

**Section 35-5.2b4 – Accessory Uses:**

**Note: Zoning application must be completed.  
Accurate survey of the property showing location of unit.**

**Garages, Carports, Sheds, Gazebos, Cabanas, Animal Shelters, Vinyl Storage Units,  
Temporary Storage Units/Trailers:**

**Private garages and carports:**

1. Rear or side yard only.
2. Maximum building coverage – 600s.f.
3. Maximum height – 15ft.
4. Minimum rear yard setback – 5ft.
5. Minimum side yard setback – 5ft.
6. Must conform with setback regulations of Section 35-9.4
7. Only one garage or carport permitted per building lot.
8. Included under building coverage requirements per Section 35-9.4
9. Must conform architecturally to the principal building on the lot.

**Private residential tool sheds, storage buildings, greenhouses, gazebos or pool cabanas, etc. must meet all of the following requirements:**

1. Maximum building area – 100s.f.
2. Maximum height – 10ft.
3. Minimum side setback – 3ft.
4. Minimum rear setback – 3ft.
5. Structures must be located in the rear yard only.
6. Not more than one tool shed, storage building, detached greenhouse, gazebo or pool cabana shall be constructed on a building lot.
7. Tool sheds, storage buildings, greenhouses, gazebos and pool cabanas will not be counted in calculating building coverage unless such building is constructed on a slab or permanent foundation.

**200s.f. shed may be constructed on a building lot under the following conditions.**

1. There is not an attached or detached garage, storage building, tool shed, detached greenhouse, gazebo or pool cabana on the property.
2. Maximum height – 10ft.
3. Minimum side setback – 5ft.
4. Minimum rear setback – 5ft.
5. Structure must be located in the rear yard only.
6. The storage building will not be counted in calculation building coverage unless such building is constructed on a slab or permanent foundation.

**200s.f. temporary vinyl storage unit:**

1. There is not an attached or detached garage, storage building, tool shed, greenhouse, gazebo, or pool cabana on the property.
2. Maximum height – 10ft.
3. Minimum side setback – 5ft.
4. Minimum rear setback – 5ft.
5. Unit must be maintained in a state of good repair.
6. Maximum permitted use – Six (6) months in any calendar year from date of zoning approval.

**Temporary storage unit or trailer:**

1. Maximum height – 8ft.
2. Maximum length - 16ft.
3. Maximum permitted use – Thirty (30) days within any calendar year from date of zoning approval.
4. Placed on property so as not to impair visibility from adjacent properties.
5. Unit is permitted on single family residential properties only.

**Animal Shelters:**

1. House domestic pets only.
2. Maximum building area – 30s.f.
3. Maximum height – 5ft.
4. Minimum side setback – 3ft.
5. Minimum rear setback – 3ft.
6. Located in the rear yard only
7. Not more than one animal shelter permitted per building lot.
8. Animal shelter will not be counted in calculating building coverage unless such building is constructed on a slab or permanent foundation.