

14-400-02 - Fences

14-400- General. The general regulations of this subsection apply to all fences, regardless of the zoning district in which they are located.

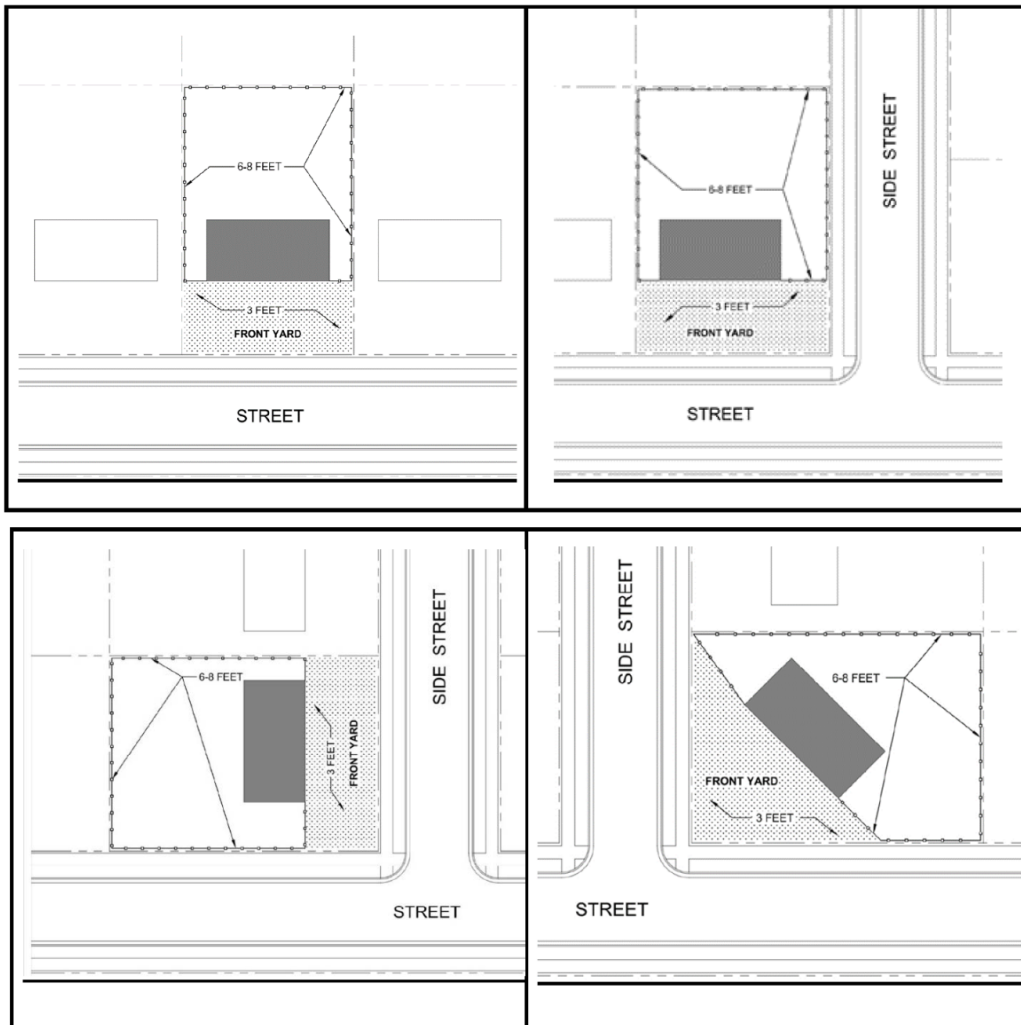
1. All fences must be constructed in a workman-like manner of customary or normal fencing materials.
2. The materials used in fence construction must be manufactured and marketed for construction of permanent fences.
3. Plastic-coated, chain-link fences are allowed only in those instances where chain-link fencing is allowed.
4. Materials typically used for temporary fences, such as plastic, PVC, or similar materials may not be used for permanent fences.
5. Bright colors such as orange, yellow or red are not permitted for permanent fences.
6. Not more than two different types of materials may be used in the construction of any fence.
7. All fence support structures must be located on the inside of the fence covering material.
8. All fences must be maintained in a reasonable condition and vertical position, and any missing or deteriorated slats, pickets, other fencing material, or structural elements must be replaced in a timely manner with the same quality of material and workmanship.
9. No fence may be used to display any sign or advertising material other than a small—maximum one square foot—placard identifying the sign contractor/manufacturer. Advisory 'No Trespassing' and related safety/warning signs of two square feet or less may be posted on fences.
10. No private fence shall be installed on public property, including in the street right-of-way. Fences are subject to the intersection visibility standards of the Public Works Manual.
11. Fences around tennis courts, swimming pools and other similar recreational facilities are limited to ten feet in height. Such fences must comply with any other requirements of the City Code.
12. Electrically charged fences are prohibited except in the R-A district, where they may be used in conjunction with bona-fide farming activities.
13. Barbed wire fencing is prohibited except where it may be used in conjunction with bona-fide agricultural activities. Barbed wire fencing may also be approved as an administrative adjustment when deemed necessary to protect health and safety in association with utility structures, landfills, airports or similar facilities. When approved as an administrative adjustment, barbed wire fencing must be located at least seven feet above grade. For the purposes of this chapter, the term "barbed wire" shall include concertina wire, razor wire, razor ribbon and other security wire types.

