

**CITY COUNCIL RESEARCH DIVISION  
LEGISLATIVE SUMMARY**



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**Bill Type and Number:** Ordinance 2020-0027

**Introducer/Sponsor(s):** Council Ferraro

**Date of Introduction:** January 14, 2020

**Committee(s) of Reference:** LUZ

**Date of Analysis:** January 14, 2020

**Type of Action:** *Ordinance Code* amendment

**Bill Summary:** This bill amends Section 656.402 (Residential Districts), Part 4 (Supplementary Regulations), Subpart B (Miscellaneous Regulations), Chapter 656 (Zoning Code), *Ordinance Code*, to allow for a fence up to six feet in height in the required front yard of a single-family use under certain circumstances.

**Background Information:** Current regulations limit fence height to no more than four feet in front yards of properties in residential districts, except when the lot has more than one front yard. Thus, the fence can be up to eight feet in height. Many single-family standalone lots abut streets and roads in rural and agricultural areas. The increase in fence height would provide appropriate buffering for privacy and protection in the front yard. The fence must follow the set back guidelines from the roadway to eliminate safety issues for motorists, bicyclists and the general public. The height requirement is restricted to single-family use lots in Rural Residential-Acre (RR-Acre) or Agriculture (AGR) Zoning District. The fence could be up to six feet in height in the required front yard, provided it is set back at least fifteen feet from the primary structure and at least ten feet from the right-of-way.

**Policy Impact Area:** Fences

**Fiscal Impact:** None

**Analyst:** Mitchell