

# BUILDING PERMIT APPLICATION

## City of Red Lake Falls

Jurisdiction of : \_\_\_\_\_ Date: \_\_\_\_\_ Permit No. \_\_\_\_\_

*Applicant to complete first section only.*

**JOB ADDRESS**

Legal Description: Lot No. \_\_\_\_\_ Block \_\_\_\_\_ Tract \_\_\_\_\_

Owner: \_\_\_\_\_ Street Address: \_\_\_\_\_

Mailing Address: \_\_\_\_\_ Phone: \_\_\_\_\_

Contractor: \_\_\_\_\_ Address: \_\_\_\_\_ Phone: \_\_\_\_\_ Lic.# \_\_\_\_\_

Architect or Designer: \_\_\_\_\_ Address: \_\_\_\_\_ Phone: \_\_\_\_\_ Lic.# \_\_\_\_\_

Engineer: \_\_\_\_\_ Address: \_\_\_\_\_ Phone: \_\_\_\_\_ Lic. # \_\_\_\_\_

Use of Building: \_\_\_\_\_

Class of Work:  New  Addition  Alteration  Repair  Move  Remove

Description of Work: \_\_\_\_\_

Change of Use From: \_\_\_\_\_ Change of Use To: \_\_\_\_\_

Permit Applicant is:  Owner  Contractor  Other

Valuation of Work: \$ \_\_\_\_\_

Have you had your property surveyed so you know your actual property lines? Yes  No

Special Conditions:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Application Accepted by: \_\_\_\_\_  
 Plans Checked by: \_\_\_\_\_  
 Approved for Issuance by: \_\_\_\_\_

Separate permits are required for electrical, plumbing, heating, ventilating, or air conditioning. This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced.

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction.

\_\_\_\_\_  
**Signature of Contractor or Authorized Agent** Date

\_\_\_\_\_  
**Signature of Owner (If Owner Builder)** Date

Type of Construction: \_\_\_\_\_  
 Occupancy Group: \_\_\_\_\_  
 Division: \_\_\_\_\_  
 Size of Building (Total Sq. Ft.) \_\_\_\_\_  
 No. of Stories: \_\_\_\_\_ Max Occ. Load: \_\_\_\_\_  
 Use Zone: \_\_\_\_\_  
 Fire Sprinklers Required:  YES  NO

I acknowledge that I have received the Building Permit Checklist including the Zoning District Schedule, Ordinance for Accessory Buildings and the Violation and Penalties Ordinance.

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

**WHEN PROPERTY VALIDATED (IN THIS SPACE), YOUR PERMIT WILL BE ISSUED.**

|                       |    |    |      |
|-----------------------|----|----|------|
| PLAN CHECK VALIDATION | CK | MO | CASH |
| PERMIT VALIDATION     | CK | MO | CASH |

**INSPECTOR** \_\_\_\_\_  
**DATE** \_\_\_\_\_

## CHECKLIST FOR BUILDING PERMITS:

1. Building Permit Applications (must list use of building)
  - **This is only an Application for City Use.**
  - The Building Application will be reviewed within 5 business days.
  - These documents are intended to be completed by your contractor.
  
2. Building Plan –
  - Include List of Exterior Finishes
  - Cross-section View (see sample)
  - Front, Rear and Side Elevation Drawings (see sample)
  
3. Site Plan – To Include:
  - Lot Size and Set Backs
  - Existing Structures and their Sizes
  - Size of New Construction
  
4. Payment if required.
  
5. Signature – Must acknowledge receipt of:
  - Zoning District Schedule
  - Ordinance/Resolution for Accessory Buildings
  - Ordinance 150.05 – Violation and Penalties
  
6. **The project cannot begin until the Building Permit Application is approved.**
  
7. Any Changes to the original application must be submitted to the building department.
  
8. Inspections are required at various stages of construction by the building official. The contractor performing the work (i.e. plumber, electrician, contractor) is responsible to contact the building official for inspections.

