



## Other Structures

### Decks, balconies, patios, and porches

**Decks and balconies** have the same setback requirements as the house, except that ground level decks can be within 3 feet of a side or rear property line.

**Patios** have the same setback requirements as the house.

**Porches and terraces** no higher than 30 inches above grade may be -3 feet into the side yard setback, but not closer than 3 feet to a side lot line;

-10 feet into the front yard setback, but not closer than 8 feet to the front property line; or

-not closer than 5 feet to a rear lot line

### Fences and Walls

#### Height:

Front, street side, and interior side yards ahead of the front building line— 4 feet

Rear yard and interior side yards behind the front building line— 6 feet

Rear and interior side yards abutting nonresidential— 8 feet

#### All finished sides must face outward and allowed materials include:

weather resistant wood species, split rail, wood treated with EPA approved preservatives, painted wood, ornamental iron or powder-coated aluminum, chain link, brick, stone, and masonry.

*\*Exceptions exist for the AG district*

### Miscellaneous

Check with the Planning Division for Standards related to Rainwater Harvesting and Satellite Dishes.

Contact the Planning Division for exceptions. Other standards may apply for specific uses.

# Zoning and Sign Code Brief

## Sec. 25.03.090 Residential Accessory Building Standards

The purpose of this Division is to set out standards for accessory structures or buildings, and certain accessory uses in the City residential districts.

## Bulk Standards

Standard	Requirements	Applicable District
Maximum #	No Limit	All residential
Maximum Area	lesser of 1,000 square feet or size of principle structure	SR, GR, UR, NC.2, NC.3, NC.4, NC.5
	Building coverage ratio of the district	AG, RR, NC.1
	500 square feet per dwelling unit	Single-family attached and multi-family dwellings
Height	< 20 feet or height of house	All residential
Residential Occupancy	Not Allowed	All residential

## Setbacks

Minimum Setbacks	Detached Garages		Other accessory structures
	NC districts	All other districts	All districts
Front Yard	Behind front building line	Behind front building line	Behind front building line
Interior Side Yard	3 feet if in rear and under 16 feet tall	5 feet if in rear and under 16 feet tall	3 feet
Street Side Yard	> 20 feet or minimum setback of district if fronting on ROW; 15 feet if not	> 20 feet or minimum setback of district if fronting on ROW; 15 feet if not	15 feet
Rear Yard	3 feet or 18 feet if door faces alley	5 feet or 20 feet if door faces alley	3 feet

## Sheds

Sheds under 120 square feet and 10 feet in height can be located anywhere in a side or rear yard given it is not within a flood plain or create nonconformities. If closer than the setbacks specified above, screening is required

