

## DIVISION 6. - FENCES

Sec. 6-300. - Approval required; design, construction work standards.

- (a) In order to promote an orderly and consistent development of the village, the village hereby adopts the following rules, regulations and requirements for the land lying within the corporate limits of the village, or within one-half mile of the corporate limits.
- (b) Before any design drawings or plans for a fence in the village, or within one-half mile of the village, are used or construction is begun, they shall first be approved by the board of aldermen or the building official.
- (c) These rules, regulations and requirements and any further additions thereto and changes thereof will be binding on all land within the jurisdiction of the village, and must be complied with before approval or acceptance of any new fences within the jurisdiction of the village.
- (d) All design and construction work for and within the village shall be in accordance with currently accepted engineering and construction practices.

(Code 1994, ch. 3, app., exh. H(1), § I)

Sec. 6-301. - General requirements and minimal design standards.

- (a) All commercial and residential fences constructed in the village must be constructed in a proper manner and such that a neat and attractive appearance is conveyed and maintained.
- (b) Metal or chainlink fences shall be of hot-dipped galvanized steel. All steel must be coated after fabrication and painted with a protective coating after installation on all surfaces that have been cut or have had the protective coating damaged. All anchoring devices to include nails, spikes, bolts, screws, fasteners, hangers and similar items used in the construction of the fences shall also be hot-dipped galvanized.
- (c) Prior to the construction of any fence, a survey must be performed by a registered public surveyor, licensed by the state, on the property or lot to be fenced. The survey must show the limits of the property, all utility easements and any other easement that may exist. The surveyor must also properly stake and identify all corners of the property or lot so the boundaries can be readily identified.
- (d) All fence posts, corner posts, or supporting structures shall be properly anchored to ensure the fence shall withstand 110 mile per hour winds. It is recommended that all supporting posts be properly anchored in concrete or driven to a suitable depth to ensure that the requirement of 110 mph winds is properly met.

(Code 1994, § 3.402; Ord. No. 4-89-2, § 2, 4-11-1989)

Sec. 6-302. - Certain fences prohibited.

- (a) It is unlawful for any person to construct or replace or cause to be constructed or replaced, any fence beyond the property lines of any lot.
- (b) Except as otherwise provided in this section, it is unlawful for any person to construct or replace or cause to be constructed or replaced any fence, except a see-through type fence.
- (c) It is unlawful for any person to construct or replace, or cause to be constructed or replaced, any fence in the area of a lot which is beyond the inside boundary line of any utility easement. This provision does not apply to any aerial easement or drainage easement.

- (d) It is unlawful for any person to construct or replace, or cause to be constructed or replaced, any fence within a utility easement.
- (e) No fence shall exceed a total of six feet in height, and batter boards at the bottom shall not be permitted.
- (f) A building permit must be obtained prior to construction. The permit application must include a drawing showing the fence line. The building inspector will inspect the fence during the construction and upon completion.

(Code 1994, § 3.403; Ord. No. 12-04-01, 12-21-2004; Ord. No. 02-05-01, 2-15-2005; Ord. No. 10-02-01, § 2, 2-16-2010)

Sec. 6-303. - Existing fences grandfathered.

If any fence along any perimeter or property line is more than 50 percent damaged then the entire fence along such perimeter or property line must be replaced in accordance with the provisions of this article.

(Code 1994, § 3.404; Ord. No. 02-05-01, 2-15-2005)