



DETACHED GARAGES AND SHEDS - RESIDENTIAL DISTRICT

VILLAGE OF BOURBONNAIS
Building Department
600 Main St NW
Bourbonnais, IL 60914
815-937-3575 Fax 815-937-5606
building@villageofbourbonnais.com
villageofbourbonnais.com

General Permit Procedures

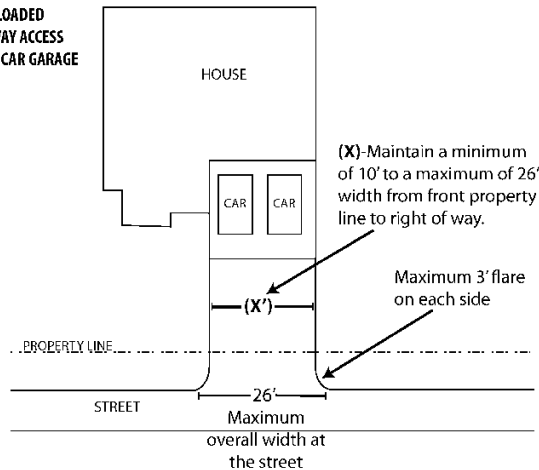
1. Complete permit application
2. Attach Plot Plan or Survey with location of existing and proposed structure
3. Attach set of drawings to application, if applicable

Detached Garage Requirements

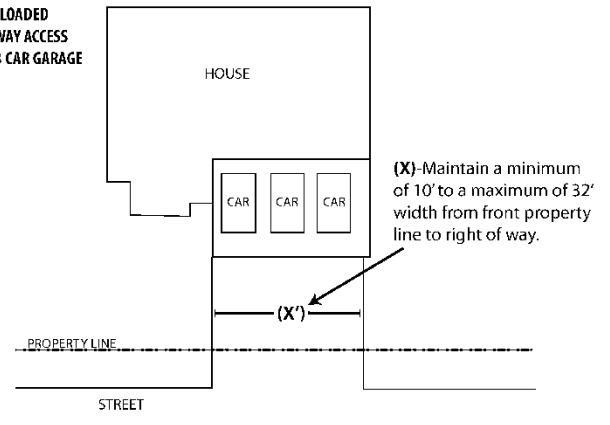
1. One detached garage/building is allowed.
2. An accessory garage/building cannot be established prior to the principal use.
3. The maximum size of a detached garage is (624 sqft) square feet.
4. The maximum height of the door shall be eight (8') feet. The maximum height of the building from grade to the peak shall not exceed (15') feet.
5. All detached garages must have driveway access from a public right-of-way.
 1. Maximum driveway widths for garages:
 1. One car garage - (12') feet
 2. Two-car garage - (26') feet
 3. Three-car garage - (32') feet
 2. The driveway pad, shown as (Y) on the page 2 diagram, shall be a maximum width of (24') feet from the front of the garage doors.

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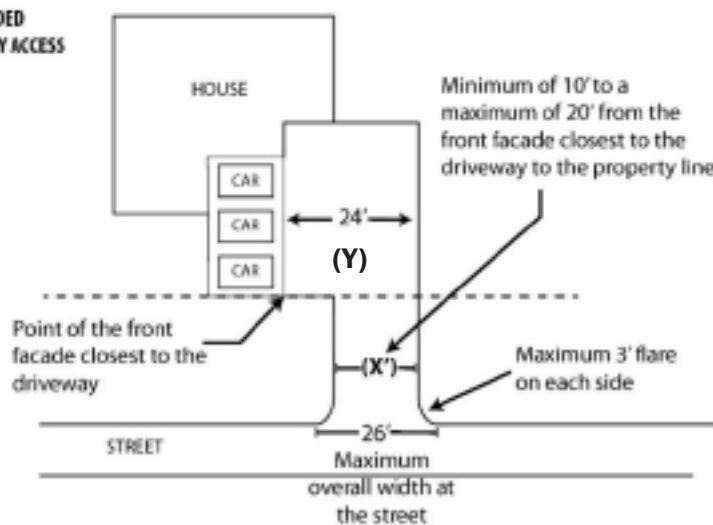
**FRONT LOADED
DRIVEWAY ACCESS
FOR A 2 CAR GARAGE**



**FRONT LOADED
DRIVEWAY ACCESS
FOR A 3 CAR GARAGE**



**SIDE LOADED
DRIVEWAY ACCESS**



Sheds/Utility Building Requirements

1. The maximum height of the building from grade to the peak shall be (14') feet.
2. The maximum size of the building shall not exceed (200 sqft) square feet.
3. All sheds/utility buildings may be placed either on skids or a paved surface. In all cases, the building must be anchored to the ground to withstand 100 MPH wind gusts. Please consult with a building official concerning proper anchoring.



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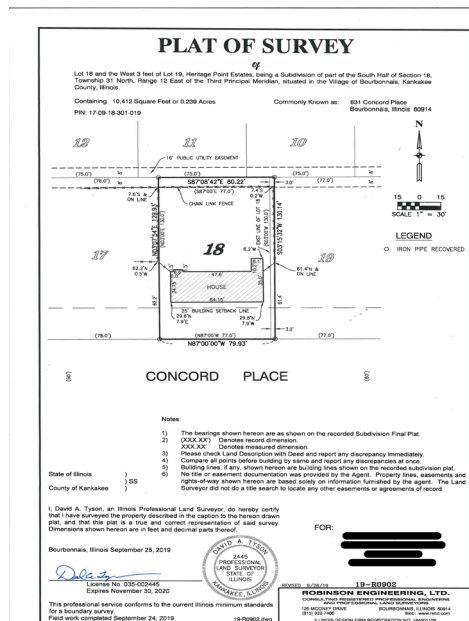
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Location of Accessory Buildings

1. Accessory buildings are allowed in the rear yard.
2. Buildings must be at least one (1') foot away from any easement.
3. Accessory buildings shall be a minimum of ten (10') feet from any other building.
4. Buildings shall be setback five (5') feet from any rear or interior side lot line.
5. If the side property line abuts a street, the minimum distance the accessory buildings can be from the property line is the front setback requirement in the zoning district for which it is located.

- All construction shall follow the Village of Bourbonnais Building Codes.
- It is the owners' responsibility to contact J.U.L.I.E. at 1-800-892-0123 for location of all utilities.
- No construction may begin until a building permit has been approved and issued. The owner of the property is responsible to ensure a permit has been issued prior to construction beginning. The permit placard must be placed on the front of the principal structure so it can be seen from the public right-of-way at all times during construction.

Sample Plot Plan or Survey



**For questions or concerns during your project, please contact the Building Department:
Monday - Friday • 8:00 a.m. - 4:30 p.m. • 815-937-3575 • building@villageofbourbonnais.com**