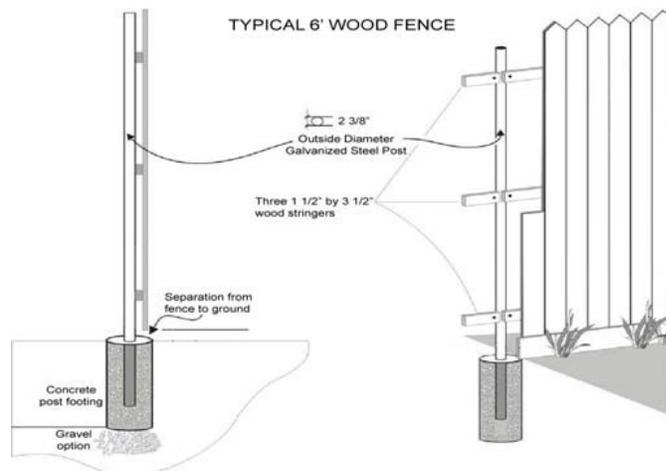


New or Replacement Wood Privacy Fence Construction Standards

After December 10, 2012, all new wood privacy fences and the replacement or repair of existing wood privacy fences must comply with the following requirements:

1. A **Fence Permit** must be obtained prior to the construction of a new or replacement wood privacy fence of five (5) feet in height or greater. The maximum height for a residential privacy fence is eight (8) feet.
2. Fence planks or panels must be at least five-eighths of one inch (5/8") in thickness.
3. Fence planks or panels must have at least a one inch (1") gap between the ground and the wood to prevent rotting and decay.
4. All vertical posts must be two and three-eighths inch (2 3/8") minimum outside diameter standard pipe gauge galvanized steel.
5. Vertical posts spacing should be no more than eight feet (8') on center or less and set in concrete post footings. The minimum depth of the concrete post footings should be twenty-four inches (24") for fences that are six feet (6') in height and thirty-six inches (36") for fences that are eight feet (8') in height.
6. Vertical slats must be nailed or screwed to horizontal bracing stringers running from vertical post to post. The size of the stringers can be no less than one-and-a-half inches (1.5") by three-and-a-half inches (3.5"). One stringer is required for every two feet (2') of height. Fences that are six feet (6') in height must have three (3) horizontal stringers. Fences that are eight feet (8') in height must have four (4) horizontal stringers. Vertical posts and the stringers should be installed on the inside of the fence, not facing the street or adjacent properties.
7. All materials are to be securely fastened (i.e. vertical boards to horizontal stringers, stringers to vertical posts) and be free from rot, rust, vandalism and other sources or decay.
8. Fences should be designed such that they do not cause a drainage problem.



9. The replacement or repair of an existing wood privacy fence that is less than fifty (50) percent of the total linear footage of fencing on the property is exempt from the above requirements; **however, a permit is always required for any fence construction greater than six (6) feet in height.**

I hereby certify that I have read the standards listed above for the construction of a wood privacy fence.

APPLICANT

DATE