

Patios, Walks, Stoops and Steps



Village of Crete Guides

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Permit Procedures

- ** Submit a completed permit application.
- ** Submit a copy of plat of survey showing the proposed location of the patio (walks, stoop, steps), the overall dimensions and the distance from the property lines
- ** Contractors shall be licensed with the Village of Crete prior to issuance of the permit.
- ** Call J.U.L.I.E. (Joint Utility Location Information for Excavators) at 1-800-892-0123 prior to digging.

Zoning Requirements

- ** Zoning approval must be obtained before building permit issuance.
- ** Service walks should be five feet in width or less and are allowed in all yards and may extend to within 1 foot of the property line.
- ** Service walks cannot alter existing drainage.

Concrete Specifications

- ** All concrete patios shall be a minimum of a six-bag mix.
- ** All vegetation and black dirt must be removed and disposed of properly. Drainage swales must be maintained and existing drainage cannot be altered.
- ** A well-compacted 4 inch gravel or crushed stone base is required.
- ** 6 x 6 #10 wire mesh shall be installed in the center of the 4 inch concrete pour. Fiber mesh may be used in lieu of wire mesh.
- ** Expansion joints shall be used against the building and existing walks.

Brick Pavers Specifications

- ** Brick pavers patios must be constructed of a 4 inch well compacted crushed stone base and 1-1/2 inch well-compacted sand bed.
- ** Brick pavers must be at least 2-3/8 inches thick.

Stoops and Steps Specifications

- ** Stoops and steps should have a maximum riser height of 7-3/4 inches and a minimum tread depth of 10 inches.
- ** The greatest riser height may not exceed the smallest by more than 3/8 inch.
- ** Landing shall be provided at the top of each stairway. Its width shall be not less than the width of the stairway served and be minimum of 36 inches in the direction of travel.
- ** Guard and handrails are required for any steps with 3 or more risers.

Inspection Requirements

- ** A base inspection is required prior to concrete pour or installation of pavers.
- ** Final inspection is required after completion.

Notes

- ** *All debris, frost and water shall be removed prior to concrete placement.*
- ** *Cold weather placement must follow ACI Guidelines "Blankets are required".*
- ** **It is the property owners responsibility to properly position and locate any construction work on their property. The Village of Crete assumes no responsibility or liability, and any errors found will be the sole responsibility of the owner to correct**