



# HIGHLAND CITY FENCE HELP SHEET

Development Code 3-612

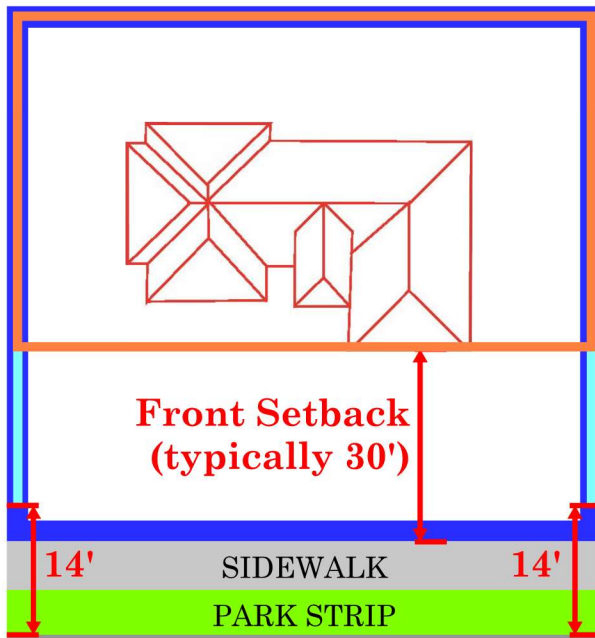
801.772.4506

planning@highlandut.gov

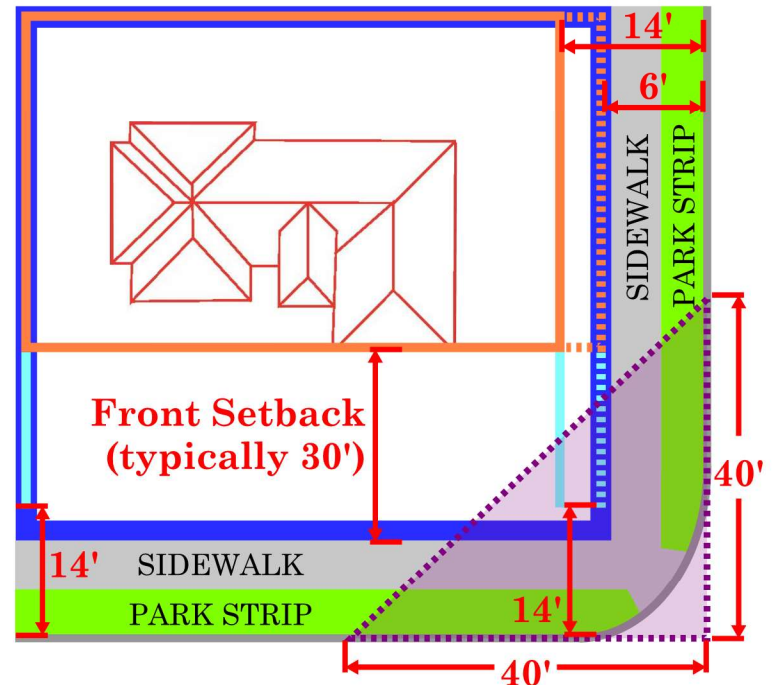
## KEY

- Property Line
- Sight Triangle (nothing over 3')
- 6-Foot Privacy or Open Fence
- 6-Foot Open-Style Only Fence
- 6-Foot Trail Fence (top 2' open)
- 3-Foot Privacy or Open Fence
- 3-Foot Open-Style Only Fence

