




120 N. Main St.  
Morton, IL 61550

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(309) 266-5361

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[zoning@morton-il.gov](mailto:zoning@morton-il.gov)

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[www.morton-il.gov](http://www.morton-il.gov)



# Residential Patio Guidelines & Information

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## Installation Requirements

- The patio shall be located within the required rear yard and shall maintain a side and rear setback of six feet (6').
- The patio cannot be in an easement.
- A patio that is attached to the primary structure and which meets the required rear yard setback shall not be considered an accessory use. Should the patio encroach into the required rear yard, subject to the other requirements of this Section, it shall be counted as one (1) accessory use.
- The square footage of all uses permitted shall not exceed sixty percent (60%) of the actual rear yard.



## Permit Information

- Applicants need to provide a site plan of the lot showing, the house with the proposed patio and dimensions of the patio, all setback dimensions to the rear and side property lines along with other structures.
- The applicant will have ninety (90) days from the issue date in order to start the project. If it is not started within that time frame, the applicant is required to obtain another permit.
- The permit is valid for one hundred eighty (180) days from the issue date.
- An inspection will be done at the end of the one hundred eighty (180) days.
- The permit fee for a patio is \$50.00.

*Have Questions?*

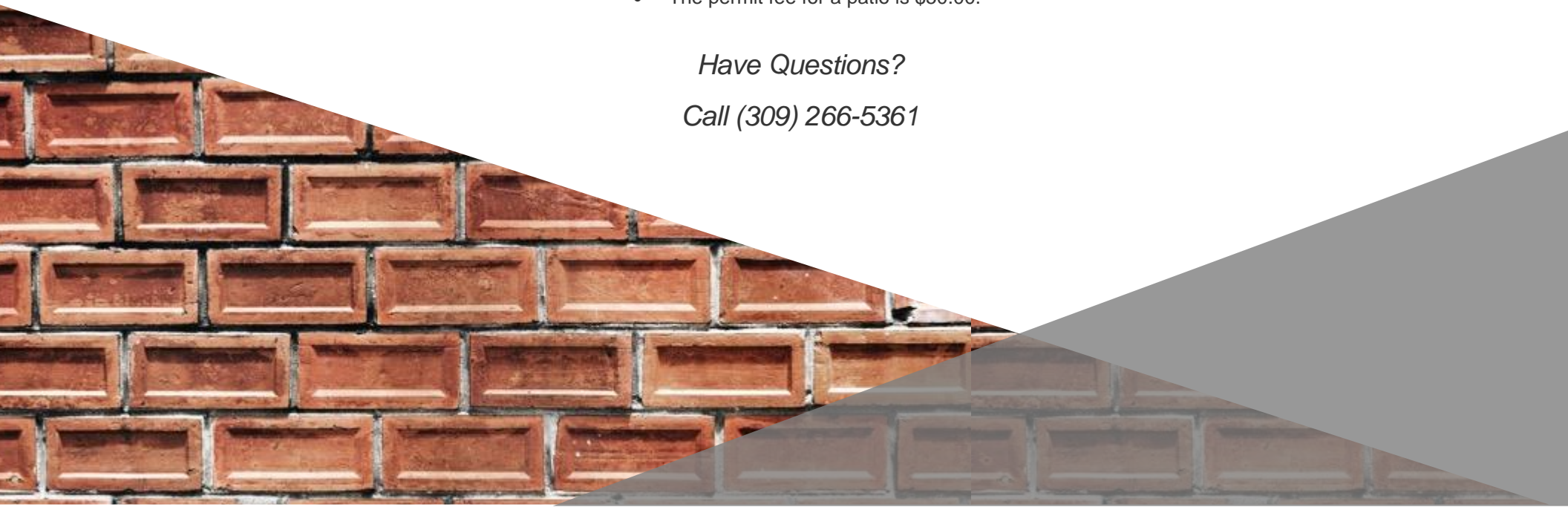
*Call (309) 266-5361*



## Village of Morton Zoning & Code Enforcement Dept.

The Zoning and Code Enforcement Department operates out of the Morton Village Hall Office located at 120 N. Main St., Morton, Illinois.

