ACCESSORY STRUCTURE PERMITS
CABANA, DECK, PATIO, PAVILION, Pergola,
Gazebo, Seat Wall, Sport Courts, Outdoor
Kitchen/Fireplace, ETC.

SCOPE: The following permit information is applicable for outdoor projects including cabana,
deck, patio, pavilion, pergola, gazebo, seat wall, sport courts, outdoor kitchen/fireplace, etc.

REQUIRED APPLICATION MATERIALS:
- Permit Application Form (www.southbarrington.org, Government, under Building &
  Engineering)
- Two sets of drawings or plans
- Plat of Survey showing existing building location
- As-built septic system plan
- Copy of contract or proposal
- Subdivision Architectural Approval Letter
- $_______ Application Fee
- $_______ Deposit toward Plan Review Fee

LOCATION CRITERIA:
1. No portion of permitted project may extend into the required front, rear or side setbacks of
   the property. (Certain exceptions for The Woods Subdivision.)

2. The permitted project must be located so that all required minimum distances to septic
   system components and access to the well are maintained (if applicable). The as-built septic
   system components shall be indicated on the site plan whenever the permitted project is
   located on the septic side of the house. The following are the minimum distances required:

   Building to septic tanks 10 feet
   Building to drop boxes 20 feet
   Building to septic trenches 20 feet

If septic system revisions are necessary to maintain these minimum distances, all septic
revision work must be completed before the building permit can be issued. The septic work
is completed under a separate permit with the Village and requires a Septic Engineer to
prepare a septic design drawing indicating all work required.

PLAN REQUIREMENTS:
All plans shall adequately describe the scope of work as noted in the Village “Architectural Plan
Review Checklist.”

MISCELLANEOUS INFORMATION:
The existing septic field shall be protected at all times during construction to prevent traffic from
entering the septic area. Protection of the septic field may be required by a 4-foot-tall protective
fence. Absolutely no traffic is allowed on the septic field.

Village of South Barrington, 30 South Barrington Road, South Barrington, IL 60010 Ph. 847-381-7510 www.southbarrington.org
1. Certain projects may require a new Plat of Survey prepared by a Registered Illinois Land Surveyor at the completion of the addition. The survey must show the exact house and permitted project locations with dimensions to all critical points including adjacent property line.

PERFORMANCE DEPOSIT:
A performance deposit (cash or check) is required from both the General Contractor and the property owner at the time the permit is issued. In the event that damage occurs to village streets, easements, etc. from any construction or landscaping work, or if the spotted survey indicates that the project encroaches into a required setback, the deposit will be retained until the problem is resolved to the satisfaction of the Village Building Department. “Performance Deposit Request for Release” forms are available online at www.southbarrington.org.