

SHED REQUIREMENTS

CONSTRUCTION PERMIT REQUIREMENT

A construction permit for building work shall not be required for garden-type utility sheds and similar structures that are 100 square feet or less in area, 10 feet or less in height, and accessory to buildings of Group R-2, R-3, R-4, or R-5 and which do not contain a water, gas, oil or sewer connection. A construction permit for electrical or plumbing work shall be required, when applicable.

FOUNDATION AND ANCHORING REQUIRMENTS

1. Foundations are not required for accessory garden-type utility sheds and similar structures that are 100 square feet or less in area, 10 feet or less in height and does not contain a water, gas, oil or sewer connection. They shall be of sufficient weight to remain in place or shall be anchored to the ground.

2. Foundations are not required for accessory garden-type utility sheds and similar structures that are greater than 100 square feet, but not more than 200 square feet in area, and 10 feet or less in height, provided the shed is dimensionally stable without the foundation system and does not contain a water, gas, oil or sewer connection. A shed shall be considered dimensionally stable if it is provided with a floor system that is tied to the walls of the structure such that it reacts to loads as a unit. These structures shall be of sufficient weight to remain in place or shall be anchored to the ground."

ZONING REQUIREMENTS

All sheds are required to obtain a zoning permit prior to installation. The zoning application may be obtained by going to www.neptunetownship.org. Click on "Departments", and then click on "Zoning". Submit your application to the Zoning Department, not the Construction Department. You may contact the Zoning Officer, George Waterman at 732-988-5200, ext. 217, or gwaterman@neptunetownship.org.