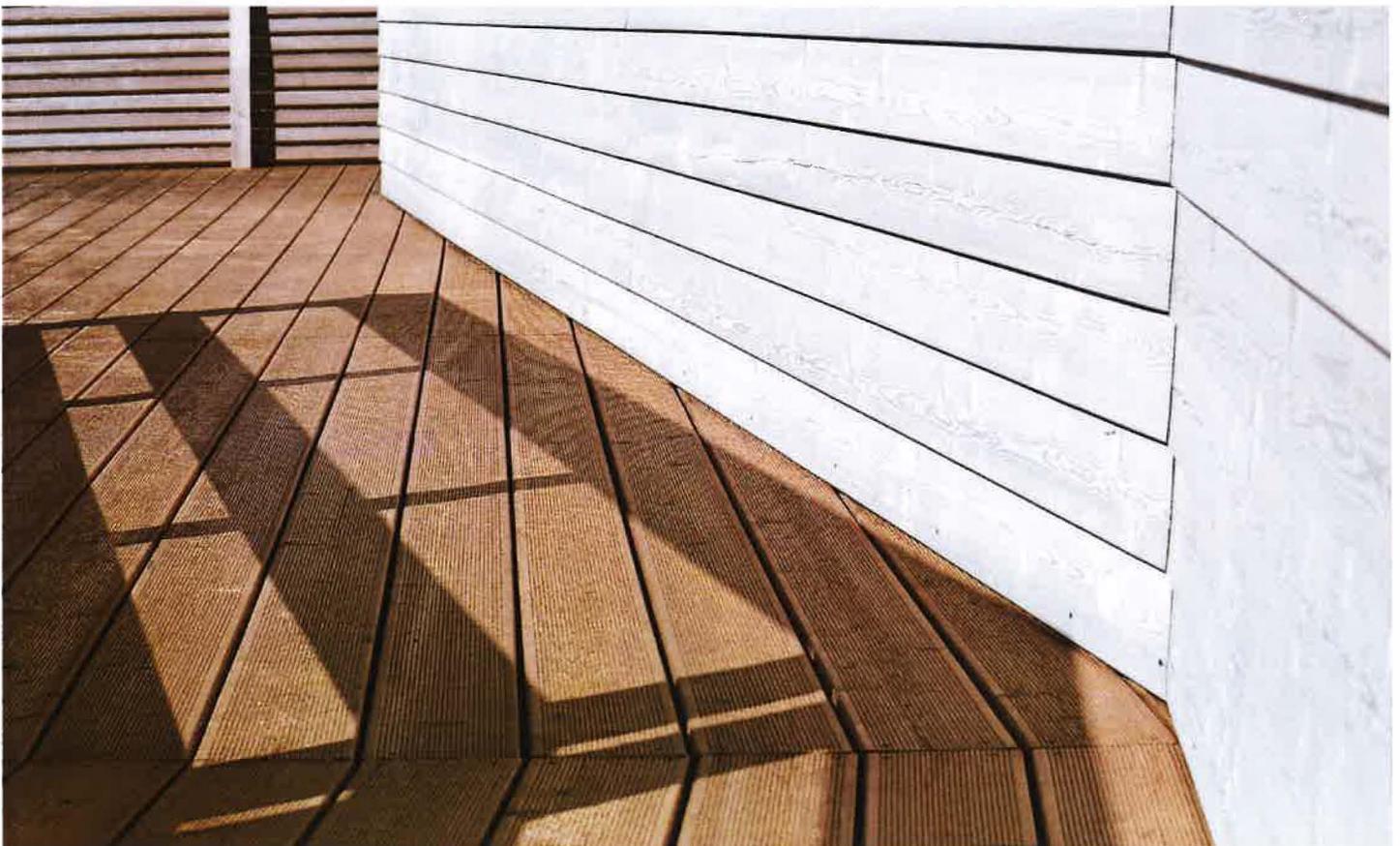
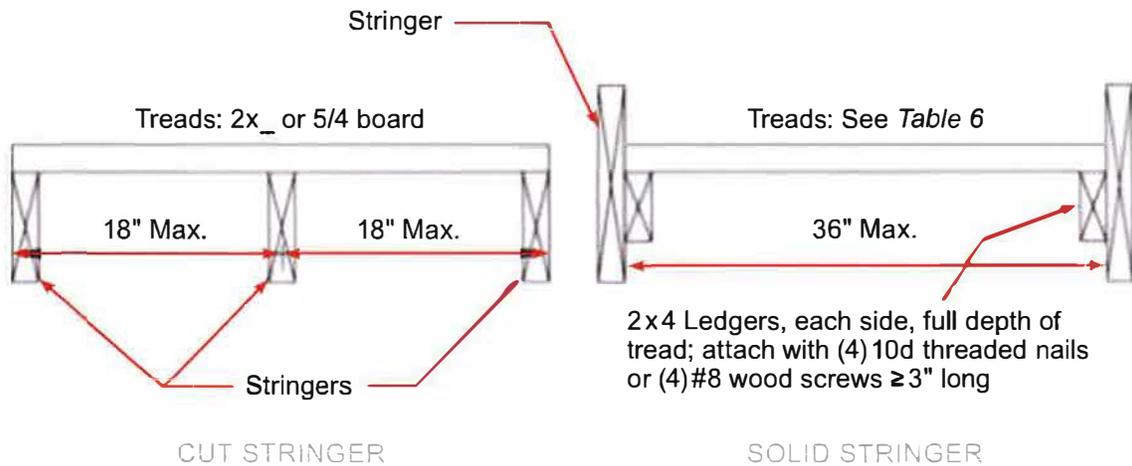
Tread Connection

