

**§ 151.034 FENCES, SCREENING, PLANTING STRIPS, AND LANDSCAPING.**

(A) Further purposes of this subchapter are to establish requirements, standards, and guidelines relative to the construction and use of fences, screening, planting strips, and landscaping within 30 feet of lot lines.

(B) Subject to the limitations in § 151.033, fences, screening, planting strips, and landscaping are permitted within 30 feet of a lot line, but subject to the following restrictions.

(1) Solid walls in excess of 48 inches above adjacent ground grades shall be prohibited.

(2) Fences in excess of 48 inches high above adjacent ground grades shall be at least 30% open through the structure to allow for passage of light, air, and wind.

(3) The side of the fence considered to be the finished side as opposed to structural supports shall face abutting property.

(4) Fences in side or rear yards, i.e., subject to division (B)(6) below, the area between the front building foundation line of the principal structure and rear lot line shall not exceed a height of 6 feet above finished grade.

(5) Fences in front yards, i.e., the area between the blacktopped or other finished edge of any road and the front building foundation line of the principal structure may, after being setback a minimum of 10 feet from the blacktopped or other finished edge of any road pursuant to § 151.033(B), be a maximum of 48 inches in height, except in the case of corner lots where, in addition to complying with the 10-foot setback in § 151.033(B), a maximum 30-inch height above road height shall be permitted within a triangular area defined as follows: beginning at the intersection of the blacktopped or other finished edge of any roads within the front yard; thence 40 feet along the road edge; thence diagonally to a point 40 feet from the point of beginning on the other road edge; thence to the point of beginning.

(6) In the case of a corner lot, both yards abutting the blacktopped or other finished edge of a road shall be considered a front yard.

(7) All fences, screening, planting strips, and landscaping shall be located entirely on the lot of the person(s) installing or causing installing of the same.

(8) Nothing in this section is intended to supersede any stricter requirements set forth in any private covenant or agreement affecting any lot owners) nor any stricter requirements set forth in any statute, law, or regulation relating to setbacks from wetlands or public waters.

(9) Barbed wire or similar fences shall be prohibited.

(10) Fences surrounding swimming pools shall comply with §§ 150.055 *et seq.*, and to the extent not inconsistent herewith, the requirements in this chapter.

(11) No fence, screening, planting strip, or landscaping shall be permitted which creates a traffic hazard.

(C) The provisions of M.S. Ch. 344, as it may be amended from time to time, shall not apply within the city.

(D) Fences, screening, planting strips, and landscaping must be maintained so as to not endanger life or property and any fence, screening, planting strip, or landscaping which endangers life or property shall be deemed a nuisance.

(E) Any deviation from the provisions of this section shall require a variance.  
(Ord. 94, § 6.15, passed 2-11-1999; Am. Ord. passed 11-24-1999; Am. Ord. passed 7-24-2001; Am. Ord. passed 10-22-2002; Am. Ord. passed 4-1-2003; Am. Ord. passed 12-23-2003) Penalty, see § 10.99

### ***DISTRICTS***

#### **§ 151.045 ESTABLISHMENT OF DISTRICTS.**

The following zoning district classifications are hereby established within the City of North Oaks:

- (A) RSL - Residential Single-Family Low Density;
- (B) RSM - Residential Single-Family Medium Density;
- (C) RMM - Residential Multi-Family Medium Density;
- (D) RMH - Residential Multi-Family High Density;
- (E) RCM - Residential Commercial Mixed;
- (F) PRD - Planned Residential Development;
- (G) PUD - Planned Unit Development;
- (H) C - Commercial;
- (I) CS - Commercial/Service;
- (J) LI - Limited Industrial;
- (K) R - Recreation;