



MUNICIPAL BUILDING
155 LEXINGTON AVENUE
EAST LANSDOWNE, PA 19050
(610) 623-7131

BOROUGH OF EAST LANSDOWNE

Delaware County, Pennsylvania

FENCE PERMIT

FILL IN THE INFORMATION BELOW:

<u>APPLICANT</u>	<u>CONTRACTOR</u>
Name:	Name
Address	Address
City/State/Zip	City/State/Zip
Phone	Phone
Email	Email

PROJECT COSTS

COSTS:	PERMIT FEE:
DATE:	PAID

STEP 1: Read the Ordinance and Definitions

Ordinance 532 Section 610: Fences and Walls

Fences and walls in the Residential district will be subject to the following provisions:

LOCATION	MAXIMUM HEIGHT	MATERIALS
Front Yard	4 Feet	Brick Ornamental Iron Ornamental aluminum or steel designed to look like iron
Side and rear yard	6 Feet	Stone Wood in the form of a picket fence Vinyl designed to look like wood in the form of a picket fence Vinyl designed to look like iron
Rear yard adjacent to a street	4 Feet	Stone Wood in the form of a picket fence Vinyl designed to look like wood in the form of a picket fence Vinyl designed to look like iron

- ❖ In the Commercial district, no fence, wall, hedge, or similar growth shall exceed six (6) feet in height.
- ❖ All fences or walls shall be erected one-half (1/2) foot inside the property line, provided that said fences or walls may be erected on a joint property line with the consent of both owners.
- ❖ The fence shall be installed so that the finished side faces towards the outside of the property.
- ❖ Hedges and other plantings, whether or not they constitute a fence, shall be trimmed so as not to grow out over sidewalks, streets, or adjoining properties.
- ❖ Before erecting a fence, a permit must be obtained from the Zoning Officer, as required in Article 12.

Ordinance 532 Section 602 Visibility at Corner Lots

- ❖ On any corner lot, no wall, fence, or other structure shall be erected or maintained, and no hedge, tree, shrub, or other growth shall be planted, grown, or maintained which may cause danger to vehicular traffic by obscuring the view or in any other way pose a danger to vehicular and pedestrian traffic.
- ❖ Where a lot is located at the intersection of two (2) streets, no obstruction of any kind whatsoever of a height greater than thirty-six (36) inches shall be maintained or permitted within a sight triangle, the legs of which shall be fifteen (15) feet measured from the intersection of the curb lines at the corner.

YARD, FRONT

A yard extending the full width of the lot, the depth of which extends from the front lot line to the nearest point of the principal building.

YARD, REAR

A yard extending the full width of the lot, the depth of which extends from the rear lot line to the nearest point of the principal building.

YARD, SIDE

A yard extending between the inside lines of the front and rear yards and extending in width from the side lot line to the nearest point of the principal building.

STEP 2: Complete the Plot Plan

1. Draw the actual location of the existing structure or house.
2. Draw in and dimension in the proposed addition etc.
3. Draw in and dimension the location of the proposed accessory building (shed, pool, etc)
4. Show the actual distances of the proposed structure from property lines and utility easements (e.g. pipelines, sanitary sewers, other utilities, common driveways, etc.) as they will exist once construction is completed.

SIGNATURE PAGE

- I hereby certify that I am the owner of record or that the owner has authorized me to submit this application.
- I certify that the facts set forth in the foregoing application are true and correct.
- I understand that if I am seeking a use approval that is binding with appeal rights authorized by the Pennsylvania Municipalities Planning Code, I must request a preliminary opinion separately in writing per (sec.)155-105.1 and pay all applicable Borough fees plus reimburse the Borough for all advertising costs.

Owner or authorized applicant: _____

Print Name

Signature

Date: _____

FOR OFFICIAL USE ONLY DO NOT WRITE BELOW THIS LINE
PROPERTY ADDRESS:
ZONING CLASSIFICATION:
TAX FOLIO #:
DATE RECEIVED:

This Zoning Permit has been approved by: _____

East Lansdowne Borough Official

*Borough of East Lansdowne, PA
Wednesday, June 29, 2022*

Chapter 27. Zoning

Part 6. GENERAL REGULATIONS

§ 27-610. Fences and Walls.

1. Fences and walls in the Residential District will be subject to the following provisions:

Location	Maximum Height (feet)	Materials
Front yard	3	Brick
Side and rear yard	6	Ornamental iron Ornamental aluminum or steel designed to look like iron
Rear yard adjacent to a street	4	Stone Wood in the form of a picket fence Vinyl designed to look like wood in the form of a picket fence Vinyl designed to look like iron

2. In the Commercial District, no fence, wall, hedge, or similar growth shall exceed six feet in height.
3. All fences or walls shall be erected 1/2 foot inside the property line, provided that said fences or walls may be erected on a joint property line with the consent of both owners.
4. The fence shall be installed so that the finished side faces toward the outside of the property.
5. Hedges and other plantings, whether or not they constitute a fence, shall be trimmed so as not to grow out over sidewalks, streets, or adjoining properties.
6. Before erecting a fence, a permit must be obtained from the Zoning Officer, as required in Part 12.