



Gilchrist County Building Department

209 SE 1st Street Trenton, FL 32693

Phone: (352) 463-3173 Fax: (352) 354-9113

No Fee Exempt Building Application Gilchrist County Ordinance 2025-09 for Assessor Building

Please print

Property Owner Information		
Owner Name:		
Mailing Address:		
City:	State:	Zip:
Contact phone number:	E-mail:	
Property/Project Information		
Parcel #:		
Number of Acres:		
Property Address:		
Size of structure:		
<i>The structure can only be used as a barn, parking, or storage.</i>		

Land Use Requirements

- a) *Accessory Structures shall not be located in the required front, side, or waterfront yards; however, may be located in rear yards not less than 5 feet from the rear lot line.*
- b) *Setbacks for accessory structures shall be as follows:*
 - (1) *Front: The established setback for the land use district.*
 - (2) *Side and Rear: 5 feet.*
- c) *Accessory structures permitted prior to a principal use or structure, in accordance with Section 7.01.01 above, shall be limited to electric service with a maximum of 60 AMPS.*
- d) *All accessory structures located within a FEMA Designated Flood Hazard Area shall be subject to the applicable Floodplain Management standards established in [Section 5.01](#) of this Land Development Code, the Florida Building Code, and ASCE 24.*

Signature of Owner/Affiant

Date

Printed Name of Owner/ Affiant

Signature of Owner/Affiant

Date

Printed Name of Owner/ Affiant

ORDINANCE NO. 2025-09

AN ORDINANCE OF GILCHRIST COUNTY, FLORIDA, AMENDING THE GILCHRIST COUNTY CODE OF ORDINANCES, AS AMENDED; RELATING TO AN AMENDMENT TO SECTION 18-1 OF THE GILCHRIST COUNTY CODE OF ORDINANCES; REQUIRING A PERMIT TO CONSTRUCT, ERECT, ALTER, OR REPAIR ANY BUILDING WITHIN THE UNINCORPORATED LIMITS OF GILCHRIST COUNTY, FLORIDA; PROVIDING FOR AN EXEMPTION TO THE PERMIT REQUIREMENT AS ESTABLISHED IN SECTION 102.2.5 OF THE FLORIDA BUILDING CODE; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is the intent of the Board of County Commissioners to promote, protect, and improve the health, safety, and welfare of the citizens of Gilchrist County, Florida;

WHEREAS, Sections 553.70 through 553.898, Florida Statutes, as amended, adopts the Florida Building Code;

WHEREAS, the Florida Building Code is the State Minimum Building Code, and all future additions and revisions thereto;

WHEREAS, the minimum requirement for permitting is established by the Florida Building Code; and,

WHEREAS, Section 102.2.5 of the Florida Building Code establishes exemptions from said permitting requirements.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF GILCHRIST COUNTY, FLORIDA, AS FOLLOWS:

Section 1. Section 18-1 of the Gilchrist County Code of Ordinances is hereby amended, as follows:

Section 18-1 - Permits.

(a) *Required.* It shall be unlawful to construct, erect, alter, or repair any building or structure within the unincorporated limits of Gilchrist County, Florida, without obtaining a permit from the Gilchrist County Building Department, except as exempt below.

- (1) Any construction, addition, alteration, or repair to an accessory building, performed by the property owner upon his or her own property, provided any construction, addition, alteration, or repair shall not exceed 800 square feet: or,
- (2) Any construction, addition, alteration, or repairs by a nonowner to an accessory building, provided the total cost, including labor, shall not exceed \$5,000 within any 12-month period: or,
- (3) Any prefab accessory, storage or carport not exceeding 800 square feet.

(b) Exemptions under this section do not apply to construction, erection, alteration, or repair of any building or structure located within a mapped Special Flood Hazard Area.

Section 2. Severability. If any provision or portion of this ordinance is declared by any court of competent jurisdiction to be void, unconstitutional or unenforceable, then all remaining provisions and portions of this ordinance shall remain in full force and effect.

Section 3. Conflict. All ordinances or portions of ordinances in conflict with this ordinance are hereby repealed to the extent of such conflict.

Section 4. Effective Date. Pursuant to Section 125.66, Florida Statutes, as amended, a certified copy of this ordinance shall be filed with the Florida Department of State by the Clerk of the Board of County Commissioners within ten (10) days after enactment by the Board of County Commissioners. This ordinance shall become effective upon filing the ordinance with the Florida Department of State.

Section 6. Authority. This ordinance is adopted pursuant to the authority granted by Section 125.01, Florida Statutes, as amended, and Sections 163.3161 through 163.3248, Florida Statutes, as amended.

PASSED AND DULY ADOPTED, in regular session, with a quorum present and voting, by the Board of County Commissioners on this 6th day of October 2025.