Conewago Township Adams County, Pennsylvania

ZONING/CODE ENFORCEMENT OFFICE
541 Oxford Avenue, Hanover, PA 17331
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www.conewagotwp.us

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FENCE PERMIT APPLICATION

***PLEASE PRINT CLEARLY**

1. LOCATION OF PROPERTY:

_____
Street Address

2. PROPERTY TYPE:
Circle one of the following: Interior lot Corner lot Double frontage lot Triple frontage lot

3. DESCRIPTION OF FENCE:

_____
Height of fence Type of fence (split rail, privacy, etc..) Type of material (wood, vinyl, etc..)

4. COST OF PROJECT: $_____

5. LOCATION OF FENCE:

_____
Front yard, side yard and/or rear yard

6. PROPERTY OWNER NAME AND TELEPHONE NUMBER

_____

7. CONTRACTOR'S NAME, ADDRESS AND TELEPHONE NUMBER

_____

8. ON A SEPARATE SHEET OF PAPER, DRAW A DETAILED DRAWING SHOWING THE FOLLOWING:
house, sidewalk, garage, driveway, other outbuilding locations, the roadway, location of fence, distance fence is from property lines, height of fence in the different areas of the property, easements, and/or right-of-ways.
Also include your neighbor's addresses and the street names of the roads bounding your property.

***IT'S THE PROPERTY OWNERS' RESPONSIBILITY TO KNOW WHERE THE PROPERTY LINES ARE LOCATED**

CONDITIONS OF ISSUANCE:

✓Within the (A, R-1, R-2, R-3, MU and VC) Zones, fences and walls are permitted by right within required yard areas, provided that no fence or wall (except agricultural, required junkyard, athletic court, outdoor shooting range walls or fences, or a retaining walls as noted below) shall be erected to a height of more than:

1. **four (4) feet in a front yard**; except that,
2. fences and walls erected upon reverse frontage lots may extend up to height of six (6) feet within those yards that do not contain vehicular access onto an adjoining road; and,
3. **six (6) feet in any side or rear yard**.

✓ Within the (HC, I and Q) Zones, no fence or wall (except agricultural, required junkyard or tennis court walls or fences, or a retaining walls as noted below in Section 435.D.) shall be erected to a height of more than ten (10) feet in any yard.

✓ No fence or wall shall interfere with the required clear sight triangle

✓ The use of retaining walls higher than four (4) feet up to a maximum height of twelve feet (12') is permitted, subject to the following findings:

1. That the proposed height of the retaining wall is necessary to facilitate an efficient use of the site and/or protect an important or sensitive natural or cultural feature of the site.
2. That the applicant has submitted written expert evidence from a professional engineer registered to practice within the Commonwealth of Pennsylvania that the proposed retaining wall is designed and will be constructed to assure structural integrity and will in no way adversely affect any drainage pattern and/or underground utility lines nor interfere with their rights-of-way;
3. That the applicant has provided sufficient separation and physical barriers between the proposed retaining wall and any pedestrian and/or vehicle movement areas to ensure adequate vehicle and pedestrian safety; and,
4. That the base of the retaining wall is setback a horizontal distance at least equal to its height from each property line.

✓The use of barbed wire and electric fences are expressly prohibited except in the case of agricultural fences used to contain livestock.

✓Fences and walls shall be constructed of durable materials suited for its purpose and the use of discarded materials, vehicles, and appliances is prohibited. No wall or fence shall be constructed of corrugated metal, corrugated fiberglass, or sheet metal.

✓Fences shall not be placed over any easements or right-of-ways.

✓Applicant to telephone the PA ONE CALL system; this system allows for local utility companies to mark underground infrastructure and utility lines.

✓It is the applicant's responsibility to acquire a permit from Adams County Courthouse, Assessing Office, Room 202, Gettysburg, PA 17325 if the project cost more than $4,900.

_____ applicant's initials indicating the Conditions of Issuance have been read.

PERTINENT DEFINITIONS:

CLEAR SIGHT TRIANGLE-

On corner lots, there shall be provided and maintained a clear sight triangle of at least seventy-five (75) feet, as measured along the centerline of any streets from the intersecting roads. No structures, plantings, excavation, nor other visual obstruction shall be permitted within such area.

