



Fences in Residential Districts

Permit Required

- A completed fence permit application with a scaled site plan or aerial map image, along with permit fee of \$25.00 must be submitted to the City of Mendota Heights and approved prior to installation of any fence.

Exception: Temporary fences installed to surround a hockey or skating rink shall not require a fence permit during the winter season. Fences shall be 4' or less in height, and shall be removed no later than March 31 of each year.

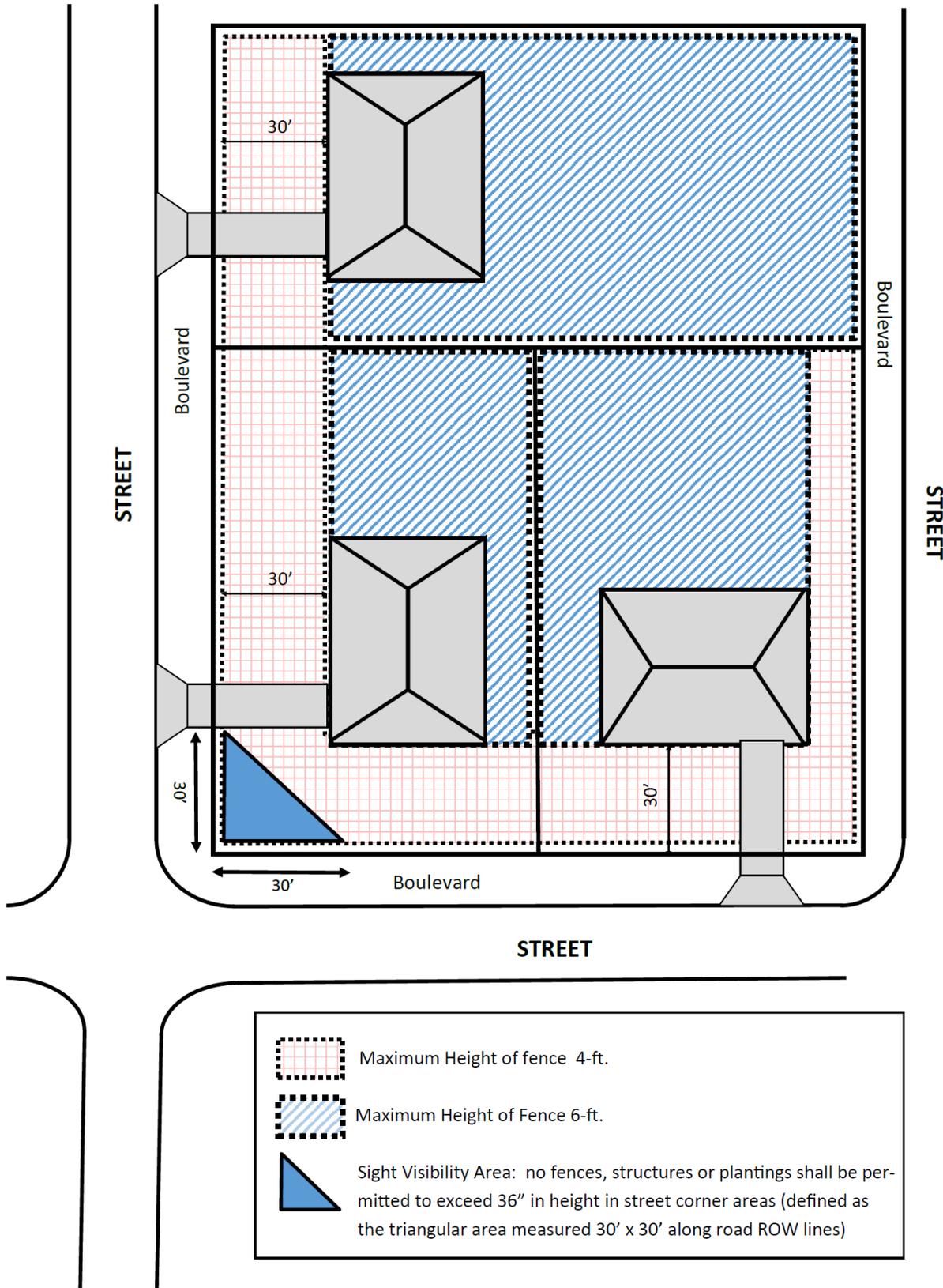
Height, Style & Location

- **Front Yard:** Fences may be installed to a height not exceeding four feet (4') in height, extending across front yards or along that portion of the side lot line equal to the required front yard setback.
- **Interior Lot Line:** Fences up to and including six-feet (6') in height may be erected on interior lot lines behind the front yard setback line and on rear lot lines.
- **Rear Yard:** Should the rear lot line be common with the side lot line of an abutting lot, that portion of the rear lot line equal to the required front yard setback of the abutting lot may be fenced to a height of not more than 4-ft. in height.
- **Style of Fences:** Fences in front yards shall consist only of chain-linked, or an open decorative style fence such as picket, wrought iron, alternating board or shadow-box style fence. Although a solid screen privacy fence is permitted in the city, it is preferred that fences be erected so that at least (30%) of the plane between the ground and the top of the fence is open to allow for air flow and for the sake of the neighboring environment.
- **Gates (Private Access):** When a gate is proposed to obstruct access to a driveway in a yard abutting a street or other public right of way, a conditional use permit is required.
- All fences shall be located entirely upon the private property of the party constructing the fence unless the owner of the property adjoining agrees in writing that such fence may be erected on the division line of the respective properties.
- No fence shall be installed in a location that would hinder the fire department from gaining immediate access.

Construction & Maintenance

- **Face Side:** That side of the fence considered to be the face (side opposite the post) shall face abutting property or the street or other public right of way.
- **Height:** Fence height shall be measured at a point 6" below the top of the supporting posts. No fence or material between posts shall be permitted to be greater in height than the highest post on either side of said fence material.
- **Chain Link Fences:** Chain link fences used for the enclosure of tennis courts shall not exceed 10' in height and shall not be located within the required front yard. Chain link fences shall be constructed so that there are no barbed ends at the top. Black vinyl coating is the city's preferred choice for new chain-linked fencing.
- Every fence shall be constructed in a workmanlike manner with substantial materials suitable for fences. Every fence shall not be allowed to become in a condition of disrepair or constitute a nuisance. The requirement for maintenance shall be an ongoing obligation of the fence owner to ensure that the fence continues to look as attractive as at the time of its construction.
- Any fence which is in disrepair or has become dangerous to the public safety, health or welfare is a public nuisance and the code enforcement officer shall commence proper proceedings for its abatement.

FIGURE 1D-6.1: RESIDENTIAL FENCE REQUIREMENTS



- Permitted Encroachments onto Public Ways:** Fences greater than 4' in height but no greater than 6' in height may be allowed to encroach into rear yards of corner and through lots or side yards of corner lots through administrative approval by the Public Works Director and Community Development Director, when said yard abuts a public street; provided, however, that in no event shall such fence be allowed to be constructed on a public easement for street, utility, or drainage purposes.