



7100 147th Street West
Apple Valley, MN 55124-9016

Telephone (952) 953-2588
www.cityofapplevalley.org

PORCH INFORMATION

BUILDING PERMITS - Are required for **all** porch additions.

ELECTRICAL PERMITS - Are required on **all** porches completing electrical alterations and must be wired to meet the current electrical code.

PLAN REQUIREMENTS - Supply all of the following with your permit application:

Footing locations, size and depth (min. depth 42")	Building size
Distance to property lines	Joist size and spacing
Lot survey showing where the deck will be located	Post size and spacing.
Floor and Sub-Floor materials	Beam size
Height and design of guardrail and stairway	Height of deck from the ground

SETBACKS – Contact City Planning Department @ **952-953-2575** for setback and lot coverage information specific to your lot.

SMOKE ALARMS - Alarms must be installed in every bedroom, outside each sleeping area and on every level of the home. Alarms placed on the ceiling must be a minimum of 4 inches from the wall; Alarms placed on the wall must be 4-12 inches below the ceiling. Smoke alarms installed in existing areas of the house may be battery operated and shall be hard wired when possible.

CARBON MONOXIDE ALARMS

Alarms must be installed outside and within 10 feet of each separate sleeping area or bedroom. Alarms shall be installed on each level containing sleeping areas or bedrooms.

ENERGY CODE - Porches will need to meet all or a portion of the Energy Code requirements.

Below is a list of Insulation and Fenestration Requirements by Component.

For heated porches:

1. Wall insulation R-20
2. Ceiling insulation R-49. Proper ventilation required
3. Underfloor Insulation R-30, or sufficient to fill framing cavity, R-19 minimum.
4. Heat supply and return ducts R-8 with vapor barrier shall be held high enough to allow a minimum R-19 below the duct. Duct seams must be sealed with mastic or UL 181 tape.
5. Windows maximum U-factor .32
6. Skylight maximum U-factor .55
7. Concrete slab R-10

FIRE SPRINKLERS

If your house is equipped with fire sprinklers, the porch or addition will require a design and separate fire permit.

FOOTINGS / FOUNDATION

Porch designs must transfer all loads from the roof through all supporting members to the ground. This includes roof dead loads, snow loads, wall loads, floor dead loads, and floor live loads. Your plans should include detailed information on the sizing of all framing members. If you need assistance determining the size of beams, columns and footings, you may wish to consult a structural engineer. If your home is located in an area with clay or unpredictable soils, you may want to consult with a soils engineer to design your foundation. **Footings must be at a depth of at least 42"**

SUNROOMS

Sunrooms are defined as having glazing areas in excess of 40% of the gross area of the structures exterior walls and roof. If a sunroom or porch encloses conditioned space, it must meet the insulation requirements of the Residential Energy Code. For sunrooms with thermal isolation, and enclosing conditioned space, the following exceptions to the insulation requirements of this code shall apply:

1. The minimum ceiling insulation R-value is reduced to R-24.
2. The minimum wall insulation R-value is reduced to R-13.

STAIRWAYS - All risers on a stairway shall be the same dimension (including the top and bottom riser). The maximum rise on a stairway is seven and three quarter (7 ¾) inches. The minimum size tread (run) is ten (10) inches. **See attached stairway diagrams.**

HANDRAILS – Handrails shall be provided on at least one side of each continuous run of treads or flight with four or more risers. **See stairway diagrams attached.**

LANDINGS - If the porch has a door to the outside, a landing and stairway are required outside the door. Landings shall be the same width as the stairway and the length or the landing shall be a minimum of 36 inches. The landing may be seven and three-quarter (7-3/4) inches lower than the top of door threshold.

