



Building Guide

Town of Sullivan

Pole Barn Construction

How to Use this Guide

Provide two sets of plans and complete the following:

- 1. Complete this Building Guide** by filling in the blanks on all pages, and indicating which construction details will be used.
- 2. Provide 2 Plot Plans** (site plan) showing dimensions of your project or addition and its relationship to existing buildings or structures on the property and the distance to existing property lines drawn to scale.
- 3. Fill out a Building Permit Application.**

The majority of permit applications are processed with little delay. The submitted documents will help determine if the project is in compliance with building safety codes, zoning ordinances and other applicable laws.



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Plan Requirements

Provide all of the details listed below on your plans. Two complete sets of plans and two site plans must be submitted at time of application.

Floor Plan

1. Provide plan view of pole location, spacing, dimensions of the building.
2. Framing plan should show direction, size, and spacing of roof system, purlins, girts, beams and header sizes.
3. Indicate the locations of all window and door openings.
4. Indicate the locations of the poles, and provide dimensions between the poles.
5. Maximum width is , max length 40', maintaining at least a 5:3 length to width ratio.

Section Elevation

1. Front, rear and both side views to scale (identify scale).
2. Finished grade line at building.
3. Label the depths to the bottom of the poles. Note that piers must be at least 48 inches in depth, or the plan must be engineered.
4. Label the pole size and type of material. Wood poles embedded in earth must be treated wood, labeled for ground contact.
5. Label the sidewall girt size, type of material, and spacing. Note that the bottom girt must be treated wood if located within 6 inches of grade.
6. Label the beam size and type of material above the poles. Detail the method of fastening the beam to the poles.

7. Label the rafter size and spacing. (if engineered trusses are to be used, you may indicate this instead).

8. Label the rafter tie (or ceiling joist) size and spacing. (Not required for engineered trusses).

9. Label the roof purlin size and spacing, if applicable.

10. Label exterior wall finish material.

11. Label the roof covering material.

Inspections Required

1. Plans and cards need to be on-site at time of all inspections.
2. Setback and Hole Inspection: After holes are dug but before concrete pads are poured.
3. Framing Inspection: Requested after building is up and before any insulation or interior covering is installed. May be final also if no further work is being done.
4. Final Inspection: Requested after all work is completed, such as insulation, concrete slab, electrical, plumbing, heating, and/or sheetrock.
5. Additional inspections may be required by local jurisdictions.

