



Town of Lancaster

BUILDING DEPARTMENT
21 CENTRAL AVENUE
LANCASTER, NEW YORK 14086
716-684-4171
FAX 685-5317

SHED/GARAGE PERMITS

144 SQUARE FEET AND OVER

INFORMATION REQUIRED

A REVIEW FOR COMPLIANCE IS REQUIRED BEFORE A PERMIT IS ISSUED

AN ACCURATE STAMPED SURVEY

PLOT PLAN SHOWING MEASUREMENTS FROM LOT LINES AND ALL BUILDINGS WITH EXISTING AND PROPOSED GRADE ELEVATIONS

INSURANCE CERTIFICATES IF USING A CONTRACTOR OR WAIVER CERTIFICATE IF SELF CONTRACTING
2 SETS OF DRAWINGS IN COMPLIANCE WITH 2020 RCNYS CODE

LOCAL CODE

TOWN

IN AN R1 AND AR ZONING DISTRICT WITH PUBLIC SEWER

SHED/GARAGE MUST BE LOCATED A MINIMUM OF 5' FROM SIDE AND REAR PROPERTY LINES AND 10' FROM ANY STRUCTURE. 16' MAXIMUM HEIGHT

IN AR ZONING DISTRICT WITHOUT PUBLIC SEWER

SHED/GARAGE MUST BE LOCATED A MINIMUM OF 15' FROM SIDE AND REAR PROPERTY LINES AND 10' FROM ANY STRUCTURE. 16' MAXIMUM HEIGHT

VILLAGE

SHED MUST BE LOCATED A MINIMUM OF 4' FROM SIDE AND REAR PROPERTY LINES, 10' FROM ANY DWELLING AND 5' FROM ANY OTHER STRUCTURE. CORNER LOTS 10' FROM REAR LOT LINE ABUTTING NEIGHBORING SIDE YARD. 14' MAXIMUM HEIGHT.

NO SHED/GARAGE IS ALLOWED IN ANY EASEMENT