Office hours are Monday – Friday, 7:30 AM – 5:00 PM. Applicants are encouraged to call ahead for an appointment as members of the Zoning and Code Enforcement staff are often in and out of the office performing inspections and following-up on resident concerns.



# Village of Morton Zoning & Code Enforcement Department

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Phone: (309)266-5361 Fax: (309)266-5508 Email: zoning@morton-il.gov

## ACCESSORY STRUCTURE BUILDING PERMIT FORM

(Use this form for storage buildings, gazebos, residential play structures, residential patios, decks, pergolas & fences)

<b>PROPERTY OWNER:</b> _____	Email: _____
Address: _____	Phone: _____

<b>GENERAL CONTRACTOR:</b> _____	Email: _____
<small>IF APPLICABLE - IF OWNER MARK "SELF"</small>	
Address: _____	Phone: _____

<b>CONCRETE CONTRACTOR:</b> _____	Email: _____
<small>IF APPLICABLE</small>	
Address: _____	Phone: _____

### SITE & PROJECT INFORMATION

**NOTE:** Meeting the correct setbacks from the property line is the responsibility of the owner/applicant  
The gas meter shall not be enclosed in the fenced area.

Site Address \_\_\_\_\_

Please Describe In Detail the Type of Improvement \_\_\_\_\_

Setback from Front Property Line \_\_\_\_\_

Setback from Rear Property Line \_\_\_\_\_

Setback from Side Property Lines \_\_\_\_\_ & \_\_\_\_\_

Height of Structure \_\_\_\_\_  
IF APPLICABLE

Dimensions of Structure \_\_\_\_\_

Project Cost: \$ \_\_\_\_\_

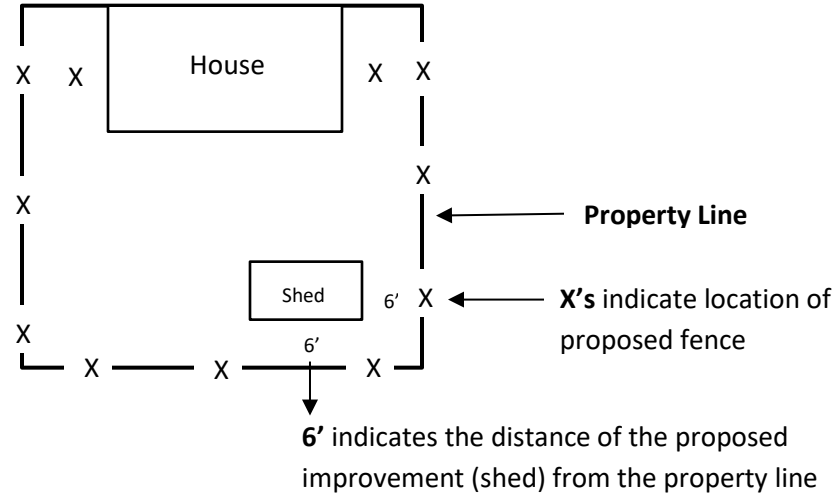
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Please provide a basic drawing showing the location of the proposed project. Please show the improvement as it correlates to the house and property line.

## SAMPLE DRAWING:



## PROJECT DRAWING:

It is hereby certified that the above use as shown on the plats and plans submitted with the application conforms with all applicable provisions of the Village of Morton Zoning Ordinance. The issuance of this Permit does not allow the violation of Village of Morton Zoning Ordinances or other governing Regulations.

Any changes or alteration in the accompanying submittal subsequent to the issuance of this permit without approval from the Zoning and Code Enforcement Officer shall constitute sufficient grounds for revocation of such permit.

Applicant understands and agrees with the terms of the permit.

Printed Name of Applicant: \_\_\_\_\_

Signature of Applicant: \_\_\_\_\_

Date: \_\_\_\_\_

Signed by the:

Contractor

Agent

Owner