

Requirements for Fire Protection

Location on lot

Zoning setback requirements may be more restrictive than building code requirements. Refer to the West St. Paul Zoning Code for the specific setback requirements for your project. Zoning setbacks are from property lines. Site plans are required.

Surveys: Two copies of survey required, or two copies showing parcel from Dakota County web site with structures drawn to scale.

Fire separation distance: The distance measured from the building face to the closest interior lot line, to the centerline of a street, alley or public way, or to an imaginary line between two buildings on the property. The distance shall be measured at right angles from the lot line.

Exterior walls

Construction, projections, openings, and penetrations of exterior walls of dwellings and accessory buildings shall comply with Table R302.1. These provisions shall not apply to walls, projections, openings, or penetrations in walls that are perpendicular to the line used to determine the fire separation distance. Projections beyond the exterior shall not extend more than 12 inches into areas where openings are prohibited. Detached garages accessory to a dwelling located within 2 feet of a lot line are permitted to have eave projections not exceeding 4 inches. Foundation vents installed in compliance with this code are permitted.

