

Residential Fencing Standards

The Firebaugh Zoning Ordinance includes regulations for the height and location of fencing in the Single Family Residential zones (R-1, R-1-4.25, R-1-5) and the Multi-Family Residential zones (R-2, R-3). These requirements are summarized in this brochure and can be found in Title 25 of the Zoning Ordinance.

In general, fencing in rear and side yards may be seven feet high, while fencing in front yards may be three feet high (or four feet high if the top one-foot is of see-thru material). Exceptions apply for corner lots (see diagram to the far right). Special height standards also apply for areas at street intersections and driveway intersections (see below).

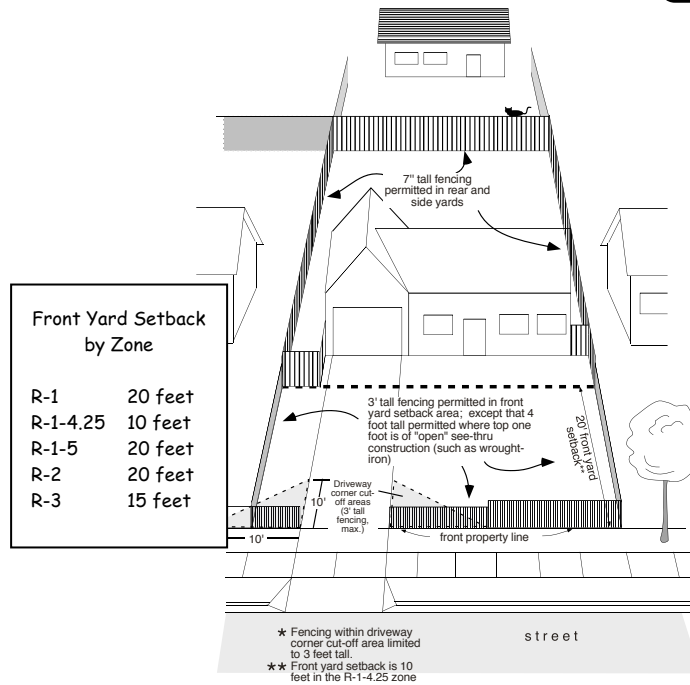
The general rules for fencing are as follows:

- **Rear and Side Yards:** Fencing up to 7 feet tall is permitted in rear and side yards on residential lots (see diagrams to the right), however on the **street side-yard of a corner lot**, 7 foot fencing may be placed no closer than ten feet from the street right-of-way line.
- **Front Yards:** On all lots, within the required front yard setback area, fencing may be up to three feet high, except that four foot high fencing is permitted where the top one-foot is of open "see-thru" construction (such as wrought iron or similar materials).