## ARTICLE IX ZONING DISTRICT SCHEDULE- CITY OF RED LAKE FALLS

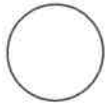
| Districts                           | Examples of Basic<br>(See Classification List)   | Per Unit Floor Area<br>Square Ft.                    | Lot<br>Width | Sq Ft.<br>Lot Area                    | Minimum Requirements |              |                     | Maximum Limitations |                            |                     |  |  |
|-------------------------------------|--|--|--------------|---------------------------------------|----------------------|--------------|---------------------|---------------------|----------------------------|---------------------|--|--|
|                                     |  |  |              |                                       | Front<br>Setback     | Side<br>Yard | Corner<br>Side Yard | Rear<br>Yard        | Total Building<br>Coverage | Height**            |  |  |
| <b>Residential</b>                  |  |  |              |                                       |                      |              |                     |                     |                            |                     |  |  |
| R-1                                 | Single & Two Family<br>Dwellings, Churches,<br>Schools Accessory use<br>or structure, Home occupation  | 900 for 1st unit<br>750 for 2nd unit                 | 50'          | 1st 7,000<br>2nd 4,000                | 30'                  | 10'          | 20'                 | 35'                 | 35%                        | 2 stories<br>or 35' |  |  |
| R-2                                 | Multi-Family Residential   | 3000 sq ft per<br>family but less than<br>6000 sq ft | 75'          | 1st 7,000<br>2,000 each<br>add'l unit | 30'                  | 20'          | 15'                 | 25'                 | 40%                        | 75'                 |  |  |
| <b>Commercial</b>                   |  |  |              |                                       |                      |              |                     |                     |                            |                     |  |  |
| C-1                                 | Central Business District Shops<br>General Commercial Uses; Services<br>on-site signs not to exceed<br>3 units or 25 sq ft for each<br>25" frontage. |  | -            | -                                     | -                    | -            | -                   | -                   | 90%                        | 3 stories<br>or 45' |  |  |
| C-2                                 | Tourist Services, Roadside uses<br>for Convenience of Travelers,<br>Grocery Store, Limited Shopping<br>Facilities, On-site signs,<br>"Drive-Ins".    |  | -            | -                                     | 25'                  | 8'           | 15'                 | 15'                 | 50%                        | 2 stories<br>or 35' |  |  |
| <b>Industrial &amp;<br/>Related</b> |  |  |              |                                       |                      |              |                     |                     |                            |                     |  |  |
| M                                   | Limited Industry, Warehouses,<br>Small Repair Shops, General<br>Manufacturing, On-site Signs.  |  | 75'          | 10,000                                | 35'                  | -            | 15'                 | 15'                 | 50%                        | 2 stories<br>or 35' |  |  |
| <b>Public</b>                       |  |  |              |                                       |                      |              |                     |                     |                            |                     |  |  |
| P                                   | Parks, Recreation, Public<br>Schools, Hospitals, Clinics<br>Public Works, Utilities,<br>and Cemetery.  |  | -            | -                                     | 25'                  | 25'          | 25'                 | 25'                 | 35%                        | 2 stories<br>or 35' |  |  |
| <b>Open</b>                         |  |  |              |                                       |                      |              |                     |                     |                            |                     |  |  |
| O                                   | Swampy, rocky or other sites<br>unsuitable for development,<br>forest and conservation areas,<br>P uses.   |  | -            | -                                     | -                    | -            | -                   | -                   | -                          | -                   |  |  |

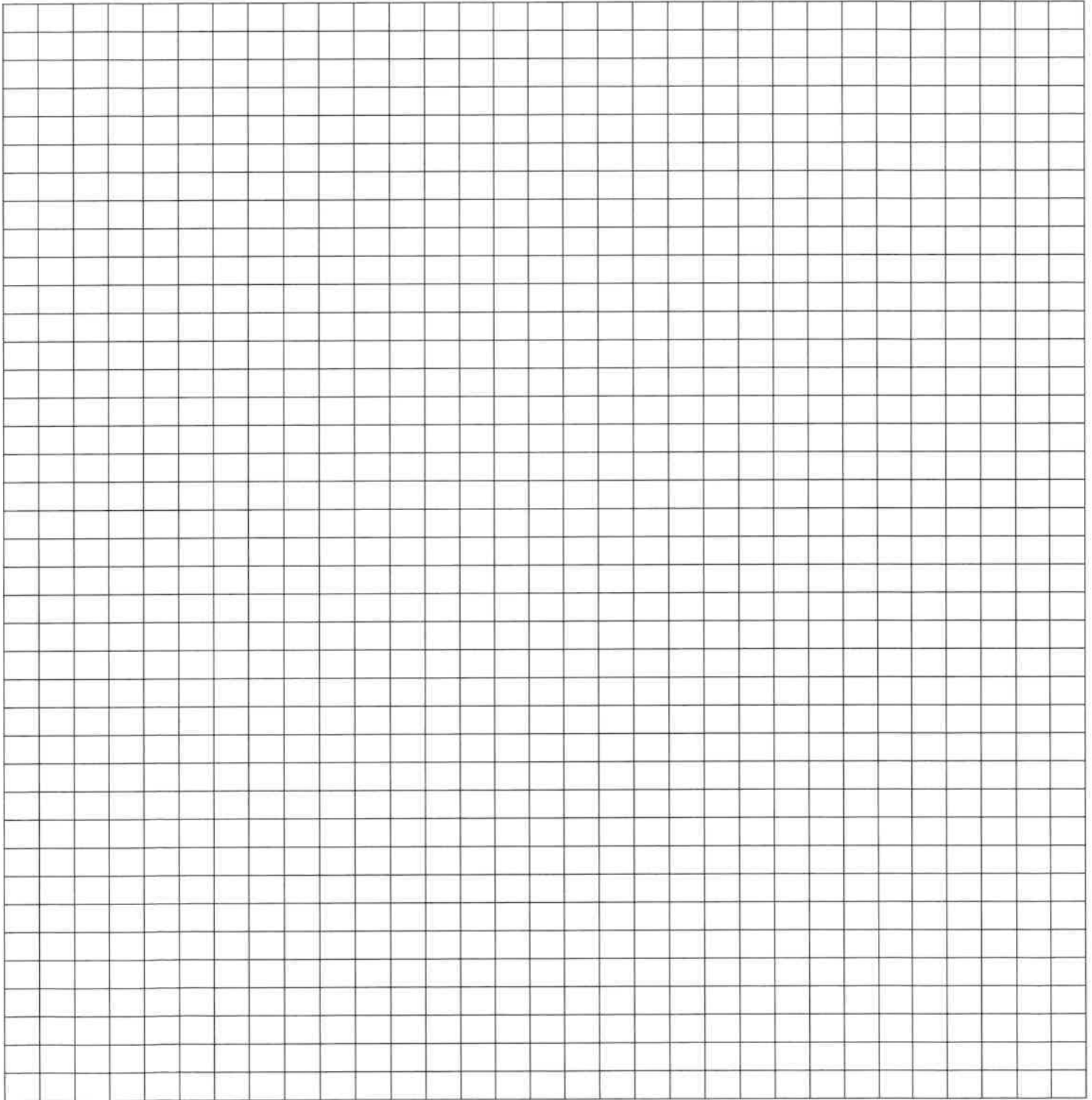
\*\*Not including TV, radio antenna, church steeple, smoke stacks, broadcasting towers, siren and bell towers.

