



**City of Saint Peter**  
**Building Department**  
Phone 507-934-0662  
Fax 507-934-4917  
[www.saintpetermn.gov](http://www.saintpetermn.gov)

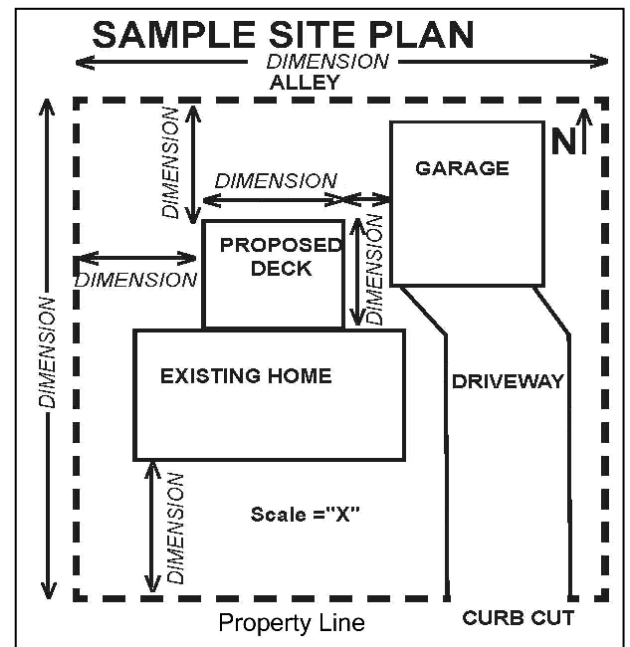
# Decks

Building permits are required for all attached decks and landings. Decks and landings that are unattached and less than 30 inches above grade do not need a permit. This includes new construction, additions, alteration, repair, moving or demolishing.

## PLEASE INCLUDE THE FOLLOWING WITH YOUR PERMIT:

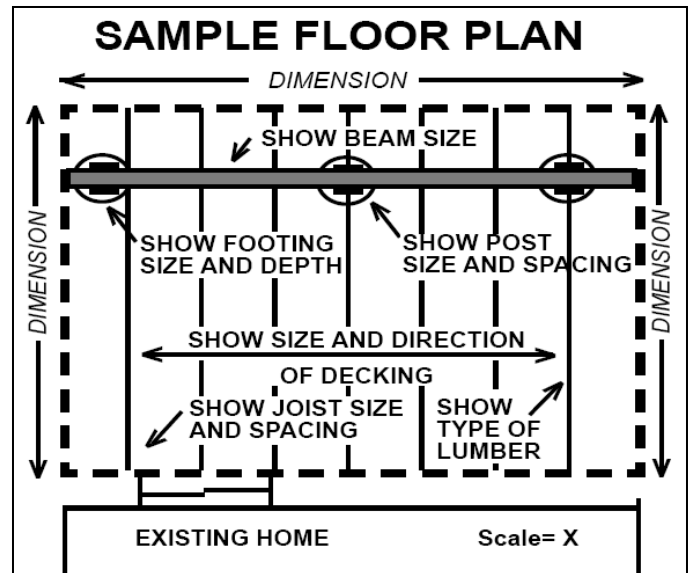
1. Completed **permit application form** (included on the last page of this packet).
2. **Two copies** of the following building plans:
  - A. **Site plan** showing:
    1. Complete property drawn to scale according to an accurate boundary line survey. (If no property corner markers are visible, a certificate of survey is required.)  
Demolition: indicate structures to be demolished and the size and location of structures that are to remain.
    2. Size and location of new construction and existing buildings.
    3. Distances from lot lines.
    4. Setbacks from all property lines of all existing and proposed structure(s).
    5. Any easements on the property.
    6. Established street grades and proposed finished grades.
    7. Proposed site drainage, driveway size and location.
    8. Designation of side street for corner lot projects.

(The Building Official may waive or modify the requirement for a site plan if the application for permit is for alteration or repair or when otherwise warranted.)

