



## Permit Requirements for Accessory Buildings

- When is a permit required?** Permits are required for the placement and/or construction of accessory buildings.
- Are there setback requirements for a deck?** Yes-accessory buildings do have setback requirements. Setbacks vary from property to property. Please contact the Inspections Division at 336-727-2624 for setback requirements. You will need to provide the property address for the property in question.
- What paperwork do I need to get a permit?** You will need a scaled site plan or survey, drawn to an engineer's scale. The site plan/survey will need to show the property lines, the footprint of the dwelling, and the footprint of the accessory building, (including the footprint of any existing accessory buildings) and setbacks (measured from all of the property lines to the closest points of the accessory building). You will need to fill out a "Residential/Zoning Application", which is available online at: <http://www.cityofws.org/Home/Departments/Inspections/Articles/FormsAndFees>, or in the Inspections Office.
- If the property in question has a septic system, you will need to obtain approval from the Forsyth County Health Department. The Forsyth County Health Department can be reached at 336-703-3225. If your property does not have a septic system, you will not need an approval from Forsyth County Health Department.
- What is my permit cost?** The permit cost is based on the cost of the project. For example, if your project will cost \$5,000 or less and you are a homeowner or non-licensed contractor purchasing the permit, your permit cost will be the minimum, \$70.00. If you are a state licensed contractor the fee will be \$80.00 because of the Homeowner's Recovery Fee. A Fee Schedule is available online for viewing under the "Forms and Fees" link at: <http://www.cityofws.org/Home/Departments/Inspections/Articles/FormsAndFees>

For additional information, please contact the  
Winston-Salem/Forsyth County Inspections Department at: 336-747-7422