

# **SOUTHCHASE PARCEL 6**

COMMUNITY ASSOCIATION  
Management Agent: ASC Property Services Inc.  
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## **Shed ARC Guidelines**

Adopted April 25, 2022

1. Only one shed per property.
2. Orange County permit is required.
3. Shed size can be no larger than 120 Square Feet.
4. Shed height at the roof peak must be less than 9 feet 5 inches.
5. Shed siding material can be wood, lap siding, or stucco.
6. Shed siding cannot be aluminum or plastic.
7. Shed roof material to be shingled to match the house roof as close as possible.
8. Shed roof style for detached sheds must be peak roof also known as ranch style.
9. Shed roof style for attached shed must be lean-to style – a pitch away from the house.
10. No Barn style roofs are allowed.
11. Shed color to be painted to match the body and trim color of the house.
12. Lakefront lots must have an attached shed.
13. Attached means the shed is right up next to the house within 1-2 inches.
14. No shed will be allowed in the front yard.
15. No shed will be allowed on the side yard unless the lot has a non-standard shape and will be considered case-by-case.
16. Lots not on the water may install an attached or detached shed.
17. Lots that back up to the brick wall must comply with Orange County setbacks.
18. Attached sheds do not require the yard to be fenced.
19. Detached sheds require the yard to be fenced according to ARC Fence Guidelines.
20. Detached sheds must be 5 feet away from the house and property lines to comply with county setback rules and fire/rescue egress and ingress rules.
21. Corner lots may be required to comply with 15 foot setback from road.
22. The final inspection document from the county must be submitted upon completion of the shed.
23. All applicable Local, County, City, State and Federal Laws must be followed when installing a shed along with the above guidelines.