

Wheatfield Lakes Homeowners Association Ltd.

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52 South Union Rd. Williamsville, NY 14221

Shed Requirements Checklist for the Master HOA

- Must complete and submit an Architectural Approval Form
- Must obtain Initial Approval from the Master HOA Board **prior to the start of project**
- Must follow ALL governmental requirements for the Town of Wheatfield
- Must obtain a permit from the Town of Wheatfield (if required)
- Must agree to maintain the shed throughout the life

- The shed must meet these architectural requirements:**
 - one story
 - Not exceed a maximum of
 - Have a maximum height roof of 9 feet
 - This is determined at the midpoint between peak and eave
 - Exterior materials (siding, roofing, soffits, fascia, trim, door etc) must match the residence
 - T-111 wood siding and plastic sheds are **NOT** permitted
 - Roof style and pitch should match the main roof pitch on the residence
 - Gambrel roofs are **NOT** permitted
 - The shed must have a door to keep stored items from view

- The shed's location must meet these requirements:**
 - Must not be located closer to the street than the rear line of residence
 - Must not extend beyond the plane of the sides of the residence
 - FYI - Shed must be behind the plane of your home

Forms Required for Approval:

1. Architectural Approval Form filled out with explicit detail including the types of materials, colors, and dimensions. Pictures, samples, and brochures are recommended.
2. A copy of your survey **WITH** the shed location identified
3. Contractor's Insurance Certificates
4. A permit from the Town of Wheatfield with any variances attached (a copy of the signed form works best)

Please expect a response in at least FIVE (5) business days.