

SAMPLE GUIDE FOR RESIDENTIAL WOOD DECKS

EFFECTIVE Jan 1, 2006 all contractors performing residential home improvements are required to be registered with the State as a Home Improvement Contractor. A copy of this registration shall be submitted with each Construction Permit Application. Please see the NJ Div. of Consumer Affairs web site for further information. <http://www.state.nj.us/lps/ca/contractor.htm>

1. Submit three plot plans showing deck location in relation to house and property.
2. Submit TWO SETS of scaled drawings. All drawings should indicate owner's name, address of job site, block and lot number. To draw your own plans you must be the owner and occupant of said property, if not you will need drawings by a New Jersey registered Architect or Engineer. **The homeowner's signature must be on the plans, which they prepare.**
3. Submit a completed Construction Permit application and Building Subcode application.
4. The drawings submitted shall include the following information:
 - a. Show deck in relation to house.
 - b. Show door from house to deck.
 - c. Indicate distance from top of threshold to deck
(the deck shall not be more than 8 inches below the top of threshold.)
 - d. Specify type of wood being used to construct the deck
(pressure treated or naturally durable heartwood of redwood, cedar black locust, and black walnut.)
 - e. Show footings, columns, girders, joists, ledger, flashing, decking, guardrails (for decks 30 inches above floor or grade below), handrails, stairways, lateral bracing, and connectors.
 - f. Indicate the height from grade to the top of the deck.
 - g. Fasteners shall be approved for use with pressure treated lumber

ADDITIONAL INFORMATION FROM #4

1. Pier Footings: Minimum 36 inches below grade and 12 inches in diameter cut straight or use Sono Tube forms. (Second floor stairway stringer ends require footings).
2. Columns: Minimum 4 inches X 4 inches anchored to footings and secured to girder to prevent girder rotation and deck uplift. Decks greater than 5' off ground minimum column size to be 6" X 6".

3. Girders:NOTE – joints in girder must be positive bearing above the support columns.

MAXIMUM SPAN FOR 1 STORY

2(2" X 6")	5'- 0"
3(2" X 6")	6'- 0"
2(2" X 8")	6'- 4"
2(2" X 10")	8'-0"
3(2" X 8")	8'-0"
3(2" X 10")	9'-0"
2(2" X12")	9'-0"

1 ½ STORIES TO 2 STORIES

4'- 0"
5'- 2"
5'- 6"
7'-0"
7'-0"
8'-0"
8'-0"

4. Floor Joist

Size	Spacing	Maximum Clear Span
2" X 6"	16" on center	9' – 1"
	12" on center	10' – 0"
2" X 8"	16" on center	12' – 1"
	12" on center	13' - 3"
2" X 10"	16" on center	15' – 3"
	12" on center	16' – 8"

5. Ledger:

Board against house securely attached with ½ inch diameter galvanized lag bolts of sufficient length to bolt firmly into rim joist a minimum of 2 ¼".

Lag bolts shall be 16" on center in a staggered pattern. Provide two bolts, one above the other, at each end. Provide galvanized washers between heads of bolts and wood. Through bolting with a washer on the outside and a washer and nut on the inside of the building, with similar bolting pattern as lag bolt is also acceptable.