Accessory Structures

Definitions

Accessory Structure – A structure that is accessory to and incidental to that of the dwelling(s) and that is located on the same lot.
2020 Indiana Residential Code.

Accessory Structure and Uses – A use, building, or structure, the permanent or temporary use of which is customarily incidental and subordinate to the use of the primary building or primary use of the land on which the accessory use, buildings, and structures include: garages, carports, porches, decks, awnings, canopies, mini-barns, storage sheds, outdoor fireplaces, outdoor furnaces, children's playhouses, swings, game courts, swimming pools, hot tubs, grain bins, grain dryers, solar Systems, and storage buildings. Some uses that shall not be considered accessory uses, buildings, or structures, and therefore are not permitted, include mobile homes, manufactured homes, construction trailers, recreational vehicles, box trucks, semi-trailers, and any other structure or equipment used for a use in which it was not designed.
Plymouth Zoning Ordinance.

Building Permits

A. **Survey or scale drawing** must be submitted by the owner or applicant. The following must be indicated:
   1. Lot size and all adjacent public streets.
   2. Exact location and dimensions of all existing and proposed buildings and the location of well and septic if applicable.
   3. Owner must be able to show corner irons on the site to the satisfaction of the building inspector.

B. **Permit application must** be completed with a description of building size, height, and setbacks.

C. **Building permit fee** is based on a published fee schedule available at www.plymouthin.com

D. **Building permits are not required** for any accessory building 200 square feet or less in area.

E. **Variances** for proposed buildings that do not comply with the current City Zoning Ordinance: Please contact the Building Department

F. **Foundation** required for structures 201 square feet or larger may be constructed with monolithic footing; structures over 721 square feet shall be constructed with conventional foundations.

Setback Requirements for Residential Zones

Zones	Front	Rear	Side
R-1	50/60/75[2]	20	15
R-2	40/50/60[2]	20	10
R-3	20	15	5
R-4	10	20	5
1. Measured from the road or street right-of-way			
2. From Local Street / From Collector Street/ From Arterial Street			

Height requirements

See Zoning Ordinance for specifications.

