



Current Planning Division

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Fences, Hedges & Walls

What is the difference between a fence and a wall?

Most commonly, a wall has a continuous foundation where a fence has posts with fence material between the posts.

What fencing material is not allowed?

Barbed wire, electrically charged and sharp-pointed fences are not allowed on any residential property. If approved by the Current Planning Division of the City of Loveland, barbed wire, electrically charged and sharp-pointed fences may be permitted on commercial or industrial properties.

Planned Unit Development (PUD)

If you live in a PUD the type of material, height and location of your fence, hedge or wall may be subject to further restrictions. Check the zoning of your address before starting.

Before erecting your fence, wall or hedge call the Utility Notification Center of Colorado at least three (3) days before you begin. They will mark where any underground utilities are located, at no charge. Dial 811 or call their toll free number: 1-800-922-1987.



What should I consider before choosing the type of fence or wall for my property?

If you have natural surface water run-off you will want to make sure the fence or wall does not negatively impact your own property or any adjacent property by re-routing or interfering with that natural surface run-off.

If you have dedicated easement of right-of-way through your property, as shown by utility boxes, underground wires or water or sewer pipes you will need to provide reasonable access to those utilities. Your fence can be erected directly on an easement, but if repairs need to be made to utilities running along that easement, the fence will be removed and will have to be replaced at your own expense. A fence, hedge or wall cannot be erected in a street right-of-way.

Your fence, hedge or wall must be located within the boundary lines of your property.

Limited solid material fences or walls have a ratio of solid material to open space of *not more than one to four*.



Solid material fences or walls: have a ratio of solid material to open space of *more than one to four*.



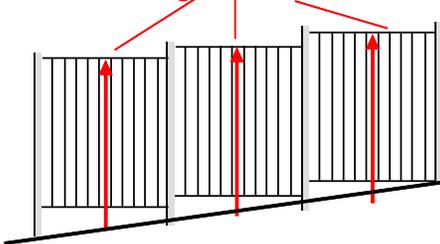
How high can my fence be?

The maximum height of all fences and walls in a standard zoning district is six feet, three inches (75"). Exceptions to this rule are:

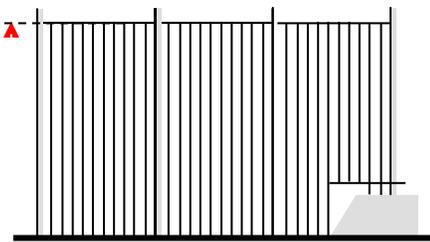
- **Limited solid material** fences and walls located in front yard areas cannot exceed four (4) feet in height unless they are set back fifteen feet from the front property line.
- **Solid material** fences and walls located in front yard areas cannot exceed three (3) feet in height, unless they are set back fifteen feet from the front property line.

The height of a fence, hedge, or wall is measured from the top of the fence, hedge or wall to point on the ground located perpendicular to and within five feet on either side of the fence, hedge or wall. When a fence or wall is located on sloping ground constructed perpendicular to the slope and not parallel to the slope, the height shall be measured at the mid-point of each fence section. The maximum height of a fence or wall does not include the support posts or ornamental features. Support posts and/or ornamental features can extend one foot above the top of a fence or wall.

Measured height not to exceed 75" at any point (except front yard)



Sloping Grade



Finished Grade

What is a sight distance triangle?

A sight distance triangle is the area on either side of an access way (intersection of two streets, intersection of a street and alley or a street and driveway) forming a triangle within which clear visibility of approaching vehicular, pedestrian or bicycle traffic must be maintained.

Whenever property adjoins an intersection of two or more streets, an intersection of a street and an alley, or the intersection of a street and a driveway, no plants, foliage, wall, fence, or sign, higher than twenty-four inches above the top of the curb shall be located within the sight distance triangle on each corner of the property adjoining an intersection.

Sight distance triangles can differ for each intersection depending on street curvature, street width, speed limit, etc.

If you live on a corner lot and are planning to erect a fence, call the Traffic Engineering Division at (970) 962-2647 and they will be able to help you with the sight distance triangle for you intersection.

Proper fencing can have a unifying effect upon a neighborhood or streetscape, but unattractive fencing detracts from the appearance of the neighborhood or streetscape. Coordination of fencing materials and designs among neighboring properties can impact the visual harmony of an area.

- All fencing adjacent to a public or private street should be constructed of material compatible with adjoining building and fences.
- All fencing should be constructed so it will conceal or integrate into the architecture of the fence all structure members of the fence. In stockade fence construction, the placement of posts and cross members visible to the public is discouraged.
- All fences, walls and hedges must be maintained in good condition at all times.

This flyer is not intended to cover all of the City of Loveland's code regarding fences, walls and hedge