# ZONING APPLICATION SKETCH – CITY OF RED LAKE FALLS

Name \_\_\_\_\_ Address: \_\_\_\_\_ Date: \_\_\_\_\_

**ALL SKETCHES MUST BE DRAWN TO SCALE** and contain the following information: **North** Arrow, all abutting streets and alleys with street names, dimensions of lot or lots, all existing buildings on lots, all existing utility lines and easements, proposed buildings, and distances from all property lines to existing or proposed buildings.

 **Crosshatch** all existing buildings.      **Label** property lines.      **SCALE** 1/4" = \_\_\_\_\_  
**← Indicate North in the Circle**      Total area of site \_\_\_\_\_ sq.ft.  
Total area of site occupied by buildings \_\_\_\_\_ sq.ft.



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

Parcel Number: \_\_\_\_\_

# Property Owner Waiver

## Minnesota State Contractor Licensing Requirements

*The purpose of this form is to have property owners acknowledge their responsibilities to the Minnesota State Building Code, to Zoning Ordinances, and to other applicable rules and regulations when they are acting as general contractor in building projects.*

I understand that the State of Minnesota requires that all Residential Building Contractors, Remodelers, and Roofers, obtain a State License unless they qualify for a specific exemption from the licensing requirements. By signing this waiver, I attest to the fact that I am building or improving my property by myself. I claim to be exempt from the State License requirements because I am not in the business of building on speculation or for resale and this is the first residential structure that I have build or improved in the past 24 months.

I acknowledge that because I do not have a State License, I forfeit any mechanic's lien rights to which I may otherwise have been entitled under Minnesota State Statute 514.01.

I acknowledge that I may be hiring independent contractors to perform certain aspects of the construction or improvement of this property. Some of these contractors may be required to be licensed by the State of Minnesota. I understand that unlicensed residential contracting, remodeling, and/or roofing activity is a misdemeanor under Minnesota State Statute 326.92, subdivision 1, and that I forfeit my rights to reimbursement from the Contractor's Recovery Fund in the event that any contractors that I hire are unlicensed.

I also acknowledge that as the contractor on this project, I am solely and personally responsible for any violations of the State Building Code and/or jurisdictional Ordinance in connection with the work performed on this property.

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*Signature or Property Owner*

*Address*

*Date*

Please return this signed waiver with the Building Permit Application.

To determine whether a particular contractor is required to be licensed, or to check on the licensing status of an individual contractor, call the Minnesota Department of Commerce, Enforcement Div. at 651-296-2594 or 800-657-3602 or visit [www.commerce.state.mn.us](http://www.commerce.state.mn.us).



# **Minnesota State Contractor License Law**

## **Notice to Homeowners:** **Be Sure Your Contractor is Licensed**

### **Know Your Rights**

The State of Minnesota recently adopted a statewide “Contractor and Remodeler License Law.” This law is designed to protect the consumer by requiring that contractors be licensed with the State. Contractors must apply to the State, post a bond, and show proof of insurance and competency. The law gives homeowners reasonable assurance that they are dealing with a reputable, professional contractor, and a place they can call to get general contractor information.

### **Getting Information on a Contractor**

Contractors, with a few exceptions, who contract with a homeowner to perform home construction, remodeling, or repair, must be licensed with the Minnesota Department of Commerce. Homeowners can call the Commerce Department Licensing Division at 1-800-657-3602, 651-296-2488 or visit the web site @ [www.commerce.state.mn.us](http://www.commerce.state.mn.us) to obtain information on a specific contractor. Contractors must display their license number on their advertising and they must make it available to consumers. Building permits cannot be granted to contractors who are not properly licensed by the state.

### **Exceptions to Being Licensed**

State law exempts contractors who have gross annual receipts from the construction business of less than \$15,000.00. Also exempt are specialty contractors who perform only one specialty skill.