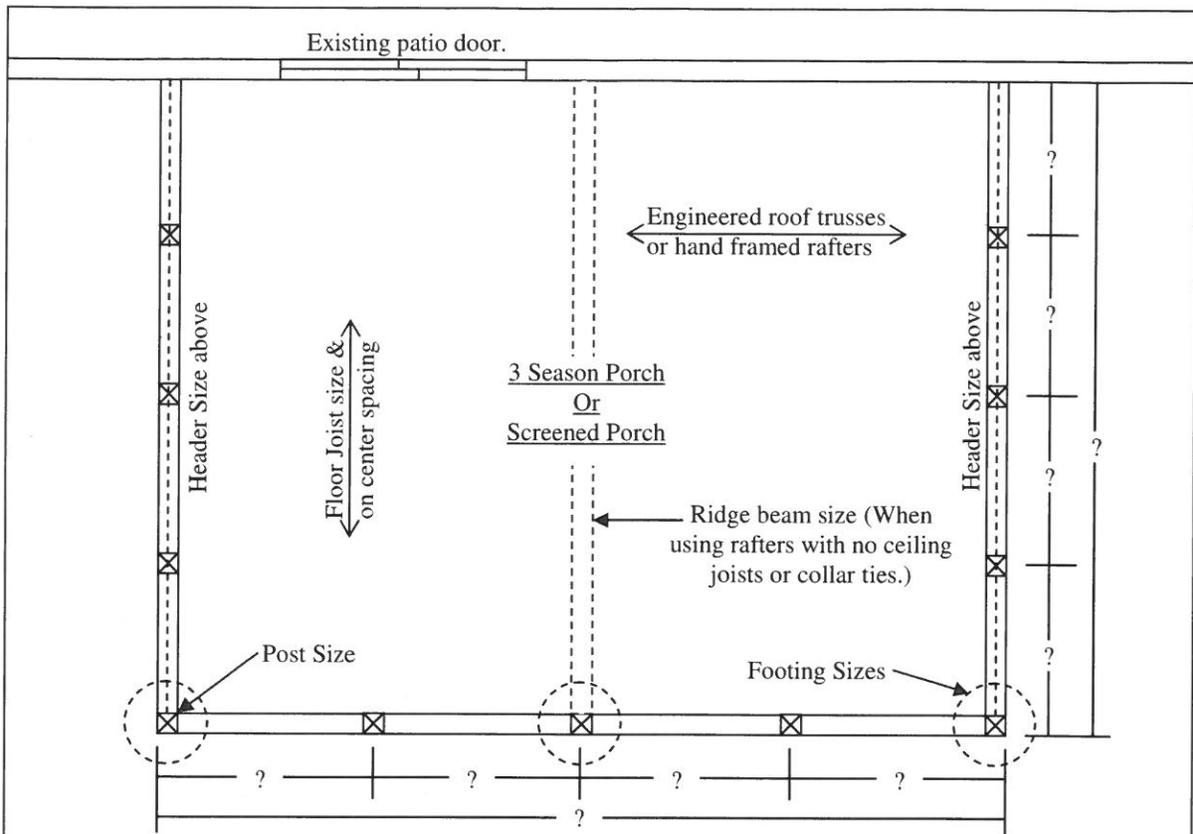
If installing windows or panes of glass in the porch area, there might be safety glazing and window fall protection requirements that need to be met, please consult the Residential Building Code or the Building Inspections Department for specific requirements.

