

Section 45 Fencing and Screening

- 45.1 In Residential Districts, the maximum height of a fence as measured from grade shall be:
- 1.8m for that portion of the fence which does not extend beyond the front portion of the principal building on the lot;
 - 0.9m for that portion of the fence which extends beyond the front portion of the principal building on the lot;
 - In the case of corner lots, 0.9m within the corner visibility triangle; and
 - If in the opinion of the Development Authority, where a lot is in proximity to an arterial road as identified by the Municipal Development Plan, a solid 2.4m high fence may be permitted to provide noise attenuation and a visual barrier and will not require a Development Permit.
- 45.2 The Development Authority may approve, upon application for a development permit in a non-residential district, a higher fence or a fence with barbed wire or other security features for public safety, security, or buffering reasons.
- 45.3 In the case of through lots, fences shall be of a height satisfactory to the Development Authority considering fences in the surrounding area and the requirement for screening.
- 45.4 A garbage collection area, a dumpster, an open storage area, or an outdoor service area, including any loading and vehicle service area, which is visible from an adjacent site in a residential district or from a public road other than a lane, shall be screened using a solid fence such that it visually hides the area from the adjacent site or road, to a height of 1.9m.
- 45.5 When a non-residential lot shares a property line with a lot designated as a Residential District, a continuous screen of 2.0m in height is required. If planting is used;
- It shall include a mix of deciduous and coniferous trees with at least 60% of these trees being coniferous;
 - It shall include trees which are 2.0m in height when planted and at least 6.0m in height at maturity; and
 - It may include shrubs in addition to trees provided that the shrubs are at least 2.0m in height at maturity.
- 45.6 Where a Medium or High Density Residential District shares a property line with a Commercial District, a PUL or Reserve Lands, breaks may be provided in the screen to facilitate pedestrian connections between sites.
- 45.7 Any parking lot having eight or more parking spaces that is visible from an adjoining site in a Residential or Commercial District, or from a public roadway other than a lane shall be sufficiently screened to provide substantial interruption of the view of the parking area from any adjoining Residential or Commercial District or public roadway.
- 45.8 For bulk outdoor storage, including but not limited to auto wrecking, lumber yards, pipe storage and similar uses, where because of height of materials stored, a fence, earth berm or combination thereof, with sufficient height to substantially block the view at a distance of 61.0m shall be required.