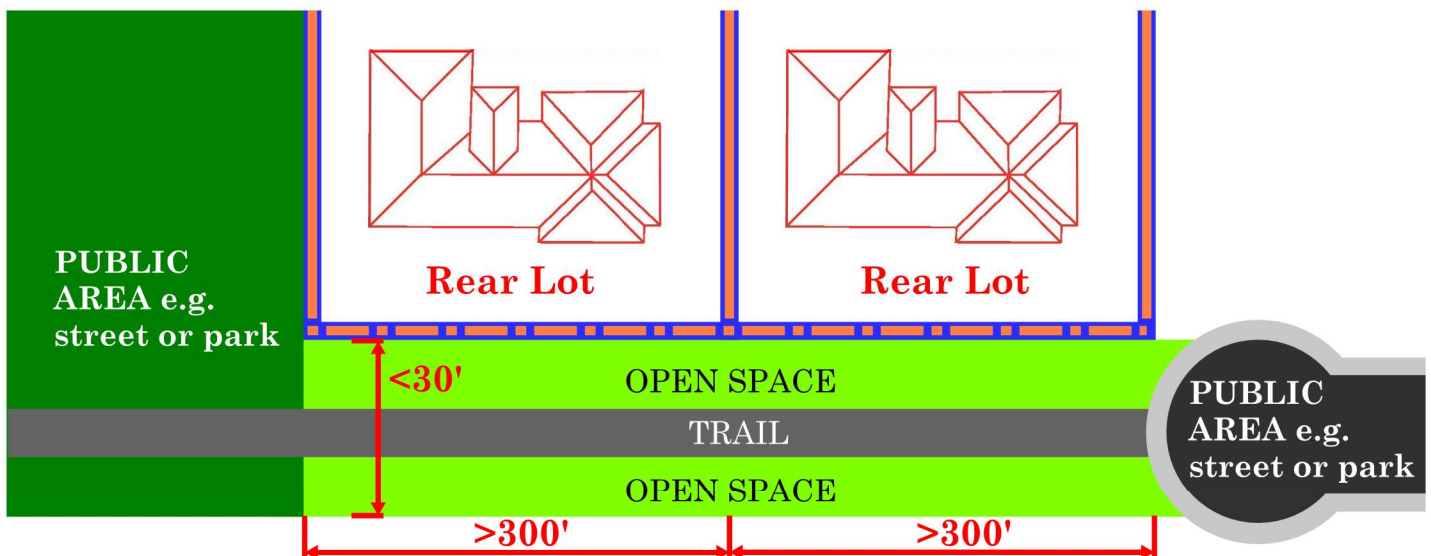
## TYPICAL LOT



## CORNER LOT



## LOTS ADJACENT TO TRAILS OR OPEN SPACE



Full privacy fencing adjacent to open space/trail corridors is permitted if (A) the corridor is 30'+ wide and visible from 2 public areas or (B) the corridor is under 30' wide and visible from a public area within 300'.