INSPECTIONS REQUIRED FOR PORCHES

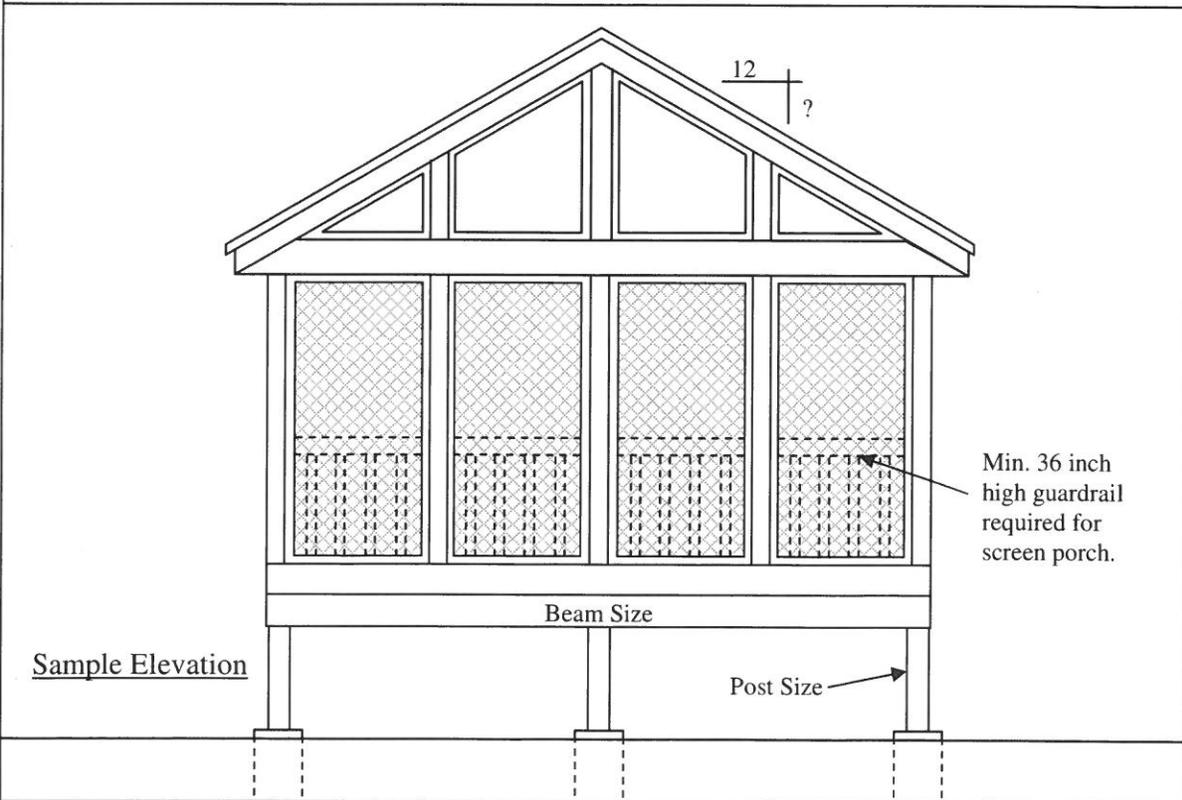
1. **Footings**- For porches must be inspected and approved before any placement of concrete can begin.
2. **Electrical Inspections** - All electrical work shall be inspected. Call 952-997-6822 between 7:00 and 8:30 a.m. Monday through Friday for electrical inspections. Prior to framing inspection, the electrical rough in should be completed.
3. **Mechanical Inspections** - Complete prior to the framing inspection.
4. **Plumbing Inspections**- Complete prior to the framing inspection.
5. **Framing Inspection** - Must be done before any siding or interior finish materials are applied. Mechanical and electrical work must be completed and inspected before the framing inspection is requested. The house-wrap and roofing materials may be installed on a porch before the framing inspection.
6. **Insulation Inspection**- is required if the porch will be heated. All insulation, vapor barriers and air vents shall be installed before the insulation inspection.
7. **Final Inspections** - When the building is completed and ready for occupancy. The final electrical, mechanical and plumbing inspections must be done **before the building final is scheduled.**

Arrange inspections by calling 952-953-2588 at least 48 hours in advance of the desired inspection date.

