

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4400 AREA HEAT PROTECTION; NEW CONSTRUCTION.

Floors and walls for resident living areas which are overheated due to adjoining heat sources must be insulated or otherwise protected to prevent the surface from exceeding a temperature of 85 degrees Fahrenheit.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4405 DOOR HANDLES; NEW CONSTRUCTION.

Lever-type door handles must be provided on all hinged doors to resident areas.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4410 DUMBWAITERS AND CONVEYORS; NEW CONSTRUCTION.

Enclosed dumbwaiter pits and conveyor spaces must be provided with access for cleaning. Operation of dumbwaiters must comply with parts [5205.0400](#) to [5205.0490](#).

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4415 ELEVATORS; NEW CONSTRUCTION.

Subpart 1. **Elevators.** Shaft enclosures and elevator installations must be provided in accordance with part [4658.3500](#), subpart 5. Elevators must be provided in all facilities where residents occupy or use more than the entrance or first floor level.

Subp. 2. **Elevator cab size.** At least one elevator must have an inside cab dimension of at least five feet wide and seven feet deep. The car doors must have a clear opening of at least three feet, eight inches.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4420 EXTERIOR MECHANICAL SHAFTS; NEW CONSTRUCTION.

Exterior shafts serving equipment for resident areas must be constructed to prevent accumulation of dirt, leaves, or snow.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4425 FLOOR JOINTS; NEW CONSTRUCTION.

Thresholds and expansion joint covers must be flush with the floor, except at exterior doors. Adjacent dissimilar floor materials must be flush with each other to provide an unbroken surface.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4430 NONSKID SURFACES; NEW CONSTRUCTION.

Stairways, ramps, bathtubs, and showers must be provided with nonslip surfaces.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

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Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4435 GLASS PROTECTION; NEW CONSTRUCTION.

Any full height window or glass partition of clear glass which has the sill placed at or up to 18 inches above floor level must be constructed of safety glass and must be provided with a railing or some other structural safety barrier at a height of at least 30 inches above the floor. Glass doors must be constructed of safety glass and must be provided with a push bar or with decals or markings.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4440 LINEN AND TRASH CHUTES; NEW CONSTRUCTION.

The minimum diameter of a gravity-type chute must be two feet. The ceiling space between shaft walls and the discharge end of the chute must be sealed to prevent odors from leaking into the enclosing shaft space.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4445 OVERHEAD PIPING; NEW CONSTRUCTION.

Overhead piping must not be exposed in dietary areas, clean storage, and clean linen areas. Waste lines over food preparation areas, food storage areas, clean storage areas, and electrical panels are prohibited. Plumbing waste lines and vents must not be located within ventilation plenums.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4450 PROTECTION RAILINGS; NEW CONSTRUCTION.

Protection railings, 42 inches high, must be provided for top landings of stairs, window wells, and open air shafts in

areas accessible to residents.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4455 CEILING HEIGHTS; NEW CONSTRUCTION.

Minimum ceiling heights must be provided as follows:

A. Boiler room ceilings must be at least five feet higher than the top of the boiler unit and at least two feet, six inches above the main boiler head and connecting piping with a minimum total height of nine feet.

B. Ceilings in corridors, storage rooms, resident toilet rooms, and other minor rooms must not be less than seven feet, six inches.

C. Ceilings in all other rooms must not be less than eight feet.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

4658.4460 CEILINGS, WALLS, AND FLOORS; NEW CONSTRUCTION.

Ceilings, walls, and floors must be of a type or finish to permit good maintenance including frequent washing, cleaning, or painting. Walls in areas subject to local wetting must be provided with a hard, nonabsorbent surface. Floors in areas subject to local wetting must be finished with a smooth, hard, nonslip, nonabsorbent surface. In dietary areas, floor surfaces must be grease resistant. Carpeting in resident areas must be of high density, low-pile construction which is cleanable and facilitates wheeled traffic.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05

[Minnesota Rules, Table of Chapters](#)

[Table of contents for Chapter 4658](#)

**4658.4490 PENALTIES FOR CONSTRUCTION DETAILS, CHUTES, AND
ELEVATORS; NEW CONSTRUCTION RULE VIOLATIONS.**

Penalty assessments for violations of parts [4658.4400](#) to
[4658.4460](#) shall be assessed on a daily basis and are as follows:

- A. part [4658.4400](#), \$200;
- B. part [4658.4405](#), \$150;
- C. part [4658.4410](#), \$200;
- D. part [4658.4415](#), \$200;
- E. part [4658.4420](#), \$150;
- F. parts [4658.4425](#) to [4658.4450](#), \$200;
- G. part [4658.4455](#), \$150; and
- H. part [4658.4460](#), \$200.

STAT AUTH: MS s [144A.04](#); [144A.08](#)

HIST: 21 SR 196

Current as of 01/19/05