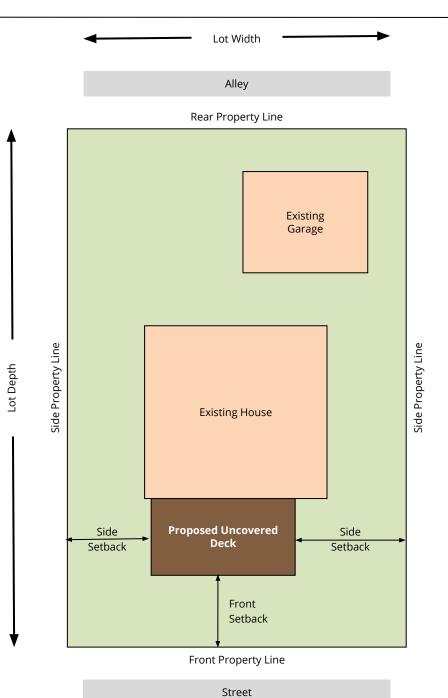
Front Deck Restrictions



- Information in this document is only for decks located completely within your back yard or side yard and properties not located on a <u>corner lot</u>.
- Visit <u>edmonton.ca/deckpermit</u> for instructions to finding overlay, zone and area information for your lot.

| Setback Requirements Setback: distance between structure and property line | | | | | |
|--|---|--|--|--|--|
| | Mature Neighbourhood Overlay RF1, RF2, RF3, RF4, RPL Zones | No Overlay RF1, RF2, RF3, RF4 Zones | | | |
| Front Setback Minimum | Minimum of 3.0 metres (10 feet) and maximum of 20% of the site depth or 1.5 metres (5 feet) less than the average front setback of the abbuting lots, whichever is less. | 2.5 metres (8.5 feet) | | | |
| Side Setback Minimum | 0.6 metres (24 inches) | 0.6 metres (24 inches) | | | |

| Site Coverage Requirements: Only Required for Decks 1.8 metres (70.8 inches) or higher | | | | | |
|--|--|---|----------------------------------|--|--|
| | House and attached structures (deck) over 1 m high | Buildings not attached to house (sheds, garages, gazebos) | House with attached garage | Total Maximum Site Coverage | |
| RF1, RF2, RF3, RF4 Zones Site More than 300 sq.m | Maximum coverage 28% | Maximum coverage 12% | Maximum coverage 40% | Maximum coverage 40% of Lot Area | |
| RF1, RF2, RF3, RF4 Zones Site Less than 300 sq.m | Maximum coverage 28% | Maximum coverage 14% | Maximum coverage 42% | Maximum coverage 42% of Lot Area | |

For more information visit <u>edmonton.ca/deckpermit</u>

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