

FENCES

This handout is written only as a guide. It is not intended, nor shall it be considered, a complete set of requirements

Required permits

None

Height

Maximum of 6' for residential and 8' for business. Fences that extend into front yards must not impair traffic visibility or exceed forty-two (42) inches in height.

Installation

The finished side of all fences shall face away from the fence owner's lot.

Property lines and setbacks

It is the homeowner's responsibility to determine property lines prior to installing a fence. All portions of a fence, including the footings, must be installed inside the property line.

Easements

A fence is allowed in an easement; however, if the City needs to gain access via the easement, the fence will need to be removed.

Boulevard

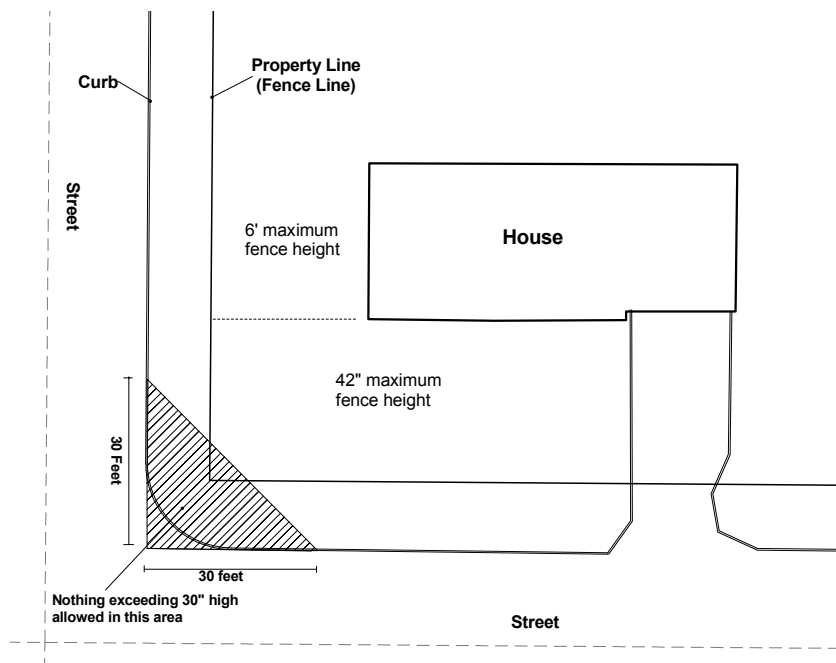
Contact Engineering Department at 651-675-5646 regarding boulevard widths – see diagram below.

Maintenance

See reverse side.

Covenants

The City of Eagan does not enforce covenants; however, you should contact the Dakota County Government Center at 651-437-3191 to find out if there are covenants regulating fencing in your subdivision.



Construction and Maintenance.

1. Every fence shall be maintained in accordance with the building and structure safety and appearance regulations noted below.
2. No **temporary fence**, such as a snow fence or an erosion control fence, shall be permitted on any property for a period in excess of thirty (30) days unless otherwise approved by the City for good cause.
3. **Above ground electric boundary fences** shall be permitted only in the Agriculture (A) district when the property is an active farm.
4. The finished side of all fences shall face away from the fence owner's lot.

Residential District Fences. In all parts of the City zoned residential, boundary fences shall be subject to the following requirements:

1. Fences on all corner lots erected within thirty (30) feet of the intersecting curb line shall be subject to traffic visibility requirements noted below.
2. In side or rear yards, fences shall not exceed a maximum height of six (6) feet.
3. In front yards, fences shall not exceed forty-two (42) inches in height.
4. Barbed wire fences shall be permitted only in non-residential zoning districts.

Business and Industrial Fences. Property line fences within all business and industrial districts shall not exceed eight (8) feet in height, except by Conditional Use Permit.

Traffic Visibility

On all corner lots in all districts, no structure or planting in excess of thirty (30) inches above the abutting curb line shall be permitted within a triangular area defined as follows: Beginning at the intersection of the project curb lines of two intersecting streets, thence thirty (30) feet along one curb diagonally to a point 30 feet from the point of beginning of the other curb line, thence to the point of beginning.

Building and Structure Appearance and Maintenance Requirements.

For purpose of this section, "fence" means any structure, wall, or gate erected as a permanent dividing marker, partition, visual or physical barrier, or enclosure, excluding any permitted temporary fence, within a parcel of land regardless if the parcel is platted or unplatted.

Any fence is a public nuisance if it does not comply with the following requirements:

1. The fence shall be firmly fastened and anchored in order that it is not leaning or otherwise in the stage of collapse.
2. The fence shall be maintained in sound and good repair and free from deterioration, loose or rotting pieces, or holes, breaks, or gaps not otherwise intended in the original design of the fence. The fence shall be free from any defects or condition which makes the fence hazardous.
3. All exterior wood surfaces of any fence, other than decay resistant woods, shall be protected from the elements by paint or other protective surface covering or treatment, which shall be maintained in good repair to provide the intended protection from the elements.
4. No fence section shall have peeling, cracked, chipped or otherwise deteriorated surface finish, including but not limited to: paint or other protective covering or treatment, on more than twenty percent (20%) of any one linear ten-foot (10') section of the fence.