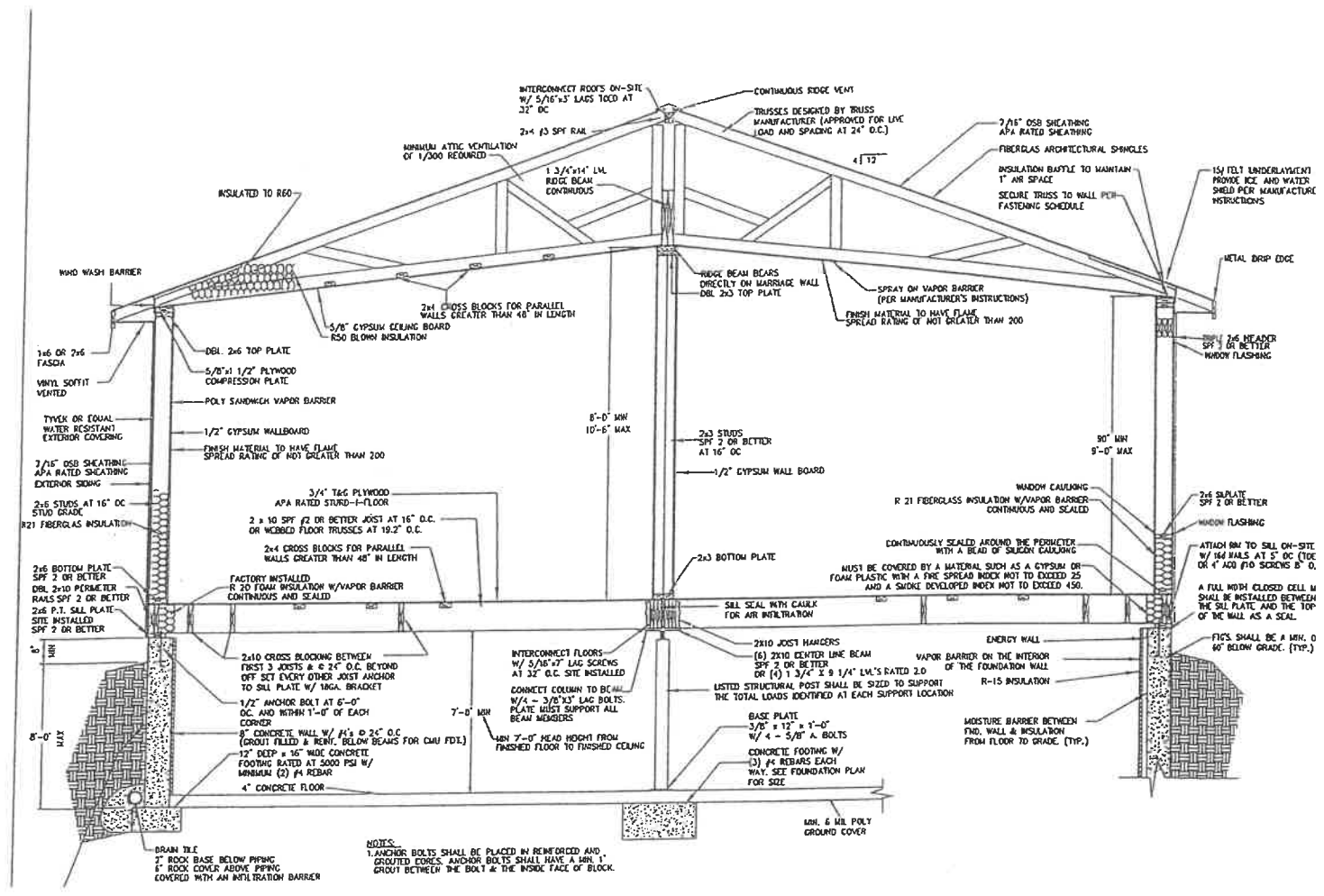
### **Homeowner Rights if a Contractor is Not Licensed**

If your contractor is required to be licensed by the State of Minnesota and you find that he/she is not, you may still have recourse under the law. Generally, the law provides that a contractor who is working in violation of the Minnesota State License Law has no lien rights and may not be able to enforce a contract signed with a homeowner. If you find yourself in this situation, you should consult with an attorney to get sound legal advice. You should never knowingly hire someone who is deliberately violating the State License Law.

### **Working on Your Own Home**

You can obtain permits to do work on your own home. The License Law was written to insure a reasonable degree of protection for you as the consumer of construction services, not to discourage homeowners from doing work on their own property. For your safety, building permits are required for most construction projects.

For more information on State Licensing, contact the  
Minnesota Department of Commerce at 800-657-3602 or 651-296-2594



INTERCONNECT ROOF ON-SITE W/ 5/16"x3" LAGS TO CD AT 32" OC

MINIMUM ATTIC VENTILATION OF 1/300 REQUIRED

2x4 JOIST RAIL

1 3/4"x14" LVL RIDGE BEAM CONTINUOUS

COMBINATION EDGE VENT

TRUSSES DESIGNED BY TRUSS MANUFACTURER (APPROVED FOR LIVE LOAD AND SPACING AT 24" O.C.)

7/16" OSB SHEATHING APA RATED SHEATHING

FIBERGLAS ARCHITECTURAL SPINDLES

INSULATION BATTLE TO MAINTAIN 1" AIR SPACE

SECURE TRUSS TO WALL PER FASTENING SCHEDULE

15# FELT UNDERLAYMENT PROVIDE ICE AND WATER SHIELD PER MANUFACTURE INSTRUCTIONS

METAL DRIP EDGE

2x4 CROSS BLOCKS FOR PARALLEL WALLS GREATER THAN 48" IN LENGTH

5/8" GYPSUM CEILING BOARD R50 BLOWN INSULATION

WEDGE BEAM BEARS DIRECTLY ON HERRING WALL

DBL 2x3 TOP PLATE

SPRAY ON VAPOR BARRIER (PER MANUFACTURER'S INSTRUCTIONS)

