

# Village of Spring Grove

## Sheds

### What is required to obtain a building permit for a shed at my home?

- Completed permit application.
- One copy of your Septic Plan indicating the size and location of the shed with dimensions from the property lines. Sheds must be located a minimum of 10 feet from the side lot line, 10 feet from the rear lot line, and 10 feet from any principal structure. Sheds are not allowed in any easement.
- One copy of a detailed framing plan drawn to 1/4" scale. (Computer generated framing plans provided by retail outlets which do not provide the required information will not be accepted.)
- A design plan. Colors and materials for exterior walls, trim, roof, window, doors, and shutters will be reviewed. All sheds must compliment and coordinate with the principal structure on the lot, both in architectural style and material selection.
- A letter of approval from your Homeowner's Association (if applicable).
- A \$500 Performance Bond for all sheds being built on a concrete slab foundation.

### How much does a building permit cost?

The building permit cost is \$100.00 (192 sq. feet or less).

### What are the minimum construction requirements for a shed?

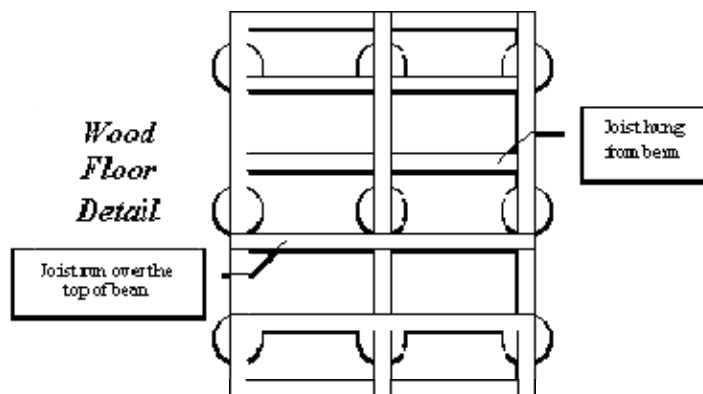
All sheds are required to be placed on a foundation of either concrete piers, posts or a concrete slab.

#### Piers

- Minimum depth is 42 inches below grade.
- Minimum 8 inches in diameter or 10 inches square.

#### Posts

- All posts resting on concrete piers must be securely anchored with galvanized fasteners or a 1/2 inch J-bolt 10 inches long.

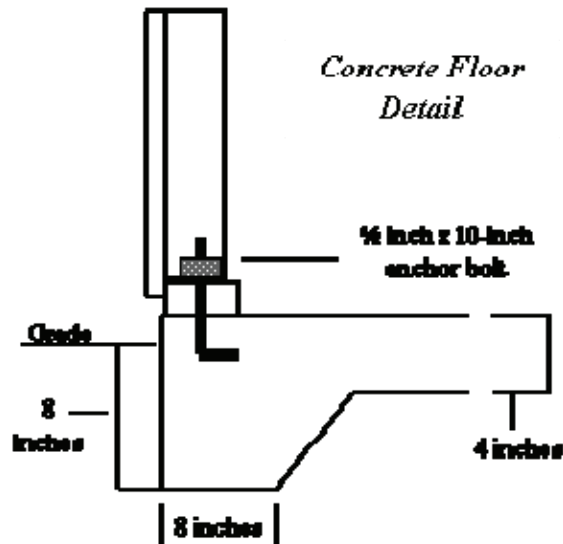


Weather resistant 4x4 beams supported by 8-inch piers with minimum 2x6 weather resistant joist at 24 inches on center hung from beams or run over the top of beams.

### Wood Floor Detail

## Concrete Slab

- ❑ Completed permit application.
- ❑ 1/2 inch bolt located 6 feet on center into concrete, not more than 12 inches from corners.



## Additional Requirements

- ❑ All lumber within 8 inches of grade must be pressure-treated.
- ❑ The maximum size of a shed is 192 square feet (12 feet x 16 feet). Accessory buildings have a maximum size of 600 sq. feet.
- ❑ The maximum height of a shed is 15 feet to the ridge.
- ❑ The floor construction of the shed must withstand the light storage requirement of 125 pounds per square foot.
- ❑ Only one shed/accessory building per lot is permitted.
- ❑ Shed must be located a minimum of 10 feet from the side lot line, 10 feet from the rear lot line or easement, and 10 feet from any principal structure.
- ❑ Sheds may not be placed in any easement.

## Required Inspections

1. Pier holes or slab form - prior to pouring concrete.
2. Electrical rough (if present) - once electric is installed but prior to being buried.
3. Rough Inspection - framing, electric, etc.
4. Final Inspection - when shed is complete.

Contact J.U.L.I.E. before you dig at 800-892-0123.