

Permit Exempt Residential Accessory Structures

Exemption from the permit requirements applicable to residential accessory structures does not grant authorization for any work to be done in violation of the code or any other law or ordinance.

One-story detached accessory structures that do not exceed 200 square feet are exempt from building permit requirements if at least one of the following conditions exists:

1. The accessory structure is not fully enclosed or is not designed for storage such as a patio cover, pergola, gazebo, arbor or trellis.
2. The accessory structure is at least 5 ft. from the property line.
3. The accessory structure is constructed as an animal shelter for livestock or pets.

Animal Shelters used for housing livestock and residential pets shall be exempt from building permit requirements provided the structure is not used for human habitation or commercial use, is not an agricultural building as defined in the building code, is not connected to an electrical service or other utilities, meets the zoning code requirements and the structure complies with the following guidelines:

Residential Pet Structures

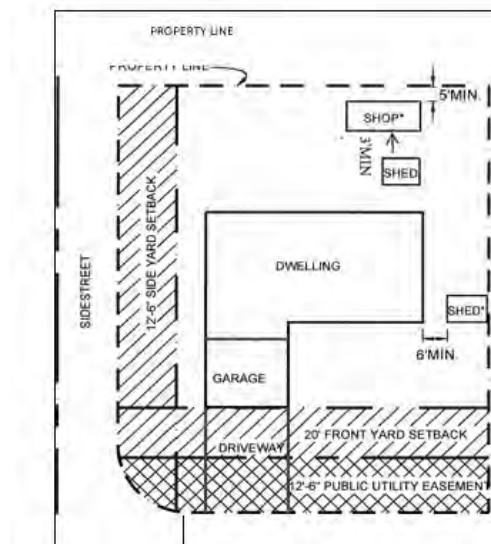
1. The structure does not exceed 6' in height from grade to top of structure.
2. The structure does not have a width/depth that exceeds 6' (the structure's length shall be regulated by the zoning code).

Manufactured Horse and Livestock Shelters

1. The structure is prefabricated and/or is a temporary corral structure installed per the manufacturer's requirements.
2. Does not exceed 200 square feet, does not exceed 9' high and shall not be enclosed on more than three sides.

Swings and other playground equipment not exceeding 12 feet in height from adjacent grade.

For zoning and setback requirements contact Planning at sacplan@saccounty.gov



Structures may not be located in PUE's or maintenance easements. To determine locations of PUE' or maintenance easements contact Technical Resources at dssgeneralinfo@saccounty.gov