



# Fast-Track Carport Permit

## When is a permit required?

A carport is a residential accessory structure that is open on at least *two* sides (IRC, R309.2). A building permit is required for all carports, regardless of size. This is a guide created by Pierce County to allow construction of a detached carport without structural engineering. Your project must fall within the parameters described within this document to use this guide for permitting.

*Exemptions: Per Pierce County Code Title 17C, membrane (canvas, plastic or similar) covered structures, 576 square feet or less do not require a building permit.*

## Do I qualify to use this guide?

- 20x20 square feet with 12-inch maximum overhang/eave on all sides.
- Maximum post height of 10 feet from grade.
- Design Criteria: Wind 110mph, Seismic Zone D, Ground Snow load of 30 lbs per square foot.
- Structures closer than 5 feet to the property line do not qualify for Fast-Track review.

*Construction beyond these limitations will require calculations from a WA State registered engineer.*

## How do I apply?

Complete and submit the following:

1. Residential Building Application (download at [piercecounitywa.gov/buildacarport](http://piercecounitywa.gov/buildacarport))
2. Complete all sections of this document, which will act as your plans.
3. Provide [fire flow worksheet](#) if carport is closer than 10' to any other structure.
4. [Site Plan](#) with property lines, all existing structures, septic (if applicable), *new carport* and setbacks.

## Note:

If your property has the following:	Check with this division:
Unknown septic drain field location	Health
Steep slopes, small lots	Development Engineering
Setback or property line encroachment concerns	Planning
Wetlands or Shoreline properties	Biology and Planning

## What comes next?

**Approval:** Once your application has been approved, you will receive an email with a digital lock box that contains your permit and approved plans. Please print these and have on site for your inspector.

**Inspections:** You will have 1–3 inspections, depending on your scope:

- Setback/Footing (Prior to pouring concrete)
- Final (When work is complete)

Inspections can be scheduled using our [online permits website](#) or by calling (253) 798-4900 to access our [PASS System](#).

## Additional Criteria

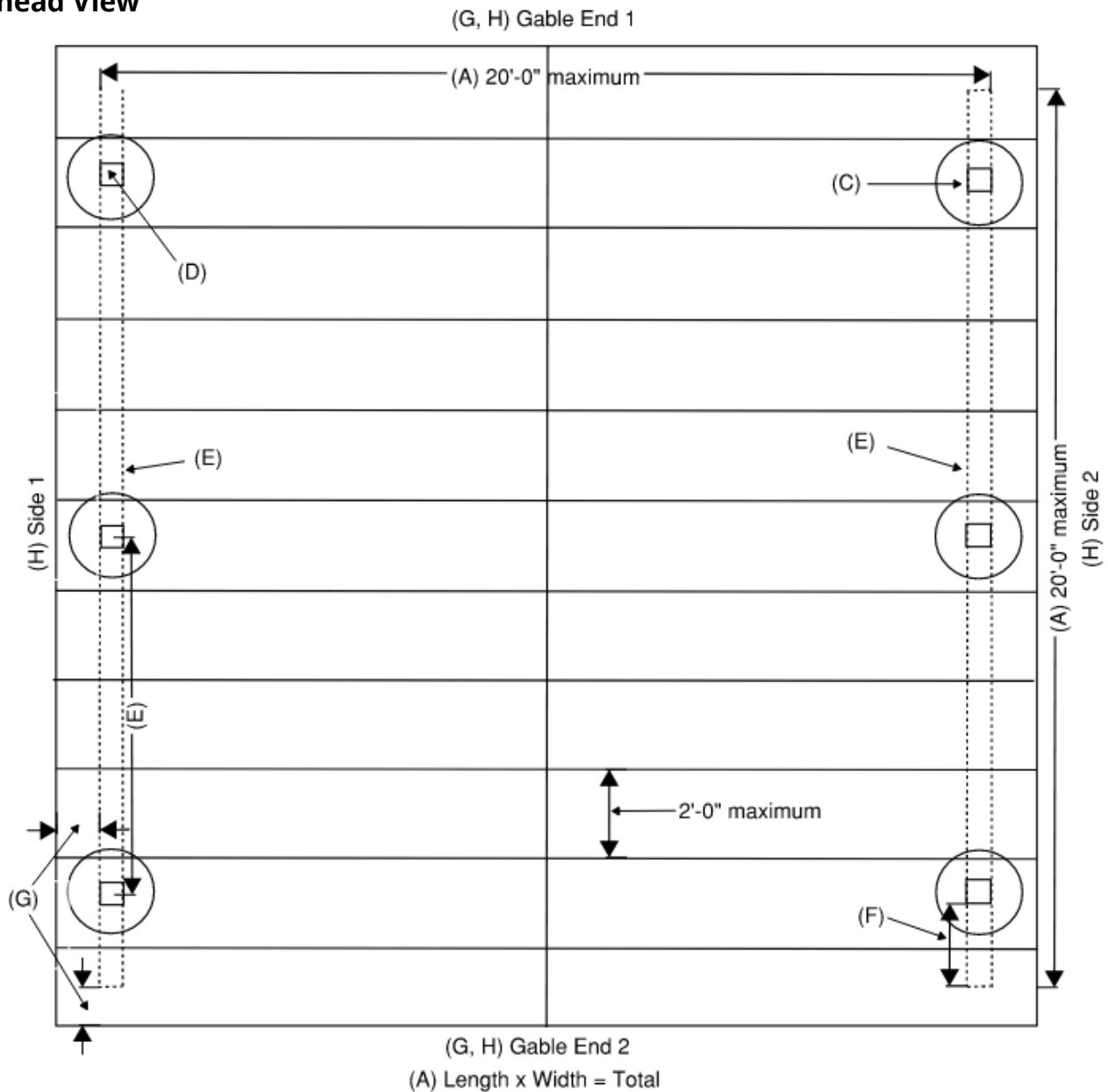
- Lumber must be #2 grade or better.
- Concrete must be 2500 psi (pounds per square inch) for footings.
- Hardware and fasteners shall be hot-dipped galvanized or stainless steel and installed per manufacturer’s specifications, including nailing or attachment requirements.