FINISH MATERIAL TO HAVE FLAME SPREAD RATING OF NOT GREATER THAN 200

1x6 OR 2x6 FASADA

VINYL SOFFIT VENTED

TYVEK OR EQUAL WATER RESISTANT EXTERIOR COVERING

7/16" OSB SHEATHING APA RATED SHEATHING EXTERIOR SIDING

2x6 STUDS AT 16" OC STUD GRADE

R21 FIBERGLAS INSULATION

2x6 BOTTOM PLATE SPF 2 OR BETTER

DBL 2x10 DIMENSION BALKS SPF 2 OR BETTER

2x6 P.T. SILL PLATE SITE INSTALLED SPF 2 OR BETTER

1/2" GYPSUM WALLBOARD

POLY SANDWICH VAPOR BARRIER

FINISH MATERIAL TO HAVE FLAME SPREAD RATING OF NOT GREATER THAN 200

3/4" T&G PLYWOOD

APA RATED STURD-I-FLOOR

2 x 10 SPF #2 OR BETTER JOIST AT 16" O.C. OR WEDGED FLOOR TRUSSES AT 19.2" O.C.

2x4 CROSS BLOCKS FOR PARALLEL WALLS GREATER THAN 48" IN LENGTH

FACTORY INSTALLED R-20 FOAM INSULATION W/VAPOR BARRIER CONTINUOUS AND SEALED

8"-0" MIN 10'-6" MAX

2x3 STUDS SPF 2 OR BETTER AT 16" OC

1/2" GYPSUM WALL BOARD

2x3 BOTTOM PLATE

WINDOW CASING

R 21 FIBERGLAS INSULATION W/VAPOR BARRIER CONTINUOUS AND SEALED

2x6 SILL PLATE SPF 2 OR BETTER

WINDOW FLASHING

CONTINUOUSLY SEALED AROUND THE PERIMETER WITH A BEAD OF SILICONE CASING

MUST BE COVERED BY A MATERIAL SUCH AS GYPSUM OR FOAM PLASTIC WITH A FIRE SPREAD INDEX NOT TO EXCEED 25 AND A SMOKE DEVELOPED INDEX NOT TO EXCEED 450.

ATTACH MIN TO SILL ON-SITE W/ 1/4" DIA 1/4" LAGS AT 5' OC (10E OR 4" ACD 1/4" SCREWS 8" O.)

A FILL WITH CLOSED CELL W SHALL BE INSTALLED BETWEEN THE SILL PLATE AND THE TOP OF THE WALL AS A SEAL.

FILES SHALL BE A MIN. 0 40" BELOW GRADE. (TYP.)

2x10 CROSS BLOCKING BETWEEN FIRST 3 JOISTS & 6 24" O.C. BEYOND OFF SET EVERY OTHER JOIST ARCHER TO SILL PLATE W/ HOOK BRACKET

1/2" ANCHOR BOLT AT 6'-0" OC AND WITHIN 1'-0" OF EACH CORNER

8" CONCRETE WALL W/ #4'S @ 24" O.C (GROUT FILLED & REIN. BELOW BEAMS FOR CMU FDL)

12" DEEP x 16" WIDE CONCRETE FOOTING RATED AT 5000 PSI W/ MINIMUM (2) #4 REBAR

4" CONCRETE FLOOR

INTERCONNECT FLOORS W/ 5/16"x7" LAG SCREWS AT 32" O.C. SITE INSTALLED

CONNECT COLUMN TO BEAM W/ 1/4" x 3/8"x3" LAG BOLTS. PLATE MUST SUPPORT ALL BEAM MEMBERS

MIN 7'-0" HEAD HEIGHT FROM FINISHED FLOOR TO FINISHED CEILING

2x10 JOIST HANGERS (6) 2X10 CENTER LINE BEAM SPF 2 OR BETTER OR (4) 1 3/4" x 8 1/4" LVL'S RATED 2.0

LISTED STRUCTURAL POST SHALL BE SIZED TO SUPPORT THE TOTAL LOADS IDENTIFIED AT EACH SUPPORT LOCATION

BASE PLATE 3/8" x 12" x 1'-0" W/ 4 - 3/8" A. BOLTS

CONCRETE FOOTING W/ (3) #4 REBARS EACH

WAY. SET FOUNDATION PLAN FOR SIZE

MIN. 6 MIL POLY GROUND COVER

ENERGY WALL

VAPOR BARRIER ON THE INTERIOR OF THE FOUNDATION WALL

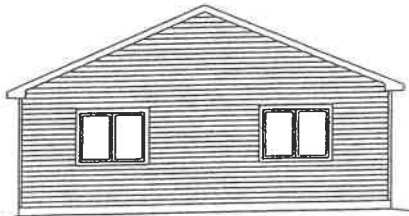
R-15 INSULATION

MOISTURE BARRIER BETWEEN FLD. WALL & INSULATION FROM FLOOR TO GRADE. (TYP.)

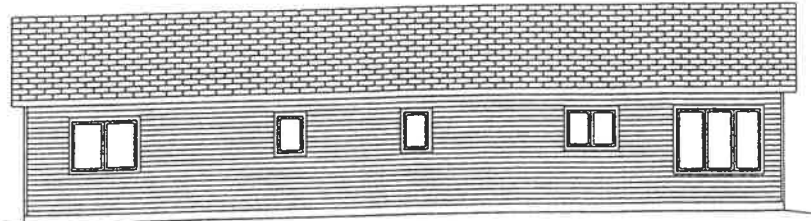
NOTES:  
 1. ANCHOR BOLTS SHALL BE PLACED IN REINFORCED AND GROUTED EDGES. ANCHOR BOLTS SHALL HAVE A MIN. 1" GROUT BETWEEN THE BOLT & THE INSIDE FACE OF BLOCK.

