



**City of Iowa City
Neighborhood and Development Services
Building Division
Fence Information and Guidelines**

This document was created as a general guideline for residential fence projects within the City of Iowa City, city limits. For the complete City Code visit icgov.org/city-government. Code section for fencing may be found under “Accessory Uses” 14-4C-2L.

Things to consider before starting your fence project:

- **Are there private covenants in your subdivision agreements?**
For private covenants & subdivision agreements contact the Johnson County Recorder’s Office at 319-356-6093.
- **Where are your property lines?**
The City of Iowa City **does not** survey property lines. Contact a Licensed Land Surveyor to locate the property lines.
- **Are there easement restrictions?**
For easement restrictions contact Development Services at 319-356-5120.
- **What are the setback requirements?**
- **What type of lot do you have?**
Double frontage, interior, or corner lot etc.
- **Call 811 before you dig.**
Iowa One Call 800-292-8989 or visit iowaonecall.com

Definitions	
<p><u>Front Setback Line</u> – A line parallel to the street and as far back from the street as specified for the principal building front setback.</p> <p><u>Front Setback Area</u> – The area on a lot between the street-side lot line(s) and the front setback line.</p> <p><u>Rear Setback Area</u></p> <ul style="list-style-type: none">- On an interior lot, the area extending from one side lot line to another side lot line and between the rear setback line and rear lot line.- On a corner lot, the area extending from the side lot line to the front setback line between the rear lot line and the rear setback line.- On double frontage lot, there is no rear setback	<p><u>Side Setback Area</u> – Any setback area between a side lot line and a side setback line that is not a front or rear setback area.</p> <p><u>Street, Local</u> – A street used primarily for access to abutting property and for moving local traffic.</p> <p><u>Street, Collector</u> – A street whose principal function is to carry traffic from local streets to arterial streets.</p> <p><u>Street, Arterial</u> – A street whose principal function is to provide for through traffic and which is designed to carry large volumes of traffic.</p>

City of Iowa City
Neighborhood and Development Services
Building Division
Fence Information and Guidelines

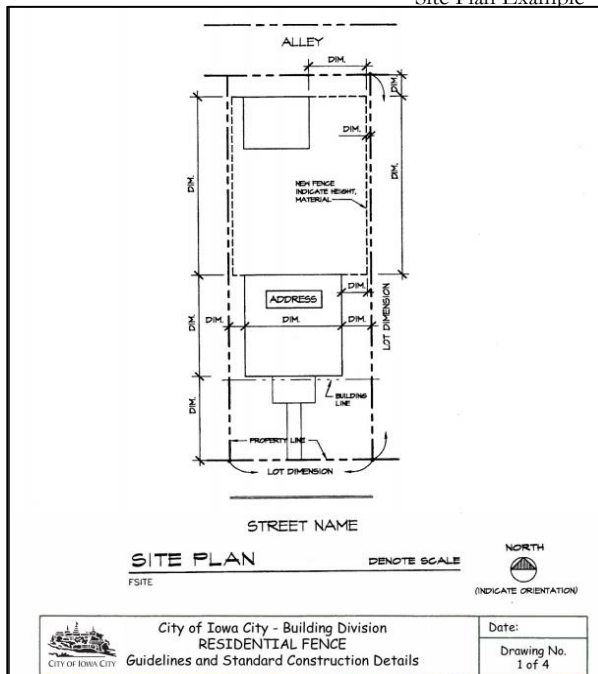
A permit is required for:

- Fences over 6 feet in height.
- Electric fences
- Barbed wire fences
- Any retaining wall over 4 feet in height as measured from the top of the footing to the top of the wall
- A retaining wall of any height that supports a surcharge or impounds flammable liquids

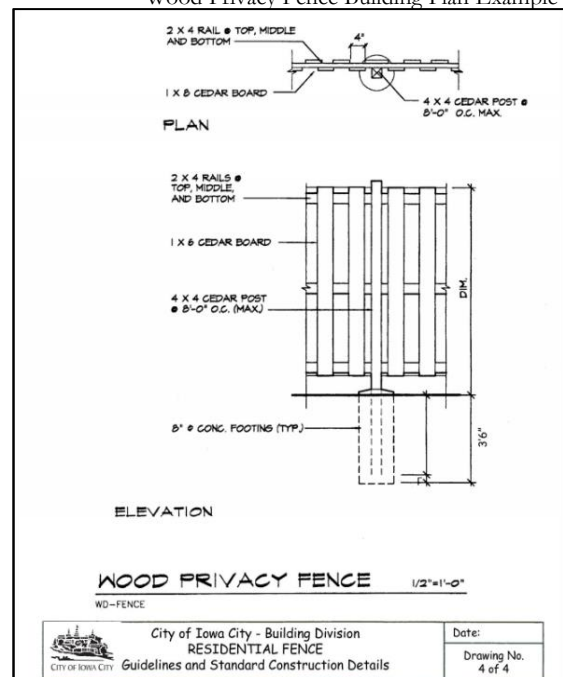
If your fence project requires a permit:

Visit www.icgov.org/permitinfo for complete permit information. There you will find a link to our self-service permitting software, CSS. Once an account is set up, you may apply for a permit. The type of permit for fence projects in residential zones is a “Residential Building-Accessory Structure” permit. **Detailed plans, showing dimensions and structure elements, will be required when applying.**