Do your treads connect to the stringers as shown in *Figure 29 Tread Connection Requirements*?

Attachment per tread at each stringer or ledger:

2x_ or 5/4 treads | (2) 8d threaded nails or (2) #8 screws $\geq 2\frac{1}{2}$ " long

3x_ treads | (2) 16d threaded nails or (2) #8 screws $\geq 3\frac{1}{2}$ " long





Code Services

**** OFFICE USE ONLY ****

Date Received: _____

Permit No.: _____

Project No.: _____

Total Permit Fee: _____

APPLICATION FOR PA UCC CONSTRUCTION PERMIT

I. PROPERTY INFORMATION

Municipality: _____ Development: _____ Lot: _____ Section: _____

Proposed Work Site Address: _____ Tax Parcel ID: _____

Property within Floodplain: _____ *(market value can be taken from tax records or certified appraiser)*
 If yes, what is the market value of the property: _____

II. CONTACT INFORMATION

Applicant Name: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

Property Owner: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

Contractor: _____ PA License: _____ Insurance: _____

Person in Charge of Work: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

Design Professional in Responsible Charge: _____ PA License: _____

Person in Charge of Work: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

III. APPLICATION TYPE

Residential Non-Residential

One-Family Change of Use Y N

Two-Family Existing Use: _____

Manufactured Proposed Use: _____

IV. PROPOSED CONSTRUCTION

<input type="checkbox"/> New Building	<input type="checkbox"/> Swimming Pool	<input type="checkbox"/> Fire Suppression
<input type="checkbox"/> Addition	<input type="checkbox"/> Mechanical	<input type="checkbox"/> Other
<input type="checkbox"/> Alteration	<input type="checkbox"/> Plumbing	<input type="checkbox"/> Electric Service
<input type="checkbox"/> Deck	<input type="checkbox"/> Electrical	(Complete Sec. VII)