DRAIN TILE  
 1" ROCK BASE BELOW PIPING  
 6" ROCK COVER ABOVE PIPING COVERED WITH AN INFILTRATION BARRIER

Example  
Front, Side + Rear  
Elevations



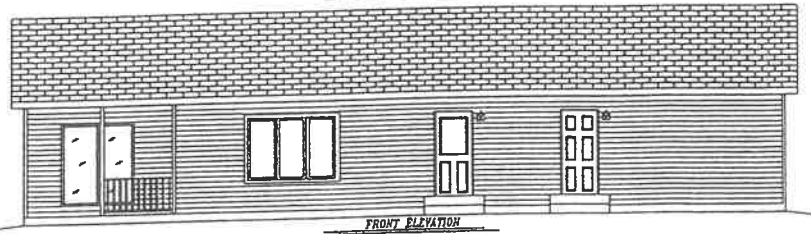
LEFT SIDE ELEVATION



REAR ELEVATION



RIGHT SIDE ELEVATION



FRONT ELEVATION



## Don't Assume You Know What's Below

Protect yourself and those around you. Use GSOC this time and every time.

Whether you are a professional excavator or homeowner, in accordance with Minnesota State law, you must contact Gopher State One Call (GSOC) before breaking ground for any excavation. You may be simply installing a new mailbox, installing a fence, building a deck, or planting a tree, but whatever the project may be, contacting GSOC before starting your project may allow you to avoid costly damages to underground facilities.



**Please note:** Gopher State One Call is **NOT** responsible for contacting locators to paint or flag your **PRIVATE FACILITIES**. For more information, continue reading this brochure.



## The GSOC Locate Request Process

When you have a project that requires digging, your first step is to contact Gopher State One Call. You can do this any time at [gopherstateonecall.org](http://gopherstateonecall.org) or by calling 8-1-1 during business hours.

Submit free locate requests online at [gopherstateonecall.org](http://gopherstateonecall.org)

### Be Prepared

When you contact GSOC with a locate request, you will be asked a series of questions, including:

- What is your name, address, and phone number?
- What type of work will you be doing? (e.g. planting a tree or installing a fence)
- What is the dig site's address, city, county and nearest intersecting street?
- At the dig site, where will you be digging? (e.g. east side of house, within 5-ft radius of white stake.)
- When will you be digging? (e.g. 3 days, next week)

### Get Your Underground Facilities Marked

Once you have submitted your locate request, a "ticket" is created. The ticket is sent to any facility operators that may have underground facilities in the area of excavation. Those facility operators will then send a locator to the site and mark with a combination of flags, stakes, whisksers, and paint markings. Please note that no private facilities are marked as part of the GSOC locate request process.

### Check for Positive Response

Before digging, check Gopher State One Call's Positive Response system to determine if each facility operator has visited your dig site and/or responded to your locate request.

To view the **positive response status on any ticket**, go to [gopherstateonecall.org](http://gopherstateonecall.org) and click "**SEARCH FOR A TICKET (SEARCH & STATUS)**."

### Dig!

In accordance with Minnesota law, you must wait 48 hours (excluding the day of submission, weekends and holidays) after you've submitted your locate request to begin your digging project.



## Things to Keep in Mind

### Outline the Dig Area

Before you contact GSOC, you must outline your dig area with white markings. This helps the locator know exactly where you will be digging. Some good examples of white marking tools include white paint, flags, laths, or stakes.

### Wait for Locates

After contacting GSOC, you must wait. Utilities have 48 hours (excluding the day of submission, weekends and holidays) to locate their facilities. The 48-hour waiting period begins at 12:01 a.m. on the day after the locate request is submitted. This means if you file a request on Tuesday, you can begin digging no earlier than 12:01 a.m. on Friday.



SAFETY IS IN YOUR HANDS. EVERY DIG. EVERY TIME.

811 or 651-454-0002

# CONTACT GSOC BEFORE YOU DIG



LEARN MORE & SUBMIT LOCATE REQUESTS ONLINE AT [gopherstateonecall.org](http://gopherstateonecall.org)

# Did You Know?

## Not Everything Gets Marked When You Contact GSOC

**Homeowners:** Tell contractors about any private underground lines you know of.

Private underground facilities, such as private utility lines and private distribution networks, **do not get marked by facility operators**. When a property owner or tenant has any type of private underground facility, they are responsible to have private facilities located by hiring a private locator.

Private lines usually include any that serve outbuildings, hot tubs, security lighting, pools, and natural gas grills.



**If private facilities are suspected, the excavator should:**

- Physically inspect the dig site
- Ask the property owner
- See what equipment or power may serve outbuildings
- Contact the original installer of the facilities for any maps of the lines
- Excavate with caution and be aware of any warning signs of underground facilities
- Visit [gopherstateonecall.org/resources/](http://gopherstateonecall.org/resources/) industry-directory for information on private locating companies

**If you are installing private facilities, consider doing the following:**

- Prepare maps of any new underground facilities
- Bury tracer wire with the new facilities
- Use above ground markers or signs to indicate the buried facilities
- Visit [gopherstateonecall.org/ticketing](http://gopherstateonecall.org/ticketing) for more information about protecting private facilities

The free locating service available through GSOC applies **ONLY** to public facility operators. The diagram below shows a variety of utilities, some owned by the utility and some by the property owner.