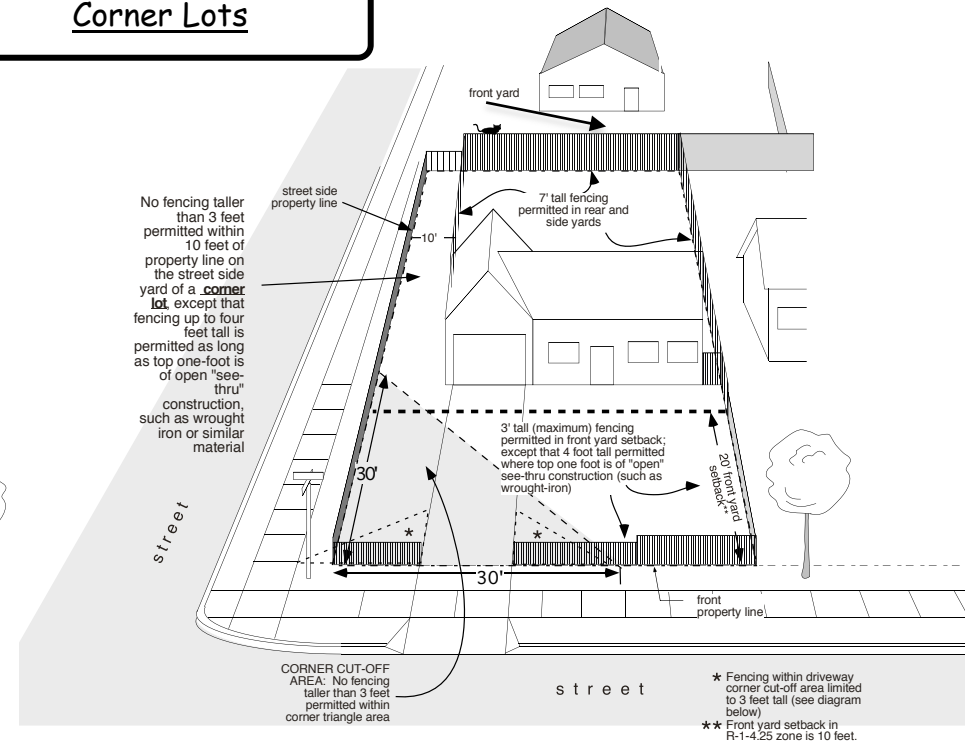
Corner "Cut-Off" Area

The Zoning Ordinance has special rules limiting the height of fencing on lots at street corners and where driveways intersect streets. This is known as the "**Corner Cut-Off Area**" and is intended to improve safety/visibility at intersections. No fencing taller than 3 feet is allowed in the triangular area where streets intersect and where driveways intersect a street, as well as intersections involving streets and alleys. This concept is illustrated in all of the diagrams to the right.

Interior Lots

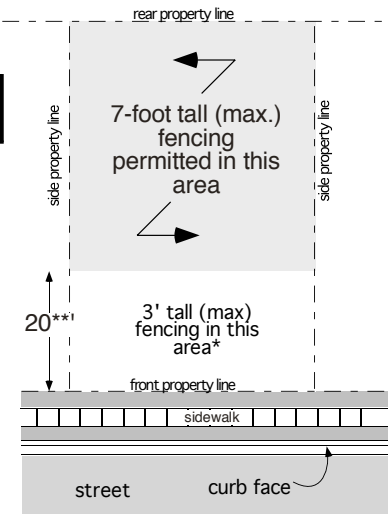


Corner Lots



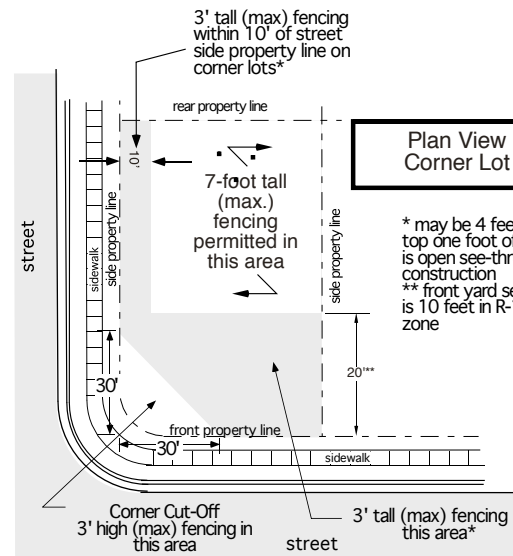
Plan View Internal Lot

- * may be 4 feet tall if top one foot of fence is open see-thru construction
- ** Front yard setback is 10 feet in R-1-4.25 zone

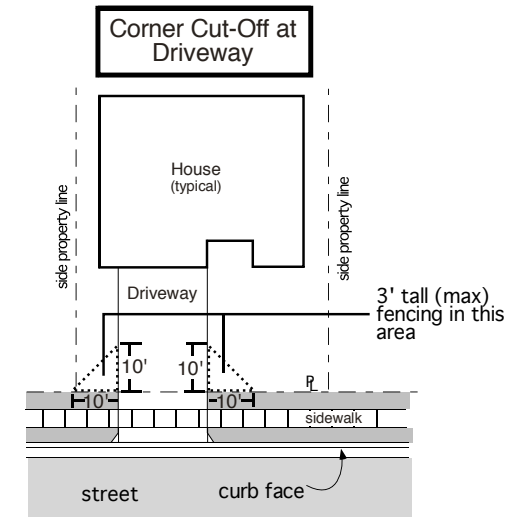


Plan View Corner Lot

- * may be 4 feet tall if top one foot of fence is open see-thru construction
- ** front yard setback is 10 feet in R-1-4.25 zone