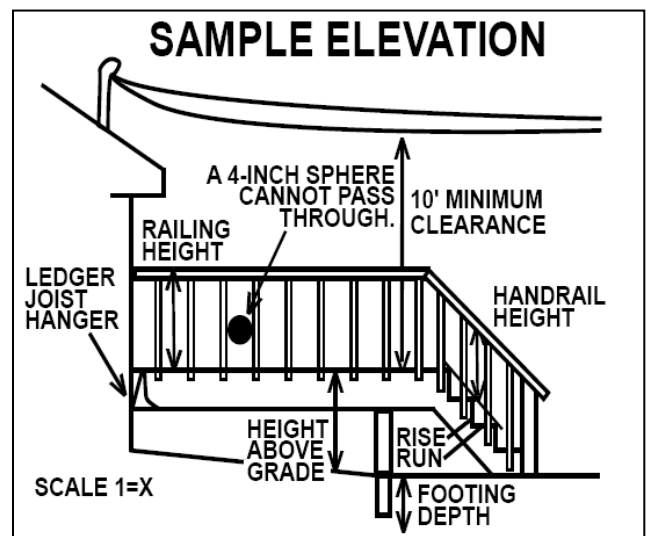


This handout corresponds to the **2015 Minnesota Residential Code** as adopted in **Minnesota Rules (MR), Chapter 1309** and applies to the construction, alteration, moving, demolition, repair and use of any detached one- and two-family dwellings as well as townhouses not more than three stories high. Other applicable codes and ordinances of the City of Saint Peter also apply.

- B. **Floor plan** showing:
1. Proposed deck size.
  2. Size and spacing of floor joists.
  3. Size and type of decking material.
  4. Size, type and direction of beams.
  5. Size, type, location and spacing of posts.
  6. Size, location and spacing of footings.



- C. **Elevation plan** showing:
1. Height of structure from grade.
  2. Size and depth of footings
  3. Guard height and spacing
  4. Stairway rise and run and handrail height.
  5. Clearance of over-head wires



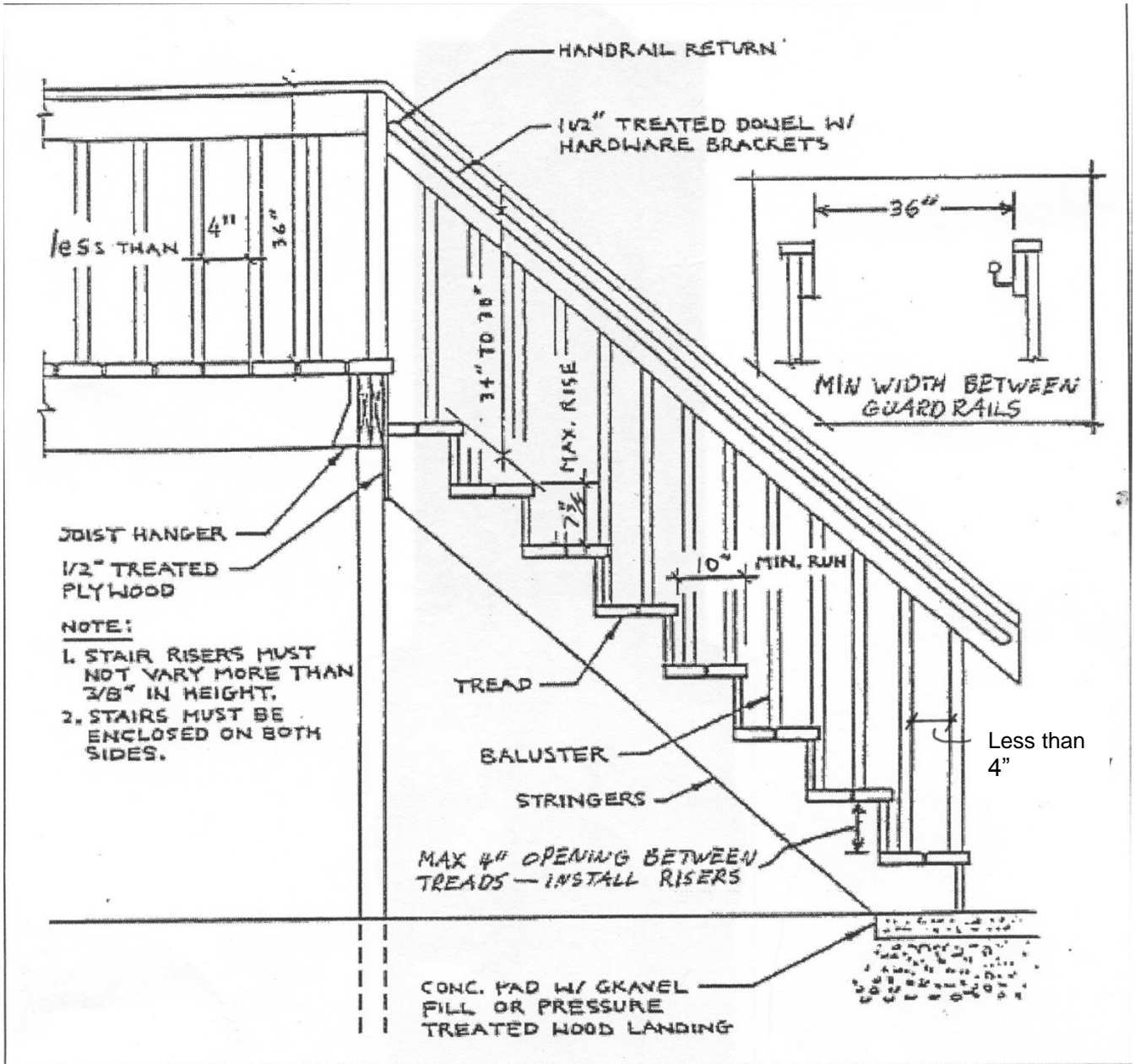
### REQUIRED INSPECTIONS:

