

17.12.120 - Fences, walls, hedges, shrubs, trees, accessory buildings and accessory uses.

Fences, walls, hedges, shrubs, trees, accessory buildings and accessory uses are permitted in all districts in accordance with the following limitations:

- A. A fence or wall shall not exceed eight feet in height, except as provided in this section.
- B. No fence or wall shall be constructed or modified unless the owner first obtains a fence permit from the community development department. A building permit is required for any fence exceeding six feet in height, and for any wall exceeding four feet in height.
- C. At the time the application for a fence permit is submitted to the community development department, a uniform fee, as established by resolution, shall be paid by the applicants.
- D. Any residential fence, wall, hedge, accessory building or accessory use, constructed or planted between the street and front building line and/or front setback shall not exceed four feet or forty-eight inches in height. The height of the fence, wall, hedge, accessory building or accessory use is measured from grade at the location of where the same is to be installed. Any portion of a fence above thirty-six inches shall be a minimum of forty percent open space.
- E. A corner lot is presumed to have two frontages. Both front yards shall follow the required setbacks established for each zoning district. The rear yard (opposite side from where the house is addressed) begins at the rear corner of the residence and runs perpendicular from the corner to the side property line as illustrated by Figure 17.12.120A.
- F. At any corner formed by intersecting streets, it is unlawful to install any fence or wall or set out any hedge, shrubbery, trees, natural growth, accessory building or accessory use, or other obstruction within the triangle formed by the intersection of the curb face of the extended curb lines, as illustrated by Figure 17.12.120 of this section, measured back a distance of thirty feet, with a line drawn to form a right triangle. The foregoing provisions shall not apply to fences, walls, hedges, shrubs, trees and accessory uses of a height of less than thirty-six inches above the sidewalk.
- G. A fence or wall conforming to the physical requirements of this section may be constructed to the back of the sidewalk and may encroach upon the public right-of-way once a permit to construct such a fence has been issued by the community development department. For all purposes necessary for laying out, constructing, inspecting, operating, maintaining, replacing, or repairing said public right-of-way, the property owner will be responsible for any costs incurred by the city to return said public right-of-way property back to its preexisting condition or better.
- H. No barbed wire, razor wire, or sharp-pointed metal fence shall be installed in any district, except for security fencing in C-2, C-3, C-4, M-1, and M-2 districts, when such barbed wire, razor wire, or other sharp-pointed metal fence is installed above the height of six feet from the ground level. Barbed wire fences are allowed in an AG district. Electrically charged fences are prohibited in all zoning districts.

- I. Tree branches which overhang the public sidewalk or which are located within the right-of-way triangle, identified in Figure 17.12.120 of this section, shall be kept trimmed to a height of at least eight feet above the sidewalk. Tree branches which overhang the public streets or alleys shall be trimmed to a height of not less than fifteen feet above the street or alley.