Manufactured Housing (Residential) Landing and Stair Requirements

A 3 ft. x 3 ft. landing is required at both exits.

Anything larger requires a separate building permit.

Typical Landing, Stairs, and Railing

- 1-1/4" to 2"
- 1-1/4" to 2"
- 2x top rail handrail with grip grooves vertical rail

*A* Landing and stair illumination is required per R303.6

Stair handrail

- minimum 3'x3' landing at all exterior doors
- min. 36" wide stairway

36" high guardrail required when deck is over 30" above grade

- guardrail spaces so that a 4" sphere cannot pass - R321.2.2 #2
- exception - triangular space so that a 6" sphere cannot pass shown

if 4 or more risers guardrail is required - R311.5.6

3/8" Max variance on treads and risers

2x6 joists @ 24" o.c.
4x6 girders at 6" o.c.
4x4 posts (use 4x6 at joints)

brace when over 3' high

Install approved 12" sq in footings as required

2" diameter-return ends

less than 4" space between horizontal rails

See R311.5.6.3 for other handrail shapes permitted. Handrail ends shall be returned or terminate in newel posts or safety terminals. See IRC Section R311.5.6.2.

All exterior landing and components exposed to the weather must utilize decay-resistant wood such as heartwood of redwood, black locust, cedars or pressure-treated wood in accordance with International Residential Code Section R319.1.

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