The following inspections shall be obtained during the construction of the deck. It is the responsibility of the party doing the work to make arrangements with the building department for inspections:

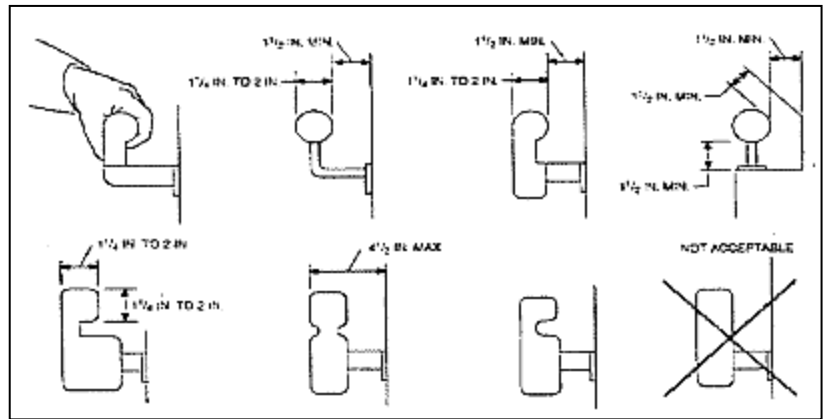
1. **Footing Inspection**  
Prior to the placement of any concrete, after footing holes are dug.
2. **Framing Inspection**  
Is to be made after all framing, blocking, and bracing are in place and prior to covering the construction so it is accessible for inspection. This inspection can be completed at the time of the final inspection if all parts of the framing will be visible and accessible.
3. **Final Inspection**  
To be made upon completion of the deck and finish grading.

**THE DECK MUST MEET THE FOLLOWING CODE PROVISIONS:**

1. Deck is required to have **frost footings** if attached to the house or other structure with frost footings.
2. All decks that are 30 inches or more above grade must be protected by a **guardrail**. Such guard shall be at least 36 inches in height. Open guardrails and stair railings shall have intermediate rails or an ornamental pattern such that a 4-inch diameter sphere cannot pass through, i.e. open space between balusters must be smaller than 4 inches.
3. If a **stairway** is to be provided, it must not be less than 36 inches in width. Stairways may be constructed having an 7 3/4-inch maximum rise (height) and a 10-inch minimum run (length). The tread rise and tread run may not vary over the length of the stairs by more than 3/8 inch. The code also requires illumination at all stairways.

