



Village of Tinley Park - Building Department  
Decks-Porches-Gazebos  
Permit Requirements

16250 S. Oak Park Avenue  
Tinley Park, Illinois 60477  
(708) 444-5100 Fax (708) 444-5199  
Email: Building@tinleypark.org  
www.tinleypark.org

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The following items are necessary to process your application. If anything is missing, your application will be considered incomplete and will not be processed.

- Date of Application
- Project Address
- Description of Project
  - Dimensions of deck
  - Distance to closest property line. (Highlight on Plat of Survey)
- Cost of Project
- All contractor's hired on the project: Name, Address, and Phone Number  
(Indicate "Homeowner" if a licensed contractor is not being used)
- Plat of Survey
- Sign and Date Permit Application

### **Placement**

The deck must be five (5) feet from property lines and cannot be placed on an easement.

### **Front Porches**

Open air porches are allowed to encroach into the front and/or side yards 35% of the front and/or side yard setbacks determined by the zoning district of the property, for a maximum of 15 feet. They must remain five (5) feet from the side property lines with consideration to the easement size.

### **Building Codes**

All design loads to conform to International Building Code (IBC) 2021 and International Residential Code (IRC) 2021.

**Pier**                      10 inches in diameter  
**Dimensions**

<b><u>Pier Depth</u></b>	42 inches below grade
<b><u>Framing Details</u></b>	Provide a list of framing members being utilized to erect deck structure
<b><u>Guards</u></b>	Guards are required when platform extends more than 24 inches above grade. Guards are to be 36 inches in height on residential properties and a minimum of 42 inches in commercial properties.
<b><u>Handrails</u></b>	Handrails must be provided for all stairways with 4 or more risers; handrails shall not be less than 30 inches and nor more than 38 inches vertically above the leading edge of threads or above finished floor.
<b><u>Balusters</u></b>	Must be so that a 4-inch sphere may not pass through any opening. No ladders style balusters allowed.
<b><u>Height</u></b>	Maximum height of an accessory structure is 15 feet above finished grade
<b><u>Roof</u></b>	Rafters shall be secured with hurricane clips/connectors

