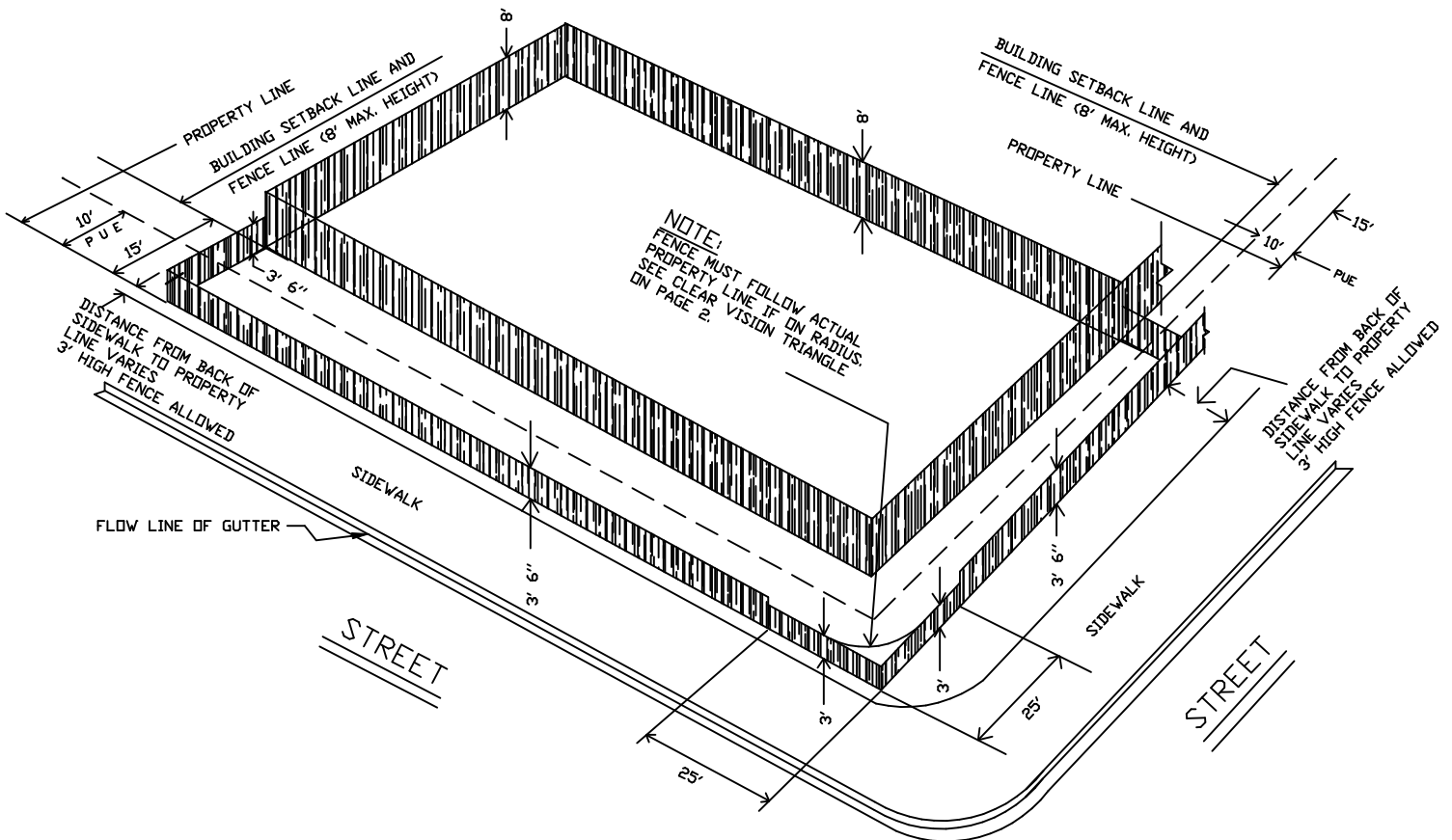
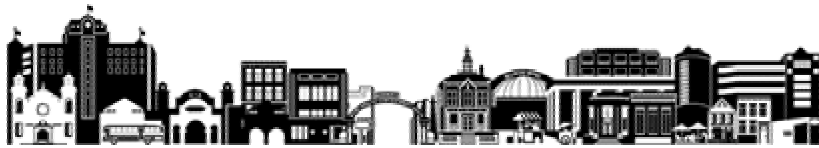


PICTORIAL OF FENCE REGULATIONS

1. Locate your property line. The back edge of the sidewalk is not always your property line! Property lines vary in residential areas and are generally located behind the back edge of the sidewalk. Call Public Works, 571-5569, for the distance from the flow line of the gutter to your property line.
2. Check the drawing below for the heights of fences permitted. Note that in the building setback area (typically 15'), a fence up to 42" is permitted. On the building setback line a max. 8' -foot-high fence is permitted. In some older areas this setback may be different; check first. Fences over 6' in height are required to be designed by an engineer and a permit is required.
3. A permit for a fence over 6' in height can be obtained from the Building Inspection Division of the Community Development Department (577-5232). Check with the Planning Department (577-5267) prior to determining the proper location of your new fence.
4. Also check with Public Works (571-5569) for any utilities which may be in the Public Utility Easement. Danger (See note below)
5. A 3-foot maximum height fence is permitted from the sidewalk to the property line.
6. For enlarged view of the corner clear vision triangle, see page 2.

