



# Estes Valley Fences



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## OVERVIEW

This handout addresses some of the most frequently asked fencing questions regarding fencing for single-family dwellings.

## DO I NEED A BUILDING PERMIT?

Building permits are required for fences over six feet tall (measured from natural grade). Even without a permit, you should ensure that your fence is sturdy enough to withstand our high winds.

## CAN I FENCE A UTILITY EASEMENT?

Fences may encroach into utility easements. However, utility providers or property owners accessing the easement may remove the fence without compensation to you.

## SETBACK REQUIREMENTS?

**Property Lines.** Fences can be placed on your property line. You should verify the location of your property line prior to fence installation. If you cannot locate property pins, you should contact a registered land surveyor.

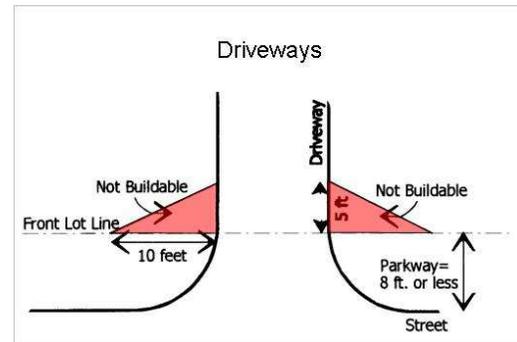
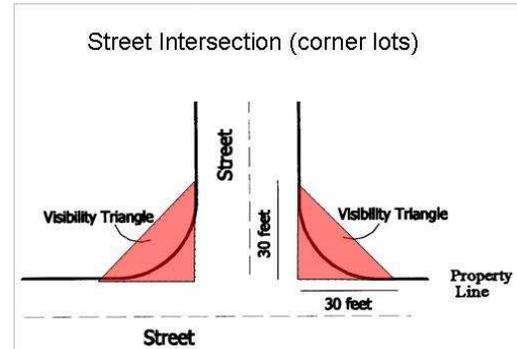
**Rivers and Streams.** Fences cannot encroach into required setbacks from rivers and streams.

**Wetlands.** On lots created before February 1, 2000, fences can encroach into wetland setbacks, but cannot encroach into wetlands.

## WHAT IS SITE VISIBILITY?

Sight visibility at street intersections and driveways is important for pedestrian and vehicular safety. For this reason, fences three feet or taller cannot be placed in sight visibility triangles. Visibility triangles may be

increased when deemed necessary for safety.



## MATERIALS AND DESIGN

Barbed-wire and similar fence materials may only be used in conjunction with a permitted agricultural use or in conjunction with the permitted keeping of horses or livestock.

All fencing should be finished on all sides that are visible from off the property.

## WILDLIFE CONSIDERATIONS

Staff recommends the gaps in wrought-iron fences are narrow enough that young wildlife, such as fawns, cannot place their heads through the gaps and become trapped. Staff also recommends avoiding iron railings with pointed caps that could spear young wildlife as they attempt to jump over the fence.