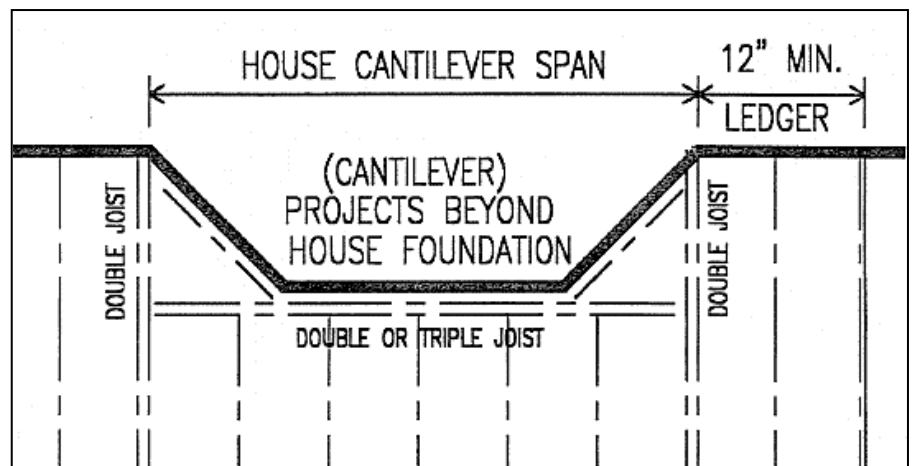


4. **Graspable handrails** are required on all stairways having 4 or more risers. Handrails may not be less than 1¼ inches nor more than 2⅝ inches in cross sectional area. Top of handrail must not be less than 34 inches nor more than 38 inches above the nosing (front edge) of treads and must end by being returned to a wall or post. Shapes other than those shown may also be acceptable.



\*\*FLAT 2X4 NOT ACCEPTABLE.\*\*

5. Decks need to be designed for a **40 pound per square foot live load** and balconies to a 60 pound per square foot live load. (If a screen porch or 3-season porch might be constructed on the deck platform, special setback and design requirements should be considered.)
6. Include detail for attaching deck at **cantilevered floor framing**.



7. Joists should not **overhang** beams (cantilever) by more than two feet, nor should beams overhang posts by more than one foot unless a special design is approved.
8. All **connections between deck and dwelling** shall be weatherproof. Any cuts in exterior finish shall be flashed or caulked.
9. The following **materials** may be used as deck components when exposed to the weather (for example posts, beams, joists, ledger and decking):
- Approved wood with natural resistance to decay such as redwood or cedar. Cedar or redwood posts need an 8-inch separation from the ground.
  - Approved treated wood. Columns or posts in contact with the ground or embedded in concrete, earth or masonry must be of special pressure treated wood approved for ground contact. (.60 Treated)
  - Other materials such as composite plastics that have prior approval from the Building Official. (Plastic/composite decking must carry an evaluation report. A list of approved manufacturers and the corresponding reports are included in this packet.)
10. Header joists more than six feet long and tail joists over 12 feet long shall be supported by approved framing anchors such as **joist hangers**.

11. Recent changes have been made in the chemicals used in the manufacture of **pressure-treated wood**. Chromated copper arsenate, also known as CCA, is being phased out and the most common new treatments approved for outdoor use are alkaline copper quaternary (ACQ) and copper azole. According to the lumber and fastener industry, the newer chemicals being used to treat the wood approved for outdoor use are considerably more corrosive than those previously treated with CCA and therefore require special hardware (fasteners, hangers and brackets) as well as greater care in the selection of materials that may come in contact with the wood. The fastener industry has indicated that some of the hardware currently on the market may not perform with some of the new treatments.

Designers, builders, and home owners will need to pay particular attention to the grade marks on the lumber and verify that **proper hardware** are appropriate with the particular treatment of the lumber. This not only applies to decks but sill plates, ledger boards and posts as well. The code references the American Wood Preservers Association ([www.awpa.com](http://www.awpa.com)), which has published information on this issue. Particular attention should also be made to the manufacturer's installation instructions for the hardware. Questions should be directed to your wood and fastener supplier or the Building Official.

12. The electrical code requires **overhead power** lines to be located a minimum of 10 feet above decks and platforms. Existing lines may need to be raised if a new deck is to be installed beneath them.
13. When locating a deck, care must be given to the location of existing **gas and electric meters, wells, and septic systems**. These may need to be relocated to allow for construction of the deck. Septic systems and wells may be difficult to relocate, requiring an alternative location for the deck. Prior to placement of any deck that will interfere with these devices, contact the Building Official.



