



### **FOUNDATIONS AND FOOTINGS:**

Detached private garages may be built with a continuous floating slab of reinforced concrete not less than four (4) inches in thickness. Reinforcement shall be a minimum of 6"x6" #10 wire mesh or fiber mesh concrete. The slab shall be provided with a thickened edge all around (Grade Beam) 8 inches wide and 8 inches below the top of the slab with two (2) #4 reinforcement rods located 2" from the top and bottom of the grade beam. ½ inch diameter anchor bolts embedded at least 7" into the concrete or galvanized straps to anchor the building to the slab shall be provided. These bolts or straps shall be compatible with pressure treated lumber and shall not be zinc coated. The bolts or anchors shall be located within 18" of wall corners and no more than a 72" spacing between anchors.

### **FLOOR SURFACE:**

The floor in all private garages shall be of concrete construction and sloped toward the exterior garage door opening. Floor drains may be installed if they comply with the State Plumbing Code (DSPS 382) and may discharge to daylight.

### **ELECTRICITY AND GAS:**

Electricity and gas may be run out to a detached garage, or a separate electrical service may be placed on the garage. A separate electrical permit is required before any work is to be performed. All electrical work shall comply with the N.E.C. and Wisconsin Code (DSPS 316). Garage heaters are allowed provided they are rated for the purpose and installed according to manufacturer's specifications. An H.V.A.C. permit is required for this type of installation. In no case are wood burning stoves allowed in any garage.

### **CONSTRUCTION:**

Detached garages shall be constructed per methods outlined in the State of Wisconsin Uniform Dwelling Code (DSPS 321-325).

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