#B008

RESIDENTIAL STAIR DETAILS

When Is A Permit Required?
To protect people from falling and possibly injuring themselves, there are specific code requirements regarding the height of a step and when a handrail is required.

A permit required for stairways with 4 or more risers. International Residential Code (IRC) Section R311.7 details stair construction requirements and should be followed regardless if a permit is required or not.

Refer to the figure below for a summary of applicable code requirements.

What Else Should I Know?
- Consult the Planning Division at Bainbridge Island City Hall to confirm your setbacks or other zoning regulations related to shorelines or critical areas. Shoreline Development
- All development within 200’ of ordinary high water requires the submittal of a Shoreline Substantial Development Exemption prior to the submission of a building permit.

Still Have Questions?
Contact us at (206)780-3750 or email pcd@bainbridgewa.gov.

STANDARD CONSTRUCTION DETAILS

Required stairway width = 36”

Required Nose = ¾” – 1 ¼”
Note: Nosing not required if tread depth is greater than 11”.

Handrail required, one side only if (4) or more risers.

36" minimum guardrail height for dwelling units, 42" minimum for commercial and common areas of multi-family residential.

Railing Opening Limits:
A: A 6" diameter sphere can't pass through.
B: A 4" diameter sphere can't pass through.
C: A 4-3/8" diameter sphere can't pass through (at sides of stair treads).

Handrail Height and Extensions

1-1/4" minimum - 2" maximum

Typical Handrail Shapes

Wall Clearance

Residential handrails must return to the wall or terminate in a balluster or post at each end.