**THOSE UTILITIES MARKED BY DOTTED LINES ARE TYPICALLY OWNED BY THE PROPERTY OWNER.** Private locating services will mark these for a fee. Those lines will **NOT** be marked by contacting GSOC.

### Don't Forget

After calling GSOC, wait 48 hours (excluding the day of submission, weekends and holidays) before you begin your excavation, and remember to check for facility operator responses using GSOC's Positive Response system. **To view the positive response status on any ticket, go to [gopherstateonecall.org](http://gopherstateonecall.org) and click "SEARCH FOR A TICKET (SEARCH & STATUS)."**

- Electric
- Gas, Oil and Propane
- Phone and Cable
- Water
- Sewer

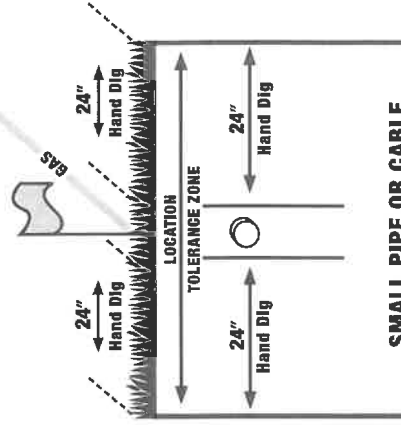
## Respect the Marks!

Once the utilities have been located, you'll see a combination of flags, stakes, whisksers, and paint markings on the ground. Respect the marks! Never use mechanized digging tools when you are digging within 24 inches of the markings. Only use hand tools.

**LEARN MORE AND SUBMIT FREE LOCATE REQUESTS AT [gopherstateonecall.org](http://gopherstateonecall.org).**

|        |                             |
|--------|-----------------------------|
| WHITE  | Area of Proposed Excavation |
| PINK   | Temporary Survey Markings   |
| RED    | Electric                    |
| YELLOW | Gas, Oil, Steam, Propane    |
| ORANGE | Communication, CATV, Fiber  |
| BLUE   | Water                       |
| PURPLE | Reclaimed Water, Irrigation |
| GREEN  | Sewer                       |

## Tolerance Zone



**SMALL PIPE OR CABLE**

Contact information for some locating companies who will locate privately owned underground facilities can be found in the industry directory at [gopherstateonecall.org/resources/industry-directory](http://gopherstateonecall.org/resources/industry-directory).

## ORDINANCE NO. 153

AN ORDINANCE OF THE CITY OF RED LAKE FALLS, MINNESOTA, AMENDING CITY CODE CHAPTER 153 ENTITLED "ZONING" BY AMENDING ORDINANCE SECTION 153.01 "DEFINITIONS", AMENDING ORDINANCE SECTION 153.03, "ACCESSORY BUILDINGS AND STRUCTURES", AND BY ADOPTING BY REFERENCE PENALTY PROVISIONS.

THE CITY COUNCIL OF RED LAKE FALLS ORDAINS:

**Section 1.** The City Ordinance Code Chapter 153 is hereby amended to amend City Ordinance section 153.01, to add the following definition in alphabetical order:

153.01. RESIDENTIAL PRINCIPAL BUILDING. The main living structure on a residential lot that provides a living space, bedroom(s), kitchen, bathrooms(s).

**Section 2.** The City Ordinance Code Chapter 153 is hereby amended to amend City Ordinance section 153.03 (A), to read as follows:

153.03 (A). Accessory buildings shall not be located in front of the residential principal building; and can only be installed on an adjoining lot to where the residential principal building exists that belongs to the same real property owner. Adjoining lots that are separated by streets, avenues or alleyways to the residential principal building will not be permitted to have only an accessory building installed or constructed on them.

**Section 3.** The City Ordinance Code Chapter 153 is hereby amended to amend City Ordinance section 153.03 (D), to read as follows:

153.03 (D). Accessory buildings may be constructed within five feet of the side and rear lot lines, excluding garages which must be 16 feet if the building door opens on the rear lot line side. No portion of the structure shall extend or overhang within five feet of a lot line;

**Section 4.** City Code references to Penalty and Violations as set forth in section 153.99 are hereby adopted in their entirety, by reference, as though repeated verbatim herein.

**Section 5.** This ordinance shall be in force and effect from and after its passage, approval, and publication.

Passed by the unanimous vote of the City Council of Red Lake Falls, Minnesota, on the 29th day of September, 2025.

Allen Bertilrud, Mayor

ATTEST:  
Kathleen Schmitz  
City Administrator

## **Criteria for New Housing in Kankel Addition – 2015**

1. Proposed owner must complete the application for and be approved for a Residential Building Permit.
2. Proposed owner must follow all applicable local, state and federal building codes.
3. A home must be built within 12 months of land purchase from the City or the lot will be forfeited back to the City of Red lake Falls.
4. The homes are to be single family dwellings or twin/town homes.
5. The homes must be on solid concrete block or concrete slab, a crawlspace or a basement (wood or concrete) and require a foundation wall and footings.
6. The City of Red Lake Falls has obtained an Engineers recommendation that the home's first floor elevation be set at 1,038.2 feet, mean sea level.
7. The homes shall have a minimum of 1,200 square feet on the main floor.
8. Pre-appraisal of the project shall be valued at a minimum of \$100,000.00.
9. Any existing home to be moved onto the lot must have been originally built after 1978.
10. Lots will be sold for \$10,000.00, with \$5,000.00 payable over 5 years, amortized at a rate of 5% interest. The remaining \$5,000.00 will be forgiven after 5 years of occupancy. If not occupied for the five year term, the remaining \$5,000.00 balance will be paid in years 6-10, amortized at a rate of 5% interest.