*Note: All proposals are subject to additional requests for information and plan review at the discretion of your assigned Plans Examiner.*

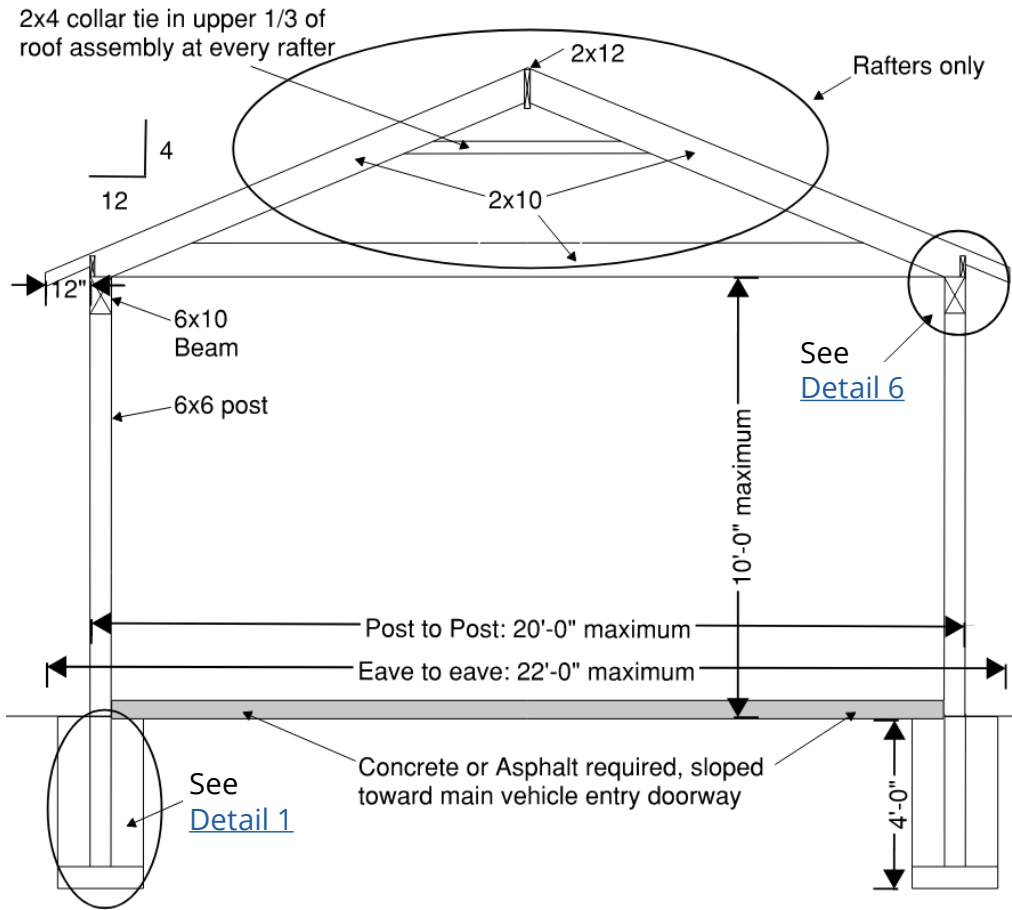
Please complete areas listed alphabetically and referenced on the diagram below

