



- Information in this document is only for decks located completely within your back yard or side yard and properties not located on a [corner lot](#).
- Visit [edmonton.ca/deckpermit](http://edmonton.ca/deckpermit) 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 abutting 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

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