



Village of Round Lake Community Development

442 N. Cedar Lake Road, Round Lake, IL 60073

Ph. 847-546-0963 Fax 847-546-1872

www.eroundlake.com

SHED REQUIREMENTS

PERMIT APPLICATION CHECKLIST

- Complete and sign Building Permit Application.
- Provide copy of contract including scope of work (if applicable).
- Provide one copy of plat of survey showing the sheds location, size of the shed and distance of shed from house and from lot lines. **Plat of survey is required to complete plan review.**
- Provide description of shed (plastic, steel, wood, pre-fab), dimensions of shed (height, length, width) and method of attachment to ground (ground anchors, concrete slab).
- If shed is built on site, construction plans required including materials list.
- Homeowner's Association approval letter (if applicable).
- Call JULIE at 1-800-892-0123 for location of utilities prior to digging.

Permit applications will NOT be accepted without all of the above requirements.

PERMIT FEES

The cost for a pre-built shed is \$90.00 Residential, \$105 Commercial.

The cost for a framed shed is \$140.00 Residential, \$155 Commercial.

Additional fees may apply, please refer to the Village of Round Lake Municipal Code 20.56.010.

PERMIT GUIDELINES

- Maximum size of shed is two hundred (200) square feet.
- Shed must be a minimum of ten (10) feet from rear property line.
- Shed cannot be located closer than ten (10) feet from the house.
- Shed must maintain same side yard setback as the house (depends on zoning classification).
- Sheds are not allowed in the front yard.
- Sheds are not allowed in drainage or utility easements.
- Shed required to be anchored to grade (ground). Must show method of anchoring.
- Ultimate location of shed depends on setback lines shown on plat of survey.

INSPECTIONS

1. Shed location
2. Footing/pre-pour (if applicable)
3. Final

Updated 1.1.19