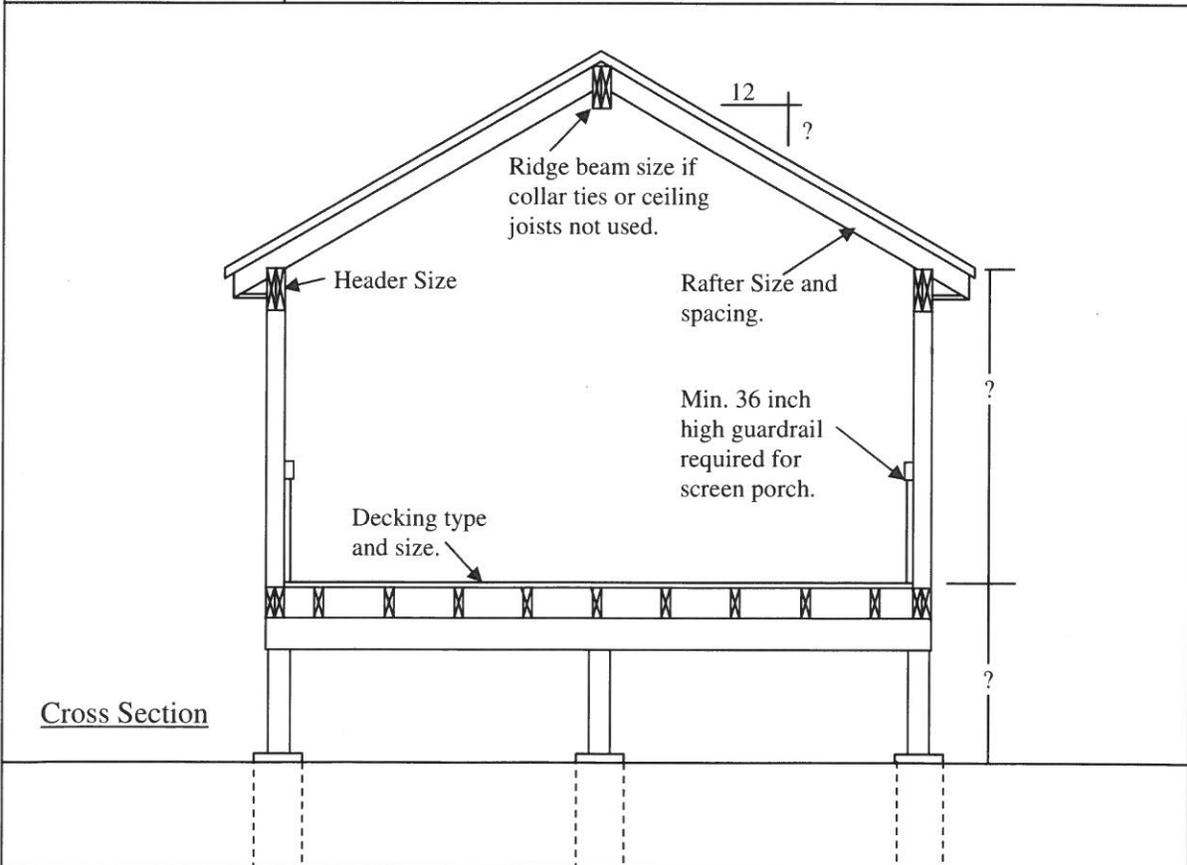
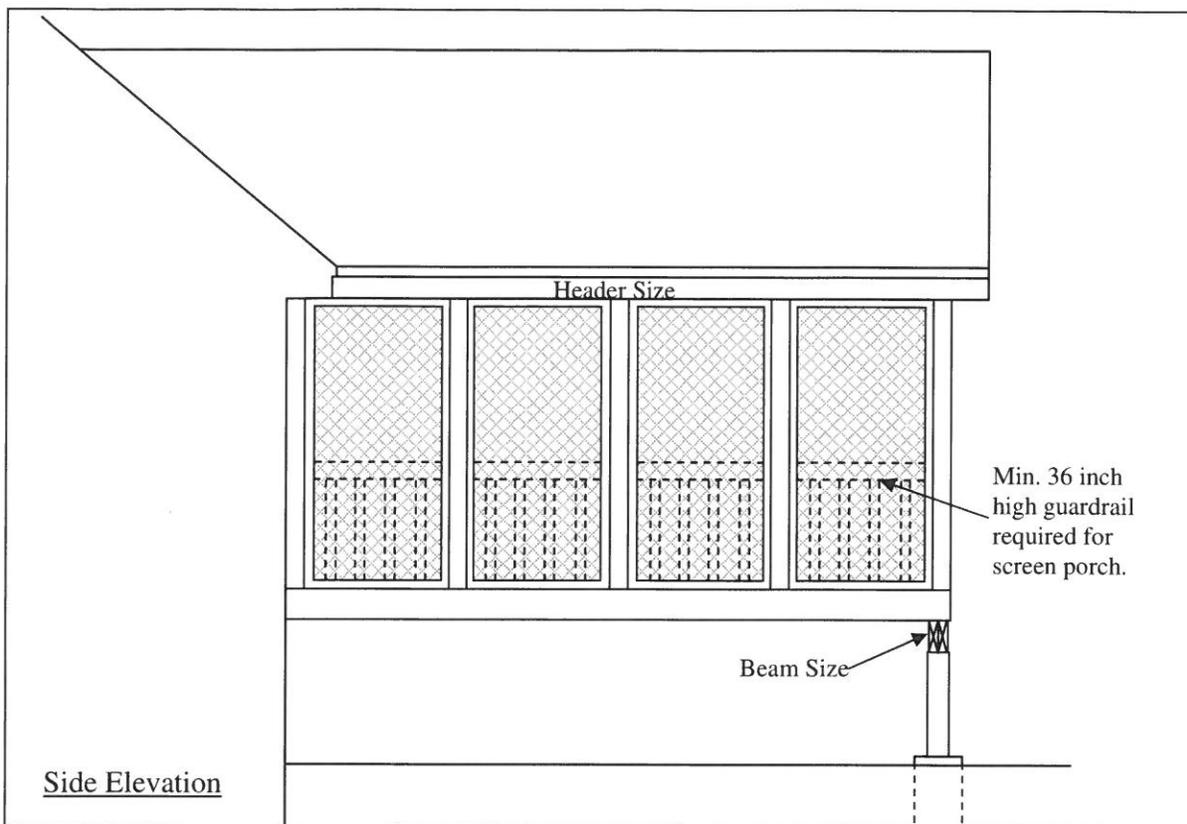
This handout is written as a general guide to the most common questions and is not intended nor shall it be considered a complete set of requirements.



