

Fence Installation Permit Guide

City of Wadsworth

120 Maple Street, Wadsworth Ohio 44281

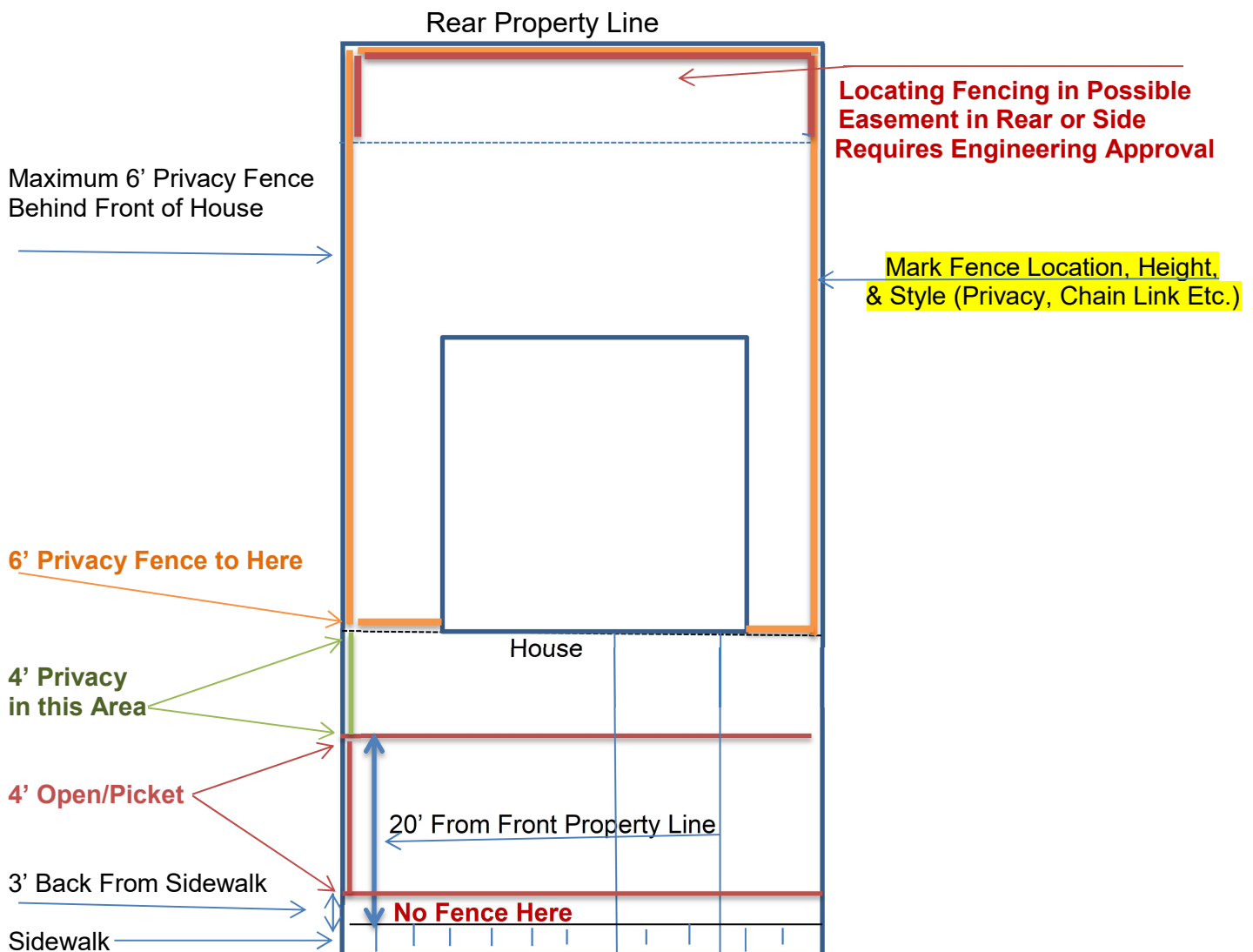
This guide provides information on obtaining *Fence Permits* in the City of Wadsworth.

