

## FENCE AND HEDGE BUILDING AND ZONING REQUIREMENTS

### **WHEN PERMIT IS REQUIRED**

- ANY FENCE OVER 6' HIGH, ELECTRIC FENCES, & BARBED WIRE FENCES  
Submittal documents required:
  - SKETCH OR DESIGN SHOWING DIMENSIONS AND STRUCTURAL ELEMENTS
  - PLOT PLAN SHOWING LOCATION

ALTHOUGH NO PERMIT IS REQUIRED FOR OTHER FENCES, THESE LIMITATIONS APPLY TO ALL:

### **HEIGHT AND LOCATION**

- IF WITHIN A FRONT, SIDE, OR REAR SETBACK OR WITHIN 5' OF A LOT LINE:
  - NO PORTION MORE THAN 10% SOLID MAY EXCEED 8' HIGH
  - NO PART CAN BE WITHIN 2' OF ANY ALLEY OR STREET R.O.W. LINE
  - AT STREET INTERSECTIONS, VISION TRIANGLE LIMITS APPLY:
    - \* NO PORTION CAN BE MORE THAN 2' ABOVE THE CURB MEASURED 30' ALONG THE LEGS OF THE TRIANGLE AS FOLLOWS:
      - LOCAL AND COLLECTOR STREETS MEASURED ALONG THE CURB
      - ARTERIAL STREETS MEASURED ALONG THE R.O.W.
      - WHERE THE LOCAL/COLLECTOR AND ARTERIAL INTERSECT, MEASURE AS ABOVE
  - FENCES LESS THAN 20% SOLID ARE EXEMPTED FROM THE VISION TRIANGLE LIMITS (such as a split rail fence)
  - IN "R" ZONES OR WITHIN 50' OF A "R" ZONE ALONG THE SAME FRONTAGE:
    - \* FENCES WITHIN THE FRONT SETBACK CANNOT EXCEED 4' HIGH.
      - IF A FRONT SETBACK ABUTS AN EXPRESSWAY OR ARTERIAL STREET, A FENCE MAY BE A MAX. 6' HIGH WHEN:  
FRONT YARD IS WITHIN A DOUBLE FRONTAGE LOT OR A REVERSED CORNER LOT.

### **WHEN FENCE ENCLOSURES ARE REQUIRED**

- OUTDOOR SWIMMING POOLS 18" OR MORE DEEP SUBJECT TO THE FOLLOWING:
  - POOL EDGE LESS THAN 4' ABOVE GRADE
    - \* FENCE AT LEAST 4' HIGH
    - \* CONSTRUCTED SO THAT A 5" SPHERE CANNOT PASS THROUGH
    - \* BUILDINGS MAY BE USED AS PART OF ENCLOSURE
    - \* GATES OR DOORS THROUGH ENCLOSURE MUST HAVE A SELF-CLOSING AND SELF- LATCHING DEVICE. (EXCEPT DOORS OF BUILDING)
- DOG RUNS
  - \* SUFFICIENT IN HEIGHT AND CONSTRUCTION TO CONTAIN DOG. CANNOT BE LOCATED IN A SIDE SETBACK OR WITHIN TEN FEET OF A REAR LOT LINE.

### **DEFINITIONS**

FRONT LOT LINE- The line separating a lot from the street right of way.

REAR LOT LINE- The lot opposite and most distant from the front lot line.

STREET-SIDE LOT LINE- Any lot line that separates a lot from a public or private street (not including alleys or private rear lanes).

FRONT SETBACK LINE- A line parallel to the street and as far back from the street as specified for the principal building front setback.

**FRONT SETBACK AREA** - The area on a lot between the street-side lot line(s) and the front setback line.

**REAR SETBACK AREA**- On an interior lot, the area extending from one side lot line to another side lot line and between the rear setback line and rear lot line. On a corner lot, the area extending from the side lot line to the front setback line between the rear lot line and the rear setback line. On a double frontage lot, there is no rear setback.

**SIDE SETBACK AREA** - Any setback area between a side lot line and a side setback line that is not a front or rear setback area.

**LOT LINE**- A line oriented by stable points of reference which establishes one boundary of a lot.

**LOT FRONTAGE**- The continuous width of a lot measured along the public right-of-way line.

**LOT, DOUBLE FRONTAGE**- A lot having frontage on 2 parallel or approximately parallel streets.

**LOT, CORNER**- A lot located at the intersection of 2 or more streets.

**LOT, REVERSED CORNER**- A corner lot, the rear of which abuts the side of another lot.

**LOT, INTERIOR**- A lot bounded by a street on only one side.

**STREET, LOCAL**- A street used primarily for access to abutting property and for moving local traffic.

**STREET, COLLECTOR**- A street whose principal function is to carrying traffic from local streets to arterial streets.

**STREET, ARTERIAL**- A street whose principal function is to provide for through traffic and which is designed to carry large volumes of traffic.