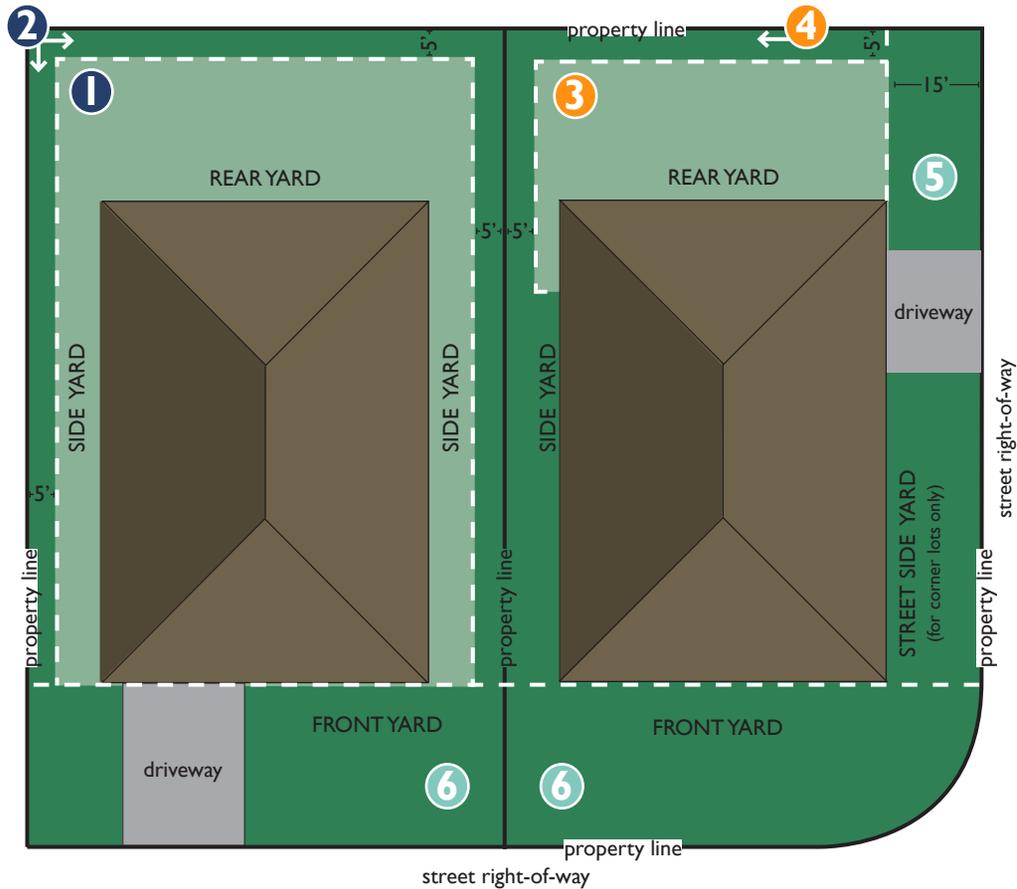


ACCESSORY STRUCTURES GUIDE



Accessory Structures on an Interior Lot

Accessory structures may be constructed on interior lots in conformance with the following standards:

- 1 Accessory structures shall:
 - Be located behind the front wall of the residence;
 - Not exceed one (1) story or (15 feet) in height;
 - Not be greater than 600 square feet in floor area
 - Not contain habitable space (as defined by the building code); and
 - Be located not less than 5 feet from any side or rear property lines.
- 2 Accessory structures may be located on side and rear lines if they do not exceed eight (8) feet in height nor 64 square feet in lot area.

Accessory Structures on a Corner or Reverse Corner Lot

Accessory structures may be constructed on corner and reverse corner lots in conformance with the following standards:

- 3 Accessory structures shall:
 - Be located behind the front wall of the residence;
 - Not exceed one story (15 feet) in height,;
 - Not be greater than 600 square feet in floor area;
 - Not contain habitable space (as defined by the building code); and
 - Be located not less than 5 feet from any interior side or rear lines.
- 4 Accessory structures may be located on side and rear lines if they do not exceed eight (8) feet in height nor 64 square feet in lot area.

Accessory Structures Not Permitted

Accessory structures may not be constructed in the following areas:

- 5 On corner and reverse corner lots accessory structures are not permitted in any corner lot street setback requirement.
- 6 In all situations an accessory structure is not permitted in front of the front wall of the residence.



Common Accessory Structures

Common accessory structures include, but are not limited to, sheds, carports and garages. Accessory structures do not include arbors, trellises, and play equipment.

FAQs

- Q:** Do I need a permit to build an accessory structure?
A: Any accessory structure over 120 square feet in area requires a building permit.
- Q:** Can I use a shipping container for as an accessory structure?
A: No. Shipping containers are not permitted for storage in the city of Lynnwood.