

**19.06.020 Building setbacks/building placement standards.**

E. *Building Setbacks for Residential Accessory Structures in Residential Zones.* The following setback requirements apply to all buildings which are accessory to residential uses in all residential zones:

**Table 6-3: Setbacks for Accessory Buildings (Attached and Detached) in Residential Zones**

MINIMUM SETBACK:	STANDARD:
Front and side, street	a) Accessory buildings shall not be located in front setback areas or street side setback areas for corner lots, except as provided by b) below. b) Accessory buildings on a corner lot with doors or openings for vehicles facing and accessing the side street shall be set back a minimum of 10 feet from the side street lot line or a minimum of 20 feet from the public sidewalk, whichever is greater. If there is no public sidewalk, the planning director, with input from the city engineer shall determine if there shall be a setback greater than 10 feet from the side street lot line. This determination shall be based on future planned improvements within the right-of-way.
Side, interior	a) See Table 6-2. b) Accessory buildings shall not be located within the interior side setback area, unless the side lot line abuts an alley, in which case there shall be no required side setback from the alley.
Rear	a) Alley Lots. No minimum rear setback. b) Nonalley lots: 5 feet. c) The city engineer and planning director shall determine the rear setback for accessory buildings on double fronting lots (lots with street frontages along the front and rear property lines).

(Ord. 3774-20 § 5(F) (Exh. 3), 2020.)

**The Everett Municipal Code is current through Ordinance 3798-21, passed March 17, 2021.**

Disclaimer: The City Clerk’s Office has the official version of the Everett Municipal Code. Users should contact the City Clerk’s Office for ordinances passed subsequent to the ordinance cited above.

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