

ALLEN TOWNSHIP ZONING & CODE ENFORCEMENT OFFICE



50 Snow Hill Road
Northampton, Pennsylvania 18067
Phone: (610) 262-7012
Fax: (610) 262-7364

ALLEN TOWNSHIP ZONING ORDINANCE SHEDS

1. Any structure or use on a lot, other than a primary structure or use, must be clearly accessory to the primary use. For example, barns are to be used as a primary or accessory structure for the storage of farm materials and/or livestock associated with the primary use of the farm i.e., farming. Storage of materials in the barn not associated with farming would, therefore, be prohibited.
2. Except as noted below, accessory buildings must meet all yard and setback requirements of this Ordinance.
3. Completely detached accessory buildings for all nonresidential uses being ten feet or less in height may occupy a required side or rear yard, but shall not be located closer than 10' to any side or rear property line nor closer than 15' to the rear of the primary building on the lot and 25' from the nearest point of the primary building of any adjacent lot.

Completely detached accessory buildings, up to 10' in height, for residential uses shall be setback from a side or rear property line a minimum distance equal to 10% of the required minimum lot width (at the setback line) for that use in that District or a distance of 10 feet, whichever is less.

Since attached structures (such as duplexes and townhouses) have no side yard requirements on their common lot lines, no lot line setbacks or adjacent building setbacks above are applicable for these small accessory buildings.

4. Completely detached accessory buildings may be increased in height, provided that for every 1 foot in height above 10 feet, there shall be added 1-foot additional setback to the side or rear lot lines.