

Village of Durand

308 W. Main Street
Durand, IL 61024

Ph: 815/248-2606
Fax: 815/248-2032

Office Use Only

ACCESSORY STRUCTURE - ZONING PERMIT APPLICATION

Applicant Information

Name: _____

Address: _____

Phone: _____

E-mail: _____

Owner Information (if different)

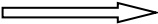
Name: _____

Address: _____

Phone: _____

E-mail: _____

Action Requested

Permission to construct accessory structure having an area of sixty-four (64) sq. ft. or more. Site and size must be approved by the Zoning Administrator. ***Buildings 200 sq. ft or larger shall also require a Winnebago County Building Permit and shall be securely anchored to a foundation or to a concrete pad that is at least four (4) inches thick. Other methods of anchoring may be considered for approval by the Winnebago County Building Inspector. (Ord.2011-4, 4/11/2011)*** (OVER) 

Detail of Request: _____

Attachment Needed from Owner:

Scale drawing of the property with all current buildings located. This drawing should include the residence & any other structures on the property, along with dimensions & total square footage of each. Also, off-street parking or loading areas, and distances between exterior walls and property lines. **(Applicant is responsible for finding & marking PINS to determine the location of property lines – this is not the Village’s responsibility.)** Also, stake out where the structure will be placed on the property.

I hereby state that I am the owner, or authorized agent acting on behalf of the owner, of the property subject to this application.

Signature of Applicant/Authorized Agent

Date

Fee of \$25.00 received by: _____ Date: _____

Property Pin #: _____ Zoned: _____

Application ____ approved ____ not approved by _____ on _____ (Date)

(Zoning Administrator)

If you have any questions, please call the Village at (815) 248-2606.
Permit is valid for one year. If work is not completed within that time,
owner must re-apply for a new permit and pay \$25.00 permit fee.

**Before digging, Call JULIE at 1-800-892-0123 or
811**

Requirements:

- A. No accessory structure shall be located in a required front yard.
- B. No accessory structure shall be erected prior to the construction of the principal structure unless a Special Use permit is first obtained in each case.
- C. No accessory structure shall be located in an alley, waterway or easement unless a Variation is first obtained in each case.
- D. The maximum height for an accessory structure shall be 20 feet.
- E. Accessory structures shall be located a minimum of 10 feet from the rear lot line.
- F. Accessory structures shall be located a minimum of 10 feet from the side lot line.
- G. Every accessory structure having an area of two hundred (200) square feet or larger shall also require a building permit and shall be securely anchored to a foundation or to a concrete pad that is at least four (4) inches thick. Other methods of anchoring may be considered for approval by the Winnebago County Building Inspector. As to accessory structures having an area of less than two (200) square feet, it is the recommendation of the Village Board of Trustees that these accessory structures be securely anchored to the ground using building manufacturer supplied anchor kit or kits as recommended by the manufacturer of the structure. **Accessory buildings of any size may require a building permit if the building is to be improved with electric, plumbing, heating, insulation or the like.** (*Zoning Ord. 2011-4, Section 203.3*)
- H. No person shall construct or erect or cause to construct or erect any accessory structure having an area of 64 square feet or larger without first obtaining a zoning permit from the Village of Durand. The fee for this permit is \$25.00**.
- I. All accessory buildings shall have a maximum wall height of ten (10) feet.

The requirements listed above are provided for the benefit of the applicant and are intended to assist in completing this application. Requirements listed above may not be all inclusive.

**If a Zoning Variance is necessary, a \$75.00 filing fee is charged to bring the matter before the Zoning Board.

If a date other than the regular Zoning Board meeting date is requested, there is a \$200.00 charge. The Zoning Administrator is responsible for presenting this request before the Zoning Board for decision.