Zoning Permits Are Required for:

- All new and replacement fencing installations

Building Permits *Not* Required

Step 1) Prepare a Site Plan for the property where the fencing is to be installed. Aerial views can be found at <http://www.medinacountyauditor.org/property-search.htm> Some site plans for the property may be on file with the Building Department. Mark where the fence will be.



*Proposed Fence Locations May Involving the Following Special Considerations:

- › Fences not meeting the requirements of zoning code require approval from the Board of Zoning Appeals.
- › Fences encroaching into a City utility easement require prior approval from the Wadsworth Engineering Department before zoning approval is granted.
- › Corner lot fences may require additional approval from the Safety Director.

SUMMARY OF ZONING CODE CHAPTER 154.082 FENCES, WALL & HEDGES FOR RESIDENTIAL PROPERTIES

A. FRONT YARD AREAS

- Fences, walls & hedges in front yard areas require site plan review and approval by the Director of Public Safety and Zoning Inspector.
- Fences, walls, hedges shall not exceed a height of 4 ft. and shall not be any closer than 3' to a front property line.
- No privacy/solid style fences are permitted in a front yard area. **Exception:** If a fence is located at least 20 feet behind the front property line, the fence may be made of a privacy or solid style. However, the height is still limited to a maximum of 4'.
- A front yard is defined as the yard area located between the front wall of the house and the property line.
- *Corner lots (those with frontage on two streets) shall be considered to have two front yard areas. These regulations shall apply to the front yard areas along both street frontages.*

B. SIDE & REAR YARD AREAS

- Fences & walls in side and rear yard areas require site plan review and approval by the Zoning Inspector.
- Fences & walls in side and rear yards shall not exceed a height of 6 feet and may be constructed of privacy or other solid materials.
- Hedges and other plantings shall not be subject to height restrictions.
- Corner lots (those with frontage on two streets) shall be considered to have two front yard areas and shall be governed by regulations for front yard areas noted earlier.

C. GENERAL INFORMATION

- Fences, walls, hedges must be maintained by property owner so as not to become a nuisance.
- Fences and walls *may* be located along property lines (side and rear yards only). However, the City recommends that the applicant maintain a setback of 6" –12" from the property line to provide room for maintenance and to minimize boundary disputes with neighbors. *Please note that the City does not arbitrate boundary line disputes between neighbors.*
- Property owners are responsible for reviewing their own deeds, plot plans and other property records for deed restrictions, location of easements and underground utilities, as well as other encumbrances that may affect the final location of fences, walls or hedges.
- Fences, walls and hedges shall not be permitted in a public easement without prior approval from the Engineering Services Manager and/or Director of Public Service.
- For information on Wadsworth City Utilities (Electric, Water, Sewer & Cable), call: 330-335-2833
- For Other Utilities (Ohio Edison, GTE, East Ohio Gas, Warner Cable), call: 800-362-2764

D. APPROVAL PROCEDURE

- Prior to the installation/construction of a fence or wall, applicants shall obtain a zoning certificate from the Building & Planning Department (\$25.00).
- All applications shall include a site plan that identifies, at a minimum, the following features: property lines, all structures & other site features, known easements & utilities, proposed location of a fences, walls, etc., and proposed setbacks for fences & walls. The application must also indicate proposed height, construction materials and style for all fences and walls.
- For hedges located in front yard areas, applicants shall submit a site plan, which shall identify the proposed planting materials and their heights at installation and at full-growth. No zoning certificate is required.

Step 3) Permit Application Submission & Payment

- Please submit the zoning applications & site plan at this time by email or mail with an email address included.
- Payments (checks) may accompany the applications if mailed, or be made after permit approval with a credit card by phone.

(Fence Zoning Permit = \$ 25.00 Total)

- Receipts and permits will then be returned by email if possible or mailed.
- Please email or call the office for instructions on handling large sets of plans, or with other questions.

