Building Permit Guides

The City of Louisville Design Criteria, Prescriptive Energy Code, and items listed below shall take precedence over requirements listed in the Building Guides of the Colorado Chapter of International Code Council.

- The City of Louisville has adopted the 2018 International Code series.

- Please reference the city’s design criteria and prescriptive energy code available on the City of Louisville website located at www.louisvilleco.gov/government/departments/planning-building-safety/building-permit-guides.

- All decks are required to be designed by a structural engineer and shall include an engineer stamp and signature.

Sec. 15.05.130. - Section R507.1 amended—Decks.
https://library.municode.com/co/louisville/codes/code_of_ordinances
Section R507.1 of the 2018 International Residential Code is amended to read as follows:

R507.1 Decks. Wood-framed decks shall comply with the standards set forth in this section. For decks using materials and conditions not prescribed in this section, refer to Section R301. All decks that are structurally supported from an existing residential home shall be engineered by a structural engineer that is licensed with the State of Colorado.

- Flat roof and patio covers may be required to be designed by a registered design professional. Section R802.4.4 of the 2018 International Residential Code read as follows:

R802.4.4 Rafter supports. Where the roof pitch is less than 3:12 (25-percent slope), structural members that support rafters, such as ridges, hips and valleys, shall be designed as beams, and bearing shall be provided for rafters in accordance with section R802.6
How to Use this Guide
Provide three sets of plans, drawn to scale and complete the following (hint: use graph paper with ¼" squares, Example: ¼" = 1'): Check with your jurisdiction for additional requirements.

1. **Complete this Building Guide** by filling in the blanks on page two, and indicating which construction details will be used.

2. **Provide 3 Plot Plans** (site plan) showing dimensions of your project or addition and its relationship to existing buildings or structures on the property and the distance to existing property lines drawn to scale. See Page 2.

3. **Fill out a building permit application.** The majority of permit applications are processed with little delay. The submitted documents will help determine if the project is in compliance with building safety codes, zoning ordinances and other applicable laws.

The Colorado Chapter of the International Code Council is a professional organization seeking to promote the public health, safety and welfare to building construction. We appreciate your feedback and suggestions. To obtain a master copy of this building guide, please write to the Colorado Chapter of the International Code Council, P.O. Box 961, Arvada, CO 80001.
http://www.coloradochaptericc.org

This handout was developed by the Colorado Chapter of the International Code Council as a basic plan submittal under the 2012 International Residential Code. It is not intended to cover all circumstances. Check with your Department of Building Safety for additional requirements.
Single Family Residential Patio Covers & Carports

Site Plan Example

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Single Family Residential Patio Covers & Carports

**Directions**

1. Fill in the blanks with dimensions and materials which will be used to build the structure. Please print legibly.

2. Indicate in the check boxes which details from page 4 will be used. Please note if any of the sides of your carport addition are closer than 5'-0" to the property line, that side of the carport must be enclosed with a solid 1 hour fire rated wall as shown in Alternate Details B and C. You must however, keep at least two sides of the carport open to conform to the building code requirements. Zoning approval is required.

3. Roofing to be installed per manufacturer’s instructions, including low slope application and required inspections made.

**Address:**

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**Roof covering**

(example: Class A 3 tab shingles)

**Underlayment**

(example: 15# felt with 19" laps)

**Size and Amount of Lags**

(example: Two 1/2" x 4 1/2" lags @ 16" O.C.)

**Sheathing**

(example: 1/2" exterior plywood)

12 pitch

2x rafters spaced __" O.C.

(example: 2 x 8 rafters spaced 24" O.C.)

**Note:** Walls, posts, and overhangs closer than 5' to the property line to be 1 hr. rated

No closer than 2 feet to property line

Beam splices to occur over posts with 1 1/2" bearing

\( \text{Span} \) __"x__"beam

(example: 2x10")

\( \text{Span} \) __"x__"posts

(example: 4x4")

spaced __"__ apart

(example: 6")

\( \text{Footing} \) __"x__"

(for Alternate C only)

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Single Family Residential Patio Covers & Carports

**Detail A**
- Existing roof rafters or trusses
- Galvanized metal joist or rafter hangers
- Extend underlayment from new roof a minimum of 18" onto existing roof
- Cont. 2x ledger
- Remove existing fascia
- Secure ledger to wall with lag screws @ 16" O.C.
- Locate lag screws to penetrate top plate or studs
- Note: Remove brick veneer at top of wall before installing continuous 2x ledger

**Alternate Detail A**
- Lap underlayment a minimum of 18" under existing roofing felts
- Solid 2x blocking on 2x12 or greater
- Roof tie downs required
- Existing Roof (remove existing shingles)
- Cont. 2x6 secured to existing roof with fasteners at each rafter or truss

**Detail B**
- Solid 2x blocking on 2x12 or greater
- Roof tie downs required
- Galvanized metal post/beam connector

**Alternate Detail B - 1 Hour Wall**
- Solid 2x fire blocking on 2x12 or greater
- Roof tie downs required
- 5/8" type "X" exterior gypsum sheathing
- Galvanized metal post/beam connector
- Exterior siding
- Infill between posts w/ 2x4's @ 16" O.C.
- No closer than 2 feet to property line
- Two layers of 5/8" type "X" exterior gypsum board soffit
- Less than 5' to property line

**Detail C**
- Minimum 3 1/2" concrete slab
- 8" minimum diameter concrete caisson
- Isolate from Slab
- Anchor bolt 7" minimum penetration
- Treated or decay resistive post
- Galvanized column base w/ 1" spacer to concrete

**Alternate Detail C - 1 Hour Wall**
- Bottom plate shall be treated wood
- Infill between posts w/ 2x4's @ 16" O.C.
- Minimum 3 1/2" concrete slab
- Galvanized column base w/ 1" spacer to concrete
- Anchor bolt 7" minimum penetration
- Isolate from Slab
- Check local building department for swelling soils. caissons may be required.
- Footing

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