



NON-LAKESHORE PROPERTY FENCE REGULATIONS

City Code Section [78-1405\(9\)](#)

Planning & Zoning Department 952-249-4620

www.ci.orono.mn.us

Permits

Permits are not required for most fences however they still must comply with the height and location restrictions. For questions or regarding fencing over 6-feet high contact Planning Staff.

Location

Fences are permitted up to a property line but may not be within an easement. The fence owner/property owner is responsible for locating property lines and identifying any easements *before* construction of a fence. A required yard is measured from the property line. The street property line is not the curb or edge of the road surface. If the property owner is unsure they should contact a surveyor to locate property boundaries. No fence may obstruct free access to a fire hydrant.

Fences for Swimming Pools

The City does not require fences around swimming pools.

Materials and Maintenance

Fences must be installed with the finished side facing neighboring properties or the street. The term "finished side" means that side having no structural supports. Fencing materials shall consist of permanent all weather products. The fence owner must maintain the fence in a condition of reasonable repair and appearance and not allow it to become or remain in disrepair or in a dangerous condition.

Temporary Fences

Temporary fence. A fence that is not permanently secured or anchored to the ground by posts or affixed footings, and is installed and removed on a limited term or seasonal basis such as: snow fences, garden fences, seasonal recreational fences such as hockey boards; fences installed for safety or access management purposes for special events; and fences installed for the duration of a construction project such as silt fences, erosion control bioretention logs, and septic drainfield site protection fences.

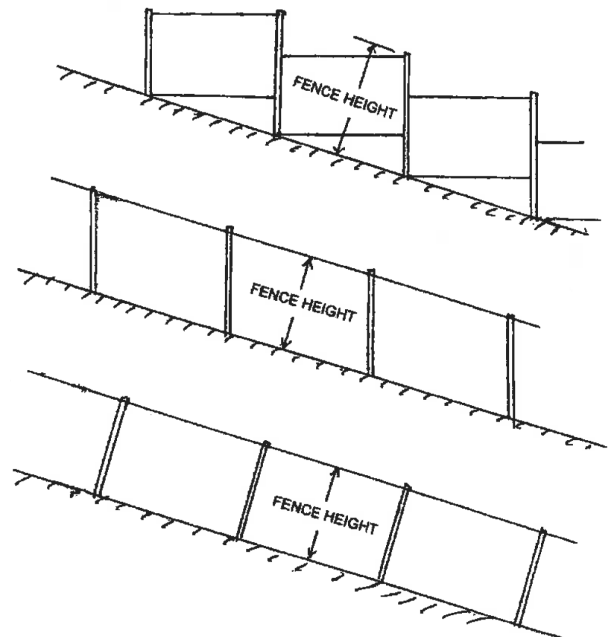
Lakeshore Lots Separated By Public or Private Roads

Please contact Planning Staff for regulations pertaining to lakeshore lots where the building site is separated from the lakeshore by a public or private road.

Fence Height

Fence height is measured from existing ground level to the top of any part of the fence, including posts or other structural supports, lattice, ornate top design elements. *Exception:* Post finials extending above the top of the fence shall not be deemed as part of the fence for height determination purposes as long as they do not exceed ten inches in width per finial and do not extend above the top of the fence by more than ten percent of the allowed maximum fence height at that location.

For sloped sites, fence height is measured from the topmost part of the fence as noted above to the existing ground level below the fence, as measured perpendicular to the slope (see the slope drawing).



Height Limitations*

To determine the zoning district for your property [click here](#) or contact the Planning and Zoning Department. The zoning code defines *yards* in a way that may be different from your definition.

Yards are measured from the property line.

*Height Exceptions:

- The top rail of a (max) three-rail, split rail fence may be up to 48 inches high.
- A fence along a County Road or State Highway may be up to 6 feet high
- Board rail fences within a front, street or side street yard for the specific purpose of enclosing permitted domestic animals may have a top rail height of 60 inches and shall be no more than 50 percent opaque.

Fences within the required front yard may not exceed 42 inches in height. The required front yard setbacks for each district are as follows:

- 30 feet in the R-1B and LR-1C districts
- 35 feet in the R-1A and LR-1B districts
- 50 feet in the LR-1A and RR-1B districts
- 100 feet in the RR-1A district

Fences within the required side street yard may not exceed 42 inches in height. The required street yard setbacks are:

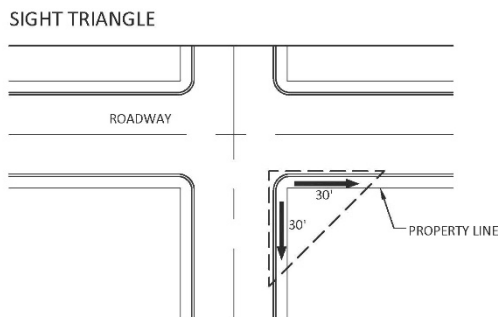
- 15 feet in the LR-1C districts
- 30 feet in the R-1B districts
- 35 feet in the R-1A & LR-1B districts
- 50 feet in the LR-1A & RR-1B districts
- 100 feet in the RR-1A district

Fences within a required interior side yard may not exceed six feet in height. The required interior side yard setbacks are as follows:

- 10 feet in the R-1A, R-1B, LR-1B and LR-1C districts
- 30 feet in the LR-1A and RR-1B districts
- 50 feet in the RR-1A district

Fences within the required rear yard may not exceed six feet in height. The required rear yard setbacks are as follows:

- 30 feet in the R-1B, LR-1B and LR-1C districts
- 35 feet in the R-1A district
- 50 feet in the LR-1A and RR-1B districts
- 100 feet in the RR-1A district



Sight Triangle: On a **corner lot**, fences may not exceed 36 inches in height within the sight triangle. The sight triangle is defined as follows: Beginning at the intersection of the projected curblines (or edge of pavement if no curb) of two intersecting streets; thence 30 feet along one curbline; thence diagonally to a point 30 feet from the point of beginning on the other curbline; thence to the point of beginning.

Drainage & Utility Easements

Fences are not permitted within easements for drainage and/or utilities without special permission from the City Engineer. Contact the City Engineer at 952.249.4661.

Last Updated: January 2021

*Note: This is an **information sheet only**, every effort has been made to insure the accuracy of the information contained herein; however, if any information is not consistent with provisions of the City Code, the Code provisions will prevail.*