

City of West Allis Code Enforcement
Informational Bulletin

Residential Deck Requirements

For One and Two Family Dwellings

Basic Code Requirements

All new deck construction, materials and elements must meet the requirements of the Wisconsin Uniform Dwelling Code (UDC), Section SPS 320 to 325 Appendix B. The UDC may be purchased by calling Wisconsin Department of Administration Document Sales & Distribution at (608) 266-3358.

The UDC may also be viewed online at the following link:
https://docs.legis.wisconsin.gov/code/admin_code/sps/safety_and_buildings_and_environment/320_325/325_b.pdf

Every deck, porch or balcony that is accessible from within the dwelling must have an electrical outlet within the perimeter of the deck and within 6.5 feet of the floor. A separate electrical permit is required for new installations. SPS 324; SPS 316; NEC section 210.52(E)(3)

Zoning, Size and Location

- The total area of all roofed structures, including decks and porches, may not exceed 40% of the lot area.
- All decks must comply with the set-back requirements for required front, side, and rear yards.

Application for Permit

Application for permit must be accompanied by the following plans, drawings and documents. Additional information may also be requested as deemed necessary.

- A current, accurate plat of survey showing property lines, existing building location(s) and the size and location of the proposed deck.
- In lieu of a plat of survey, a site plan may be allowed if the proposed deck 1) has no roof covering 2) is located entirely behind the dwelling

- Two sets of dimensioned and scaled construction drawings which include the following:
 - Size, location and spacing of the posts
 - Footing detail (diameter, depth, etc.)
 - Size, spacing and span of the joists
 - Size, spacing and span of the beams/girders
 - Method of attachment of the joist/beam/girders to the posts and/or ledger to the dwelling
 - Type and size of decking material
 - Stair details (if applicable)
 - Guard details (if applicable)
 - Location and size of new or existing doors which lead onto the deck. New openings require construction details – size of openings, header size, etc.

Required Inspections

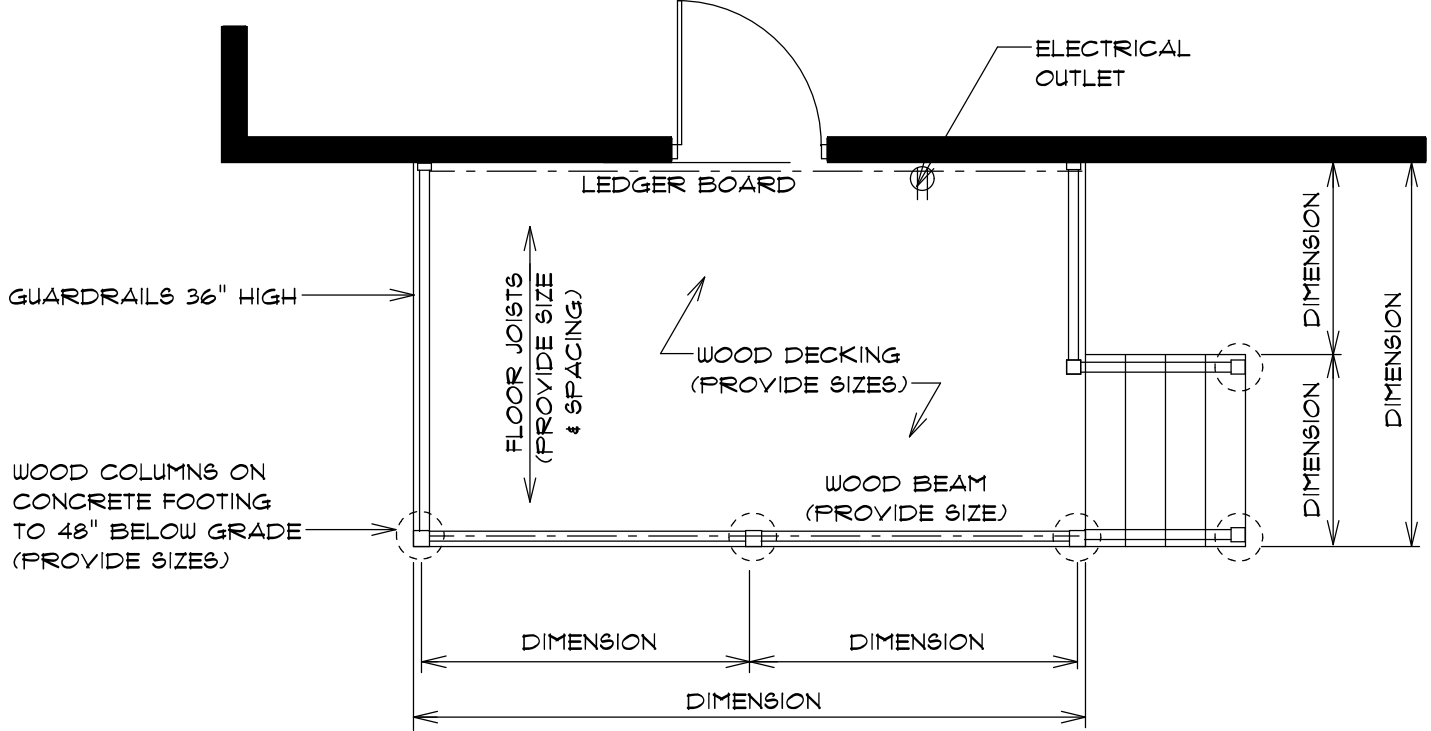
The following inspections are required. Results will be logged in our permitting system and emailed directly to the address provided by the applicant:

