



Village of Saukville Code Requirements for Residential Fences

First, you must know where your property lines are located. If you don't have a survey included with your mortgage papers, visit Village Hall or the Ozaukee County Register of Deeds to see if they have a survey of your property on file. Otherwise, you need to hire a surveyor to determine your lot line location.

Second, fences have always been allowed to be built right up to your property line (which is a shared invisible line between two adjoining properties), but it is not a requirement. If you want to build a fence closer to your house, you are allowed to do so. **“Residential fences are permitted adjacent to the lot line in the side and rear yards of residential districts, but shall not exceed a height of six feet and shall not extend into the street yard.” (§ 205-71. Yards.C.2)**

Third, a fence may not be built on neighboring property. If you believe your neighbor's fence encroaches over your property line, you may initiate a private lawsuit. Village government does not arbitrate these disputes.

Fourth, please note that the Village defines a side yard as that portion of the lot that is located on each side of your house. It is distinct from the street yard, the rear yard, the side street (corner lots have two street yards) or the rear street (double frontage lots have two street yards) yards. Please contact Village Hall for clarification on this issue if needed.

The Code:

A **permit** is required in order to build a fence in the Village of Saukville. Applications are available online at www.village.saukville.wi.us or at Village Hall. The required fee must be paid at the time of application.

Materials

Fences must be built with approved fence materials: standard fence wood, masonry or metal such as wrought iron, or composite materials designed for fencing that have the appearance of wood, masonry or wrought iron. You may not build a fence with scrap lumber, chicken wire, wood pallets, or other unapproved materials. Fence posts and supports must be installed on the side of the fence that faces your own house or yard (good side toward your neighbor). Cyclone fences are prohibited in all residential and most other districts.

Special districts

If you live in a special district like Downtown or Foster Commons, or are unsure whether you do, call the Zoning office, (262) 284-9423, before you start building or enter into a contract with a fence company.

Height and location

The allowable height of a fence depends on where it is located on your lot and what type of material is used. If you are building a fence where streets, alleys, or drives intersect each other, the length of fence is limited and can be only 3 feet tall (per Vision Setback Triangle Requirements set forth in **§ 205-63. Traffic visibility**)

- The maximum height of a street yard ornamental fence is three feet (3') and shall be constructed with an ornamental material, such as split rail, stone, brick, wrought iron (with or without masonry piers). This is true for side yard and rear yard ornamental fences, also. **Ornamental fences do not require a permit, but may not exceed six feet continuous (6') in any one direction in the front yard (or street yard), or twenty-four feet continuous (24') total in a side or rear yard.**
- Rear yard and side yard perimeter or yard fences are allowed to be up to 6 feet tall. Personal use kennels are allowed in the rear yards of R-1, R-2, R-3 districts, but must be screened with appropriate fencing or landscaping.

Code requirements for residential fences can be researched in the Zoning Code of the Village of Saukville, **§ 205-71. Yards C.**

Vision Setback Triangle

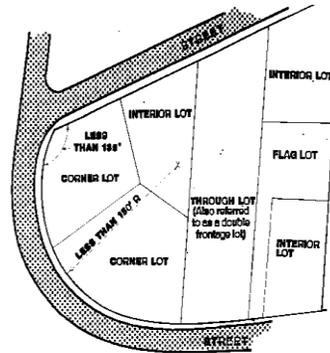
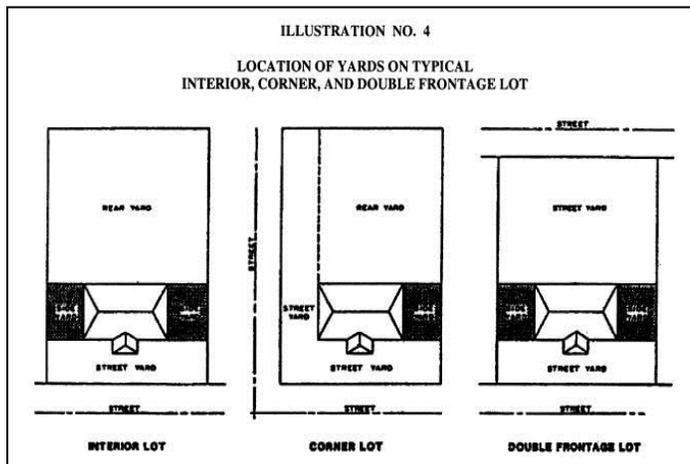
If you build a fence where 2 streets, 2 alleys, or a driveway and an alley intersect, it can be no taller than 3 feet, to prevent blind spots and traffic hazards. A setback triangle is a straight line connecting 2 points. These 2 points are required to be between 15 and 50 feet away from the intersection, depending on street types involved. Within this triangle, there can be no bushes, hedges, fences, trees or other obstructions.

Additional points to remember when planning your fence project:

- If you choose to construct your fence in an easement area, please be aware that should easements rights be exercised, your structure may be removed or damaged.
- Beware of underground cables or pipe! Call the Diggers Hotline to determine if utilities are buried under your property. Please call at least three business days before you dig. The Diggers Hotline number is 1-800-242-8511.

Contact Village Hall at 262-284-9423 with questions and/or concerns before beginning construction on a fence.

Fences are restricted in the street yard areas identified below.



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