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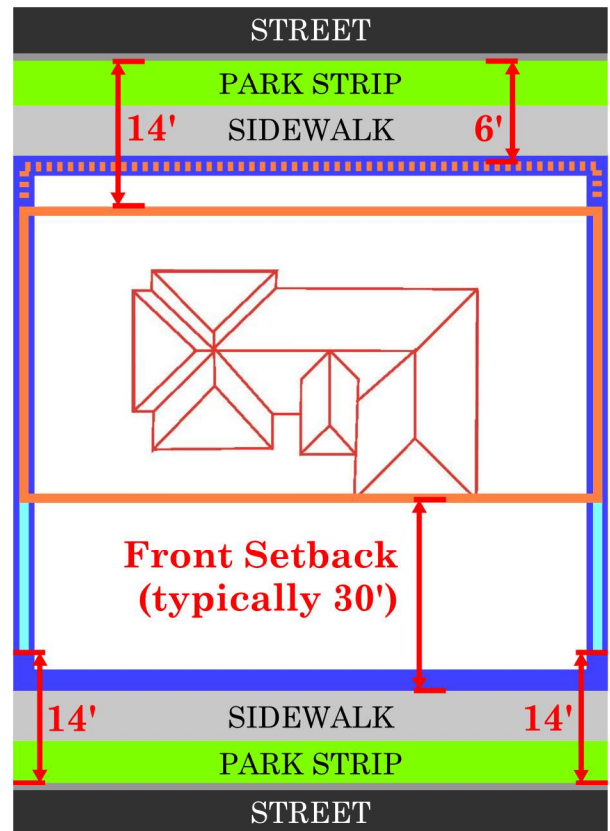
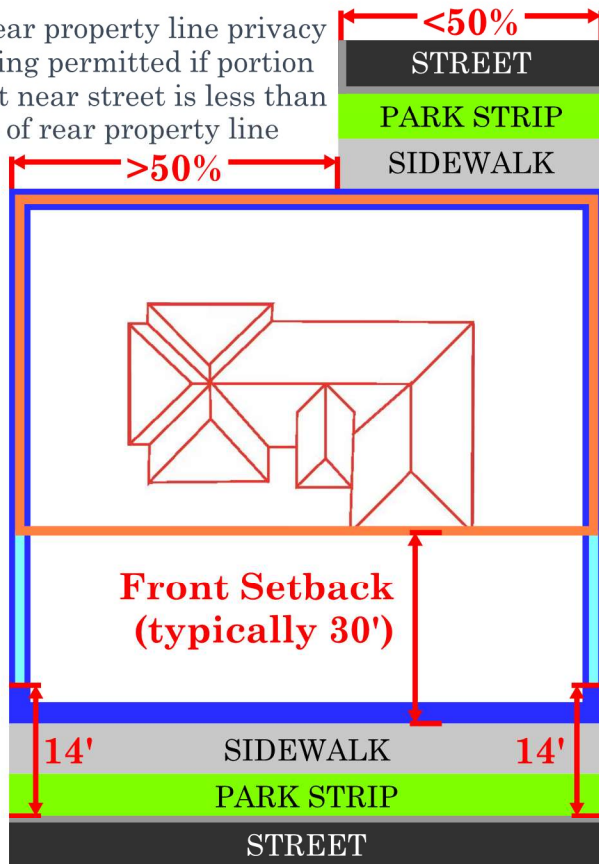
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## DOUBLE-FRONTED LOTS

\*\*Rear property line privacy fencing permitted if portion of lot near street is less than 50% of rear property line



### SETBACKS (fences 3' and higher)

Fences under 3' have no restrictions on location.

#### Residential:

Front: Front setback for main dwelling

Rear\*: 0' (property line)

Side\*: 0' (property line)

\*Setbacks if property abuts a street:

-Privacy\*\*: 14' from back of curb

-Open: Property line/6' from back of curb

\*\*Rear lot line privacy fencing permitted near street if the street abuts less than 50% of the rear lot.

**Commercial:** Contact planning department.

### FENCES NEAR ARTERIALS/PARKWAY DETAIL

Arterials: SR92, SR72, North County Blvd / 4800 W  
Parkway: SR92, SR74, North County Blvd / 4800 W, 11800 N, 10400 N, Highland Blvd, Beacon Hill Blvd  
All fences, regardless of height, must be least 30' back from any arterial right-of-way or as required by parkway detail. No fences permitted within parkway.

### FENCES NEAR TRAILS & OPEN SPACE

Fences adjacent to open space/trail corridors less than 300' are limited to 4' high privacy fencing, with an additional 2' of open-style fencing allowed on top.



