

CHAPTER 1142
Fence Regulations

- 1142.01 Permitted fences.**
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1142.01 PERMITTED FENCES.

Fences and walls shall be permitted in any required yard, or along the edge of any yard except as otherwise specified herein.

- (a) Solid fences. Permitted solid fences are board on board or alternating board on board fences, solid picket fences, stockade or palisade fences, or brick or stone wall fences.
 - (1) Solid fences shall be permitted in all zoning districts.
 - (2) Solid fences shall be permitted in all required yards.
 - (3) Solid fences shall not be permitted within the site clearance triangles described in **Section 1145.06**
- (b) Open fences. Permitted open fences are chain link fences, bollard and chain fences, open picket fences, smooth rail, split rail, milled rail, or contemporary rail fences, and wrought iron fences or alternative metals which mimic the look of a wrought iron fence.
 - (1) Chain link fences shall be permitted in rear yards in M-1 and M-2 zoning districts, and for use at sporting facilities surrounding those areas of play that are traditionally fenced such as baseball fields, tennis courts, pickle ball courts, etc. but shall not be installed anywhere beyond the edge of the field or court.
 - (2) Open fences other than chain link shall be permitted in all yards in all zoning districts.
 - (3) Open fences shall not be permitted within the site clearance triangles described in **Section 1145.06**

1142.02 PROHIBITED FENCES.

No person shall erect or maintain:

- (a) Any fence charged with electrical current.
- (b) Any fence which contains razor wire or barbed wire.

- (c) A fence composed of any of the following materials:
 - (1) Chicken wire;
 - (2) Pallets.
 - (3) Any material determined by the Zoning Administrator to be easily degradable such as untreated wood, thin plastic, etc.
- (d) Chain Link Fences in Residential, Commercial, and C-M Districts.
- (e) Any fence which contains missing, broken, rotting or rusting parts.
- (f) Any fence which has an ineffective supporting structure which allows the fence to sag between posts or posts which are incapable of maintaining the fence in a solid vertical position.

1142.03 GENERAL REQUIREMENTS FOR FENCING AND WALLS

- (a) Height.
 - (1) The height of a fence shall be measured from the established grade line to the highest point of the fence including posts and finials.
 - (2) The height of the fence may not be artificially increased by the use of mounding unless otherwise specified by the zoning district, architectural design, or site plan review.
 - (3) The posts and all other supporting portions of fences shall not exceed the maximum permitted height of the fence by more than four (4) inches.
 - (4) Sight Clearance Triangles. A fence or wall shall meet all requirements of **Section 1145.06.**
 - (5) Maximum Fence Height in Each Required Yard by Fence Style. (except for fences required under sections 1142.04 (b) and 1145.04)

FENCE STYLES	MAXIMUM FENCE HEIGHT								
	If Located in Front Yard*			If Located in Side Yard			If Located in Rear Yard		
	R	C	M	R	C	M	R	C	M
Solid Fences*	36"	36"	36"	72"	72"	72"	72"	72"	72"
Chain Link*			72"			72"			72"
Other Open Fences*	42"	42"	72"	72"	72"	72"	72"	72"	72"
*See also Section 1142.03(a)(4) (Sight Clearance Triangles) requirements									

- (b) Fences may be placed on a property line outside of the public right-of-way.
- (c) Construction of a new fence parallel and within five (5) feet of an existing fence on the same premises shall first require removal of the parallel portion of the existing fence and any posts that will not be used to support the new fence. This provision does not apply to any fence required under Chapter 1349 (Swimming Pool Fences).
- (d) All portions of the property shall remain accessible from outside the fence area by means of a gate or other opening. Fence gates placed at a driveway entrance or walkway in the front yard shall be subject to all fence requirements.
- (e) The posts and all other supporting portions of fences shall be placed on the side of the fence facing the interior of the property of the owner installing the fence unless the fence is designed such that the supporting members are identical in appearance on both sides of the fence or wall. Two property owners jointly installing a fence along their common property line may choose to place the posts and other supporting portions of the fence on either side of the fence.
- (f) Every fence shall be kept in a good state of maintenance and repair.

1142.04 SPECIFIC REQUIREMENTS FOR INDIVIDUAL TYPES OF FENCING AND WALLS.

- (a) Swimming Pool Fences. Every outdoor swimming pool shall be completely surrounded by a fence not less than six (6) feet in height for public swimming pools, and not less than four (4) feet in height for private family swimming pools. Additional regulations for swimming pool fencing are contained in Chapter 1349 and all state and model codes adopted there under.
- (b) Wireless Telecommunication Tower Fences. A solid stone or stamped colored concrete security fence not less than twelve (12) feet in height shall fully enclose those portions of a ground mounted wireless telecommunication tower and equipment. Said fences shall have the same landscaping requirement as trash containers under **Section 1145.04**. Gate shall be Material, color, design and location of the security fence shall be approved at the discretion of the Zoning Administrator or their designee. Gates shall be locked at all times.
- (c) Vinyl Fences. A vinyl clad, plastic or PVC (poly vinyl chloride) fence shall meet the following standards:
 - (1) The fencing shall meet the ASTM F964-94 standard for manufacturers of vinyl fencing;
 - (2) The fencing shall carry a non-prorated warranty by the manufacturer for a minimum period of fifteen (15) years against surface cracking, peeling, chipping or rot;
 - (3) The fencing shall be protected from ultra violet light with a sunblock equivalent to #38 to prevent the vinyl from yellowing, becoming brittle, and breaking down over time;
 - (4) The vinyl shall contain acrylic impact modifying compounds that keep the fencing strong and flexible even in very cold weather and less likely to sustain a dent, crack or even break upon normal impact. Vinyl fences shall be designed to withstand normal wind load.

- (5) Planks, pickets and rails shall be easily replaced if damaged.
 - (6) The Zoning Administrator may, at their discretion, require the fencing to have interior steel reinforcement rails for added strength and to prevent the panels from sagging between posts.
- (d) Solid Fences.
- (1) Solid fences shall not be used to enclose the entire perimeter of the property.
 - (2) Solid fences with a clear front side and back side must be installed with the front side facing out.
- (e) Chain Link Fences.
- (1) Chain link fences shall not be composed of chicken wire or other light gauge wire.
 - (2) The top of a chain link fence shall be attached to a top rail and wire-ends shall be looped for safety.
 - (3) Chain link fences may include slats made of a translucent or opaque material inserted at an angle through each link for the entire length and height of the fence.
 - (4) Chain link fences installed in any yard adjacent to a residential district must comply with all height and location regulations for the same type of fencing installed within the residential district.
- (f) Rail Fences. Smooth rail, split rail, milled rail, or contemporary rail fences may include a mesh material attached to the fence.