



VILLAGE OF ALGONQUIN

COMMUNITY DEVELOPMENT

SHEDS: Construction Requirements

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

- Completed permit application.
- One copy of your Plat of Survey indicating the size and location of the shed with dimensions from the property lines.
- One copy of a detailed framing plan (a floor framing plan is required for sheds on piers).
- No Metal exterior sheds allowed – location only side and rear

NOTE: Computer generated framing plans provided by retail outlets which do not provide the required information will not be accepted.

What are the minimum construction requirements for a shed?

All sheds including plastic sheds are required to be anchored to a foundation of either concrete piers or a concrete slab. No Building Permit is required for footlocker-type plastic storage containers less than 100-cubic feet in size. No more than three per lot shall be permitted for 100-cubic feet in size.

PIERS

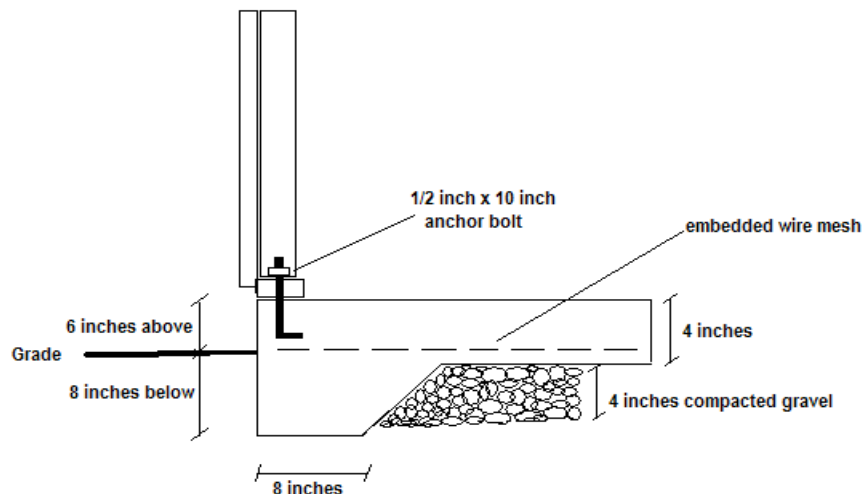
- Minimum depth is 42 inches below grade.
- Minimum 8 inches in diameter or 10 inches square.

POSTS

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

CONCRETE SLAB

- Treated sill nominal 2 inches thick, width not less than that of the studs.
- 1/2 inch bolts located 6 feet on center into concrete, not more than 12 inches from corners.
- Wire mesh embedded in slab.
- A minimum of 4 inches of compacted gravel is required under slab



ADDITIONAL REQUIREMENTS

- All lumber within 8 inches of grade must be treated.
- Shed must be located a minimum of five (5) feet from the side lot line and a minimum of ten (10) feet from any principal structure.
- Sheds may not be placed in any easement. If there is not an easement, the shed must be located a minimum of five (5) feet from the rear lot line.
- The maximum size of a shed is 120 square feet (10 feet x 12 feet).
- Only one (1) shed per lot is permitted.
- The maximum height of a shed shall be 10 feet to the ridge.

REQUIRED INSPECTIONS

- | | |
|----------------------------------|--|
| • Pier holes or slab form | Prior to pouring concrete. |
| • Electrical rough-in | Once electric (if present) is installed but prior to being buried. |
| • Final inspection | When shed is complete. |

Sheds constructed of pressed board siding must be painted or stained prior to final inspection.

**Inspections may be phoned in, or by stopping in at the office.
Inspectors will not take any inspections in the field.
Please give 24 to 48 hour notice for all inspections.**

(847) 658-2700 (option 3)

<p>IMPORTANT INFORMATION CONTACT J.U.L.I.E. <u>BEFORE</u> YOU DIG Dial 811 or 800-892-0123 48 HOURS BEFORE YOU DIG EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS</p>
--

Individual subdivision covenants may have special requirements and restrictions.