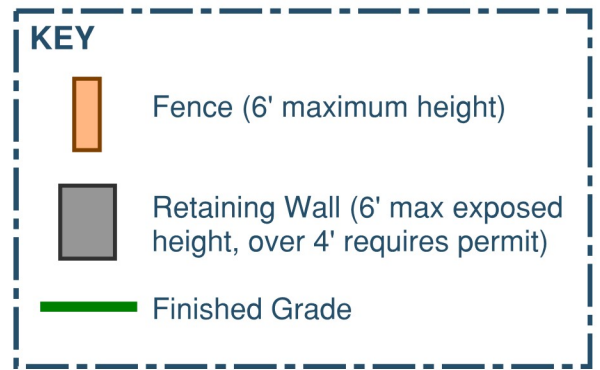


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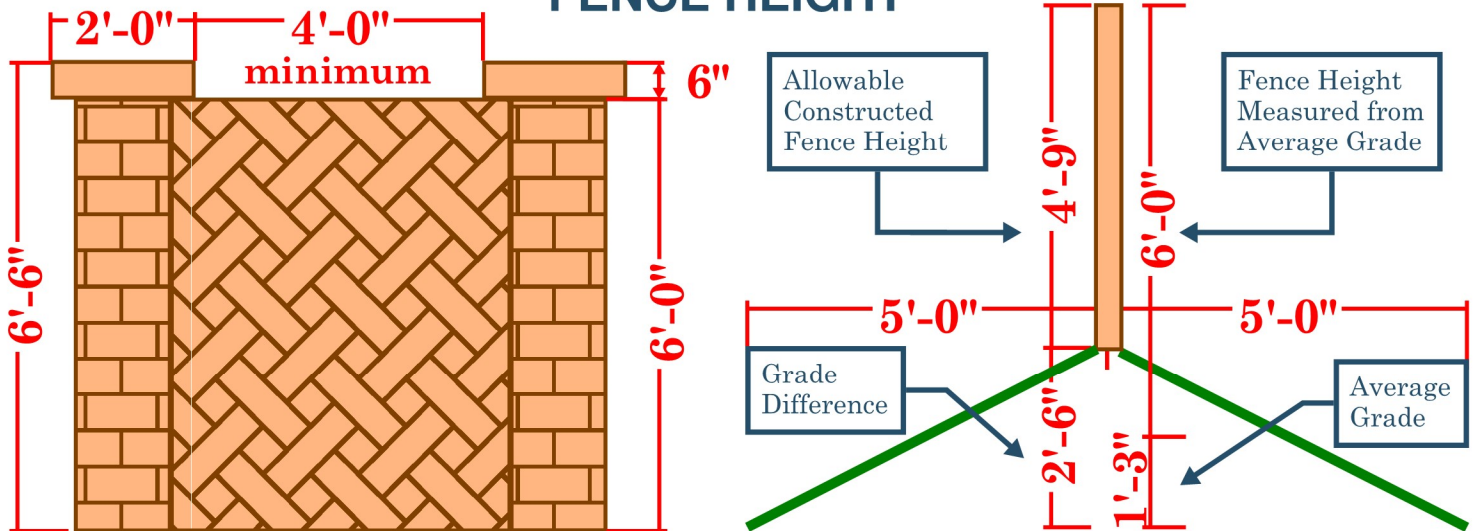
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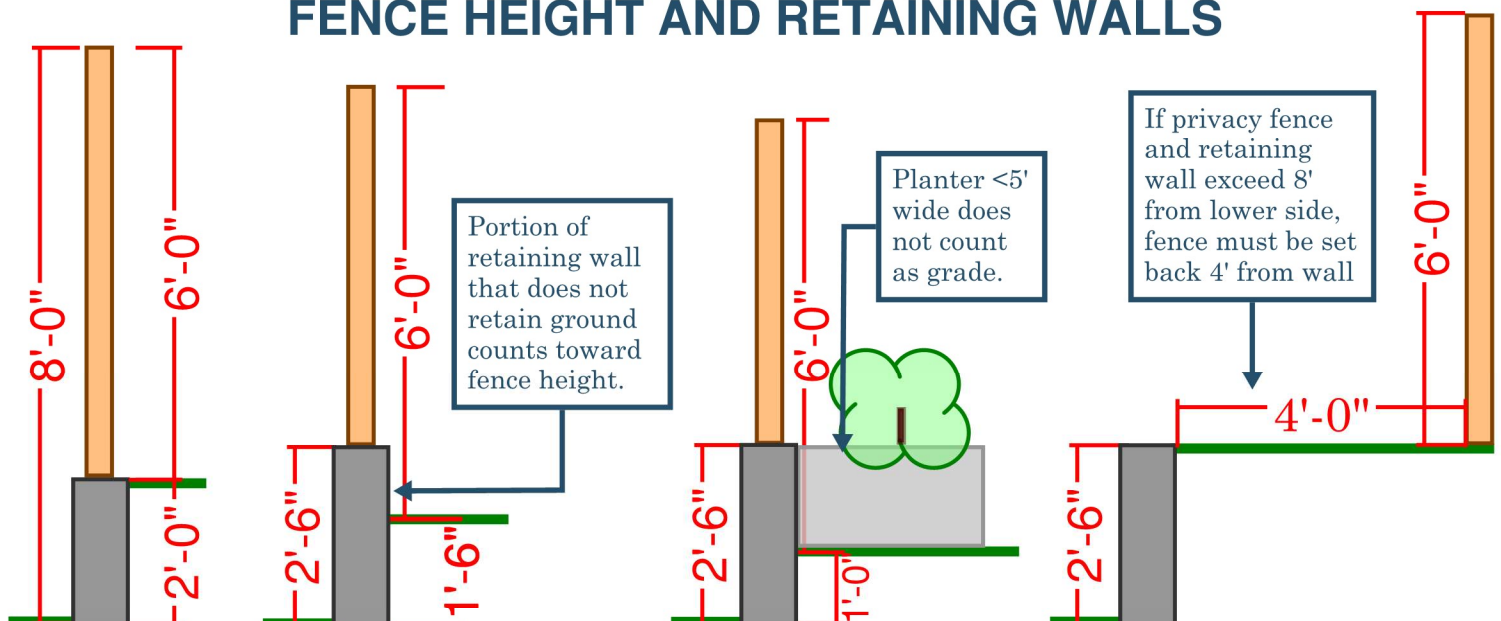


