

Block _____ Lot _____

PERMIT# _____

VILLAGE OF RIDGEFIELD PARK

234 MAIN STREET

RIDGEFIELD PARK, N.J. 07660

Building Department - 201-641-4950

APPLICATION FOR THE INSTALLATION OF **SHEDS**

APPLICANT _____

ADDRESS OF APPLICANT _____

Telephone # _____ **Fed. Employ. # or Social Security #** _____

LOCATION OF WORK _____

OWNER OF PROPERTY _____

DESCRIPTION OF WORK (if on platform or base, advise square footage)

_____ size Vinyl _____ size Wood _____ size Aluminum _____ size Steel
Other _____

ESTIMATED COST OF WORK \$ _____

Start Date _____ **Date Completed** _____

Applicant is responsible for maintaining the area covered by this permit until work has been completed and approved by the Building Departments Inspector.

NO CONCRETE MAY BE POURED WHEN THERE IS FROST ON THE GROUND AND THIS SHALL BE GOVERNED BY THE OPINION OF THE BUILDING DEPARTMENT.

Applicant agrees to comply with all the rules and regulations as well as all laws, ordinances, and resolutions, relating to said work and the acceptance of the permit shall be deemed an agreement to abide by all of its terms and conditions.

BUILDING INSPECTOR

Date approved

DATE _____

FEE _____

INSPECTION BY: _____

DATE: _____

Signature of Applicant

Name, Address & Telephone # Contractor

5:23-9.9 Foundation systems for garden type utility sheds and similar structures

(a) Garden type utility sheds and similar structures which are 100 square feet or less in area, 10 feet or less in height and accessory to Use Groups R-2, R-3 or R-4 shall not be required to have a foundation system which extends below the frost line. These structures shall be of sufficient weight to remain in place or shall be anchored to the ground.

(b) Garden type utility sheds and similar structures which are greater than 100 square feet but not more than 200 square feet in area, 10 feet or less in height, and accessory to Use Groups R-2, R-3 or R-4 are not required to be provided with a foundation system that extends below the frost line provided the shed is dimensionally stable without the foundation system. A shed shall be considered dimensionally stable if it is provided with a floor system which is tied to the walls of the structure such that it reacts to loads as a unit. These sheds shall be placed on a bed of gravel not less than four inches in depth or shall have other frost protected design. These structures shall be of sufficient weight to remain in place or shall be anchored to the ground.

New Rule. R.2000 d.166. effective April 17, 2000.
See: 31 N.J.R. 4151(a), 32 N.J.R. 1376(a).

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ARTICLE VII

96-7 SUPPLEMENTARY ACCESSORY USE REGULATIONS

96-7.1 ACCESSORY BUILDINGS AND STRUCTURES.

- a. Any accessory building or structure attached to a principal building is part of the principal building and shall adhere to the yard requirements of the principal building.
 - b. The minimum distance of any accessory building or structure to a property line shall be one (1) foot if a masonry or metal structure and three (3) feet if a frame structure. Accessory buildings and structures shall be at least six (6) feet from other buildings and structures on the lot.
 - c. *Height and area.* Accessory buildings shall not exceed fifteen (15) feet in height and may not occupy more than twenty percent (20%) of the required rear yard or a maximum of six hundred fifty (650) square feet, whichever is smaller.
 - d. *Location.* An accessory building may be erected in the rear of the lot only. If erected on a corner lot, it shall be set back from the side street to comply with the setback line applying to the principal building.
1. **Accessory Structures in Residential Districts.** Accessory structures which are not attached to a principal structure may be erected on a residential lot provided that:
 - (a) Accessory structures, except for storage sheds, shall comply in all respects with the setback requirements applicable to the principal building on the lot except when located in the rear yard.
 - (b) No accessory structure is located closer to the street right-of-way line than the required front yard setback of the principal structure, except as provided by subsection 96-7.8. Subsections 96-5.1c. and 96-5.3b shall also apply to all accessory structures hereunder.
 - (c) No portion of an accessory structure shall be used for living quarters.

- (d) Storage sheds shall be permitted accessory uses within all residential zones. A storage shed is a structure used for storage. The maximum area of a storage shed in a residential zone shall be one hundred and twenty (120) square feet and the maximum height shall be ten (10') feet. No storage shed can be located closer to any lot line than five (5') feet. No storage shed can be located closer to the street right-of-way line than the required front yard setback for the principal structure. Subsections 96-5.1, paragraph c. and 96-5.3, paragraph b. shall also apply to all storage sheds in residential zones.
- (e) In all districts, accessory structures shall not be located less than ten (10') feet from the side or rear wall of the principal structure. Attached decks and balconies which do not comply with this provision, shall be considered part of the principal structure and the entire structure shall be required to comply with the provisions of the regulations governing structures in that district and not the regulations for accessory structures.
- (f) The maximum area of any accessory structure in a residential zone, except for storage sheds, shall be 625 sq. ft. The maximum height of any accessory structure other than a storage shed shall be fifteen (15) ft. and shall not exceed the height of the principal structure.
- (g) The maximum number of accessory structures, excluding storage sheds, on a single lot shall be one.
- (h) An accessory structure located in the rear yard may be erected in one-half of the required yard setback of the principal structure with a minimum of five (5) feet from the side and rear yard setback.