



DEPARTMENT OF RESOURCE MANAGEMENT

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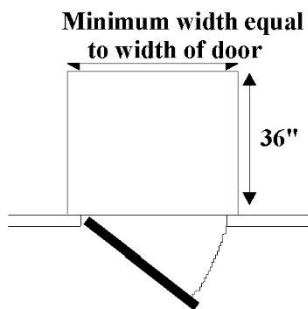
Residential Stairways and Landings Handout

(Rev: 05-21-20)

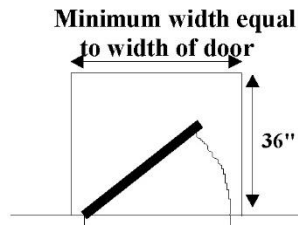
(2019 CRC R311 – Permit applications on or after January 1, 2020)

The following guidelines for the construction of landings and stairways apply only to single- family residential, private garages, and private-use agricultural buildings.

Landings at doors

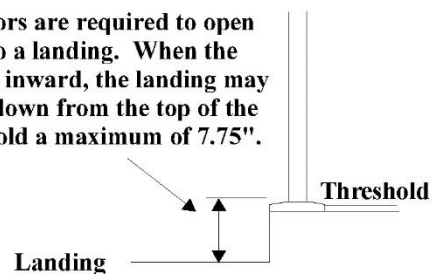


All landings are to be sloped a maximum of 1/4" per foot to drain water.



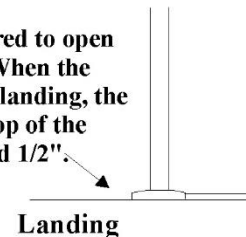
Door swings in

Exterior doors are required to open directly onto a landing. When the door swings inward, the landing may be stepped down from the top of the door threshold a maximum of 7.75".



Door swings out

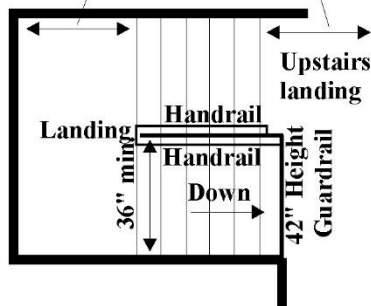
Exterior doors are required to open directly onto a landing. When the door swings out over the landing, the step down from the top of the threshold must not exceed 1/2".



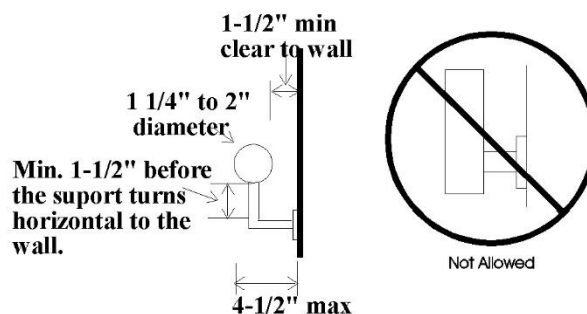
Stairways and Handrails

Note: Winding, circular or spiral stairways have special requirements not covered in this handout.

Equal to width of stairs but need not exceed 48".



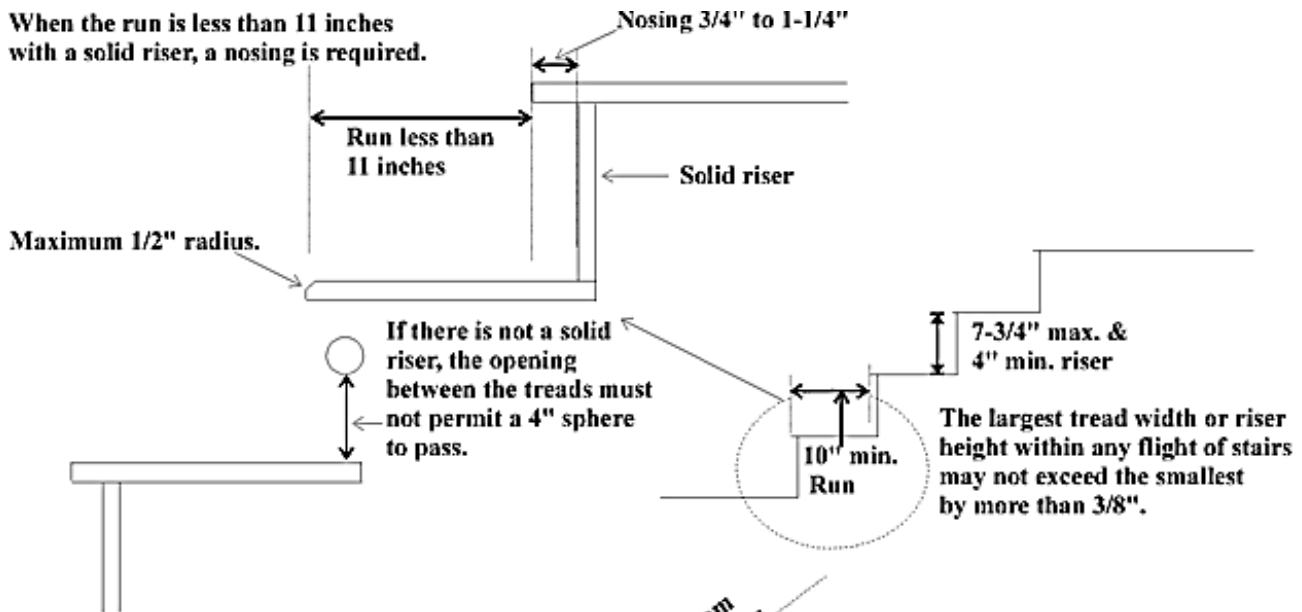
Private stairways and landings are required to be a minimum of 36" in width. Handrails are required on one side of an interior stairway and continuous between landings. Stairways with less than 4 risers are not required to have handrails.



The handgrip portion of handrails shall be round and not less than 1-1/4" or more than 2" in cross-sectional dimension. If not round then the handgrip portion must have a 2-1/4" maximum cross section and a perimeter of 4" minimum to 6.25" maximum.

The handgrip portion of handrails shall have a smooth surface with no sharp corners. Other shapes may be acceptable if they provide an equivalent gripping.

When the run is less than 11 inches with a solid riser, a nosing is required.



If there is not a solid riser, the opening between the treads must not permit a 4" sphere to pass.

Minimum 6'-8" headroom measured from tread nosing

On landings and decks and similar platforms more than 30" above grade, the vertical or horizontal rails must be spaced so a 4" sphere cannot pass through.

Handrails must be set at a height of 34"-38" measured from the nosing of the stairway tread. The guardrails on the side of stairways consisting of vertical or horizontal rails spaced so a 4'-3/8" sphere cannot pass through.

The ends of handrails must be returned to the wall or terminate in a post or safety terminal.

42" minimum height on guardrails.

Guardrails are required at the open sides of stairways and landings which are more than 30" above grade.

Triangular openings formed by the riser, tread, and bottom of guardrail shall be sized so a 6" sphere cannot pass through.

Finished grade