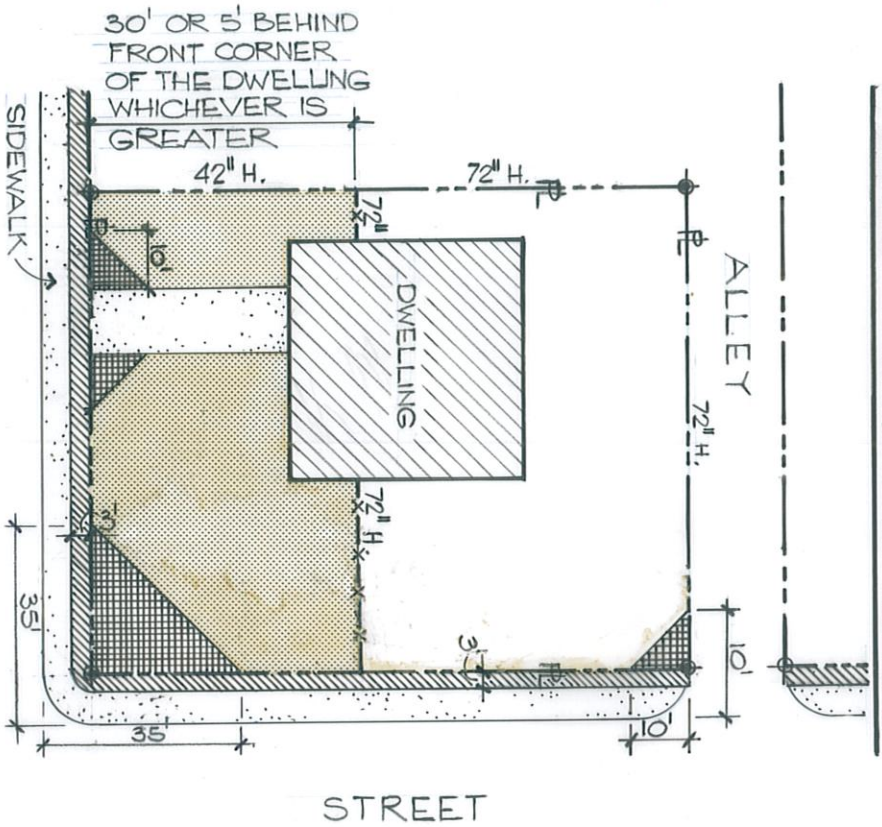


CORNER LOT FENCE REQUIREMENTS:



LEGEND :	
	72" HEIGHT MAX.
	42" HEIGHT MAX.
	VISION TRIANGLE, 36" H. MAX.
	NOT PERMITTED ON PUBLIC PROPERTY OR 36" FROM SIDEWALK
	PROPERTY LINE

FENCE PERMIT REQUIREMENTS in Residential Zones LYNDEN MUNICIPAL CODE CHAPTER 19.63

A fence permit is required for all new fences in the City of Lynden, prior to construction. The cost of a fence permit at this time is \$25.00

Maximum allowable fence heights and requirements:

- ◆ **Front Yard:** Maximum 42 inches high (3½ ft) for the first 30 ft from the front property line, or 5 ft behind the front corner of the house, whichever is greater.
- ◆ **Back Yard:** 72 inches high (6 ft) from the front yard setback as noted above, to the rear property line.
- ◆ **Corner Lots:** Front yards as noted above. Fences on the street side yard may be 72 inches high (6 ft) and must be at least 3 ft back from the sidewalk.
- ◆ **City Property:** Fences shall not be built on City owned property, and must be no closer than 3 ft from the property owners' side of the sidewalk. If there is no curb and/or sidewalk, the fence shall be setback a minimum of 3 ft from property lines adjacent to the street.
- ◆ **Vision Triangle:** A 35 ft clear vision triangle must be maintained on all corner lots at the street intersection, and a 10 ft vision triangle at all alleys, railroad, and driveway intersections with streets. Vision triangles are to be measured along the face of curb at both front and side streets. Fences of 3 ft or less in height, measured from curb height, are allowed in all vision triangles.
- ◆ **Gates:** All gates shall swing into the owner's property.
- ◆ **Electric and barbed wire fences** are not permitted in residential zones.

Fence height is determined by measuring from the natural ground level adjacent to the fence to the top of the fence structure, including all latticework or other decorative features allowing a maximum of 2 inches for ground clearance. The Board of Adjustment may grant a variance to this height limit for no more than 18 inches of lattice work or other decorative feature upon conditions as noted in Chapter 19.63.030(D) in the Lynden Municipal Code. Please check with the Planning Department regarding the criteria to apply for a variance