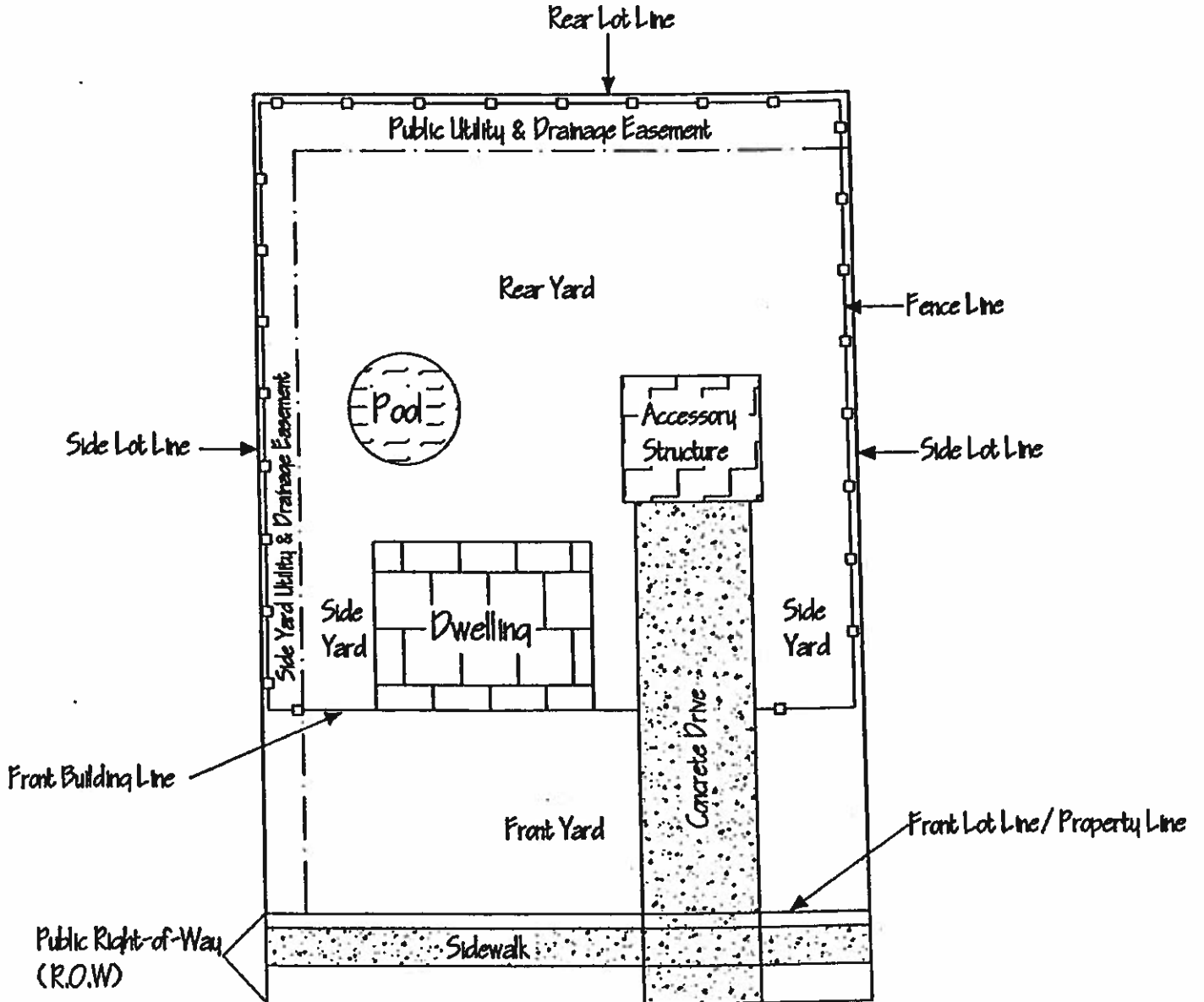
**If you have any questions or concerns, contact the building department at (708) 444-5100**



# How to Read Your Plat of Survey

LOT 1 IN BLOCK 1 IN TINLEY PARK VILLAS, A SUBDIVISION IN THE WEST 1/2 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

(sample description)