EASEMENT - A right-of-way granted for limited use of private land for a public or quasi-public or private purpose, and within which the owner of the property shall not have the right to make use of the land in a

manner that violates the right of the grantee.

LOT - A designated parcel, tract or area of land established by a plat or otherwise as permitted by law and to be used, developed, or built upon as a unit and that is not divided by a street.

A. Lot, Corner: A property having street frontage along two (2) or more contiguous sides or along a single curved street with an interior angle of less than 135 degrees as measured along the interior edge of the street right-of-way, or in the event of no right of-way, along the interior edge of the cartway.

B. Lot, Flag: A lot that relies upon a thin strip of land for street access whose frontage does not satisfy the minimum width requirements for the respective Zone, but that said lot has the required lot width away from the street frontage.

C. Lot, Interior: A lot with only one (1) street frontage.

D. Lot, Through / Reverse Frontage: An interior lot having frontage on two parallel or approximately parallel streets with vehicular access solely from the street of lesser functional classification.

PRINCIPAL BUILDING – A building in which is conducted the main or principal use of the lot on which said building is located.

RIGHT-OF-WAY – An area secured for public use and which may, but need not, be improved with streets, utilities, storm-water management facilities, traffic control facilities, curbs, sidewalks, bicycle lanes or paths, streetlights, and similar improvements for public benefit or enjoyment.

STREET - A public or private right-of-way, excluding driveways and access drives, intended for use as a means of vehicular and pedestrian circulation that provides a means of access to abutting property. The word "street" includes "thoroughfare," "avenue," "boulevard," "court," "drive," "expressway," "highway," "lane," "road," and similar terms.

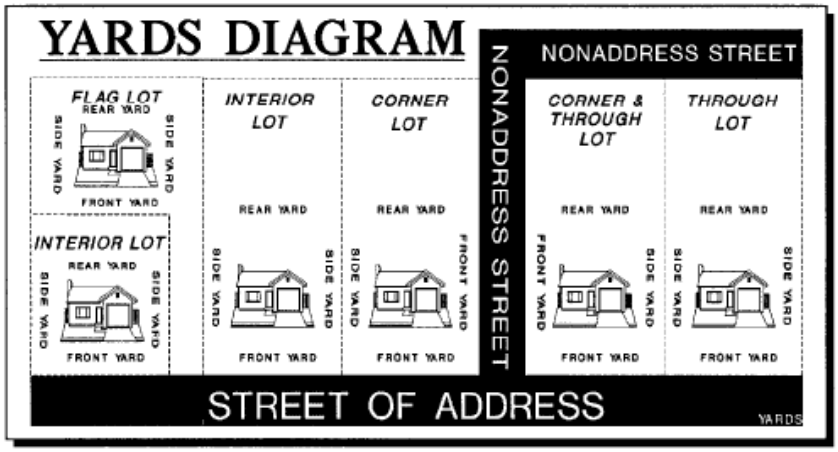
STREET CENTERLINE – A line laterally bisecting a street right-of-way into equal widths. Where the street right-of-way cannot be determined, the cartway centerline shall be deemed the street centerline.

YARD - An area between the permitted structures and the property lines.

A. Yard, Front: The area contained between the principal structure and the street(s). On corner lots, the front yard shall be those yards that are located between the principal structure and the adjoining streets.

B. Yard, Rear: The area contained between the principal structure and the property line directly opposite the Street of address.

C. Yard, Side: The area(s) between a principal structure and any side lot line(s). On corner lots, the side yard shall be considered those areas between the principal structure and the property lines directly opposite the non-address street(s).



NOTICE - PLEASE READ AND COMPLY WITH THE FOLLOWING NOTICES:

•Property owner is responsible for determining if property is subject to private covenants and/or subdivision and land development regulations or deed restrictions and compliance with the restrictions. Private covenants may be more restrictive than township zoning regulations. Issuance of a fence permit does not constitute compliance with private covenants or restrictions. Any legal controversies arising from a permit issued in violation of any private covenants or restrictions is the sole responsibility of the property owner or their authorized representative.

•It's the property owners' responsibility to know where the property lines are located.

Permit Fee: $_____

Zoning Officer Approval:_____Date:_____