

Accessory Structure Info for Manzanita Property Owners

Please see the following links for information regarding Accessory Structures, including decks, sheds, gazebos, arbors, saunas, hot tubs, etc.

1. Manzanita Zoning Map – to determine which zone your property is in – Click Zoning Map at top of the Home [page](#).
2. Manzanita Ordinance [95-4](#) Zoning – Index – see separate Sections:
 - a. Definition – pg 1 Accessory Use and Structure.
 - b. ARTICLE 3. USE ZONES – pg 12-28 Find your zone from step 1. to determine set-back, lot coverage, etc.
 - c. Section 6.030 – pg.96 General Provisions Regarding Accessory Use.
 - d. Section 6.080 – pg 98 Decks.
3. Planning Review required for all Accessory Structures – contact the Manzanita Planning dept for Application. Once approved by Planning, next step is to apply for a structural building permit (if applicable) with the Manzanita Building Dept if property is located within the City Limits; if your property is in the Urban Growth Boundary, Tillamook County will issue the building permit.
4. Commercial/Mixed Use - pp 79-85 Also see Section 4.137 Site Plan Approval – 4.156 Architectural and Landscape Design Evaluation Criteria. Tillamook County will issue the building permit for all Commercial/Mixed Use development.

Thank you!

Manzanita Planning Dept.

City of Manzanita
PO Box 129 Manzanita, OR 97130
planning@ci.manzanita.or.us
P (503) 368-5343 x7