



PERMIT SUBMITTAL REQUIREMENTS

- Submit 3 copies of the following:
 1. Current plat of survey with location of shed clearly illustrated and setback information noted.
 2. Elevation plan clearly illustrating the material, height, and roof pitch.
- Schedule a final inspection. Failure to comply can result in a hold being placed on your real estate transfer stamp and in fines up to \$1,500 per issue of non-compliance (Sec. 21.403).

RESIDENTIAL SHED REGULATIONS (Sec. 14.306, Chapter 14)

A permit may be granted only if the proposed shed is in compliance with the provisions of the Village Code. Please refer to the Village Code for the complete regulations. The following provides a brief overview.

Area

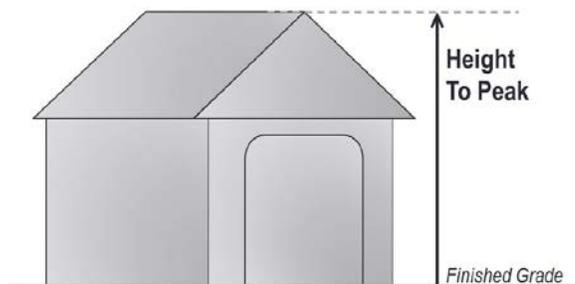
- A shed may be no larger than either 2% of the lot area or 200 square feet, whichever is smaller.

Roof Pitch

- A minimum of 3/12 roof pitch is required.

Height

- The maximum height permitted for a shed is 10' as measured from the finished grade to the roof peak. (See diagram below)



Location

- A minimum of 3' separation from the principal structure is required.
- Sheds are not permitted in front yards or exterior side yards.
- Sheds may be installed in the rear and interior side yards, provided the following setbacks are met:
 - On lots 55' in width or less, sheds must be set back 3' from any interior side or rear lot line.
 - On lots greater than 55' in width, sheds must be set back 5' from any interior side or rear lot line.
- A shed may not be placed on any village utility or easement without prior consent from the Director of Community Development. A building permit application for accessory structures upon a public utility easement may require an indemnification/hold harmless agreement be signed and written authorization provided by applicable utility companies.
- A shed may not be utilized to store motor vehicles or as office, work, or living space. The storage of household items and equipment necessary to maintain/keep up the primary structure and the property that is located upon, and small recreational equipment is permitted.