

Building Department

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Shed Permitting Policy

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Following is intended to be used as a guide for permitting storage sheds and the like within the jurisdictional boundaries of Flagler County taking into consideration the implementation of the new building code, flood provisions and zoning requirements.

Permits are required for accessory structures greater than 60 square feet in size and/or 6 feet in height. This will provide latitude for pump houses to be put in place provided they do not exceed the size requirements established.

Sheds 61 square feet up to 100 square feet that are not constructed will be required to be permitted for tie downs only. These types of sheds include prefabricated "Rubbermaid" type sheds that are not constructed on site for the purposes of relocation on site. Review of these types of permits will include but not be limited to the tie down placement and type, setbacks, location outside of easements and flood provisions as established for accessory structures and uses. Sheds that are built within these size limitations are required to be permitted utilizing good engineering practices for the construction or any design criteria provided for in the adopted building codes.

Sheds and accessory structures 101 square feet or greater shall be designed in accordance to the methodologies established in the adopted building codes for the construction of the shed including tie downs. Reviews by the Planning and Zoning and Development Engineering Departments are required.