

## PLOT PLAN REQUIREMENTS FOR DECKS & FENCES

- I. **Plot Plan:** All applications for a deck and/or fence permit must include a plot plan survey prepared, signed and sealed by a registered Professional Engineer or licensed Surveyor. A plot plan survey must be drawn to scale and must include the following information:
  - North arrow and scale, between 1" = 20' and 1" = 50'.
  - Provide site benchmark on NAVD '88 datum.
  - Homeowners name, address and telephone number.
  - Date of plan or revision, subdivision name, property address, lot number, and legal description of property.
  - Street right-of-way name and width.
  - Location, shape and dimensions of the lot, including total area in square feet.
  - Dimensioned outline and area (in square feet) of all existing and proposed structures.
  - Front, side and rear setbacks.
  - Location of street trees, yard trees and other natural features
  - Location, type of material and width of sidewalks and driveway, porches and patios.
  - Location, elevations, and easements for all utilities, including water, sanitary and stormwater sewers, manholes, catch basins, and gas, cable, etc.
  - Sanitary sewer and water services lines must be shown at the as-built location.
  - Location of fire hydrants must be provided.
  - Elevations at each lot corner.
  - Finish grade and finish floor elevations for first floor and finish grade elevation of structures on adjacent lots, as applicable.
- II. **Deck Plans:** A scaled drawing of the deck that shows the dimensions, design of the deck, the type of materials to be used to construct the deck, and footing information must be provided.
- III. **Fence Plans:** A scaled drawing of the fence that shows the dimensions (lengths) of the fence as proposed, the height of the fence, design of the fence, the type of materials to be used for the fence, footing information and location of the fence.