



## **AGRICULTURAL-EXEMPT STRUCTURE INFORMATION PACKET**

To qualify for an Agricultural-exempt structure, the property must generally meet the following conditions:

1. Be located on a parcel (5) acres and larger
2. Be used for agricultural purposes in accordance to State Law (if the structure is a garage or for storage associated with a residence, a residential accessory permit is required instead)
3. A Stormwater permit may be required

### **REQUIRED SUBMITTALS AT TIME OF APPLICATION:**

1. Building permit application
2. Agricultural Exempt Affidavit
3. Agricultural Exempt Floor plan diagram (including all exits shown)
4. Copy of plat of survey with location of the building shown and the distances to the lot lines marked
5. Access permit from Township Highway Commissioner where property is located (if new access is proposed)

### **SITE PLAN REQUIREMENTS:**

#### **THE CURRENT PLAT OF SURVEY MUST INCLUDE THE FOLLOWING:**

- A legible copy that includes the legal description, the surveyor's name and date of survey.
- Proposed new construction must be drawn to scale, include exterior dimensions and indicate the distance from deck to the property lines
- Location of existing well and septic system must be shown.
- The Plat of Survey must be separate from any building plans.
- Plat of Survey must include all existing buildings, driveways, improvements and easements

\*For parcels located in a flood plain, contact the Water Resources Department for additional requirements.\*

**SETBACKS:**

1. Distance required from any road right-of-way is (35) feet unless stipulated greater on zoning map or recorded plat.
2. Distance required from side and back lot line is (10) feet and (3) feet from any easement.
3. Lots of (50) feet or less in width require a distance from side lot lines of (5) feet.
4. If Accessory building is placed back on lot (75) feet or more from the front property line (road right-of-way line), the side and back lot line setback is reduced to a minimum of (3) feet. If there is an easement, a (3) foot distance from the easement is required.



## AGRICULTURAL-EXEMPT BUILDING AFFIDAVIT

Date of Application: \_\_\_\_\_

Owner: \_\_\_\_\_

Address of Property: \_\_\_\_\_

City, State: \_\_\_\_\_

Phone Number: \_\_\_\_\_

The owner, \_\_\_\_\_, being first duly sworn, upon oath deposes and says:

1. That I/we are the owner of record of the following described or identified real estate, to wit:  
Address or PIN: \_\_\_\_\_

2. That the structure now located thereon and/or the structure proposed to be constructed thereon will be used by persons whose occupancy and use thereof is essentially connected with the raising of crops or animals conducted upon said real estate and, therefore, within the definition of "Agriculture" as provided in Article III of the Kane County Zoning Ordinance.

**3. This affidavit is made for the purpose of inducing the Enforcing Officer of the Kane County Building & Zoning Division to forbear the taking of any action predicated upon the location, except for setbacks, and use of said structure and to recognize them as within the agriculture exemption provided in said Zoning Ordinance and Illinois Revised Statutes.**

**Please complete the following information:**

1. Proposed Construction: \_\_\_\_\_

2. Structure to be used for: \_\_\_\_\_

3. How many acres in the above tract of land: \_\_\_\_\_

4. Land is now being used for: \_\_\_\_\_ Land will be used for:

\_\_\_\_\_

5. Owner's principal occupation: \_\_\_\_\_

6. Name of person who is conducting farming operation: \_\_\_\_\_

7. How many buildings are currently located on the property: Houses \_\_\_ Barns \_\_\_

Signature of Owner: \_\_\_\_\_

Subscribed and sworn to before me

this \_\_\_ day of \_\_\_\_\_

\_\_\_\_\_

(Notary Public)