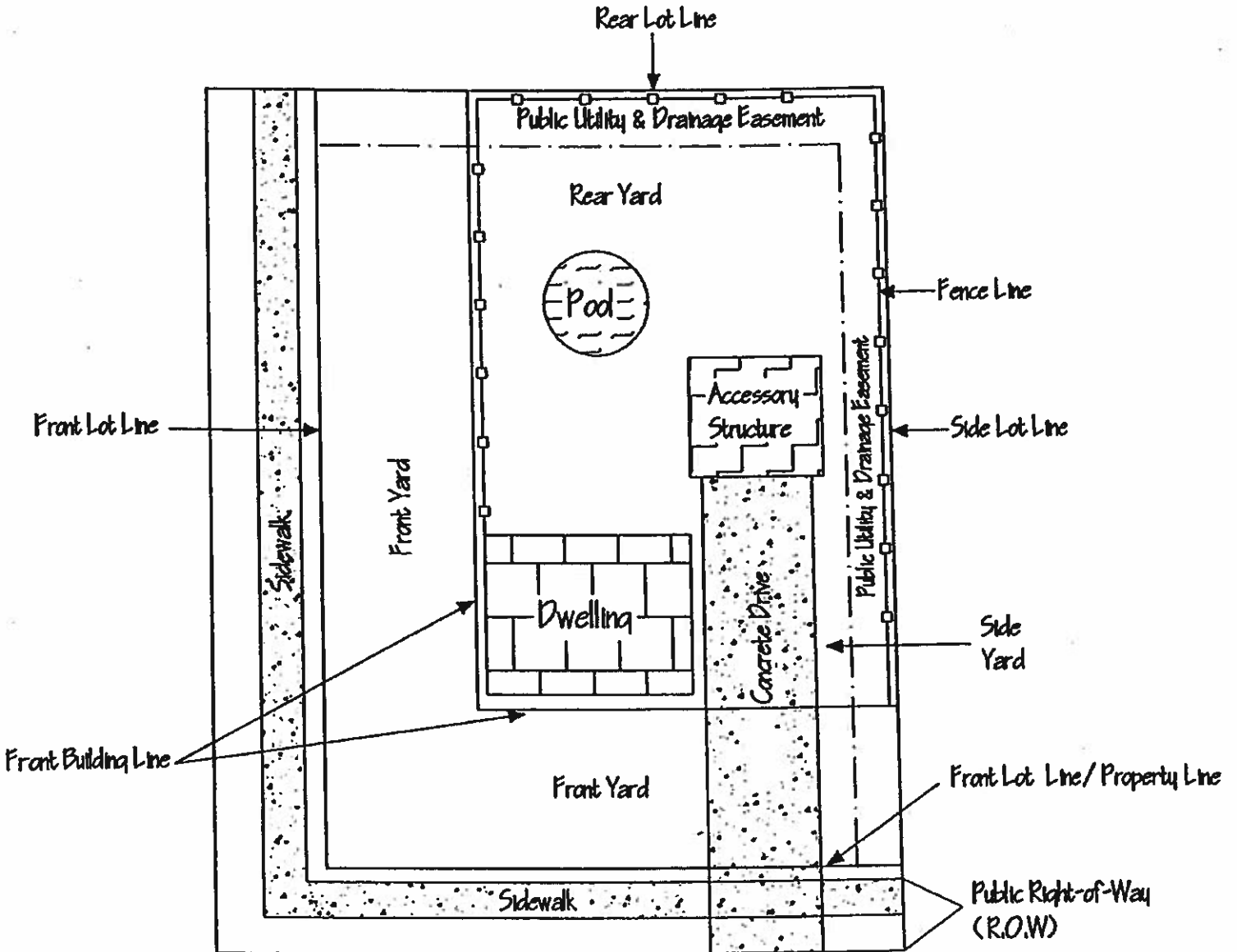
Contact Tinley Park Building & Planning Department at (708) 444-5100 for further questions



# How to Read Your Corner Lot Plat of Survey

LOT 1 IN BLOCK 1 IN TINLEY PARK VILLAS, A SUBDIVISION IN THE WEST  
1/2 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE  
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

(sample description)



Contact Tinley Park Building & Planning Department at  
(708) 444-5100 for further questions



**Village of Tinley Park  
Residential Permit Application  
16250 Oak Park Avenue, Tinley Park, IL 60477  
(708) 444-5100 Fax (708) 444-5199**

Date of Application \_\_\_\_\_ Permit # \_\_\_\_\_

Name(s) of Property Owner(s) \_\_\_\_\_ Phone \_\_\_\_\_

Email Address (required) \_\_\_\_\_

Address of Project: \_\_\_\_\_

Description of Project: (please provide all dimensions, materials: for example: wooden shed 10ft L x 10ft W x 15 H)  
\_\_\_\_\_

Total Cost of Project: \_\_\_\_\_

**CONTRACTOR INFORMATION**

*(Please provide Name, Address, and Phone)*

*All contractors must be licensed and bonded with The Village of Tinley Park. Failure to do so may result in added penalties*

<p><b>General</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Carpentry</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Concrete</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Drywall</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Electric</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Excavator</b> _____ Address _____ City _____ State _____ Phone _____</p>	<p><b>HVAC</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Masonry</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Paving</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Plumbing</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Roofing</b> _____ Address: _____ City _____ State _____ Phone _____</p> <p><b>Sewer</b> _____ Address: _____ City _____ State _____ Phone _____</p>
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Signature of Applicant(s) \_\_\_\_\_

Please check if applicant is owner \_\_\_\_\_ or contractor \_\_\_\_\_