

Note: Application must be complete and Application fee must be paid at time of submittal

TOWN OF GARNER
www.GarnerNC.gov

ZONING COMPLIANCE PERMIT – Fence

A plot plan or survey must be submitted along with completed application and filing fee.

OFFICE USE ONLY

Permit Number: _____ Date: _____ Receipt: _____
 Related Project(s): _____ Expiration Date: _____ (2 years from date of approval)

An approved Zoning Compliance Permit is required prior to construction of certain residential fences and walls. Section 5.4(g) states, fences and walls are permitted in any yard or along the edge of any yard and to such heights as follows, provided the vision necessary for safe vehicular and pedestrian movement on driveways and streets are not impeded:

- **All Residential, OI, NC and CR Districts:** Open and solid fences to four feet in front and corner side yards; solid fences to six feet in side and rear yards; open fences to any structurally-sound height in side and rear yards; solid rear and side yard fences to eight feet as a special exception if granted by the Board of Adjustment.
- **Service Business (SB) Districts:** Solid fences to four feet in front yards; solid fences to ten feet in side and rear yards; open fences to any structurally-sound height in any yard.
- **Industrial Districts (I-1; I-2):** Solid and open fences to any structurally-sound height.
- **Swimming Pools:** Swimming pools shall be completely isolated from adjacent properties and from streets by a fence or wall having a minimum height of four feet, and a maximum height as provided above, constructed so as to prevent the passage of small children.

The Unified Development Ordinance (UDO) does not provided requirements for setbacks on fences; however, we do recommend that the fence be placed a minimum of six (6) inches inside the property line in an effort to avoid property line disputes.

Constructing a fence within an access or utility easement is **not** permitted. Constructing a fence within a drainage easement is permitted under certain conditions. Please note any easements on the property and their size and type. If a fence is approved within an easement, a signed easement waiver is required.

Fence Type:	Fence Location:	Fence Height:
Solid _____	Front _____	Front _____
Open _____	Side _____	Side _____
	Rear _____	Rear _____

Examples of open fences include chain-link and split-rail fences. Solid fences are defined as privacy-type fences, and any kind of fence through which it is difficult to see. If you need help determining the type of fence you are installing, please ask a Planner before filling out your application.

Property Location: _____

Zoning: _____ Wake County PIN(s): _____

Applicant: _____

Address: _____

City, State, Zip: _____

Phone: _____ Fax: _____ Email: _____

Property Owner: _____

Address: _____

City, State, Zip: _____

Phone: _____ Fax: _____ Email: _____

SIGNATURES (REQUIRED)

 Applicant – Printed Applicant – Signature Date

 Property Owner – Printed (if other than applicant) Property Owner - Signature Date

OFFICE USE ONLY

_____ Zoning Verified	_____ Dimension 12' or less
_____ PIN Verified	_____ Total area less than 144 square feet
_____ Owner Verified	_____ Less than half of primary structure
_____ Setbacks Verified	_____ Buffers Verified
_____ Easements Verified on subdivision plat if available	_____ Easement Encroachment - approved by Engineering Dept.
_____ Floodplain Verified	

APPROVED BY:

Printed _____ Signature _____ Date _____