

OLD KING'S HIGHWAY HISTORIC DISTRICT

SHEDS

A single wooden shed may be allowed, for residential use, if appropriate for site and associated structures, and if meeting the following criteria:

- SIZE -
 - A. **Less than or equal to 120 Square feet** in floor and no more than 12 feet in height to ridgeline requires an Application for a **Certificate of Exemption**
 - B. **Greater than 120 Square feet** in floor area requires an Application for a **Certificate of Appropriateness**
- ROOF PITCH -The roof must have at least a 7/12 pitch. The roof must rise at least 7 inches for every 12 inches of run or match the roof pitch of the existing house.
- ROOF MATERIAL- Asphalt or wood shingles. If asphalt shingles are used, they should match the roof color of the house.
- SIDING -Clapboards and/or cedar shingles are preferred; Barn board is acceptable; Texture T1-11 is not acceptable.
- DOORS and WINDOWS- At least one door and one proportional window.
- COLOR -Natural (unpainted), white, light gray or a color matching the existing house.
- FOUNDATION -No more than 12 inches of foundation exposed.
- LOCATION -at least the minimum distance required by the town from the side and rear lot lines. The front of the shed shall not be extended farther forward on the lot than the rear wall of the existing house.

APPLICATION REQUIREMENTS:

A. Certificate of Exemption (to be reviewed by OKH Chairman)

- ___ 1 copy: Certificate of Exemption Application
- ___ 3 copies: Site/plot plan showing the location of shed in relation to other structures on the property.
- ___ 3 copies: Elevation drawings (1/4" scale) of all sides of shed / or manufacturer brochure containing the shed specifications
- ___ 1 set: Color Photos (Front of house & area where shed is to be placed)
- ___ \$20 application fee

B. Certificate of Appropriateness (to be presented at an OKH Committee meeting)

- ___ 1 copy: Certificate of Appropriateness Application
- ___ 4 copies: General specification sheet (listing foundation, doors, windows, siding, roof)
- ___ 1 Abutters list (Map and Lot numbers of direct and across the street abutting parcels)
- ___ 4 copies: Site/plot plan showing the location of shed in relation to other structures on the property
- ___ 4 copies: elevation drawings (1/4" scale) of all sides of shed or manufacturer brochure containing the shed specifications
- ___ 4 copies: color photos of front of the house and the area where shed is to be placed
- ___ \$25 application Fee