

South Shenango Township

6865 Collins Road, Jamestown, PA 16134

Phone: (724)927-2703 • Fax: (724) 927-2944 • Email: ssoffice@windstream.net

Zoning Officer: Gary Johnson • Zoning Office E-mail: mitgoe@zoominternet.net

Regulations for Accessory Structures **(Per Sec. 306 and 500.9 of the Zoning Ordinance)**

- A. All lots that abut two (2) or more public streets shall meet the front yard setback for each public street; and side yard setbacks for other property lines.
- B. No accessory structure can be placed in a private or public road right of way.
- C. No accessory structure of any size may be placed between a principle structure and a public right of way within the LRD or RO Districts.
- D. Alternative Setbacks for small accessory buildings: Garden sheds, storage sheds and similar structures up to 1,000 square feet may be permitted in yard areas pursuant to the table below. Accessory structures greater than 1,000 square feet gross floor area must meet setbacks for principal structures.

Table 306E

Setback Requirements for Accessory Buildings	Accessory Structure of 0-144 Square Feet Gross Floor Area	Accessory Structure of 145-1,000 Square Feet Gross Floor Area
Side Yard Requirements	5 Feet	15 Feet
Rear Yard Requirement	3 Feet	10 Feet
Required Distance from Principle Structure	10 Feet	10 Feet

- E. Accessory structures on an undersized lot with existing legal structures under 500.9(b) may be placed within 5' of property lines.