

Sheds (reference old section 4.5, 4.6.B, 6.5.B)

- A shed is a permanent structure that must meet the following requirements:
 - Maximum 200 square feet (measured outside wall to outside wall).
 - Must be free standing.
 - May be placed on pier blocks. A concrete slab is not allowed.
 - Maximum wall height of 8 feet, and maximum overall height of 10 feet 2 inches.
- A shed must be placed within the following limits:
 - Minimum 5 feet from any other structure
 - Minimum 2.5 feet from adjacent lots
 - Minimum 2 feet from the back of the lot, and minimum 3 feet from the utility post.
 - Must be placed in the half of the lot farthest from the road, preferably at the very back of the lot.

Additional Restrictions on Sheds (reference old section 4.5, 4.6.B, 6.5.B)

- Hardwired electrical installations in sheds require a permit through the Washington State Department of Labor and Industries. Non-hardwired installations must have the electric cord inside conduit all the way from the structure to the utility post.
- Electrical appliances requiring greater than 110 volt service may not be used in a shed.
- Heated sheds require a Jefferson County building permit.
- Persons may not sleep in a shed at any time.
- A maximum of 2 accessory rooms or 2 sheds or one of each type of structure is allowed per lot, and only if there is enough space to conform to all placement requirements.
- Sheds must meet current building and wiring codes, and must be approved before being placed in the park. The ALRC Design Request must include a site plan showing all other structures and parking, and construction specifications including colors and exterior dimensions.

Storage Bins (reference old section 4.5)

- A storage bin is defined as a prefabricated vinyl or resin structure of 72 cubic feet (540 gallons) or smaller.
- A maximum of 2 storage bins are allowed per lot.
- One storage bin housing a generator is allowed in addition to the 2 bins used for storage.
- All storage bins require ALRC approval

Propane Tanks (reference old section 5.5)

Placement of external propane tanks is to be identified on the ALRC form and is subject to approval by the ALRC committee. A Jefferson County permit is required for all propane tank installations except for tanks installed on travel trailers/BBQ's. Leaseholders are responsible for acquiring a Jefferson County permit and assuring installation is in accordance with current Jefferson County Code.

<https://www.cognitofirms.com/DepartmentOfCommunityDevelopment/MechanicalPermit>

FOR SAFETY REASONS DBR WILL NOT ALLOW:

- Multiple tanks to be "connected" together. Only one tank per feed is allowed. (DBR Requirement.)
- Tanks installed with tank valve closer than 5 feet to a window at the same height or lower.
- Tanks installed with tank valve closer than 10 feet to any air intake for a direct-vent appliance
- Tanks installed with tank valve closer than 10 feet to ignition sources (electrical pedestal, electrical outlets, HVAC equipment, etc.) (Jefferson County Requirement.)
- Tanks installed with tank valve closer than 3 feet to any recreational vehicle or structure if skirting is non-existent or is the open type, as in lattice. (NOTE) Tanks may be placed adjacent to skirting/structure providing skirting/structure is solid, ex: hardboard, wood, for at least 5 feet on each side of the tank valve. (Jefferson County Requirement.)

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- Diagram illustrating the minimum clearance requirements for a gas furnace or boiler installation, showing various components and their distances from the furnace/boiler and the property line.
- Central A/C compressor (source of ignition): 10 ft (min) (Note 1)
 - Intake to direct-vent appliance: 10 ft (min) (Note 1)
 - Window air conditioner (source of ignition): 10 ft (min) (Note 1)
 - Under 125 gal w.c.: 5 ft (min) (Note 2)
 - 125-500 gal w.c.: 10 ft (min)
 - 501-2000 gal w.c.: 25 ft (min) (Note 3)
 - Crawl space opening, window, or exhaust fan: 10 ft (min)
 - Nearest line of adjoining property that may be built upon: 25 ft (min) (Note 3)
- For SI units: 1 ft = 0.3048 m

Note 2: Refer to 3.2.2.2(d)

Note 3: This distance may be reduced to no less than 10 ft for a single container of 1200 gal (4.5 m³) water capacity or less, provided such container is at least 25 ft from any other LP-Gas container of more than 125 gal (0.5 m³) water capacity. Refer to 3.2.2.2 Exception No. 2.