



TOWN OF PERINTON

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DECK REGULATIONS AND INSTRUCTIONS

The below regulations apply to residential decks. For pool decks, please see the *Pool Deck Resources & Construction Guide* handout. A building permit is required for all decks that are either elevated off the ground, attached to the house or allow access to a swimming pool. A deck that is not attached to the house and where the floor joists rest on the ground is considered a wood patio and does not require a building permit. Please refer to the *Deck Resources & Construction Guide* for codes and construction requirements.

General regulations:

1. Decks are subject to the property line setbacks for the zoning district where the property is located. Contact the Building & Codes Department for the setbacks on your particular property.
2. Minimum footing depth is 42 inches.
3. Guardrails are required when the walking surface of the deck is 30 inches or more above grade.
4. Pool decks are subject to the swimming pool barrier requirements.
5. Contact 811 to have the underground utilities in your yard staked-out prior to digging. This is a free service and could prevent serious injury, utility disruption and substantial repair costs due to damaged infrastructure.
6. Permit required- Prior to commencement of work, a building permit must be obtained from the Building & Codes Department.
7. A certificate of compliance must be issued by the town prior to beginning normal use of the deck.

Submission documents include:

1. Detailed construction drawings. See the *Deck Resources & Construction Guide* for design requirements.
2. A copy of the property survey map with the deck location noted- include distance to property lines.
3. If a contractor is being used, they must be registered through our online portal and supply the Town with proof of insurance (general liability, worker's comp and disability).

Apply for and manage your permit online here: <https://app.govwell.com/perinton>

Web portal link is also available via the Building & Codes webpage at www.perinton.org
Applicants that do not wish to apply online may submit their information to the Building & Codes Dept. in person or via email to building@perinton.org