Application Submission: jstefl@wadsworthcity.org 330-335-2753

Checks Payable to: City of Wadsworth

**Mailing Address: Building Department
City of Wadsworth
120 Maple Street
Wadsworth, OH 44281**

[PERMIT APPLICATION](#) ↓

RESIDENTIAL BUILDING/ZONING PERMIT APPLICATION

CITY OF WADSWORTH 330-335-2753

PERMIT ISSUANCE ____/____/____

PERMIT # _____

Applicant Information – (Applicant is the Owner or Contractor)

APPLICANT/(Owner/Contractor) _____ EMAIL _____
JOB ADDRESS _____
PROJECT DESCRIPTION _____
OWNER _____ PHONE _____
OWNER ADDRESS _____
CONTRACTOR _____ PHONE _____
CONTRACTOR ADDRESS _____ PHONE _____
ESTIMATED COST OF CONSTRUCTION \$ _____ (Cost of Materials and Labor. Excludes Lot.)

DISTANCE FROM FRONT PROPERTY LINE .. _____ BASEMENT AREA _____
DISTANCE FROM LEFT PROPERTY LINE..... _____ FIRST FLOOR LIVING AREA..... _____
DISTANCE FROM RIGHT PROPERTY LINE... _____ SECOND FLOOR LIVING AREA _____
DISTANCE FROM REAR PROPERTY LINE ... _____ GARAGE AREA _____
HEIGHT ABOVE GRADE..... _____ TOTAL BUILDING AREA (SQ. FT.) .. _____

***("RIGHT" & "LEFT" ARE LOOKING FROM THE STREET. DISTANCE FROM PROPERTY LINE INCLUDES OVERHANGS, ETC.)**
I HEREBY CERTIFY THAT I AM THE OWNER OF RECORD OF THE NAMED PROPERTY OR THAT I HAVE BEEN AUTHORIZED BY THE OWNER OF RECORD TO MAKE THIS APPLICATION AS HIS AGENT; AND I CERTIFY THAT ALL INFORMATION FURNISHED ON THIS FORM IS ACCURATE; AND I AGREE TO CONFORM TO ALL APPLICABLE CODES OF THE JURISDICTION; AND OBTAIN FINAL INSPECTION APPROVAL BEFORE OCCUPANCY OF THE STRUCTURE. I CERTIFY THAT THE CODE OFFICIAL, OR HIS REPRESENTATIVE, SHALL HAVE AUTHORITY TO ENTER AREAS COVERED BY THIS PERMIT AT ANY REASONABLE HOUR TO ENFORCE PROVISIONS OF THE APPLICABLE CODES. I UNDERSTAND WHAT INSPECTIONS ARE REQUIRED, AND WHEN, AND HOW TO REQUEST AN INSPECTION.

- CALL THE CITY OF WADSWORTH AT 335-2753 FOR BLDG., ELECTRIC, HVAC, INSPECTIONS.
- CALL MEDINA CO. HEALTH DEPT. AT 723-9668 FOR ALL PLUMBING PERMITS.

SIGNATURE OF Owner/Agent _____ DATE _____



PRINT NAME _____

Official Use Only – Do Not Write Below This Point

Use _____ Conditional

Plan. Com. Approval Date _____ Zoning District _____
B.Z.A. Approval Date _____ Parcel # _____
In Flood Hazard Area?..... Yes _____ No _____ City Lot # _____

Fee Computation

CONSTRUCTION BASE FEE	\$ _____ . _____	BP
TOTAL BUILDING AREA (SQ. FT.)	(x \$.15) \$ _____ . _____	BP
FIREPLACE OR ADDITIONAL HVAC.....	(\$25.00 ea.) \$ _____ . _____	BP
ZONING PERMIT FEE	\$ <u>25</u> . <u>00</u>	ZP
RECREATION ACQUISITION FEE	\$ _____ . _____	DA
RECREATION DEVELOPMENT FEE	\$ _____ . _____	DR
DEMOLITION FEE	\$ _____ . _____	PM
OTHER	\$ _____ . _____	
OTHER	\$ _____ . _____	
OTHER	\$ _____ . _____	
TOTAL PERMIT FEES.....	\$ <u>25</u> . <u>00</u>	

ZONING OFFICIAL / DEPUTY APPROVAL _____ DATE _____

BUILDING OFFICIAL / DEPUTY APPROVAL _____ DATE _____