



## Residential Fences

### GENERAL INFORMATION:

All new and/or replacement fences require a building permit prior to construction.

### PLAN SUBMITTAL REQUIREMENTS:

1. Site plan is required that indicates the location of the proposed fence.
2. Plans must indicate proposed materials to be use to construct the fence i.e. wood, chain link, wrought iron.

### INSPECTIONS:

1. Inspection of the fence construction is required after all work has been completed.
2. Inspections can be requested by calling the Inspection Request Line @ 972-227-2994. Inspections requests received before 7:00 A.M. will be made the same day of the request.

### FENCING SPECIFICATIONS:

1. Fencing between houses may be a maximum of 8 feet in height and constructed of a solid material, but may not extend than the rear or side property lines.
2. Fences along a street:
  - ✓ May be no closer to the street than the side or rear property line.
  - ✓ May be up to 8 feet in height at the rear and side of the building and may not extend past the front corner of any building toward the front of the property.
3. Notwithstanding the above, picket fences are allowed in the front yard as long as the property line is not encroached. Chain link fences are not allowed in the required front yard.
4. Fences along a rear alley may be up to 8 feet in height and must be located at least 3 feet back from edge of alley pavement. They may also be solid unless facing a trail or open space.
5. Solid wood fencing must be constructed using metal posts set in concrete, or brick or stone columns.
6. Split rail, steel pipe, wrought iron and decorative metal fences are encouraged in Agriculture (A) and Single Family Estate (SF-E) districts.
7. Barbed wire fences may be used without restrictions when in conjunction with agricultural and related activities, provided, however no barbed wire fence shall be located on any platted property zoned for single family.

### ALLOWED CONFIGURATIONS:

1. Picket fences in front yards shall be a minimum of 50% open and include corner posts. They may be a maximum of 48 inches in height. Materials include painted rot-resistant wood, metal or flat topped (non crimped or capped) plastic/PVC or similar material with integrated color.
2. Wood fences greater that four (4) feet in height shall be constructed using metal posts set in concrete.
3. Wrought iron style fences must be constructed of minimum ½ inch material primarily oriented vertically. There shall be 4" to 6" spacing between vertical elements.
4. The finish side of all perimeter fencing which is visible from a public area or right of way shall

face outward.

5. Chain link fencing is not allowed in the required front yard setbacks.

**FEES:**

The basic permit fee for a residential fence is determined by the construction cost as outlined in Table 1-A as adopted by the City of Lancaster.