



TOWN OF PITTSFORD

Building Department

GARDEN SHEDS/ ACCESSORY STRUCTURES

What information does the town need to issue a building permit?

- What is the square footage of the structure?
- Are there any other roofed or walled accessory structures currently on the property? If so, what is the square footage of those structure(s)?
- Where will the structure be located on the property (Drawn on a copy of property survey)?
- If possible, a picture of proposed structure should be provided.
- Who will be building the structure?
- Does the company or contractor have insurance? (If homeowner is building the structure a homeowners exemption form can be used).
- Do you have any drainage issues where this structure will be located?
- You may have any easements on your property?

Facts about Garden Sheds and Accessory Structures:

- Structures that are 120 square feet or less can be located as close as 4ft from the rear property line and 4ft from the side property line as long as a portion of the structure is within the rear setback.
- Structures that are over 120 square feet but less than or equal to 225 square feet must be outside of the property's setbacks.
- Structures cannot be placed in the front or side yard areas.
- The structures height cannot exceed 12 feet as measured from the average grade at the front of the structure.
- The total square footage of roofed or enclosed accessory structures, including pergolas, shall not exceed 320 square feet in area, with no one structure exceeding 225 square feet. Sheds, garden sheds, pergolas, pool houses, detached garages, etc. are all considered to be accessory structures.