14-400- Residential Zoning Districts. The regulations of this subsection apply to all fences in R zoning districts.

- 02-B.**
1. Chain-link fences must be installed with barbs turned down.
 2. No fence or wall in a residential district may exceed eight feet in height.
 3. Residential fencing locations, see Figure 400-1 below.
 - (a) Interior Side and Rear Yards — Fences or walls in interior side or rear yards shall not exceed six feet without a fence permit, or up to eight feet with a fence permit.
 - (b) Front and Street Side Yards — Except for fencing around bona-fide agricultural activities, no fence or wall located in front yard of a residence, or along a side street in front of a residence, shall exceed

three feet in height. Such fence shall be at least 50 percent transparent and may include chain-link, picket, wrought iron, and split rail fencing. Fences or walls in street side yards not in front of a residence, shall not exceed six feet without a permit, or up to eight feet with a fence permit.

Figure 400-1. Residential Fence Locations



4. For fencing on through lots, the rear yard fence shall be located no closer to the abutting street than the established building line or the required building setback for that street in the following instances:
 - (a) where the rear property abuts a street where the principle building on the adjacent property fronts on that street, or;
 - (b) where the adjacent property has the potential to be subdivided into a lot which fronts onto that street.

The Community Development Director shall have the authority to reduce the required rear setback for the through lot upon consideration of the available/proposed sight distance, the height and opaqueness of the fence, the elevation of affected properties, the street's classification, and the character of the neighborhood.

14-400- Office, Commercial and Industrial Zoning Districts. The regulations of this subsection apply to all fences in 02-C, O, C, and I zoning districts.

1. Location—A fence may be constructed on any side or rear property line but shall not be located in any

required exterior setback or be closer to any public or private street than the principal building, whichever is greater.

2. Height—Fences shall not exceed eight feet in height.
3. Lots adjacent to arterial, minor arterial and collector streets—Fences shall consist of either brick, stone, integrally colored decorative concrete masonry units (CMU), exterior stucco, pre-cast concrete panels, wrought iron, plastic (PVC) or wood. The Community Development Director may approve alternate materials and designs of similar quality to those listed herein.
4. Lots adjacent to other streets—Fences shall consist of either vinyl clad chain link fabric or the materials identified in #3 above. The Community Development Director may approve alternate materials and designs of similar quality to those listed herein.
5. Vacant lots—Vacant lots shall not be fenced. The Community Development Director may waive this prohibition for temporary or seasonal uses.
6. Anti-graffiti—When possible, fencing shall utilize anti-graffiti materials or treatment.
7. Permit required—All fencing constructed in O, C, and I districts shall require a permit from the Community Development Department.

(Ord. No. 17446; Ord. No. 17832; Ord. No. 17942; Ord. No. 17496; Ord. No. 19149, § 1, 8-17-2020)