

Fence Construction

Fences must be constructed so that the side containing the framing supports and cross pieces face the interior of the owner's lot.

Barbed wire fences are not allowed and chain link fences must be constructed so that no barbed ends are exposed.

Placement

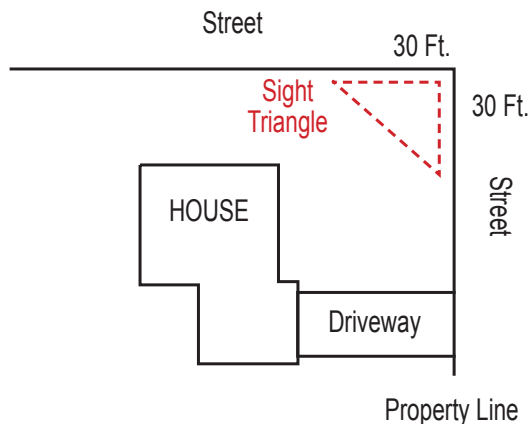
Fences must be set back at least 1-inch from your property line. The curb is **NOT** the property line. Property lines are typically located 9-14 feet in from the curb line. Property corner irons must be located, exposed and verified at the time of final inspection.

The fence must be located entirely upon your property. Fences installed within an easement will require an encroachment agreement; this involves a fee to start the legal process and, **in some cases, may not be granted.**

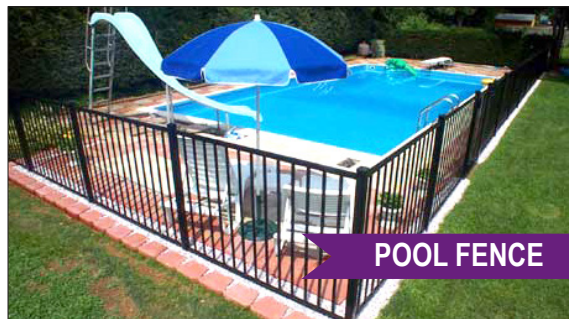
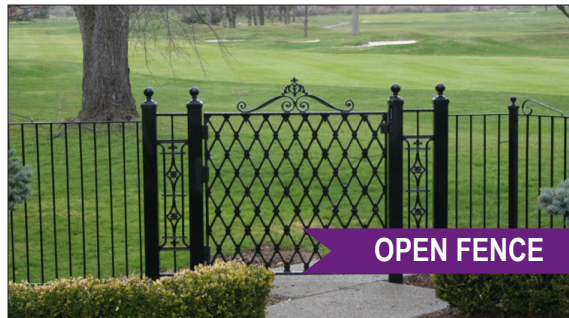
Fences cannot be constructed below the ordinary high water mark of a wetland or lake or within a wetland buffer and must maintain bluff setback.

Portions of fences within the sight triangle on corner lots have additional height restrictions. The sight triangle runs 30' both directions at the intersection of the two streets.

Placement must be consistent with any other applicable zoning regulations



City of Chanhassen Height Restrictions for Fences



Opaque Fence (Non-Transparent)

Front yard within required

front yard setback: maximum height of 3'

Side or backyard: maximum height of 6' 6"

Corner lot sight triangle: maximum height of 3'

Chain Link Fence

Front yard within required

yard setback: maximum height of 4'

Side or backyard: maximum height of 6' 6"

Corner lot sight triangle: maximum height of 4'

Shoreline Fences: limited to 3½'

in rear yard (Lakeside)

Open Fence

Front yard within required

front yard setback: maximum height of 4'

Side or backyard: maximum height of 6' 6"

Corner lot sight triangle: maximum height of 4'

Swimming Pool Fence

Fence Requirements:

- A minimum of 5 ft. tall
- Non-climbable
- Consists of intermediate rails or an ornamental pattern that will not allow passage of a 4-inch sphere
- Gate must be self-closing and self-latching with the latch installed on the pool side of the fence

Process for Building Fences

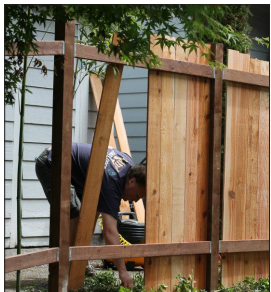
Review City Code requirements for the location and construction of fences. Minnesota State law requires that utility lines be located prior to construction. For more information about locating utilities, call Gopher State at 651-454-0002.

If the proposed fence is located within a drainage and utility easement, an encroachment agreement may be required. Contact the Engineering Department at 952-227-1163 for information. In some instances, a fence may not be placed in the drainage and utility easement.

Complete a permit application form and include two (2) copies of a site plan showing the exact location of the proposed fence, setbacks, and type and height of fence.

Once your permit application has been approved by the Planning, Engineering and Inspections Departments, the City will contact you. After permit issuance, you may begin construction and/or installation.

Call the City for a final inspection when the fence is complete. Property corners must be located and marked at that time.



For more information
please contact:

PLANNING
phone 952.227.1132
(Setbacks)

BUILDING INSPECTIONS
phone 952.227.1180
(Building code & permit applications)

ENGINEERING
phone 952.227.1163
(Encroachment Agreement)



City of Chanhassen

7700 Market Boulevard, P.O. Box 147
Chanhassen, Minnesota 55317
952.227.1100 www.ci.chanhassen.mn.us



A Resident's Guide: FENCES

