

## **ACCESSORY BUILDINGS / STORAGE SHEDS**

### **Permit Fees:**

\$ 35.00 up to 120 sq. ft.	(includes \$10.00 C/C fee)
\$ 70.00 for 121 sq. ft. up to 400 sq.ft.	(includes \$20.00 C/C fee)
\$145.00 over 400 sq.ft. or .10 per sq. ft. (whichever is greater)	(includes \$45.00 C/C fee)

***Please remember to call the Building Department at  
(585) 617-6195 for Final Inspection  
after installation of structure***

### **Permit Requirements:**

- Instrument Survey or Tape Location Map of subject property
- Structural drawing showing dimensions, span on lumber, size of lumber, etc.
- **Total** square footage of all accessory structures on property can be *up to 1%* of total area of lot *but* not to exceed **600 square feet**
- Structure must be a minimum of 5' from rear & side setbacks *and* behind front setback of house
- Maximum **height** of accessory structure is *not* to exceed **fifteen (15') feet**
- Permit is required for replacement structure, even if *same* size and location
- No requirement on material beneath shed. However, our *recommendation* is that the structure be placed on a concrete slab or solid base  
(concrete block and/or stone will enable creatures to live underneath shed)
- Structure is not to be placed near power lines (*usually in older subdivisions in backyard*), or within leach fields, drainage or utility easements or buffers – (*Utility companies have the right to have shed removed – at owner's expense – if they are required to work there*).
- Final Inspection is required upon completion

***Any variation from the above code requires that you make application to the Zoning Board of Appeals. Additionally, other code considerations may be applicable.***