V. CONSTRUCTION DATA

No. Stories Above Grade: _____ Basement Y N

Construction Sq. Ft: _____ *(Copy of Signed Contract Required)*

(Including other permit costs)
 Total Cost of Construction: \$ _____

VI. OTHER PERMITS

Mechanical \$ _____ No. of Appliances: _____

Electrical \$ _____ No. of Devices: _____

Plumbing \$ _____ No. of Fixtures: _____

VII. ELECTRIC SERVICE

<input type="checkbox"/> Residential		<input type="checkbox"/> Non-Residential		<input type="checkbox"/> New Service		<input type="checkbox"/> Upgrade Existing		<input type="checkbox"/> Other:	
<input type="checkbox"/> PPL		<input type="checkbox"/> UGI		<input type="checkbox"/> PECO		<input type="checkbox"/> MET ED		<input type="checkbox"/> Other:	
Meter No.:		Phase:		Voltage:		Amps:		Work Permit No.:	
								<input type="checkbox"/> Overhead	
								<input type="checkbox"/> Underground	

VIII. DESCRIPTION OF WORK

IX. APPLICANT'S CERTIFICATION

As the owner or the authorized agent of the project for which this application is filed, I certify that:

1. The inspector is hereby granted access to observe the work in this application upon coordination with the owner or his agents.
2. The estimated construction cost and all other information provided as part of this application for a building permit is correct.
3. The building or structure described in this application will not be occupied until all known code violations are corrected and a Certificate of Occupancy has been received from Building Code Official.
4. This project will be constructed in accordance with the approved drawings and specifications (including any required non-design changes) and the Uniform Construction Code standards as specified in 34 PA Code Chapters 401-405.
5. Any changes to the approved documents will be filed with the Building Code Official.
6. If the licensed architect or engineer in responsible charge of this construction should change, written notice of the change will be provided to the Building Code Official.
7. When required, up to 20% of the total cost of any work performed on an area of primary function in an existing building will be expended to provide an accessible route to the area of primary function or other approved accessibility improvements.
8. No error or omission in either the drawings and specifications or application, whether approved or not, shall permit or relieve me from constructing the work in any manner other than provided for in 34 PA Code Chapters 401-405.

Applicant Signature: _____ **Date:** _____

(3) SETS OF DETAILED CONSTRUCTION PLANS MUST BE SUBMITTED WITH ALL APPLICATIONS.
ALL COMMERCIAL CONSTRUCTION PLANS MUST BE PREPARED, SIGNED & SEALED BY A LICENSED DESIGN PROFESSIONAL
FAILURE TO FILL OUT THE PERMIT APPLICATION COMPLETELY MAY RESULT IN DELAYS OR REJECTION OF APPLICATION

**** OFFICE USE ONLY ****

PERMIT FEES	PROJECT DATA
Plan Review:	Use Group: _____ Code Edition: _____
Permit & Inspection:	Construction Type: _____ Fire Sprinkler: <input type="checkbox"/> Y <input type="checkbox"/> N
Municipality Admin:	APPROVED PERMITS
State:	Zoning Permit No.: _____ NPDES Permit No.: _____
Total Permit Fee:	Sewage Permit No.: _____ Water/Well Permit No.: _____

Permit No.:	Approval Date:
Approved by: _____	



Code Services

** OFFICE USE ONLY **

Date Received: _____
 Zoning District: _____
 Tax Parcel No.: _____
 Zoning Permit No.: _____

APPLICATION FOR ZONING PERMIT

Application is hereby made for a permit in conformity with requirements of the Pennsylvania Municipalities Planning Code, Current Local Zoning Ordinance and any amendments thereto for the following described work:

I. PROPERTY INFORMATION

Residential Non-Residential

Municipality: _____ Development: _____ Lot: _____ Section: _____

Proposed Work Site Address: _____ Tax Parcel ID: _____

Lot Width: _____ Lot Depth: _____ (Acres or Sq.ft.)
 Lot Size: _____

Property within Floodplain Yes No If Yes, Market Value of Property: _____

Do you have an elevation certificate Yes No If Yes, please attach a copy with submission

