CITY OF SEQUIM

Department of Community Development
Administrative Policy Guidance

Administrative Policy Guidance Document Number / Topic:	APG 2019-003 / Setback Exceptions
Section(s) of Sequim Municipal Code this Guidance Pertains To:	Chapter 18.08, 18.44, Zoning Code

There are a variety of architectural features that have been traditionally permitted to be placed within the required "structural" setback areas articulated in the zoning code, including driveways, walkways, heating and cooling equipment, propane tanks, roof eaves and retaining walls. The following, is provided in the interest of clarification and to ensure consistent application of such exceptions:

Projections into Required Setbacks. Certain architectural features and structures may project into required zoning district setbacks. Compliance with requirements in the International Building Code still applies.

1. Cornices, canopies, eaves, belt courses, sills, or other similar architectural features, landscaping features or fireplaces.

2. Fire escapes, open/uncovered porches, decks, balconies, landing places, or outside stairways may extend one and one-half feet into any required side or rear yard; and may extend up to six feet into any required front yard. Open/uncovered porches, decks, walkways or stoops less than eighteen inches in height may extend to within one and one-half feet to any lot line.

3. Open/uncovered pedestrian access to commercial or business/employment zoned structures, such as walkways, decks, or stairways of any height, may extend into any side or rear setback up to ten feet of the setback width, as long as all other applicable development standards are met.

Approval:

Barry Berezowsky
Community Development Director

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