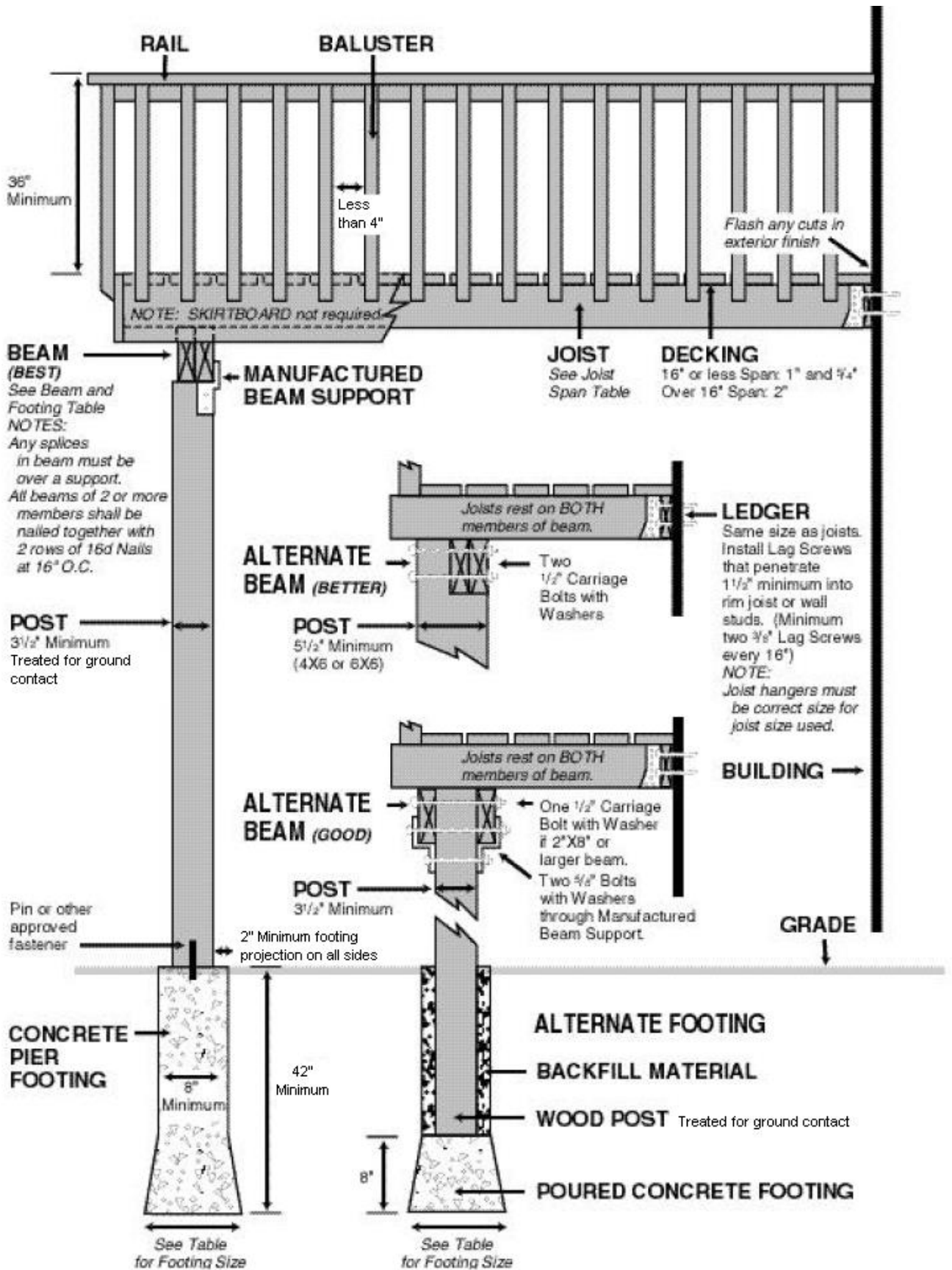
CALL AT LEAST 2 FULL BUSINESS DAYS BEFORE YOU DIG.

811

1-800-252-1166

1-651-454-0002

[www.gopherstateonecall.org](http://www.gopherstateonecall.org)



**Important note:** If adding a screen porch or 3-season porch on the deck platform may be a future consideration, please note the following:

- Setbacks for porches are not the same as setbacks for decks.
- Footing and posts are located at the edges of the deck (no cantilevers) and sized appropriately.

CITY OF SAINT PETER  
**BUILDING SETBACKS**

R-1 SINGLE FAMILY RESIDENTIAL

FRONT:            SIDE:            REAR:

1 and 1 ½ story homes	20 ft.	7 ft.	25 ft.
2 story homes	20 ft.	10 ft.	25 ft.

ALL SINGLE FAMILY & TWO FAMILY RESIDENTIAL

FRONT:            SIDE:            REAR:

1 and 1 ½ story homes	20 ft.	7 ft.	25 ft.
2 story homes	20 ft.	10 ft.	25 ft.



