

***City of Canandaigua***  
**Office of Development and Planning**

Richard E. Brown  
Zoning Officer  
(585) 337-2180  
[Richard.Brown@CanandaiguaNewYork.gov](mailto:Richard.Brown@CanandaiguaNewYork.gov)

Justin Kesel  
Code Enforcement Officer  
(585) 337-2181  
[JKesel@CanandaiguaNewYork.gov](mailto:JKesel@CanandaiguaNewYork.gov)

**FREQUENTLY ASKED QUESTIONS: FENCES & SHEDS**

**FENCES**

- Fences require a building permit, even when replacing an existing fence.
- Fences in the side or rear yard can be located on the property line. There is no required setback.
- Maximum height of a fence is 6 feet and no more than 3 feet in the front yard.
- Corner lots are considered to have 2 front yards.
- There is no requirement that the “good side” face the neighbor.
- The design of a fence must be reviewed by the City Planning Commission if the property is within the historic district or is designated historic.
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**RESIDENTIAL STORAGE SHEDS**

- Sheds require a building permit, even when pre-fabricated and set on skids.
- Maximum size for residential sheds is 240 square feet.
- Two accessory structures are permitted, with a total of 360 square feet maximum.
- Sheds must be located in the side or rear yards.
- Sheds must be located 5 feet from the property line and 10 feet from the house.
- The design of accessory structures must be reviewed by the City Planning Commission if the property is within the historic district or is designated historic.

**Application process:**

1. Draw the fence or shed location on a survey map of the property.
  - Copies of survey maps may be available at the County Clerk’s Office, 20 Ontario St, Canandaigua, or online through OnCor <https://ontariocountyny.gov>
2. Indicate the height and type of fence (e.g. 3-foot, vinyl picket fence).
3. Building Permits require:
  - Signature of the property owner.
  - Workers’ Compensation and Disability (or exemption) insurance certificates from the contractor or individual installing the fence.