



Community Development Department  
1307 Cloquet Avenue • Cloquet MN 55720  
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[www.ci.cloquet.mn.us](http://www.ci.cloquet.mn.us)

## **RESIDENTIAL DECKS**

### **Required Documents:**

A site plan, a floor plan and an elevation plan are required. See examples at:

[http://www.dli.mn.gov/CCLD/PDF/bc\\_webdecks\\_06\\_07.pdf](http://www.dli.mn.gov/CCLD/PDF/bc_webdecks_06_07.pdf)

### **Building Permits:**

Building and Zoning permits are required for any deck attached to a structure or any detached deck more than 12 inches above grade. Call 218-879-2507 with questions.

### **Setbacks:**

Open or uncovered decks may extend to within \_\_\_\_ feet of side lot lines. Check with City Staff for requirements in your zone.

### **Decks:**

Where supported by attachment to an exterior wall, decks shall be positively anchored to the primary structure and designed for both vertical and lateral loads as applicable. Such attachment shall not be accomplished by the use of toenails or nails subject to withdrawal. Where positive connection to the primary building structure cannot be verified during inspections, decks shall be self-supporting.

### **Deck Lateral Load Connection:**

Hold-down tension devices shall be installed in not less than two locations per deck, and each device shall have an allowable stress design capacity of not less than 1500 pounds.

### **Frost Footings:**

Frost footings are required for any deck attached to a dwelling, porch or garage that has frost footings. The minimum depth to the base of the footing is 60 inches.

### **Live Load:**

All decks shall be designed to support a live load of 40 pounds per square foot.

### **Guards:**

Guards are required on all decks more than 30 inches above grade. Rail must be 36 inches minimum in height. Open guards and stair railings must have intermediated rails or an ornamental pattern that a 4-inch sphere cannot pass through. **Exception:** The triangular opening formed by the riser, tread and bottom element of a guard may be sized so that a 6-inch sphere cannot pass through. Open sides of stairs with a total rise of more than 30" above the floor or grade below shall have guards not less than 34" in height measured vertically from the nosing of the treads. Openings for required guards on the sides of stair treads shall not allow a sphere 4-3/8" to pass through.

### **Cantilevers (Overhanging Joists and Beams):**

Joists shall not overhang beams by more than the dimension specified on tables 502.3.3(2) (see table). Beams shall not overhand posts by more than one foot unless a special design is approved.

### **Flashing:**

All connections between deck and dwelling shall be weatherproof. Any cuts in exterior finish shall be flashed.

### **Framing Details:**

Header beams and joists that frame into ledgers or beams shall be supported by approved framing and anchors such as joist hangers.

### **Nails and Screws:**

Use only stainless steel, high strength aluminum or hot dipped galvanized. Do not use screw in joist hangers unless manufacturer approves use.

### **Wood Required:**

All exposed wood used in the construction of decks is required to be of approved wood of natural resistance to decay (redwood, cedar, etc.) or approved treated wood. This includes post, beams, joists, decking and railings.

### Stairs:

Minimum width is 36 inches. Maximum rise is 7-3/4 inches. Minimum run is 10 inches. Largest tread width or riser height shall not exceed the smallest by more than 3/8".

### Handrails:

The top shall be placed not less than 34 inches or more than 38 inches above the nosing of the treads. Stairways having four or more risers shall have at least one handrail. Handrail ends shall be returned or terminated in posts. All required handrails shall be of the following types or provide equivalent graspability.

*Type I.* Handrails with a circular cross section shall have an outside diameter of at least 1-1/4" and not greater than 2". If the handrail is not circular it shall have a perimeter dimension of at least 4" and not greater than 6-1/4" with a maximum cross section of dimension of 2-1/4.

*Type II.* Handrails with a perimeter greater than 6-1/4" shall provide a graspable finger recess area on both sides of the profile. The finger recess shall begin within a distance of 3/4" measured vertically from the tallest portion of the profile and achieve a depth of at least 5/16" within 7/8" below the widest portion of the profile. This required depth shall continue for at least 3/8" to a level that is not less than 1-3/4" below the tallest portion of the profile. The minimum width of the handrail above the recess shall be 1-1/4" to a maximum of 2-3/4". Edges shall have a minimum radius of 0.01".

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## SITE PLAN REQUIREMENTS

All applications for Building Permits that involve construction of a new building or structure, and/or an addition to an existing building or structure, **must be accompanied by a site plan**. The site plan shall contain as a minimum, the following information:

1. Be drawn to a convenient scale, with a north arrow designating direction.
2. Legal Description.
3. All yards clearly labeled (front, side, rear).
4. All platted and recorded easements.
5. Distances between buildings and between all buildings and property lines shall be clearly indicated.
6. Dimensions of the property clearly indicated, dimensions of the proposed driveway indicated.
7. Streets and street name(s) clearly indicated and labeled, house number to be indicated on the home.
8. Use of each building clearly labeled (i.e. house, garage, shed, etc.), commercial permits indicate construction type and occupancy type of each building.
9. All proposed buildings, A future garage location must be indicated if a proposed residential building does not include garage construction.
10. Generalized drainage and landscaping on the property, including contours and/or spot elevations. Building and lot elevations should be provided at each corner of the structure.
11. Location of stakes established by the surveyor along each side lot line a distance of 25 feet (residential) or 65 feet (farm residential) from the front lot corner. In some cases (i.e. urban core) a new survey may be required to establish property lines.
12. Any major natural features, such as water bodies, steep slopes, wetlands, large trees, rock outcroppings, etc. shall be clearly labeled, with distances to buildings and property lines indicated.
13. When design of a structure is required to be by a licensed professional, the site/grading plan shall be designed and signed by a civil engineer.
14. The architectural site plan shall show the parking, curb cuts, signs, and required accessibility path, etc. if not shown on the civil drawings, including above information.

Providing this information will assist the City Staff in the timely review of permit applications, and will hopefully eliminate confusion regarding compliance with City Codes and Ordinances. There will be no exceptions to this site plan requirement.

**BUILDING DEPARTMENT SITE OR PLOT PLAN**

Addition to Permit # \_\_\_\_\_



I hereby certify that the site plan shown below is a correct set back plan of dwellings and other structures.

Signature \_\_\_\_\_ Date \_\_\_\_\_

