

Olmsted Township Deck Check Sheet

We have found the following items necessary to conform to the requirements of the rules adopted by Olmsted Township Resolutions section 1321, 1303.02, and Residential Code of Ohio

- 1) RCO Section R301 Design Criteria
 - Roof live load – 20 psf
 - Roof snow load - 25 psf
 - Wind pressure – 16.4
 - Seismic condition – 1
 - Damage from weathering -severe
 - Frost depth -38 inches
 - Subject to damage from termites or decay – yes
 - Minimum uniform live load decks 40 PSF
- 2) RCO Section R302 Location on lot- Provide site plan indicating property lines, location of existing buildings, label all dimensions, draw to scale note decks larger than 200 square feet within 3 feet of property lines to be 1 hour fire rated
- 3) RCO Section R311 Means of Egress – Any Stairways, ramps, exterior balconies, DECKS, hallways and doors shall comply with this section:
 - 311.2.1 Attachment Required - exit facilities shall be positively anchored to the primary structure. Toe nailing or nails subject to withdrawal shall not be used
 - 311.4 Landings/decks - attached to house shall comply with section 311.5.3
 - 311.5 Stairways – stairways shall be minimum 36 inches wide above handrail, handrails shall not project more than 4.5 inches, minimum clear width with one handrail 31.5 inches, 27 inches with 2 handrails
 - 311.5.3.1 riser height maximum riser height 8.25 inches, 3/8 inch difference between greatest and smallest riser height
 - 311.5.3.2 tread depth – minimum tread depth shall be 9 inches, 3/8 inch difference between greatest and smallest tread depth
 - 311.5.3.3 Profile –radius of curvature shall not exceed 9/16 of an inch, a nosing of between 3/4 inch and 1 1/4 inches shall be provided on stairs with solid risers with 3/8 inch difference between greatest and smallest nosing, and open risers are permitted provided a sphere of 4 inch cannot pass through the opening between treads. Stairs with tread depth of greater than 11 inches do not need nosing. The openings between treads is not limited where stairs have a total rise of less than 30 inches.
 - 311.5.4 landings for stairways shall have a minimum dimension in direction of travel of 36 inches
 - 311.5.5 Stairway walking surfaces shall be pitched no more than 1 in 48 units[2%]
 - 311.5.8 special stairs –spiral stairs see code section
 - 311.5.6 Handrails
 - 311.5.6.1 Height - 34 to 38 inches
 - 311.5.6.2 Continuity – handrails shall be continuous for the full length of the flight, from a point directly above top riser to a point directly above lowest riser, and shall terminate in newel posts or safety terminals
 - 311.5.6.3 hand rails grip size to be graspable
 - 311.5.7 Stairs that are part of a required means of egress to be illuminated per 303.6
 - 311.6 Ramps
 - 311.6.1 maximum slope 1 in 8[12.5%]
 - 311.6.2 landings required 3 foot x 3 foot landing is required at
 1. top and bottom of ramp
 2. where doors open onto ramps
 3. where ramps change direction
 - 311.6.3 handrails required on at least one side of ramp where slope exceeds 1 in 8[8.33%], handrail to comply with 311.5.6
- 4) RCO Section 312 Guardrails required

- 312.1 where deck surface is located 30 inches or more above grade Guardrail to be 36 inches above deck surface. Guardrail at stairs which are 30 inches or more to be 34 inches in height from stair nosing. Guardrail not to allow passage of sphere 4 inches in diameter[6 inches in triangular opening formed by riser & tread],
 - 312.2 guards openings limited to
 - 1) sphere of 6 inches at triangular openings formed by riser, tread and bottom rail
 - 2) sphere of 4.25 inches through guard
- 5) RCO 319 Protection from decay – approved wood species or treated wood required, pressure treated wood to use fasteners of hot-dipped galvanized steel. Stainless steel, silicon bronze or copper. Exception ½ inch or greater steel bolts
 - 6) RCO 320 Protection against termites –soil to be treated or use approved lumber
 - 7) RCO Section 403 Footings for decks without roofs based on live load of 40psf+dead load of 10psf, tributary load in square feet

8 inch diameter	14 sf
10 inch diameter	22 sf
12 inch diameter	31.6 sf
16 inch diameter	56 sf
20 inch diameter	87.2 sf

Note Decks not supported by a dwelling need not be provided with footings that extend below frost line, unless frost heave would become a hazard
 - 8) RCO Section 408 Columns – minimum size wood column is 4X4 inches to be protected per 319
 - 9) ORC Section 501 General Requirements Framing clarify joist & beam size, type of lumber
See tables 502.3.2. (2)
 - 10) Separate permits required for any permanent installations that involve plumbing, heating or electrical equipment
 - 11)

Required Items

Site Plan _____ Building Plans _____ Home Owners Association Certificate _____

I understand and will comply with indicated code sections of both sides of Deck Check Sheet when constructing deck per application,

Name _____ Date _____
Address _____ Phone: _____

Intake Application: _____ Date: _____

Signoff Application: _____ Date: _____