



Administrative Policy
FENCES
Community Development– A402

Effective Date:

1996

Revised Date:

December 2016

FENCE POLICY

Summary

The Town of Payson Unified Development Code (UDC) adopted in 1996 did not place limits on the height of residential fences. In the interest of public safety and to protect the residential character within such zoning districts the following policy has been in place since the UDC was adopted to address construction of fences on residential property.

Definitions

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|--------------------------|--|
| <u>Fence Height</u> – | The vertical distance measured from the finished grade level to the highest level of the fence |
| <u>Finish Grade</u> – | The final grade of the site that conforms to the approved plan (Payson Town Code 152-116) |
| <u>Front Yard</u> – | An open, unoccupied space on the same lot as a main dwelling, extending the full width of the lot and situated between a dedicated street line or easement line of a duly recorded 20-foot wide easement, and the front line of the building, projected to the side lines of the lot |
| <u>Minimum Setback</u> – | Defined in the “Table of Residential Lot Development Standards” |

Process

Fence height is limited to a maximum of four feet (4') above finished grade in any front yard and/or minimum front yard setback. Fence height on interior side and rear yards is limited to a maximum of six feet (6') above finished grade. On corner lots the property line with the smallest distance of street frontage shall be considered the front of the lot. Fences shall not obstruct visibility on roads or pedestrian ways. Where uncertainty exists the determination of the Zoning Administrator or his/her designee shall govern.

Where unusual circumstances exist, standards governing fence height may be modified by the Building Official, Town Engineer and the Zoning Administrator.

References

Please refer to UDC 154-02-004 for the current Lot Development Standards.