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**APPROVED PLASTIC/COMPOSITE DECKING MATERIALS****Please read all evaluation reports that apply thoroughly.****Not all products are approved for use on stairs.**

International Code Council-Evaluation Services

Visit [www.icc-es.org](http://www.icc-es.org) for latest updates

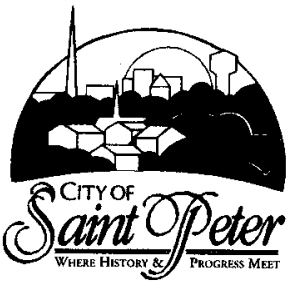
Contact the Building Official for new listings.

<b>Product Name</b>	<b>Manufacturer</b>	<b>Evaluation Report</b>
A.E.R.T. Choicedek Decking	Advanced Environmental Recycling Technologies, Inc.	NER-596
Andersen Corp. Engineered Decking	Andersen Corp.	NER-614
Boardwalk Composite Lumber	Certainteed Corp.	NER-576
Brock Deck & Triple Crown Fence	Royal Crown Ltd.	NER-705
Bufftech	Certainteed Corp.	NER-605
Carefree Decking System & Guardrail System	U.S. Plastic Lumber Ltd.	97-63.01
C-Clip Vinyl Deck System	Kroy Building Products, Inc.	21-90
CertainTeed PVC Deck Planks & Railing Systems	Certainteed Corp.	NER-605
CorrectDeck	Correct Bldg. Products	NER-688
Country Estate Railing System	Nebraska Plastics, Inc.	21-76
Crown Stock Fiberglass Column	Crown Column & Millwork, LLC	2405
Deck Lok	Royal Crown Limited	ESR-1051
Dream Deck & Dream Rail	Thermal Industries, Inc.	97-55
Endurance Railing System	Railing Dynamics, Inc.	NER-701
Epoch Composite Lumber & Evergrain Decking	Epoch Composite Products	NER-630, ESR-1625
Evernew	Certainteed Corp.	NER-605
EverX Wood Plastic Composite Deck Board	UFP Ventures II, Inc.	NER-682
Evolve Lumber Plastic Decking	Renew Plastics	NER-702
Fiberon Deck Boards & Fiberail Guardrail System	Fiber Composites, LLC	22-41
GeoDeck Decking & Railing System	Kadant Composites, Inc.	21-71
Kroy Vinyl Railing System	Kroy Building Products, Inc.	22-33
Lakeshore	BlueLinx Corp.	NER-682
Liberty Decking	Outdoor Technologies, Inc.	22-39
Life Long Composite	Brite Manufacturing, Inc.	ESR-1278 (Solid), ESR-1279 (Hollow)
Master Mark Rhino Composite Decking	Master Mark Plastic Products	ER-6134
Monarch Decking	Green Tree Composites	ESR-1084
Perma-Deck	Plastiques Cascades, Inc.	21-91

*Continued on next page.*



Perma-Poly Lumber Plastic Decking Premier Composite Decking & Railing System	Renew Plastics Composatron Mfg., Inc.	NER-702 NER-682 (Decking), NER-709 (Railing)
Presidio Vinyl Decking	Westech	NER-710
Profection Deck Boards	Fiber Composites, LLC	22-41
Pro Perfect Decking	Fiber Composites, LLC	22-41
Quick Rail Synthetic Rail System	Dixie Pacific	22-22
Sheerline PVC Decking & Railing	L.B. Plastics, Inc.	NER-571
Teck Deck Flooring & Guardrail Systems	Outdoor Technologies, Inc.	21-26
Tek-Rail Vinyl Guardrail System	Tek-Rail, Inc.	9850C
Timberlast	Kroy Building Products	NER-682
TimberTech Decking	TimberTech Limited	2325
Trex Composite Lumber & Wood-polymer Composite Lumber	Trex Company, Inc.	ER-5747, NER-508
Tri-Ex Composite Guardrail	Tri-Ex Composites, Inc.	22-22
Ultradeck	Midwest Mfg. Extrusion	ESR-1674
Veranda	UFP Ventures II, Inc..	NER-682
Weatherbest Composite Decking & Railing	Louisiana-Pacific Corp.	NER-603
West Lumber Decking	JRW-RDW, Inc.	2310
Xtendex Composite Decking & Guardrail System	Composite Building Products Int'l., Inc.	NER-695
Yardcrafters Vinyl Railing Systems	GSW Building Products	NER-697



