

View Fencing Abutting Parks and Trails CODE AMENDMENT

DATE: May 6, 2020

CODE AMENDMENT SECTIONS: Section 8-35 – Lot Fences

STAFF REVIEW AND ANALYSIS: Since the Zoning and Development Code was published on October 1, 2018, staff has identified changes which are intended to improve specific sections or to correct errors.

Lot Fences:

This ordinance requires that view fencing be used for lots which abut any of these uses:

1. Trail corridor from the City of Round Rock Trail Master Plan
2. Private trail
3. Public park
4. Private park
5. Private open space amenity

An exception to this requirement is made when an opaque wall is required to screen outdoor storage. In addition, the ordinance changes existing uses of the term 'wrought iron' fencing to the term 'view fencing'.

RECOMMENDED MOTION: Staff recommends approval of the Code amendment.

Sec. 8-35. - Lot fences.

- (a) *Standards* . All lot fencing shall comply with the following standards unless otherwise stated within a specific zoning district, in which case the standard within the zoning district shall apply:

(1) *General standards* .

- a. All fences shall provide a finished face to abutting public rights-of-way.
- b. Fences for nonresidential uses shall provide a finished face to abutting single-family, two-family or townhouse uses.
- c. Fences shall not conflict with sight visibility triangles at street intersections or obstruct views from adjacent driveways.
- d. Fence posts for all new fences shall be constructed of rust-resistant metal parts, concrete based masonry, or concrete pillars of sound structural integrity.
- e. Fence posts and fence panels for non-wood fences shall be capped.

(2) *Maximum height* .

- a. Front street yard, non-~~wrought iron view fence~~ (residential uses): three (3) feet.
- b. Front street yard, ~~wrought iron view fence~~ (residential uses): six (6) feet.
- c. All street yards, non-~~wrought iron view fence~~ (nonresidential uses): three (3) feet.
- d. All street yards, ~~wrought iron view fence~~ (nonresidential uses): six (6) feet.
- e. All other yards (all non-industrial uses): eight (8) feet.
- f. All other yards (light industrial and industrial uses): 10 feet.

- (3) Except where an opaque wall is required in Section 8-65, view fencing shall be required when the property abuts any one of:

a.-A trail corridor from the City of Round Rock Trail Master Plan

b.A private trail

c.A public park

d.A private park

e.A private open space amenity