A.	Overall Carport Size (not including eaves)	L	x W	= Total	A.	
B.	Floor Surface (choose one)				B.	
C.	Footings (see <a href="#">Detail 1</a> )				C.	
D.	Post Height 6x6 required, no more than 10 ft in height, measured from grade				D.	
E.	Beam Span Beam 6x10 (NOT pressure treated) max. 8'-0" mid-post to mid-post				E.	
F.	Beam Cantilever No more than 2'-0" on each end				F.	
G.	Eaves/Overhang Location No more than 12" from edge of post or end of beam	Sides?	Yes	No	Which gable end? 1 2	G.
H.	Walls (optional, maximum two)	Gable End 1	Gable End 2	Side 1	Side 2	H.
I.	Roof (choose one)					I.

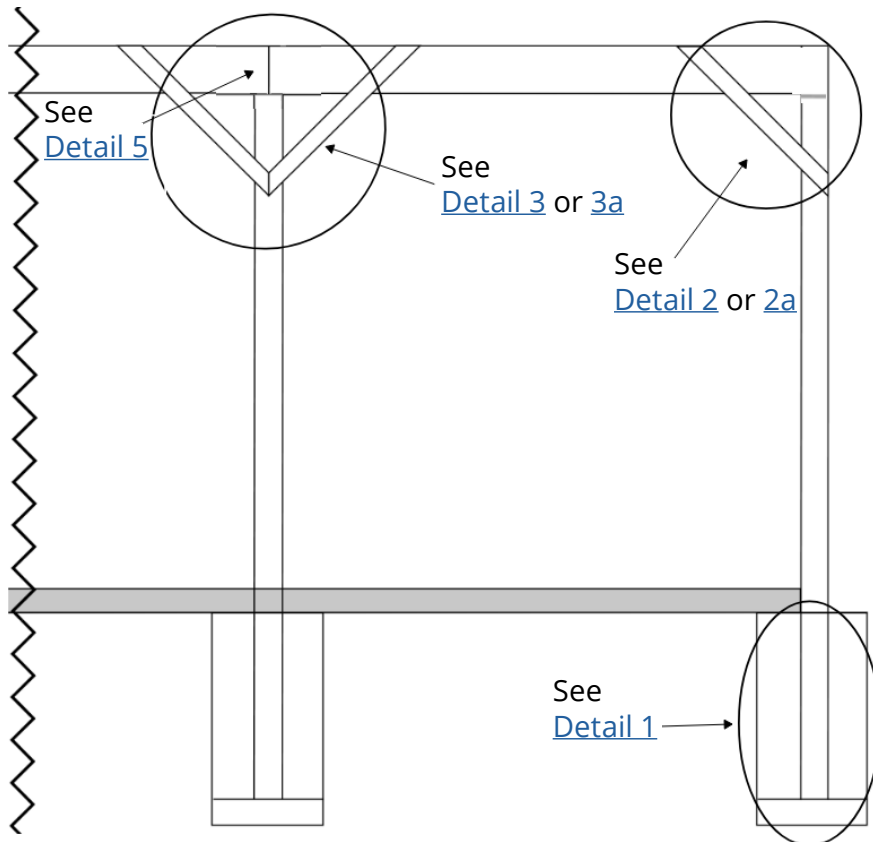
**Overhead View**



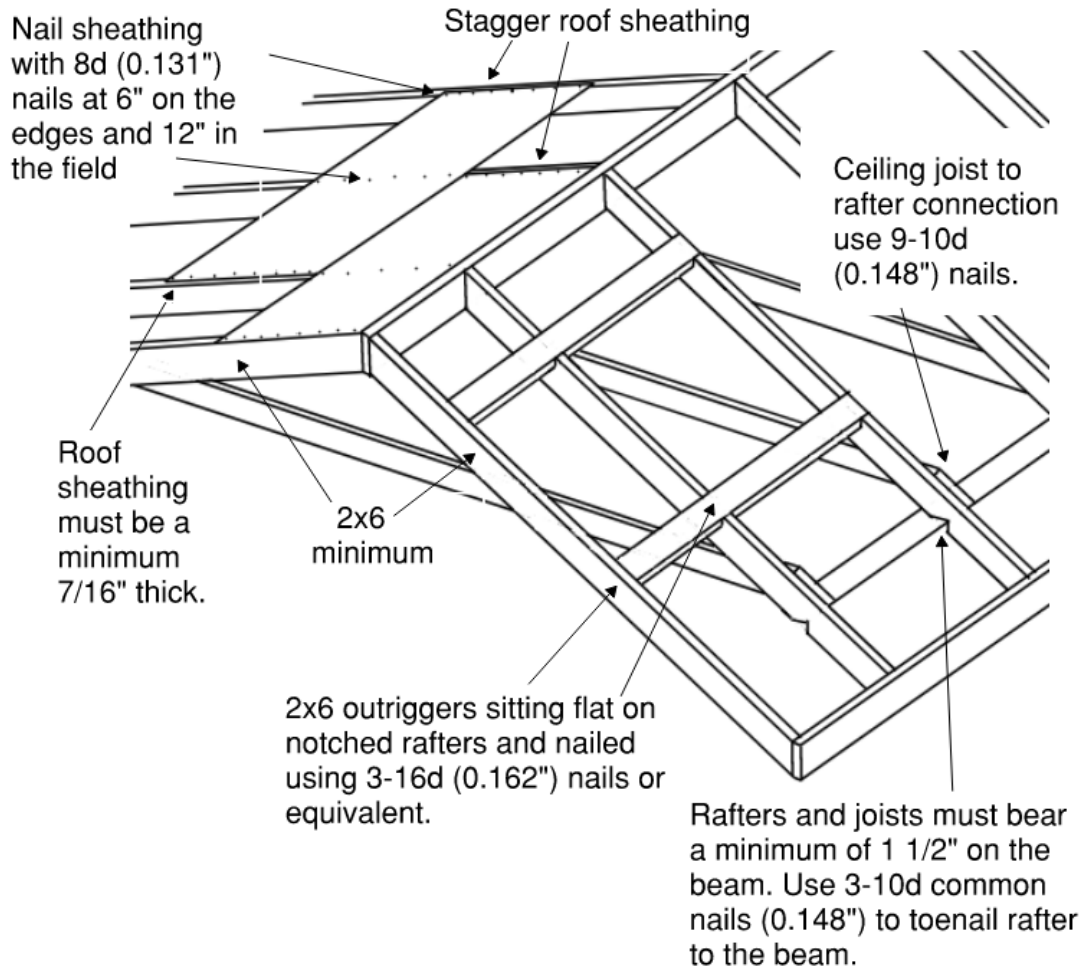
## Gable End View



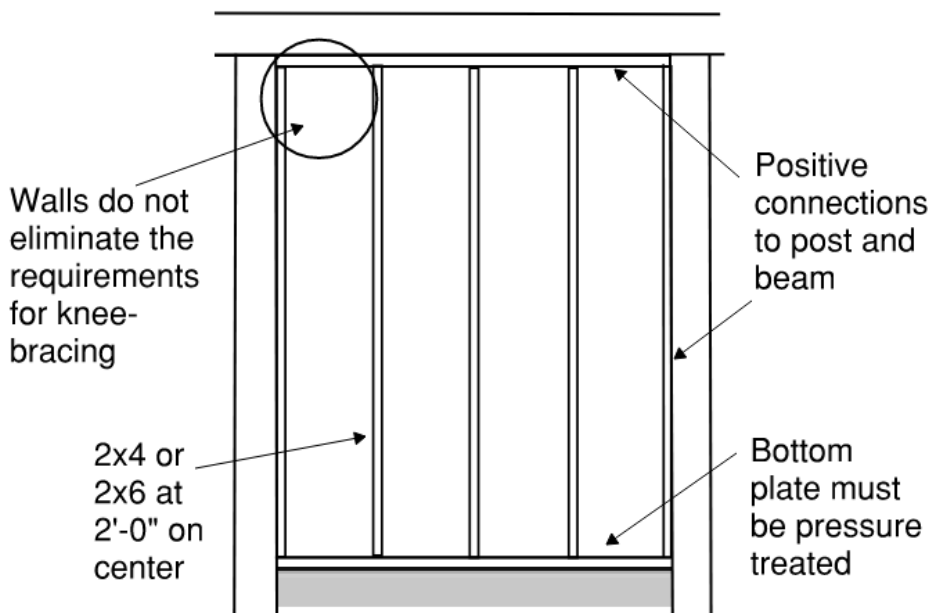