Corner Cut-Off at Driveway

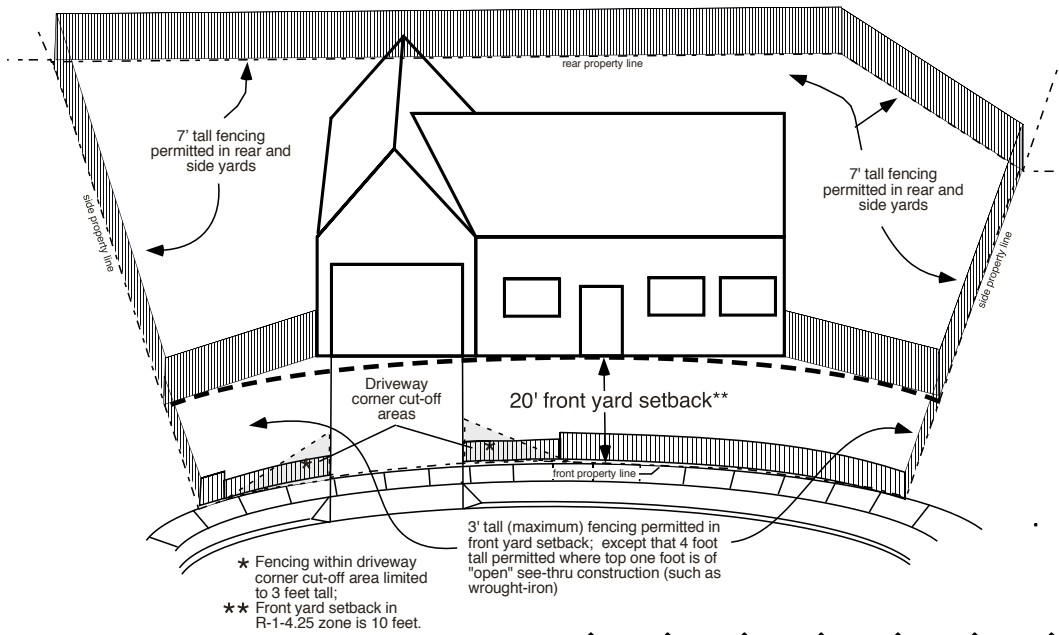


What About Permits?

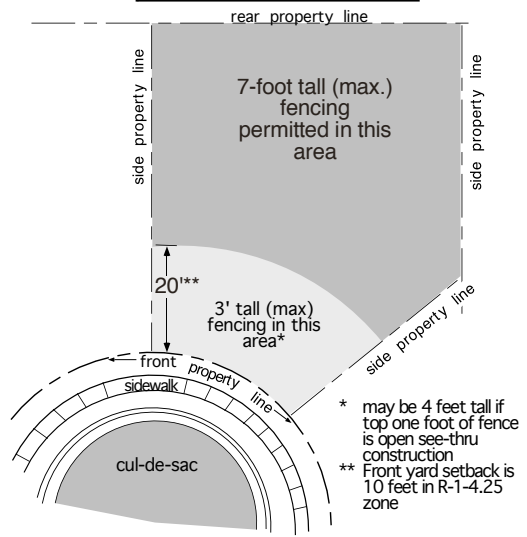
Permits are generally not required for most residential fencing, as long as fencing meets the rules covered in the code. Exceptions are fences that include electrical elements (e.g. front yard fencing with light fixtures and pilasters) which require a building permit.

Cul-de-sac Lots

Avoid Utility Meters: Regardless of where your fence is built, it must not obstruct the view of utility meters.



Plan View Cul-de-sac & curve-lots



Where Are My Property Lines?

It is important to make sure that you do not build any fence over or across your property lines. The only certain way to determine the location of property lines is to have the property surveyed by a licensed surveyor. However, it is usually easy to find side and rear property lines because they are marked by existing fencing. The front property line can be harder to find. It is usually not at the sidewalk or curb. In many neighborhoods, the front property line is ten feet behind the face of curb. However, this is not true for all lots. You may be able to verify the location of the front property line by digging in the vicinity of your front property corners to look for metal survey rods (typically six to twelve inches underground). However, these rods do not exist in all cases. Again, the use of a professional surveyor may be necessary to verify the location of some property lines.

City of Firebaugh
1133 P Street
Firebaugh, CA 93622

Fencing Regulations in Residential Zones

This informational brochure explains the City of Firebaugh's rules for fences in residential zones. It may not cover all regulations that may pertain to your property. If you are uncertain regarding any development regulations, please contact Firebaugh City Hall

Firebaugh City Hall
1133 P Street
Firebaugh, CA 93622
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