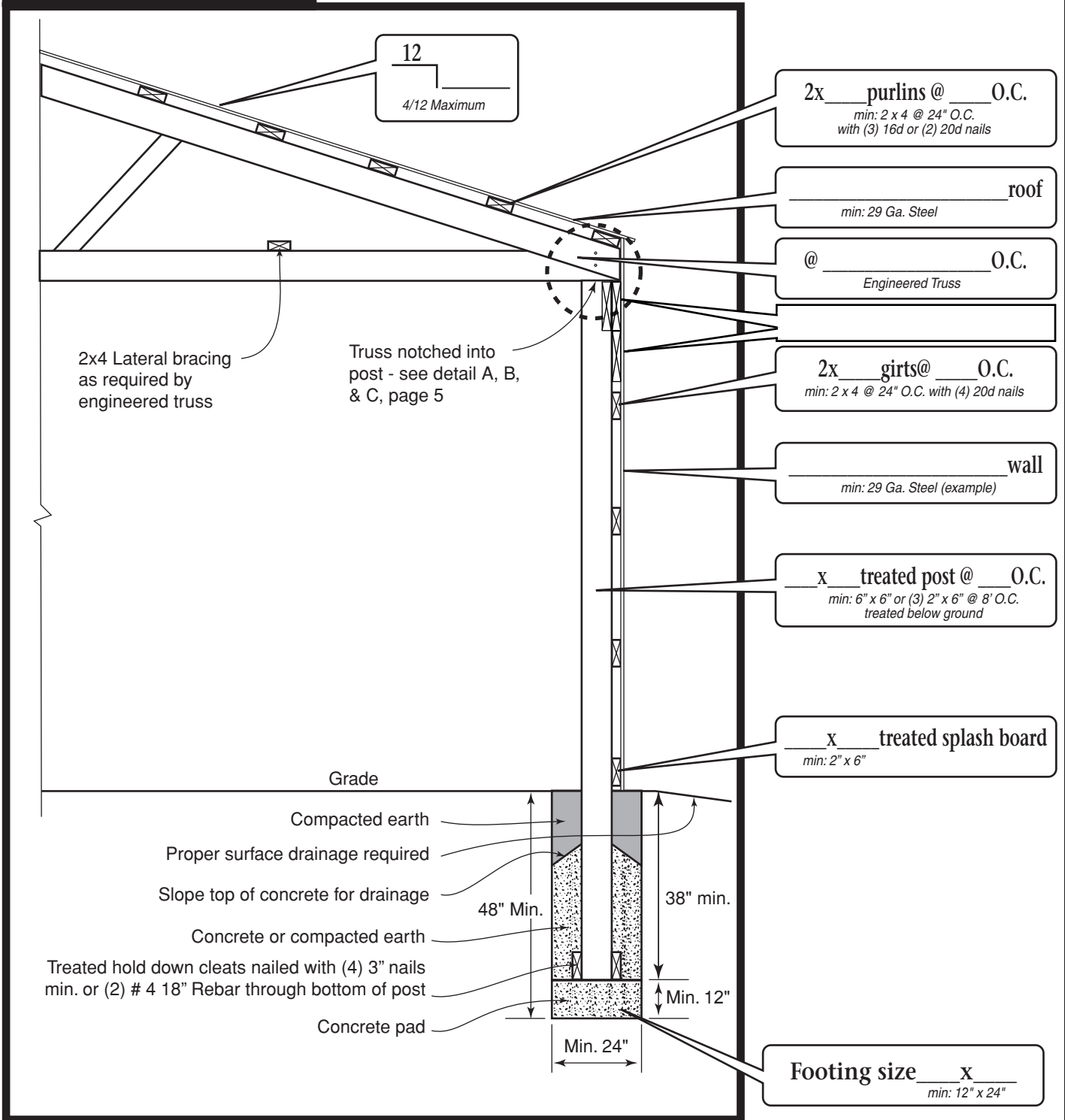


Where allowed by the Jurisdiction, this pole barn guide may be used without the need for any additional engineering, where all of the following comply:

- The barn is no larger than 50' L x 30' W x 12' H side walls. Cost under \$20,000.
- Rectangular shaped barns must maintain a minimum 5:3 ratio
- The Jurisdictional requirements and barn location do not exceed the pole barn guides 60 PSF (snow) live load or 115 MPH design parameters

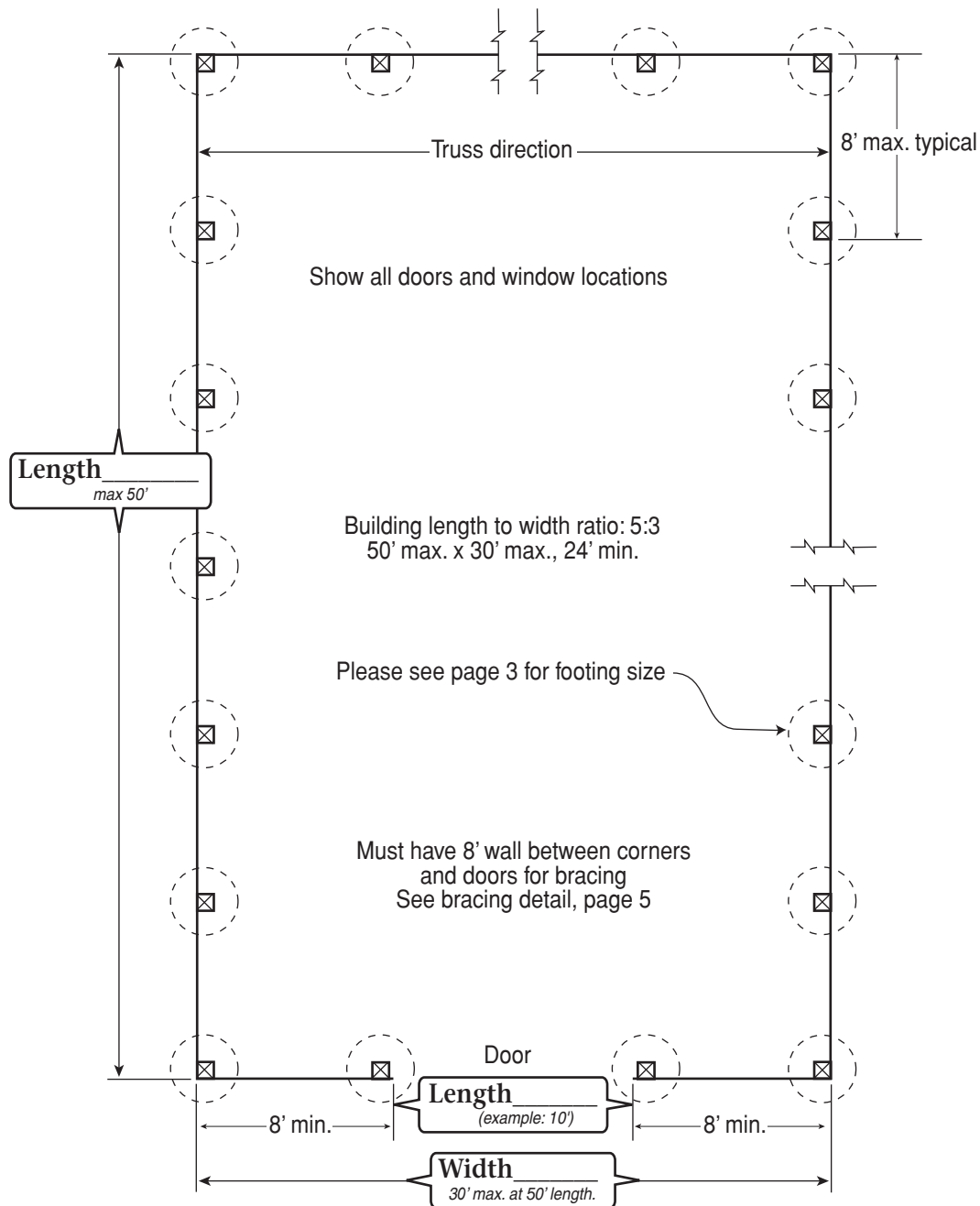
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End Elevation



