

## FENCE GUIDELINES

### REQUIREMENTS:

Fences must be made of permanent wood construction, using treated wood for posts. Previous fence construction using non-treated wood for posts has resulted in fences which fall apart in as little as 5 years.

Fences must be within three and six feet in height.

Posts are to be evenly spaced and no more than 8 feet apart. (On a case by case basis, special approval may be given for wider sections for situations where special access to the yard is desired).

Fences must be constructed using vertical wooden slats, however, lattice or other decorative trim is permissible within the top 25% of the fence's height

Although the use of metal post brackets is optional, if such brackets are used, then they must be set in concrete.

### RECOMMENDATIONS:

Use treated wood for rails.

Set the posts in concrete to improve sturdiness of fence. Fence posts should have at least 25% of their length buried in the ground. The concrete used to hold fence-post brackets should be of similar depth. If brackets are used to anchor posts in concrete, use the brackets designed for fence posts. These are a few inches longer than some other types of brackets and should support the posts better.

### STAINING/PAINTING A FENCE:

If you want to stain or paint your fence, approval is required. Specify the intended color and indicate what parts of the fence will be painted (inside/outside, front, side, back, etc.). If you have any metal brackets as part of your fence, it is recommended that these be painted/stained as well.

### HOW DO I GET APPROVAL?

Plans submitted for approval can be in the form of a picture, sketch or whatever accurately explains your intentions. Mail two copies to the business office (see your latest newsletter for the address). Provide your name, address and phone number. One of the copies will be returned to you within 30 days. It will indicate whether or not your plans were approved. As is the case in all projects, the fence must be completed within 9 months of when the work started.

**WHY DO I NEED TO GET APPROVAL?**

Your intentions may seem harmless to you, but may not be harmless to others around you. Also, the covenants include restrictions regarding projects, and the approval process is our tool to help ensure that the covenants are upheld.

**QUESTIONS?**

If you have questions or concerns about these guidelines, please contact [architecture@uplandgreen.org](mailto:architecture@uplandgreen.org).