Property located in Historic District Yes No If Yes, also complete the Application for COA

II. CONTACT INFORMATION

Applicant: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

(If different than Applicant)

Property Owner: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

Contractor: _____ email: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Phone: _____ Phone: _____ Fax: _____

III. CONSTRUCTION

Erect a Structure Principal Accessory Size (length, width and height) i.e. 20' L, 15' W, 12' H: _____

Add to a Structure Principal Accessory Size (length, width and height) i.e. 20' L, 15' W, 12' H: _____

Change of Use Existing: _____ Proposed: _____

Erect a Fence Height: _____ (feet) Install a Swimming Pool In-ground Above-ground

Erect a Sign (Provide sign proof along with plot plan) Sign Copy Change (Provide sign proof)

Type: Wall Mounted Ground Roof Other (Please Specify): _____

Height (distance from top of sign to ground): _____ (feet) Size (length and height of sign face) i.e. 6' L x 18" H: _____

Off-street Parking Area or Parking Lot Establish a Home Occupation

Other (Please Specify): _____

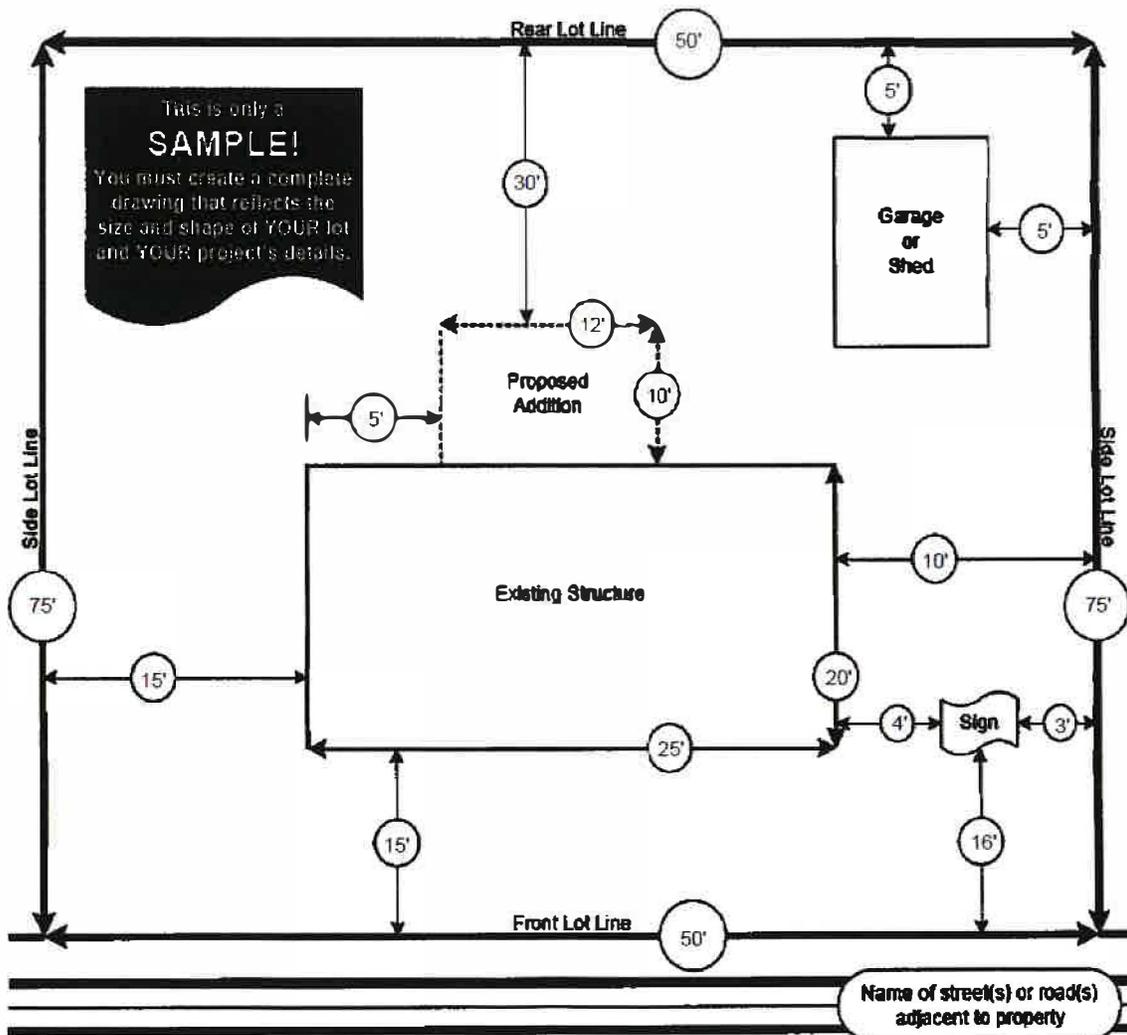
IV. PROJECT DESCRIPTION Provide a narrative which explains the proposed project based upon the items checked in the previous section (III)