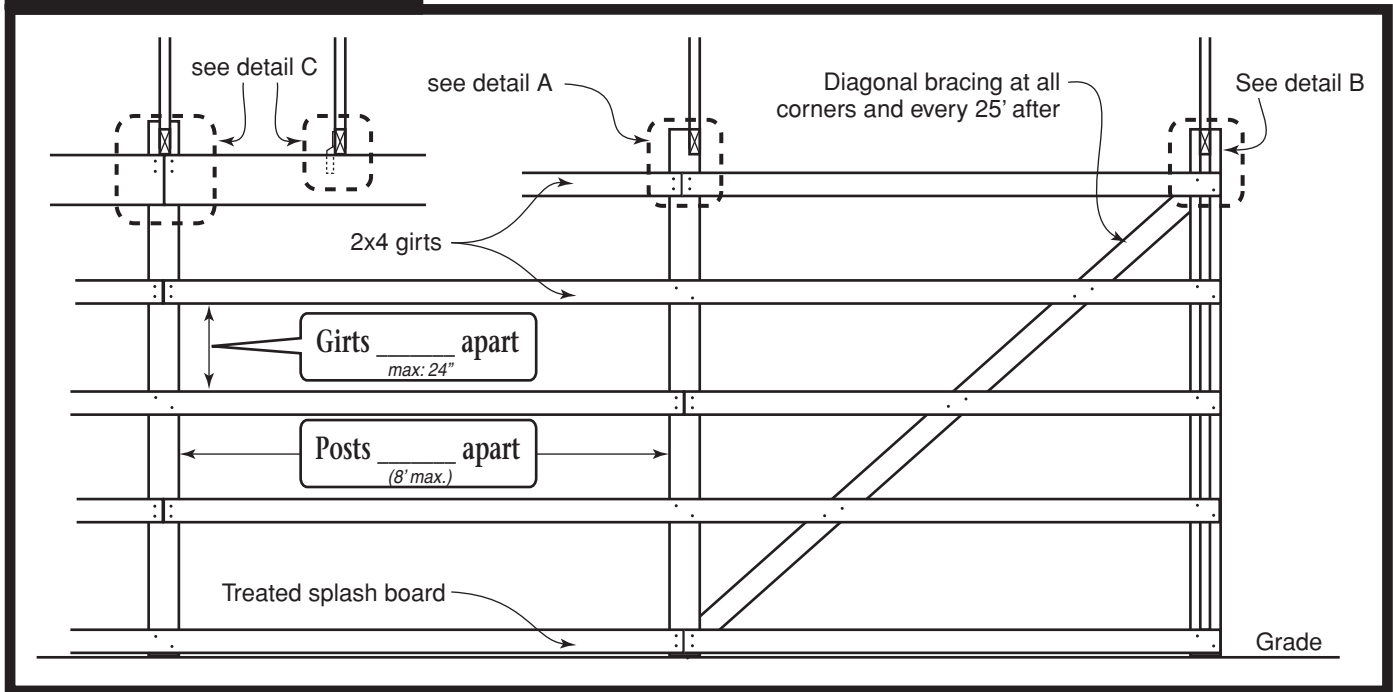
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Floor plan

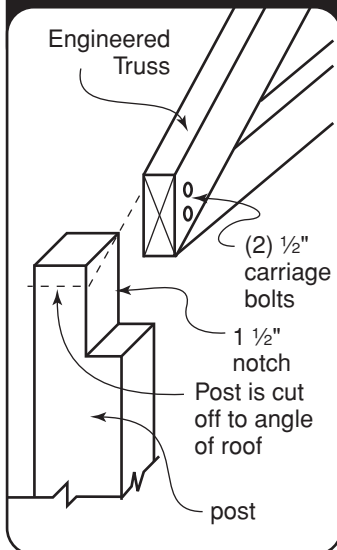


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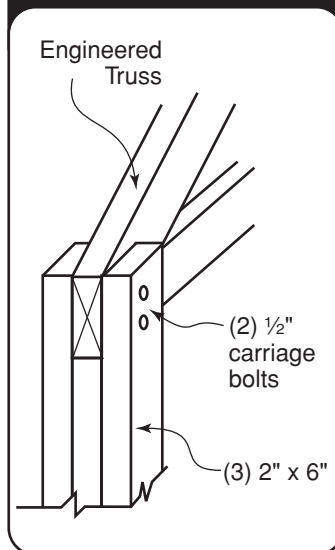
Side Elevation



Detail A



Detail B



Detail C