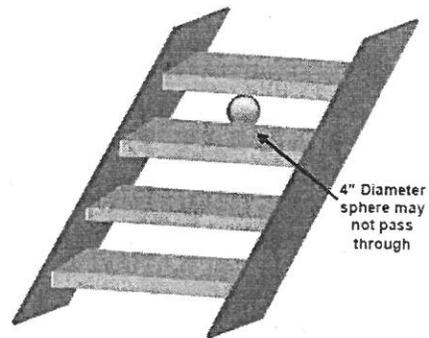
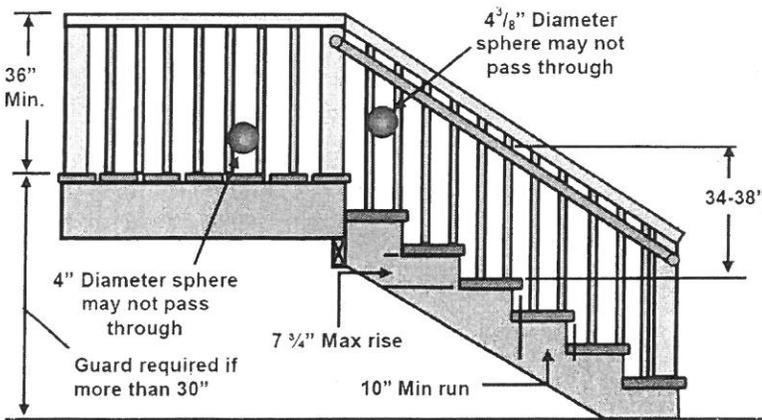
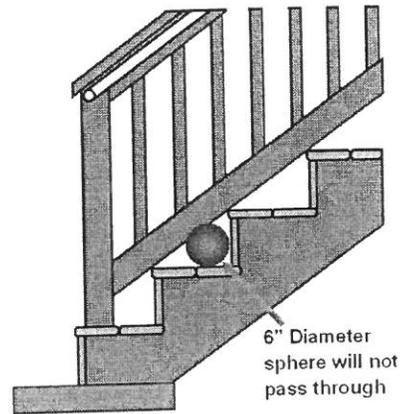
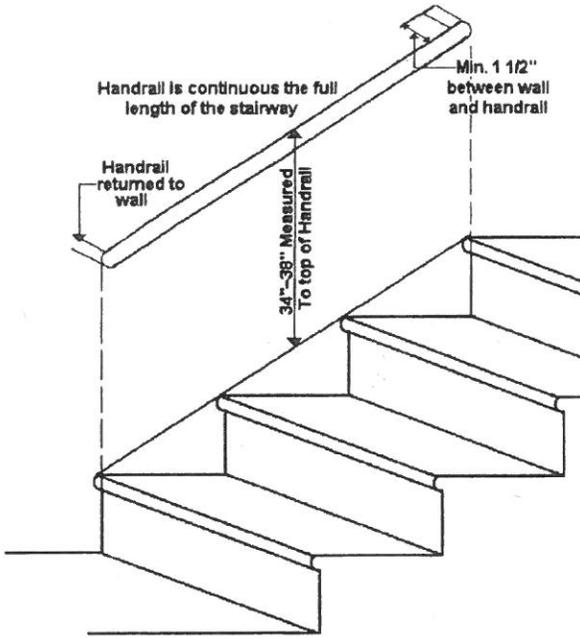
Sample Floor Plan



