

USE AND APPLICATIONS

The intended use for Diamond Pier DP-50 and DP-75 foundations sold through retail stores is to support simple residential projects constructed with columns, posts, and beams. Project loads are limited to the capacities defined in the “Residential Diamond Pier Load Chart” published by the manufacturer Pin Foundations, Inc. (PFI). The scope of project is defined as decks, covered decks, walkways, stairways, and accessory structures as defined in the International Residential Code (IRC), or similar projects that meet this intent. The DP-75 should be used for larger, more-complex structures, and the DP-50 for smaller, simpler projects.

Local Building Code Compliance

If a permit is required, your local building code official will require code compliance documentation to determine that the intent of code is being met. Code compliance documentation may be provided as an evaluation service report, state or municipal product certification, and/or third-party testing. Check with your local code official regarding code requirements for your municipality.

PFI provides ICC-ES evaluation report ESR-1895 as evidence of code compliance. ESR-1895 provides evidence of compliance for the DP-50 and DP-75 models when used for projects that meet the intent defined in section 2.0 as decks, covered decks, walkways, stairways, and accessory structures. For municipalities that are not governed under the IRC structure, PFI provides the evaluation service report, state or municipal product certifications, or third-party testing reports as satisfactory evidence of compliance for your building code official.

To determine whether the Diamond Pier system can be used for a specific project when a building permit is required, consult with your local building code official. If a building permit is required, the local building code official must approve the use of the Diamond Pier system prior to installation. Along with the information requested by the municipality, it is important to submit code compliance documents, a detailed drawing of the Diamond Pier product, a drawing showing the layout and spacing of the piers, and information indicating that the design loads are in accordance with the Residential Load Chart. You may also need to include frost performance documents, which are available on the Diamond Pier website—go to www.diamondpiers.com and click on *Residential*.

Prior to approval, the local building code official, as the authority having jurisdiction, must perform a plan review of the site and project to determine that the intent of code has been met. A registered design professional may also review the Residential Load Chart and supporting documentation and prepare a submittal to your local code official for review, specifying the use of the DP-50 or DP-75 along with any site-specific requirements or conditions.

If you have any questions regarding Diamond Pier code compliance for residential applications, contact Mark Romano at markr@diamondpiers.com or 866-832-7835 (toll free).

Commercial and Special-Order Project Services

For projects that exceed the capacities defined in the Residential Load Chart, or for projects beyond the scope defined above, larger Diamond Pier models are available by special order with a site-specific capacity review. PFI offers Project Services to analyze site-specific soils data and structural loading information, which must typically be provided by a registered design professional. With this information, PFI is able to provide a Manufacturer’s Capacity Analysis and/or an Engineer Stamped Submittal. Contact PFI for specific requirements, as well as the typical time frame and fees for Project Services review. For further information, go to our website, click on *Commercial* and then on Project Services.

If you have any questions regarding commercial or special-order projects, contact Mike Donoghue at miked@diamondpiers.com or 508-479-9299.