## Side View



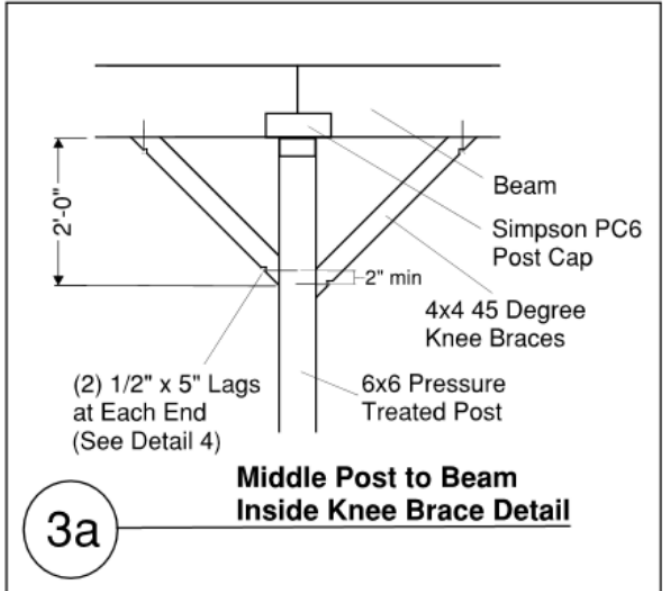
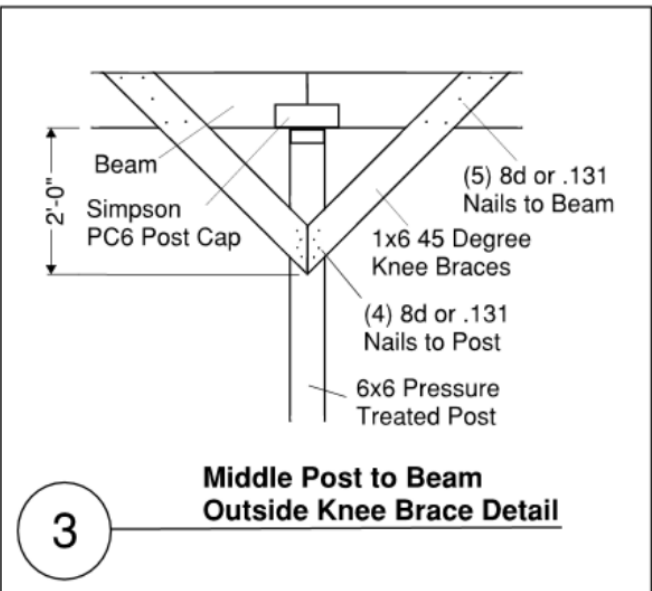
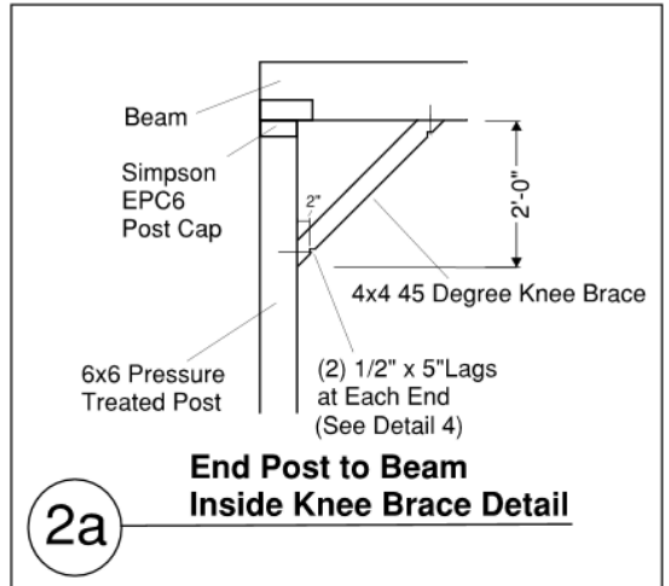
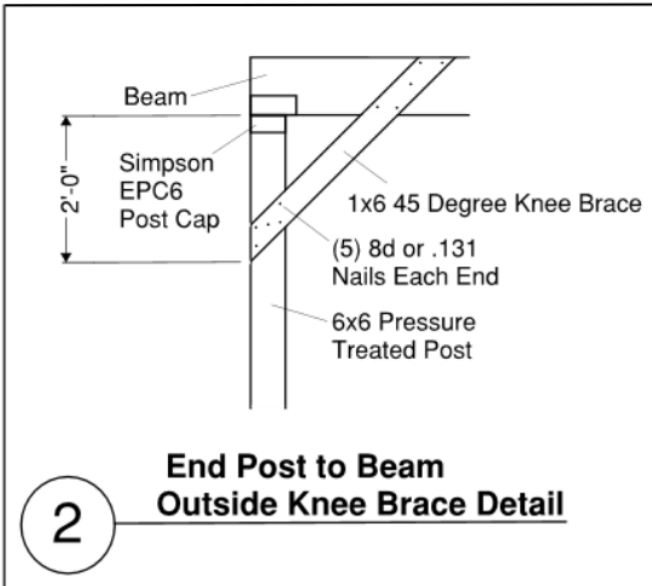
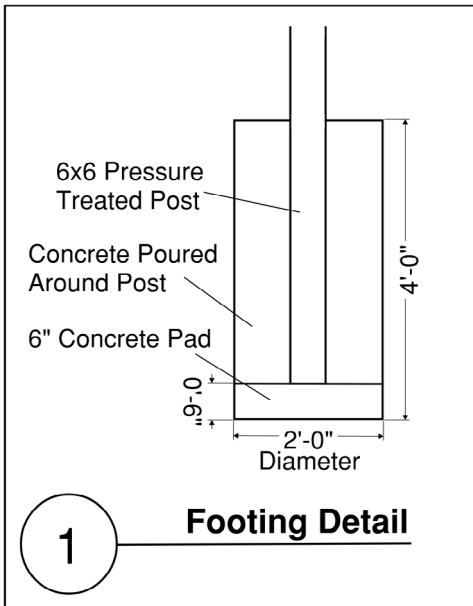
## Conventional Framed Roof/Rafters