- **Footing/post** holes before concrete is poured to check minimum size and depth.
- **Framing** before the deck frame and stair stringers are covered.
- **Final** to include fully installed steps, guards and hand rails.
- **Electrical Rough and Final** inspection for newly installed electrical work.

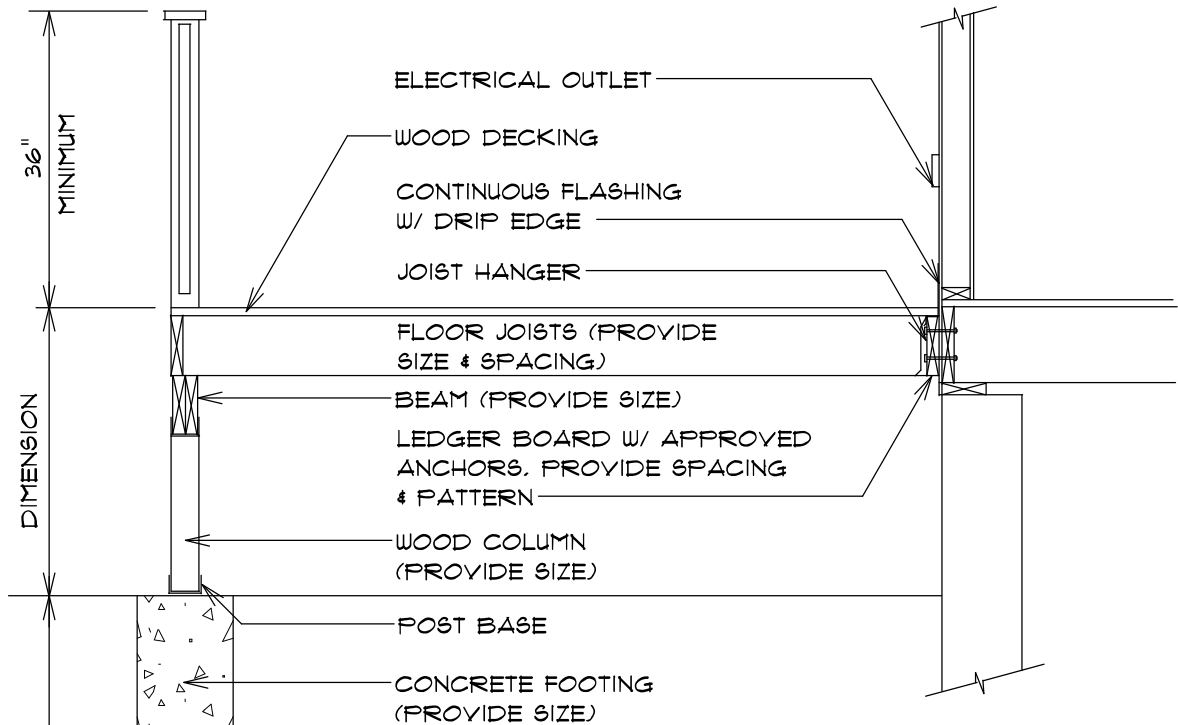
Information provided in this handout is not intended to answer all questions concerning deck construction. Proper construction is the responsibility of the owner or designated agent. If you have any additional questions, please contact the Code Enforcement Department at (414)302-8400. Permit issuance may take up to ten (10) business days from the time of full and complete submittal. Please plan accordingly.

City of West Allis Code Enforcement Department
7525 W. Greenfield Ave., West Allis, WI 53214
Phone: (414)302-8400





FLOOR PLAN EXAMPLE



EXAMPLE SECTION