Cost of Construction: _____ **Street Access:** Municipal State Other
Sewage Disposal: Public Sewer On-Lot **Water Supply:** Public Sewer On-Lot

V. PLOT PLAN

PLEASE INCLUDE THE FOLLOWING:

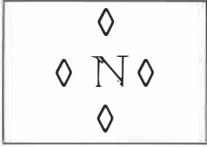
1. Indicate the length of all property lines
2. Show all existing and proposed structures on property and the distance from the structure to the property lines
3. Indicate name of streets abutting property
4. Identify all bodies of water and show distance to proposed structure(s)
5. Show septic, well, driveway locations and distance from new structure to septic
6. Label distances from principal structure to proposed accessory structure(s)
7. Physically mark property lines & proposed location of structure onsite prior to submitting zoning application



IMPERVIOUS COVERAGE

Proposed: _____ (Sq.ft.) Existing: _____ (Sq.ft.)

Address: _____



PLOT PLAN

** A survey or other prepared plot plan can be attached, in lieu of this sketch sheet.*

Approved by: _____ Date: _____ Permit No.: _____

I hereby authorize the Municipality Staff to perform inspections related to this application as may be required between the hours of 8 AM and 8 PM. The applicant understands and agrees to comply with the Pennsylvania Municipal Planning Code and Zoning Ordinance, as amended. All information supporting this application shall become part of the records of the Municipality, cannot be returned and may be examined by the public at any time during the normal working hours of the Municipal Office.

Application is hereby made for a permit to erect or alter a structure which shall be located as shown on the attached diagram/plot plan and/or to use the premises for the purposes herewith. The information which precedes, together with the plot plan/diagram, is made part of this application by the undersigned. It is understood and agreed by the applicant that any error, misstatement or misrepresentation of material, fact, either with or without intention on the part of this applicant, such as might or would operate to cause a refusal of this application or any change in the location, size or use of structure or land made subsequent to the issuance of this permit without approval of the Zoning Officer, shall constitute sufficient ground for the revocation of this permit.

Applicant Signature: _____

Date: _____

Owner Signature: _____

Date: _____

BOTH SIGNATURES ARE REQUIRED IF APPLICANT IS DIFFERENT THAN OWNER

**** OFFICE USE ONLY ****

Meeting Dates (if applicable)

Historic: _____

Approved: Yes No

ZHB: _____

Approved: Yes No

Planning: _____

Approved: Yes No

Other: _____

Approved: Yes No

PA UCC Construction Permit Required: Yes No

Action Taken: Approved Denied

Zoning Fee: _____

Application Fee Paid: _____

Balance Due: _____

Date Paid: _____

Zoning Officer Signature: _____

Date: _____

If the permit is denied, the zoning officer shall note the applicable sections/basis of denial below:

A copy of the zoning officer's official letter of denial shall be attached to this application.