Site Plan Example



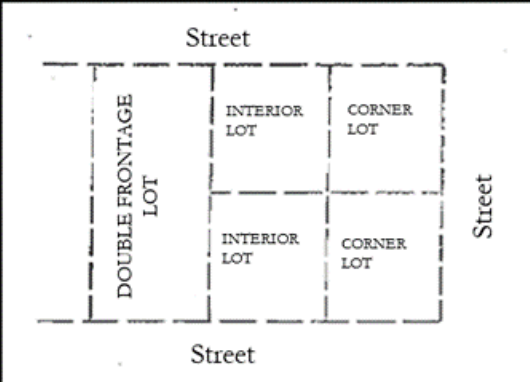
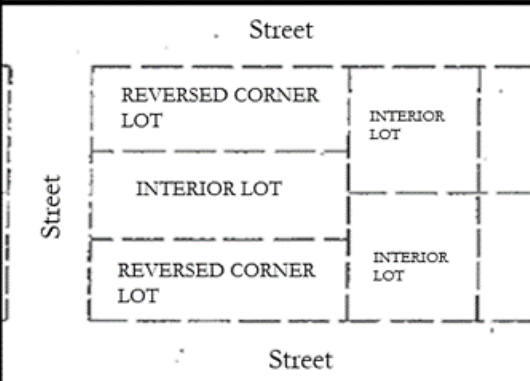
Wood Privacy Fence Building Plan Example



**City of Iowa City
 Neighborhood and Development Services
 Building Division
 Fence Information and Guidelines**

Setback Requirements

- Fences, walls and hedges must be set back at least 2 feet from any alley or street right-of-way line.
- To avoid blocking the view and for safety reasons, on corner lots, fences, walls, and hedges over 2 feet in height must comply with the provisions of Article 14-5D, Intersection Visibility Standards.
- In properties zoned residential and properties with frontages within 50 feet of a residential zones, fence height is limited to 4 feet in the front yard area. However, on double frontage lots and reversed corner lots, along expressways or an arterial street the height limit is increased to 6 feet. **Be aware that corner lots have two front yards.**

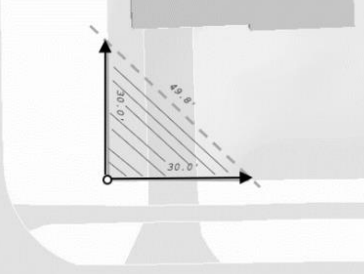
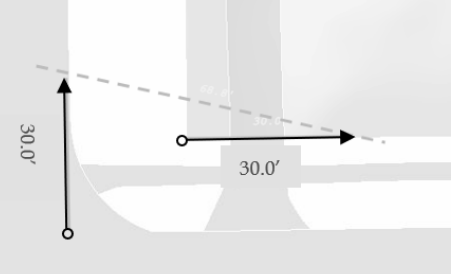
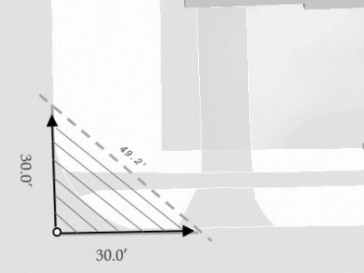
	<p style="text-align: center;">LOT DEFINITIONS</p> <p><u>Double Frontage Lot</u> – A lot having frontage on 2 parallel or approximately parallel streets.</p> <p><u>Corner Lot</u> – A lot located at the intersection of 2 or more streets.</p> <p><u>Reversed Corner Lot</u> – A corner lot, the rear of which abuts the side of another lot.</p> <p><u>Interior Lot</u> – A lot bounded by a street on only one side.</p> <p><u>Front Lot Line</u> – the line separating a lot from the street right-of-way.</p> <p><u>Rear Lot Line</u> – The lot opposite and most distant from the front lot line.</p> <p><u>Street-Side Lot Line</u> – Any lot line that separates a lot from a public or private street (not including alleys or private rear lanes).</p> <p><u>Lot Line</u> – A line oriented by stable points of reference which establishes one boundary of a lot.</p> <p><u>Lot Frontage</u> – the continuous width of a lot measured along the public right-of-way line.</p>
<i>Diagrams of Lot Types</i>	
	

City of Iowa City
Neighborhood and Development Services
Building Division
Fence Information and Guidelines

Visibility Triangle Standards

Intersection Visibility Standards may be found in Article 14-5D of City Code. Fences higher than two feet above the curb level are prohibited within the vision triangles, however, fences that are of a type that is less than twenty percent (20%) solid, such as split rail, open weave, or wrought iron, are permitted within the vision triangle; provided, that such fences are kept free from plantings and other materials that are more than two feet (2') in height.

Visibility Triangle Standards Examples

	<p>Two Arterial Streets- Vision triangle is measured at intersection of right-of-way lines, 30 feet along each line.</p>		<p>Collector or Local Street and Arterial Street-Vision triangle is measured along right-of-way line of arterial street, 30 feet from intersection of right-of-way lines. Along collector or local street, measure 30 feet from where curb lines intersect.</p>
	<p>Collector Streets and Local Streets-Vision triangle is measured at the point of intersection from the curb lines extended, 30 feet along each curb.</p>		

For More Information

Permit Information: icgov.org/permitinfo

City Code: icgov.org/city-government

Fencing code may be found under “Accessory Uses” 14-4-C-2L

Visibility Triangle Standards may be found under Article 14-5D

General and Easement questions: Development Services at 319-356-5120

Call before you dig: iowaonecall.com or 800-292-8989

Private Covenants & Subdivision agreements: Johnson County Recorder’s Office at 319-356-6093