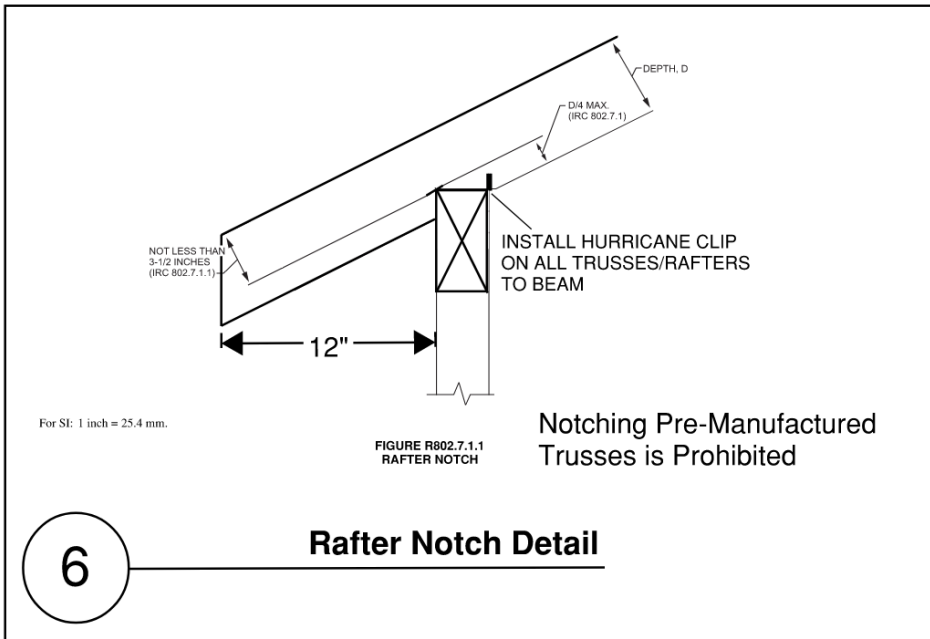
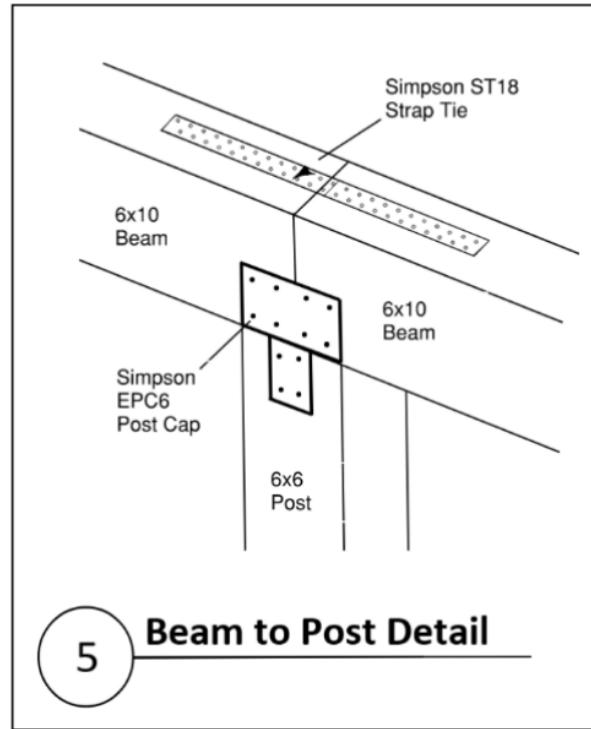
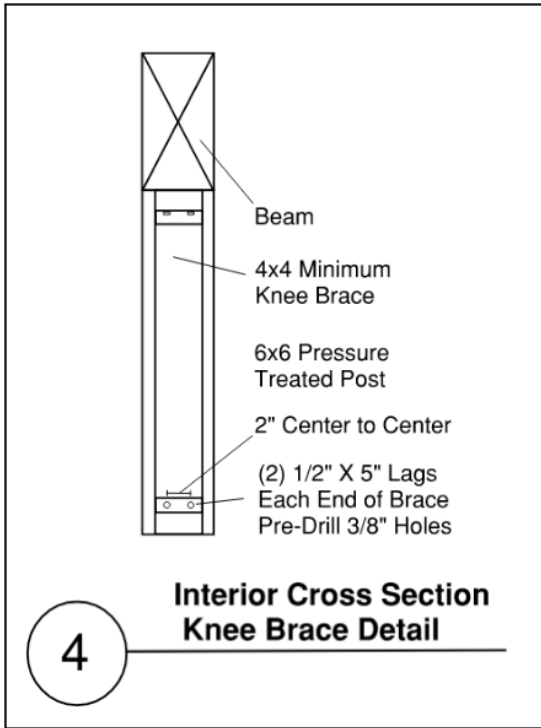
## Wall Section (optional)



# Details



**Details (cont.)**



**Site Plan**

Draw your site plan here, include footprint of new carport.

A large grid of small dots, approximately 30 columns wide and 40 rows high, intended for drawing a site plan. The dots are arranged in a regular, repeating pattern across the page.