

Relocate Storage Shed

Overview

- Stand-alone sheds can be moved out of the path of potential flood waters by moving them to an area on the property above the Base Flood Elevation line (BFE).
- In addition to the high likelihood of the shed being destroyed during a flooding event, sheds can become a hazard during flooding events. Sheds can alter flooding conditions by increasing wave and/or debris impact forces for the structure and/or neighboring structures.
- If there is sufficient, unoccupied space on the property above the BFE, the shed could be moved to a less flood prone location.
- If there is not sufficient, unoccupied space on the property that is above the BFE, it may be safer to remove the shed completely or elevate the shed rather than move it.

Movement Considerations:

- Before moving the shed, it should be thoroughly inspected to ensure there is no existing damage that would be exacerbated by movement.
- All items should be removed from the shed before movement.
- The yard in the shed's new location may need to be graded prior to placement.
- Landscaping may be necessary for the original location of the shed.



Key Takeaways

During flood events, water can cause extensive damage to any structure within the floodplain, including stand-alone storage sheds.

Sheds can be severely damaged or destroyed in flooding events. Additionally, they can become a hazard during a flooding event.

In order to minimize damage costs and flood risks, sheds can be moved to a different location above the BFE on the property, if such a location exists.



Photo credit: Zoltan Tasi via CC2.0



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I-ADAPT

Exterior Adaptation

Relocate Storage Shed

Estimated Costs/Benefits

*U.S. dollars (2022), estimates are subject to change

Potential Costs		Potential Benefits	
Item	Estimate	Post-Flood Recovery Actions	Estimate
Re-grade lawn in new shed location	\$500-\$1,000	Shed debris removal /demolition	\$600-\$2,000
Shed moving service	\$200-\$500		
		New shed	\$1,500-\$10,000
ESTIMATED TOTAL COST	\$700-\$1,500	ESTIMATED TOTAL SAVINGS	\$2,100-\$12,000

Expected Maintenance

- Regular shed maintenance.

Additional Resources

- [FEMA: Accessory Structure](#)
- [FEMA P-499: Home Builder's Guide to Coastal Construction](#)

Resources can also be found at <https://de.gov/iadapt>

Additional Actions

- The lawn in the new location of the shed may need to re-graded prior to moving the shed.
- The original shed location may need to be landscaped after the shed is moved.
- New electrical outlets/lines may need to be installed.

Permitting Agencies

Contacts for permitting requirements include but are not limited to the following:

- Your city and/or county government for local flood ordinances or regulations
- Your city and/or county government for building permits
- [DNREC Coastal Construction Permit](#)

Who to Contact

- Design professional or engineer
- General contractor

Technical definitions and more information are located on the I-ADAPT website: <https://de.gov/iadapt>.



This information is intended to be used for planning purposes. It is not intended to substitute or take precedence over the guidance of design engineers, contractors, utility companies or regulatory agencies.

For more information, contact DNREC's Division of Climate, Coastal and Energy at DNREC_IADAPT@Delaware.gov

