

SHEDS



And Detached Garages

CITY OF MILFORD, CONNECTICUT

Department of Permitting and Land Use

Any accessory structure requires a permit. Our zoning office must ensure that the shed is located appropriately and our building office that the structure is safe.

- You must look up your residential zone. You can obtain this information from our zoning office, or go on-line to Milford's Geographic Information System - <http://www.maphost.com/milford/> or look at the zoning district map on-line: [http://www.ci.milford.ct.us/Public Documents/MilfordCT Maps/Zoning 2009 Index.pdf](http://www.ci.milford.ct.us/Public_Documents/MilfordCT_Maps/Zoning_2009_Index.pdf)
- Zones R-5 – R7.5, R-10, R-12.5 require the detached accessory building to be 4 feet from the side property line and 5 feet from the rear property line. Zone R-18 requires the accessory building to be 10 ft from the side and rear property lines. R-A and R-30 requires 15 feet from the side property line and 10 feet from the rear property line.
- All structures must be 8 feet from any other structure (deck, house, pool, shed, etc.).
- The total square footage of all accessory structures (garages, sheds, etc.) cannot exceed 50% of the square feet of the size of your home.
- All applications for a zoning permit must be accompanied by a 3 copies of a plot plan drawn to scale. This shows the size of the lot and where all the structures are located on the lot. (Sample plot plan is provided in a separate handout.)
- Your permit submittal must also include three sets of construction plans or, if you are seeking a permit for a pre-fabricated shed, the brochure or data sheet from manufacturer: minimum snow load information (30 lbs. per square foot) and rating information (for 110 mile per hour winds).
- For installation of a shed, mechanical fasteners/anchors must be properly fastened to resist 110 mile per hour design wind loads. Fasteners cannot be made of plastic. Please call our building office for more information.

Milford Department of Permitting and Land Use

Building: 203-783-3234

Planning and Zoning: 203-883-3245

Wetlands: 203-783-3256

Director: 203-783-3374

70 West River Street
Milford, Connecticut 06460
<http://www.ci.milford.ct.us>