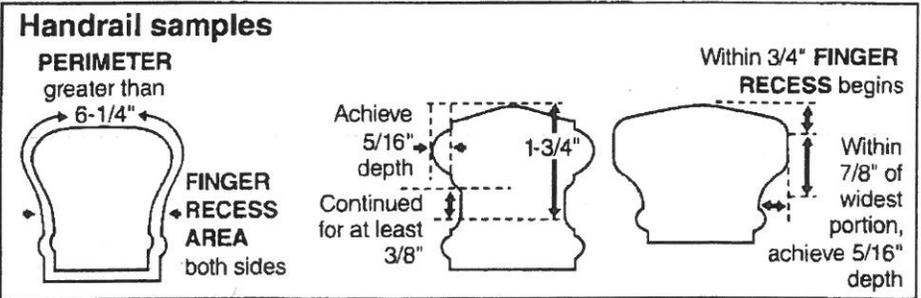
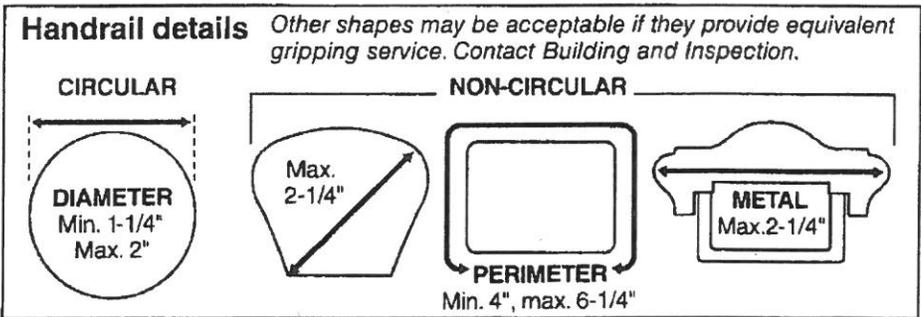
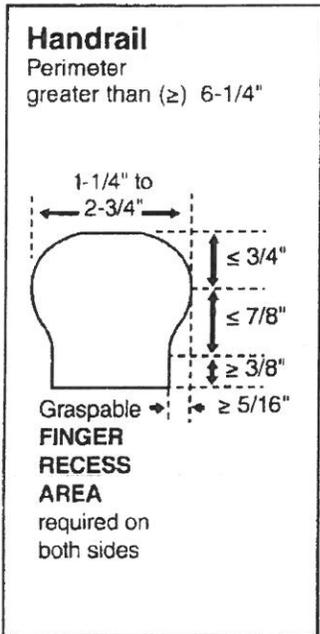
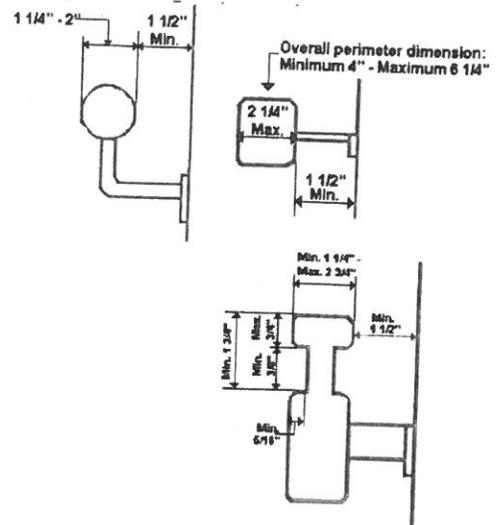
Sample Elevation



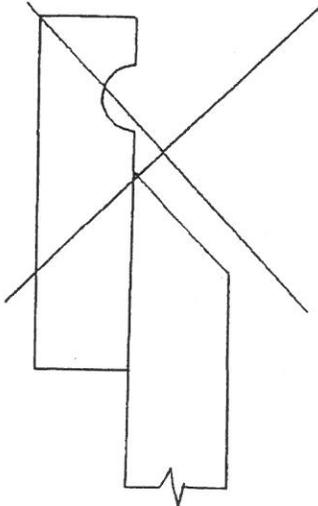
STAIR DETAILS



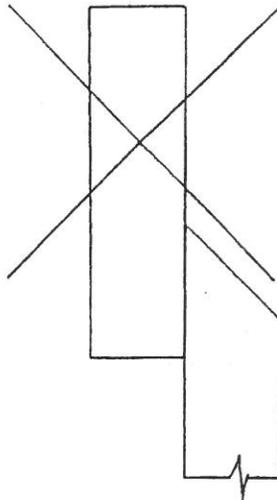
HANDRAIL DETAILS



Not Acceptable



Not Acceptable



Not Acceptable

