

**Loyalsock Township
2501 E. Third Street
Williamsport, PA 17701
Office: 570-323-6151 Fax: 570-323-1437**

**FENCES AND ACCESSORY BUILDINGS (SHEDS, GARAGES, ETC.)
PLAN SUBMISSION REQUIREMENTS**

- 1. A site plan is required drawn to scale. Preferred scale is 1" = 20' See sample attached.**
- 2. The site plan must show the location of the fence or detached building.**
- 3. Only a zoning permit is required for the placement of a fence or accessory building that is 500 square feet in area or less.**
- 4. Fences are permitted in any zoning district with the following conditions:**
 - A. The fence may be located anywhere on the owner's property provided it is no higher than 6 feet above the ground.**
 - B. Fence may not be placed in any private or public right of way such as a street, alley or utility easement.**
 - C. Fence not to be placed in any manner that will cause a site distance problem at a public street, private street/alley or driveway intersection.**
- 5. Sheds, detached garages, storage buildings or other accessory structures or buildings may be placed in residential districts of the township provided:**
 - A. Buildings must have the minimum setbacks as follows:**
 - a. R-1 and R-U zoning districts : Conforming lot - 30 feet from front lot line, 10 feet from rear lot line and 8 feet from side lot line. Nonconforming lot - 30 feet from front lot line and 5 feet from all other lot lines (buildings must be located in the rear of the property).**
 - b. A-R zoning district: Conforming lot - 35 feet from front lot line, 10 feet from rear lot line and 12 feet from side lot line. Nonconforming lot - 35 feet from front lot line and 5 feet from all other lot lines (buildings must be located in the rear of the property).**
 - B. Buildings must not exceed 24 feet in height.**
 - C. Buildings to be anchored in an acceptable manner.**