

## SECTION 215 FENCES, WALLS AND PROTECTIVE BARRIERS

1. The erection, construction or alteration of any fence, wall, hedge or other type of protective barrier shall be approved by the Building Administrator as to their conforming to the requirements of this zoning district wherein they are proposed, and the Chesterfield Township Fence Ordinance, and the requirements of this section.
2. All fences erected in multiple family, office, commercial, industrial and water front districts require approval of the Planning Commission as part of site plan review. Such fences shall not be located in the required front yard or enclose any required parking.
3. Fences in other than A-1 districts, which are not specifically required under the regulations for the individual zoning districts, shall conform to the following requirements.
  - a. No fences shall hereafter be erected along the line dividing lots or parcels of land or located within any required side or rear yard in excess of six (6) feet or less than three (3) feet in height above the mean grade.
  - b. Only decorative, non-obscuring split-rail fences, 24 to 42 inches high, shall be permitted in a front yard. Similar fences which are utilized and designed for the sole purpose of being an architectural/landscape feature may be reviewed and approved by the Planning Commission. All other fences shall not encroach into the front yard, except that portion of lot abutting Anchor Bay and the Salt River south of Callens Road. No Privacy fences shall be permitted outside of the building envelope on any waterfront or canal lot or parcel.
  - c. All fences hereafter erected shall be constructed of material customarily used for residential fences and be properly maintained at all times. Barbed wire, or any other sharp or pointed object(s) of any kind, or electric current applied to said fences is prohibited.
  - d. Street side yard fences, other than those permitted in G.3.b above, shall be setback a minimum of five(5) feet from the side street right-of-way and may not intrude into the building front yard. The property line starts one (1) foot from the sidewalk.
  - e. Fence requirements for pool protection are required to meet the barrier requirements mandated by the current building code in effect.
4. Privacy fences or screens in residential districts may be constructed within a required rear or side yard. In no case shall such fence or screening be extended further than the building line into any yard area requirements in the Water Front Districts.
5. Homeowners or agents are responsible for **accurate** verification of lot lines and placements of fences. Chesterfield Township will not be held responsible for placement on inaccurate lot line locations or easement encroachments.
6. Zoning permits are required for all fences, walls and protective barriers @ a fee of \$35.00.
7. When applying for a permit you need to do the following:
  1. Bring in two copies of your mortgage survey.
  2. Highlight or outline where the fence will be located on the mortgage survey.
  3. Indicate the size and type for fence to be installed.
  4. Drivers license of applicant.
  5. Two copies of this fence ordinance, signed.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_