

# Residential Fire Protection Requirements

This handout summarizes the residential fire protection standards outlined in city ordinance and the Minnesota State Fire Code. However, it is not all inclusive. Please contact Fire Marshal Luke Berscheit at 952-939-8332 or lberscheit@eminnetonka.com with specific questions regarding your project.

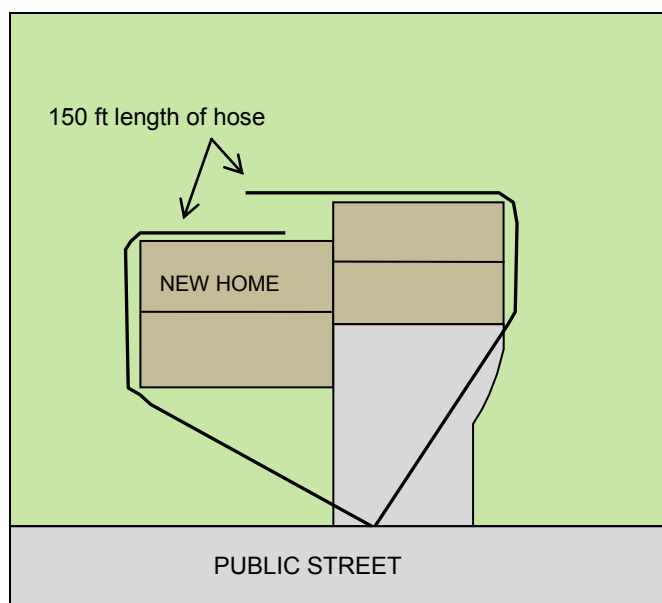
## ALL NEW CONSTRUCTION

All newly constructed buildings must be fully located within 150 feet of an approved fire access road. Generally, a public street is considered an approved fire access road. The 150 foot measurement is taken from the edge of the fire access road around one side of the building. This measurement is then repeated from the edge of the fire access road around the opposite side of the building.

**If any portion of the building is not within 150 feet of an existing, approved access road, a fire access road must be constructed.**

**A fire access road is a road that:**

- Is constructed of asphalt, concrete, or other approved surface that can be driven on in any weather;
- Has a grade less than 10 percent;
- Has an unobstructed width of at least 20 feet and unobstructed vertical clearance of at least 13 feet 6 inches; and
- Can support fire department apparatus weighing a least 75,000 pounds.



If access requirements cannot be met, contact the Fire Marshal for an approved alternative.

## FLAG LOTS and LOTS-BEHIND-LOTS

Homes constructed on lots that do not have frontage on a public street, sometimes called flag lots or lots-behind-lots, must meet minimum fire protection standards. These standards include:

- The neck portion of the lot must be at least 24 feet width.
- A driveway easement leading to the lot must be at least 34 feet wide.
- The driveway must be at least 10 feet wide.
- The home must be equipped throughout with an approved, automatic fire sprinkler system.
- Curbside street addresses must be displayed.