## FENCE HEIGHT



Behind the front setback, fences may be 6' high, with up to 6" caps spaced 4' apart. Height is measured by average grade within 5' of the fence. Planters/surface improvements less than 5' wide do not count as grade. Side fences in the front setback 3' high are permitted up to 14' from curb except along arterials.

## FENCE HEIGHT AND RETAINING WALLS



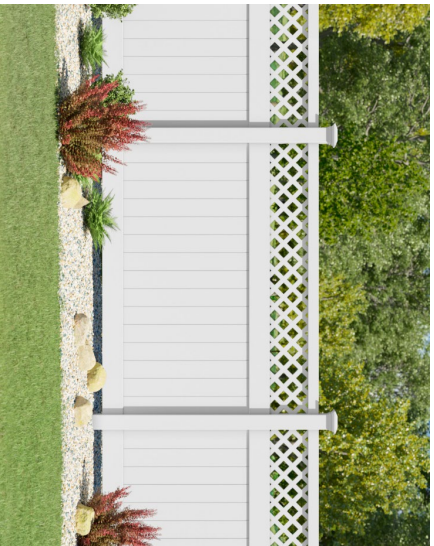
Privacy fences on retaining walls are limited to combined height of 8' from lower grade, with fence not to exceed 6' from higher grade. If a privacy fence and retaining wall would exceed 8' height, fence must be set back 4' from the back of wall. Open-style fences (6' max height) permitted on retaining walls of any height. Retaining walls may require separate building permit and are limited to 6' exposed height.



**Wood:**



**Vinyl:**



**Open style metal fencing:**

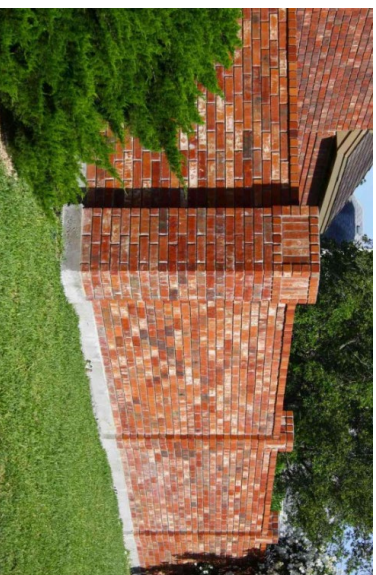


## PERMITTED MATERIALS

**Precast Concrete or Concrete:**



**Stone or Masonry:**



**Gabion:**



**Steel Cable:**



**Hog/Horse Wire with beams and posts (wood or metal):**

