

ZONING AMENDMENTS FOR PLANNING AND ZONING COMMISSION CONSIDERATION AT THEIR MAY 9, 2022 REGULAR MEETING, HELD AT 5:30PM IN THE CITY COUNCIL CHAMBERS AT CITY HALL. A HEARING WILL BE HELD ON THIS AMENDMENT AT SAID MEETING.

AMENDMENT 3 - REVISION TO ARTICLE 9, SUPPLEMENTAL REGULATIONS, SEC. 9.04.01 – FENCES AND WALLS IN FRONT YARDS WITHIN SINGLE FAMILY RESIDENTIAL DISTRICTS

Article 9, Supplemental Regulations, Sec. 9.04 Fences and Walls in Single Family Residential Districts is hereby modified by deleting Sec. 9.04.01 in its entirety and replacing it with the following:

Sec. 9.04.01 Fences and Walls in Front Yards

- A. Fences may be constructed in the front yard of a lot. All such fences that extend into the prescribed building setback of said front yard shall be subject to the following restrictions:
 - 1) The fence shall not exceed four feet in height, shall not obstruct sight distance at the intersection of the street and driveway and shall not obstruct access to a fire hydrant or other public safety infrastructure. If located on a corner lot, the sight triangle shall be incorporated on the plot plan/survey accompanying the permit application. Such obstructions are subject to removal/revision.
 - 2) The fence shall be constructed of vertical wood, metal or vinyl balusters with intervening spaces that are evenly spaced and represent at least 50% of the surface area of the fence. Split rail fences are also permitted.
 - 3) Chain link and other wire fences are prohibited.
- B. Commonly owned decorative masonry walls or wrought iron fences may be constructed along the perimeter of a residential subdivision, subject to the following restrictions:
 - 1) The wall or fence shall be located in a recorded easement for that purpose, and the wall or fence shall be owned in common by all owners in the subdivision.
 - 2) The wall or fence shall not be located between the front of any dwelling and the street right-of-way. If the fence or wall is located along a boundary street, it shall extend along the entire length of the subdivision's boundary fronting that street.
 - 3) The decorative masonry wall shall have a stucco, brick or stone surface and may incorporate vertical wood, metal or vinyl balusters with intervening spaces. Wrought iron fences shall have vertical support columns surfaced in brick.
 - 4) The fence or decorative masonry wall shall not exceed 6.5 feet in height.