

PERMIT ESSENTIALS: ACCESSORY BUILDINGS

This handout is for informational purposes and is not legally binding. Please review the table in [Section 107-67](#) of the city code for more information.

PERMIT REQUIRED

A [residential zoning permit](#) is required to build or replace an accessory building or structure up to 200 square feet. Buildings or structures that are larger than 200 square feet will require a building permit.

HOW TO APPLY

Submit the following information:

- Residential zoning permit application
- Building plans, including:
 - Elevation to verify size and height
 - Proposed exterior finish
- Site plan or survey
 - Drawn to scale
 - Show location of proposed building or structure in relation to property lines and existing structures
 - Show location and dimensions of existing structures

PERMIT FEES

- Up to 200 square feet: \$49.00
- Larger than 200 square feet: Based on valuation

PROCESSING YOUR APPLICATION

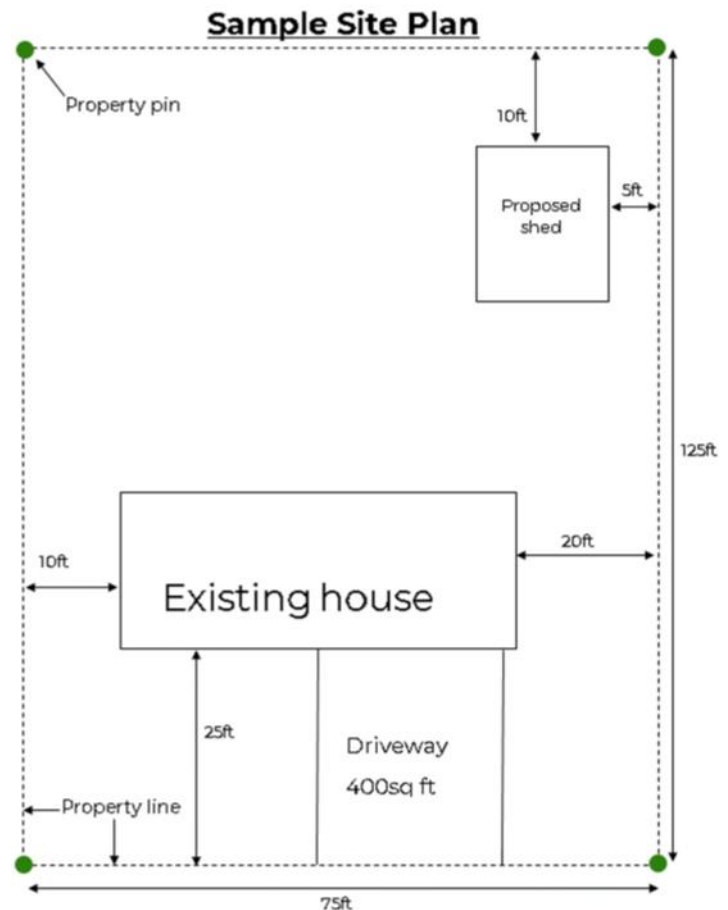
The application is reviewed for compliance with land use and building code regulations. Staff will make notes on the plan for your information. Once approved, you can pay for and pick up your permit.

REQUIRED INSPECTIONS

- Final inspection- Email zoningpermits@shoreviewmn.gov
 - Property corners must be identified and visible

GENERAL CODE REQUIREMENTS

- Two detached accessory buildings are allowed on each lot. The floor area of each building cannot exceed 200 square feet.



- Total floor area of all accessory buildings, attached and detached, is dependent on lot size
- Detached accessory buildings are permitted in side and rear yards only
- Minimum setbacks:
 - Side yard – 5 feet
 - Rear yard – 10 feet
- Property corners must be located, exposed, and verified at final inspection
- No detached building can:
 - Have a side wall greater than 10 feet in height
 - Have a roof peak height greater than 18 feet measured from grade
 - Be taller than the primary dwelling

MISCELLANEOUS INFORMATION

Your property may also be subject to private covenants or restrictions which regulate improvements on your property. It is your responsibility to determine this. Remember to call Gopher State One at 8-1-1 before digging.

QUESTIONS?

Shoreview Community Development Department

4600 Victoria Street | Shoreview, MN 55126

651-490-4680 or zoningpermits@shoreviewmn.gov | permits@shoreviewmn.gov