## **§ 150.01 OPTING OUT OF STATE BUILDING CODE.**

Pursuant to authority granted by M.S. § 326B.121, Subd. 2(a), the city opts out of the requirements of M.S. Chapter 326B, which requires adoption and enforcement of state Building Code.

(Ord. 150.1 - 150.5, passed 9-26-2022)

## § 150.01 OPTING OUT OF STATE BUILDING CODE.

Pursuant to authority granted by M.S. § 326B.121, Subd. 2(a), the city opts out of the requirements of M.S. Chapter 326B, which requires adoption and enforcement of state Building Code.

(Ord. 150.1 - 150.5, passed 9-26-2022)

## FIRE PREVENTION CODE

### § 150.20 ADOPTION.

For the purpose of prescribing regulations governing conditions hazardous to life and property from fire or explosion, that code known as the State Fire Code, being Minn. Rules 7511, as it may be amended from time to time, abbreviated edition, recommended by the National Board of Fire Underwriters, of which code not less than three copies are on file in the office of City

Administrator-Treasurer of the city, and the same are hereby adopted and incorporated as fully as if set out at length herein.

(2009 Code, § 902.01)

### § 150.21 SUBCHAPTER TO CONFORM TO REVISIONS.

Upon revision and amendment of the State Fire Code, being Minn. Rules 7511, as it may be amended from time to time, abbreviated edition, this part of the code of the city shall conform to any new amendments and revisions immediately upon the filing of three copies of such code in the office of the City Administrator-Treasurer of the city and the passage of a resolution by the City Council stating that such copies are on file.

(2009 Code, § 902.02)

### § 150.22 ENFORCEMENT.

(A) The Building Inspector or Fire Marshal designated by the Council shall enforce the provisions of this part of the code of the city. All property shall be inspected and if found to be in violation of this part be corrected.

(B) Written notice stating the corrections to be made shall be served upon the person owning the property and if such person fails or refuses to comply with such notice, the Building Inspector, Fire Marshal or any duly appointed inspector may remove the hazard and assess the cost thereof to the person owning the property upon which the hazard was located.

(2009 Code, § 902.03) Penalty, see § 150.99

## ELECTRIC CODE

### § 150.35 ADOPTION.

The State Electric Code, being Minn. Rules 1315, as it may be amended from time to time, three copies of which are on file in the office of the City Administrator-Treasurer, is hereby adopted as the Electrical Code of the city for the purpose of regulating construction, remodeling or altering of electrical service systems in any building or structure within the city. Every provision in said code is hereby adopted and made part of the code of the city as if fully set forth herein.

upon the person doing the installation work, and if such person fails or refuses to comply with such notice, the City Administrator-Treasurer, Building Inspector or other duly appointed official may remove the work and assess the cost thereof to the person installing the same.

(2009 Code, § 904.03) Penalty, see § 150.99

### **§ 150.99 PENALTY.**

(A) Any person violating any provision of this chapter for which no specific penalty is prescribed shall be subject to § 10.99.

(B) Any person, firm or corporation violating §§ 150.01 through 150.06 or any code adopted by reference in §§ 150.01 through 150.06 shall be deemed guilty of a separate offense for each day or portion thereof during which any such violation is committed, continued or permitted, and upon conviction of any violation, such person, firm or corporation shall be punishable by a fine of not more than \$1,000 or by imprisonment for not more than 90 days, or by both.

(2009 Code, § 901.05)

(C) Any person who does not comply with the provisions of §§ 150.20 or 150.21, after afforded proper notice, shall be guilty and shall be punished by a fine not to exceed \$1,000 or by imprisonment for a period not exceeding 90 days.

(2009 Code, § 902.03)

(D) Any person who refuses or fails to comply with a correction order or is otherwise guilty of a violation of the State Electrical Code, being Minn. Rules 1315, as it may be amended from time to time (§§ 150.35 or 150.36), upon conviction thereof, shall be punished by a fine not exceeding \$1,000 or by imprisonment for a period not exceeding 90 days.

(2009 Code, § 903.03)

(E) Any person who covers a plumbing installation before it is inspected, or refuses or fails to comply with a correction thereof (§§ 150.50 or 150.51), shall be punished by a fine not exceeding \$1,000 or by imprisonment not exceeding 90 days.

(2009 Code, § 904.03)

## **BUILDING CODES**

Although the code is not adopted in the municipality; "The State Building Code is the standard that applies statewide for the construction, reconstruction, alteration, and repair of building and other structures of the type governed by the code." Minnesota Statute; 326B.121, Subdivision 1.

**For construction projects other than those listed below under "STATE PROJECTS", contact your local Jurisdiction/County for regulations and/or requirements.**

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**ELECTRICAL INSPECTOR: TODD KNAACK 763-516-0344**

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