

Zoning Information Guide

"Planning with People for a Better Phoenix"



City of Phoenix
PLANNING DEPARTMENT

Residential Fences

Section 703.A

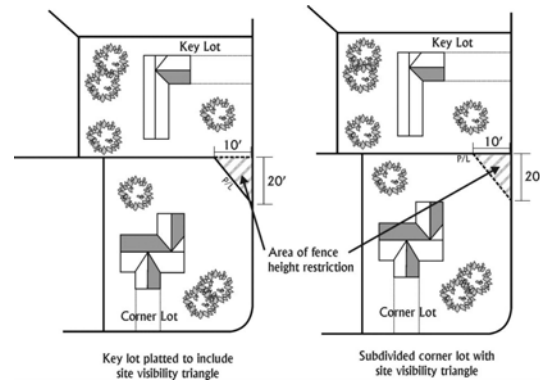
This is a brief summary of the regulations for residential fence requirements. It is intended for convenience only and does not replace the ordinance itself.

Where can my fence be located?

Generally, your fence may be located anywhere on your property, but its location will determine the allowable height. However, if your property contains a critical area, such a visibility triangle or easement, limitations on fence location will apply (see figure 1).

Visibility at intersections

A fence must not violate the visibility triangle at street intersections or driveways. At public street intersections, there can be no obstruction higher than three feet. Those restrictions are found in Section 31-13 of the Phoenix City Code. For more information about this requirement, contact the Street Transportation Department or see the Street Transportation Department Brochure entitled "Visibility Requirements for Landscaping Corner lots."



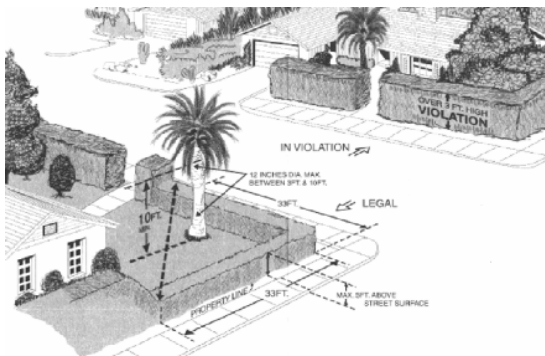
Fence location

(Figure 2)

Easements

To determine whether a fence can be placed in a public utility easements please follow these procedures.

- Contact Blue Stake and ask them to provide in writing a list of the utilities present.
- Contact all utility companies present in the utility easement and indicate that you want to build a fence in the easement. Ask if they will allow a fence to be constructed in the easement, and if there are conditions which would apply to the fence.
- Once written approval has been obtained from all relevant utilities, provide the documentation to the city and a permit for a fence may be issued, subject to meeting the requirement of the utilities. It is important to have the listing of utilities that exist in the utility easement in writing from Blue Stake, otherwise the city will require submission from all utilities, even if a particular utility is not located in the easement.



Residential fence locations

(Figure 1)

The fence on the street side of a corner lot adjacent to a key lot must be set back, where it adjoins the key lot, a minimum of 10 feet for a distance of 20 feet along the street (see figure 2).

How tall can my fence be?

Fences in a required front-yard setback shall be limited to a height of **forty (40) inches**.

- For properties located within a Historical Preservation Overlay District fences or freestanding walls in the front yard, may not exceed a maximum height of three (3) feet, and are conditioned upon obtaining a certificate of appropriateness or no effect in accordance with Section 812 of the Phoenix Zoning Ordinance

The required front yard setback is measured from the property line, not from the paved part of the right-of-way.

Note: In residential districts it is common for the right-of-way to extend beyond the paved street or sidewalk. This area is typically landscaped and maintained by the property owner and may appear to be part of the lot, but is actually within the right-of-way.

Fences located within or bounding a rear or side yard are permitted at a height not to exceed **six (6) feet**, except under certain circumstances discussed below.

What exceptions are there to fence height limits in a front yard?

- A fence, not to exceed fifty-four (54) inches may be erected within a front yard adjacent to an arterial street, subject to a use permit and where not prohibited by Section 31-13 of the City Code.
- Residential developments subdivided after May 2, 2008 that share a common property line with an undeveloped property zoned for non-residential uses must construct an eight (8) foot solid fence or freestanding wall along the common

property line, unless the location of the required wall is modified by the Development Services Department when there is a tract or easement immediately adjacent to the common property line. All other fencing that does not share a common property line with a parcel zoned for non-residential uses must comply with the provisions of Section 703.

- Where a property line abuts or is adjacent to a freeway right-of-way, a noise mitigation wall exceeding the height limits in Section 703.A.2 under the following conditions:

1. The lot is in an area for which there is an approved Freeway Mitigation Specific Plan.
2. Wall height is indicated for that area in the Specific Plan or a noise analysis demonstrating that the proposed wall height is required to reduce the noise level from freeway traffic to sixty-five dBa(a) Ldn in outdoor living area adjacent to the freeway.

How is fence height measured?

The height of a fence or freestanding wall shall be measured from the higher of the adjacent finished grade elevations, which elevation shall be the average measured perpendicular within fifty feet of the fence (see figure 3).



Measuring Fence Height
(Figure 3)

What type of fence can I construct?

Per Zoning Ordinance Section 507 Tab A:
Chain link fencing with plastic or metal slats, sheeting, non-decorative corrugated metal and fencing made or topped with razor, concertina, or barbed wire shall not be used where visible from public streets or adjacent residential areas. Alternatives exist, such as spiked or decorative wrought iron (see figure 4), high walls, and barrier type landscaping that can provide site security without contributing an adverse image to adjoining property.



Wrought-iron fencing
(Figure 4)

Where can I get additional information?

For more information please call the Planning Department at 602-262-7131 option # 6 or visit our website at www.phoenix.gov/planning.

For information regarding fence permits, please call the Development Services Department at 602-262-7811 or visit <http://phoenix.gov/DEVSERV/index.html>

Fence Location Summary

Fence Height Restrictions Apply?	Allowed Location Required?	Sight Obstruction	DSD permit?
Up to 40 inches (except on HP properties)	Anywhere on site	Yes	Yes
Up to 6 feet	Anywhere except front yard setback	Yes	Yes
Up to 8 feet	Side and rear yards abutting an arterial street	Yes	Yes
Up to 8 feet	Noise mitigation walls within rear or side yard adjacent to arterial street.	Yes	Yes

Upon request this publication will be made available in alternate formats including large print, Braille, audiotope or computer disk to accommodate a person with a disability if given reasonable advance notice. Please contact Julia Quinones at voice 602-262-6888 or via the City TTY Relay at 602-534-5500.

This and other forms can be found on our website: www.phoenix.gov/planning

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