



PUBLIC GUIDE FOR FENCES

Are you considering building a fence on your residential property? The following is a collection of Frequently Asked Questions and relevant sections of the Land Use Bylaws to consider before beginning construction. If you require further clarification please contact the Planning and Development Department at planning@canmore.ca or call (403) 678-1543.

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FREQUENTLY ASKED QUESTIONS

Do I need any permits (i.e. Development or Building Permits) to build a fence?

No permits are required for fences that meet the maximum height regulations described below.

How high can I build a fence?

In both residential and commercial districts, the maximum height of a fence (measured at any point along the top of the fence line from existing grade) is 1.2m (4') in the front yard, 1.8m (6') in the side and rear yards, and 2.5m (8'2") at the highest point of a gateway. On corner lots, where the height of a fence may affect visibility, the maximum height allowed is 1.0m (40") within the corner visibility triangle. All maximum fence heights also apply to hedges.

What happens if the fence encroaches into a utility right-of-way (URW), or Town property?

If the intended fence encroaches into a right-of-way or Town property, please explore other options first. Fence encroachments on Town property are generally not allowed. Encroachments into a URW may be allowed; check the details of your right-of-way agreement and any requirements for approval by the affected utility suppliers.

RELEVANT SECTIONS OF LAND USE BYLAW 22-2010:

EXPLANATIONS:

SECTION 8

GENERAL REGULATIONS

8.14

FENCES, GATES AND HEDGES

8.14.0.1

Within residential and commercial districts, **the height of a fence or hedge measured at any point along the top of the hedge or fence line from existing grade, including the height of any retaining walls, shall not exceed 1.2m in the front yard and 1.8m in the side and rear yards and 2.5m at the highest point of a gateway.** On corner lots, where the height of a fence or hedge may affect visibility, the maximum height allowed is 1.0m within the corner visibility triangle. The use of barbed wire as part of a fence or gate is prohibited in residential and commercial districts.



Your fence or hedge can be no more than 1.2m (4') high in the front yard, and no more than 1.8m (6') high in the side and rear yards. The maximum allowed height for your gateway is 2.5m (8'2").

A corner visibility triangle means a triangular area formed on the corner site by the two street property lines and a straight line, which intersects them 4.5m from the corner where the property lines meet. The corner visibility requirements shall apply to the intersection of a public pathway with a street when the pathway is located mid-block and connects directly with a crosswalk at the intersection. The corner visibility triangle does not apply to lanes or lane/street.



If you live on a corner lot the regulations are different due to the corner visibility triangle. The maximum fence or hedge height for these lots is 1.0m (40").

8.5

SETBACK REGULATIONS

8.5.1

CORNER VISIBILITY TRIANGLE

8.5.1.1

No person shall place or maintain any structure, fence, sign, landscaping or similar object greater than 1.0m in height and lower than 4.0m in height that may restrict visibility from a public road and therefore create a safety hazard in or on that part of a corner visibility triangle.



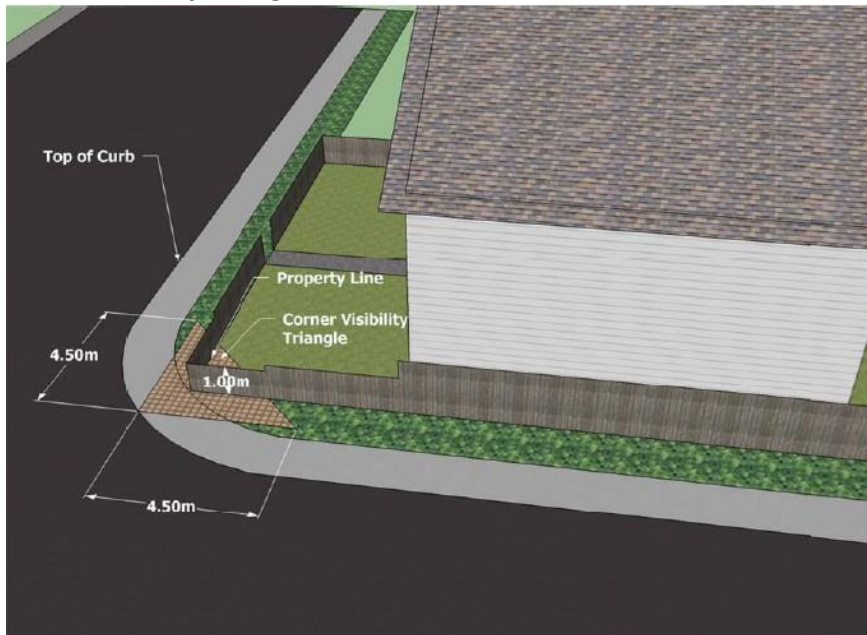
Your fence or hedge cannot be higher than 1.0m in the corner visibility triangle.

HELPFUL IMAGES AND DIAGRAMS

Maximum Fence Heights



Corner Visibility Triangle



RELEVANT DEFINITIONS

Corner visibility triangle means a triangular area formed on the corner site by the two street property lines and a straight line, which intersects them 4.5 metres from the corner where the property lines meet.

Fence means a vertical physical barrier constructed to provide visual screening or to prevent unauthorized access or both.

Site means an area of land on which a development exists or for which an application for a development permit is made containing not less than one lot.

Yard means an open space on site, unoccupied and unobstructed.

Yard, front means the yard which extends in width between the side boundaries of a site and in depth from the front property line of the site to the front of the principle building. In the case of a corner site the narrower of the two boundary lines abutting the street may be considered the front yard. In circumstances where the front yard is not clearly defined, the Development Authority may determine what constitutes the front yard of a site.

Yard, rear means the yard which extends between the rear property line of a site and the rear yard setback as prescribed in the land use district. In circumstances where the rear yard is not clearly defined, the Development Authority may determine what constitutes the rear yard(s) of a site.

Yard, side means the yard which extends between the side property line of a site and the sideyard setback as prescribed in a land use district. In circumstances where the sideyard is not clearly defined, the Development Authority may determine what constitutes the sideyard(s) of a site.