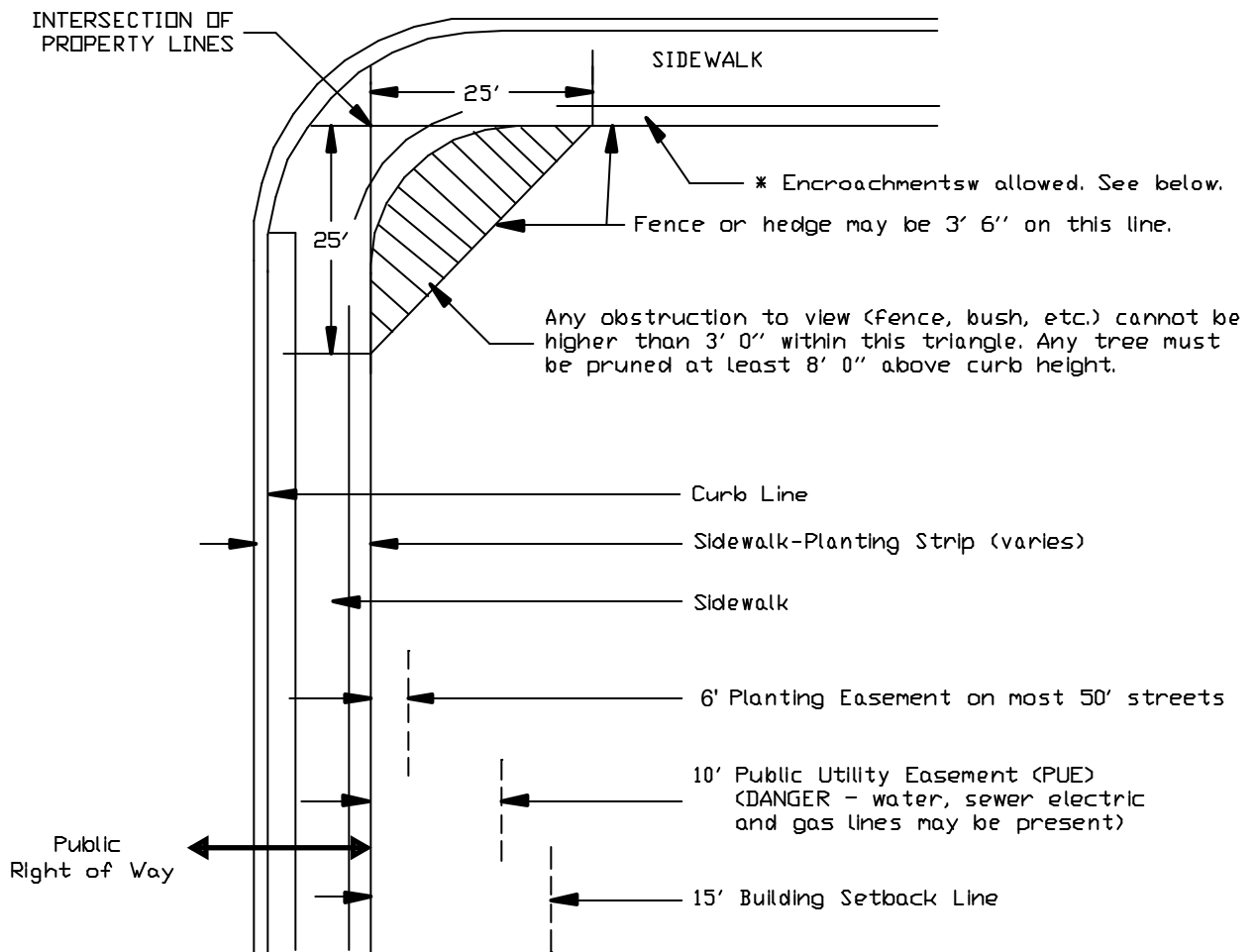
NOTE: Danger - watch for water, sewer, electric and gas line. Call Underground Service Alert 1-800-227-2600.





CLEAR VISION TRIANGLE

In all zones which require a front yard, no obstruction to view in excess of three feet (3') in height measured from the top of the curb adjacent to said front yard shall be placed on any corner or reversed corner lot within a triangular area formed by the boundary lines between the street rights-of-way and the abutting property and a line connecting them at points twenty-five feet (25') from the intersection of the boundary lines between the street rights-of-way and the abutting property, except that street trees are permitted which are pruned at least eight feet (8') above the top of the curb adjacent to said front yard so as not to obstruct clear view by motor vehicle drivers. If no curb exists adjacent to said front yard, the City Engineer shall establish the grade of the curb (Section 10-2.2314).



* Encroachments limited to a maximum height of 3' 0": fences, hedges, planters, shrubs and landscaping materials, retaining wall, and earth berms (MMC 7-1.104).