

TOWN OF MACKLIN

Revised October 31, 2014

QUICK REFERENCE – DECKS

A building permit is only valid for 180 days, if the work has not started prior to this period; a new permit must be obtained, unless prior written approval has been granted. All contractors are required to be licensed with the Town and should be listed on the permit. It is the responsibility of the owner and contractor of this project to ensure that all requirements of the National Building Code and the Uniform Building and Accessibility Standards Act are adhered to and followed.

PLOT PLAN:

- Submit in ink a plot plan drawn to scale on an 8 ½” x 11” paper indicating the direction (north).
- Show the lot size, locations of all existing and proposed buildings and all setbacks.
- Date and sign the plot plan include civic address and legal description.
- Submit a copy of a surveyor’s certificate if available.

PROPERTY PIN LOCATION:

- It is the property owner’s responsibility to find the property pins.
- The Town of Macklin maintenance employees **may** find property pins but this will be done once and if time is available. This shall be at the discretion of the Town Foreman.

PROPERTY SET BACKS:

The minimum set back requirement for the R-1 Residential District. All measurements shall be from the property line.

Single Detached Dwelling

Front Yard 6 meters (20 feet)
Rear Yard 7.5 meters (25 feet)
Side Yard 1 meter (3.3 feet)
Side Yard (corner lot 2.5 meters 8.2 feet)
Lot Coverage to a maximum of 40 percent or 50% on a corner lot

Accessory Buildings

Side Yard Doors To Lane 2.0 meters (6.5 feet)
Side Yard Doors To Street 3.6 meters (12.0 feet)
Side Yard No Doors 0.8 meters (2.6 feet)
Maximum Wall Height 4.0 meters (13.0 feet)

SERVICES:

- The homeowner is responsible for the sewer and water installation from the main service line.
- If pavement and curb have to be destroyed in order for the connection to be made, the homeowner will be invoiced for the cost.
- A utility deposit is required to hook up water. This deposit is refunded by either applying to the final bill, or refunding back to the applicant if account is paid in full.

IMPORTANT NOTES

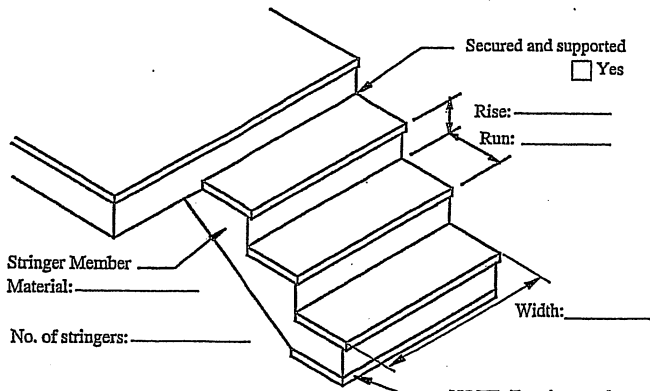
- A deck is defined as a raised open platform, with or without rails, attached to a principal building.
- No formal building permit will be issued, all documentation is for file purposes only.

DECK CHECKLIST

Please complete all information.

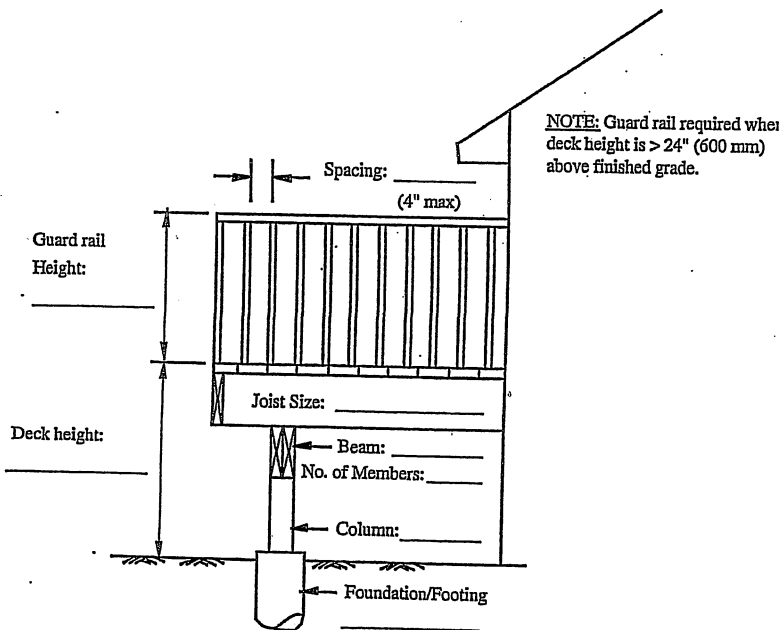
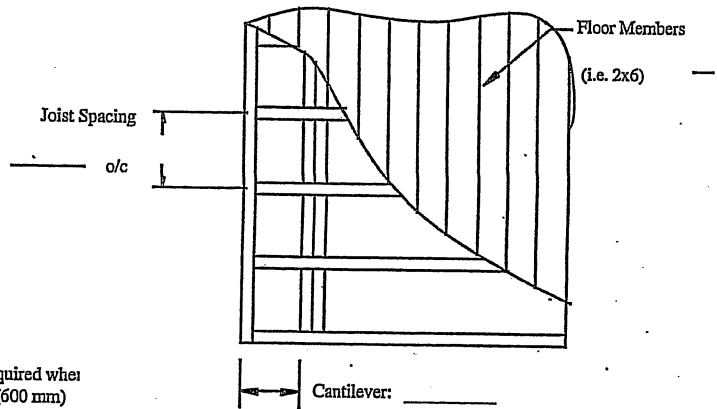
Property Line

Sketch house footprint and deck location with distances to Property Lines. Show overall dimensions of the deck.



NOTE: Exterior wood steps shall not be in direct contact with the ground unless suitably treated with a wood preservative.

NOTE: Handrail required when more than 3 risers.



Owner's Name: _____

Street Address: _____