# City of Saint Peter

Building Department

227 South Front

St. Peter, MN 56082

Phone: 507-934-0662 Fax: 507-934-4917

Permit Number \_\_\_\_\_

## BUILDING PERMIT APPLICATION

BUILDING SITE ADDRESS \_\_\_\_\_ (OR) LOT \_\_\_\_\_ BLOCK \_\_\_\_\_ PHONE \_\_\_\_\_

PROPERTY OWNER \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

GENERAL CONTRACTOR \_\_\_\_\_ LICENSE# / EXP Date \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

PLUMBING CONTRACTOR (IF APPLICABLE) \_\_\_\_\_ LICENSE# / EXP Date \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

MECHANICAL CONTRACTOR (IF APPLICABLE) \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

ELECTRICAL CONTRACTOR (IF APPLICABLE) \_\_\_\_\_ LICENSE# / EXP Date \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

EXCAVATION CONTRACTOR (IF APPLICABLE) \_\_\_\_\_ LICENSE# / EXP Date \_\_\_\_\_ ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

**PROPERTY USE**

- SINGLE FAMILY RES.
- TWO FAMILY RES.
- THREE + FAMILY RES.
- COMMERCIAL
- INDUSTRIAL
- INSTITUTIONAL
- PUBLIC

**TYPE OF WORK**

- NEW BUILDING
- EXISTING BUILDING
  - ADDITION
  - REMODEL
  - REPAIR
  - DECK
  - REROOF
  - RESIDE

**TYPE OF STRUCTURE**

- PRINCIPLE BUILDING
- GARAGE
- ACCESSORY BUILDING
- TEMPORARY BUILDING
- OTHER (SPECIFY) \_\_\_\_\_

Occupancy \_\_\_\_\_  
 Type of Construction \_\_\_\_\_

**PROPOSED SETBACKS**

FRONT \_\_\_\_\_ NSEW \_\_\_\_\_  
 LEFT \_\_\_\_\_ NSEW \_\_\_\_\_  
 RIGHT \_\_\_\_\_ NSEW \_\_\_\_\_  
 REAR \_\_\_\_\_ NSEW \_\_\_\_\_

DESCRIPTION OF PROJECT \_\_\_\_\_

CONSTRUCTION & SITE PLANS ATTACHED (TWO COPIES EACH)  YES  NO  SQUARE FOOTAGE \_\_\_\_\_  
 IS AN EXCAVATION PERMIT REQUIRED?  YES  NO IS THE HOME OLDER THAN 1978?  YES  NO  
 IF SO PROVIDE LEAD CERTIFICATION LICENSE # \_\_\_\_\_ SIGN (LICENSEE) \_\_\_\_\_

**ESTIMATED VALUE OF WORK (INCLUDING LABOR) \$** \_\_\_\_\_  
 DOES THIS VALUE INCLUDE P&H  YES  NO

Permit becomes void if work does not begin within 180 days or if suspended at any time for over 180 days. Permits issued and inspections made by the City are a public service and do not constitute any representation, guarantee or warranty, either implied or expressed, to any person as to the condition of the building or conformance to applicable construction codes. The undersigned acknowledges that this application has been read and that the above is correct and agrees to comply with all the ordinances and laws of the City of Saint Peter regulating building construction.

EMAIL ADDRESS \_\_\_\_\_

BUILDING PERMIT FEE \_\_\_\_\_  
 PLAN REVIEW FEE \_\_\_\_\_  
 STATE SURCHARGE \_\_\_\_\_  
 TOTAL BUILDING FEE \_\_\_\_\_  
 PUBLIC WORKS FEE \_\_\_\_\_  
 TOTAL PERMIT FEE \_\_\_\_\_  
 RECEIPT NUMBER \_\_\_\_\_  
 ISSUED BY \_\_\_\_\_  
 PW APPROVAL \_\_\_\_\_

**SIGNATURE OF:**  OWNER  CONTRACTOR  AUTHORIZED AGENT **PRINTED NAME** \_\_\_\_\_ **DATE** \_\_\_\_\_

BUILDING OFFICIAL APPROVAL \_\_\_\_\_ DATE \_\_\_\_\_ ZONING ADMINSTRATOR APPROVAL \_\_\_\_\_ DATE \_\_\_\_\_