

Section 4.16 FENCE REGULATIONS

- A. The height of fences or hedges is subject to the following provisions:
1. No fence or hedge shall exceed four feet in the front yard.
 2. No fence or hedge shall exceed six feet in the side or rear yard.
 3. No fence or hedge shall obstruct the vision of motorists on adjacent streets or vision of motorists entering any street or other public way open to vehicular traffic from an adjacent driveway. The Road Commission shall be consulted as to whether the placement of the fence will be located in a clear vision zone area.
 4. Fences with a height greater than six feet are permitted in the side or rear yard for the purpose of retaining or excluding animals and the fence shall have clear visibility through it (such as a chain link fence).
 5. All loading or unloading and outside storage areas at commercial, industrial and multi-family developments, including areas for storage of trash, which face or are visible from residential properties, but a residential zone or public thoroughfares, shall be screened by a vertical fence consisting of structural fence or plant materials no less than six feet in height.
- B. Any person erecting any fence or hedge shall be fully responsible for the care and maintenance of said fence or hedge and shall assume full responsibility for any damage arising due to the erection of such fence or hedge. Fences shall be constructed so that the more presentable and attractive side of the fence is seen from adjoining properties or the street.
- C. Normally required front, side and rear setbacks need not be met so long as the fence is not trespassing. The fence shall be at least two feet from the property line unless adjoining property owners enter into an agreement which may be recorded at the Register of Deed to place a fence on the lot line and provide an easement for fence maintenance.
- D. The Zoning Board of Appeals shall be empowered to modify fence and wall requirements as deemed necessary by conditions affecting a particular development, or to waive requirements where no good purpose would be served by compliance with these standards.

Adopted

11/14/19

Says

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