

**To:** Planning and Zoning Commissioners  
**From:** Andy Kass, AICP – Community Development Director  
**Date:** May 28, 2024  
**Re:** Proposed Amendment to Chapter 165 – Zoning Ordinance  
**Attach:** Proposed Ordinance

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## **BACKGROUND**

Chapter 165.15 of the Waukeee Municipal Code contains the regulations for fences, walls, and hedges. Currently, the Code allows a fence up to 6-feet in height to encroach into a secondary front yard on a corner lot if a 20-foot setback from the property line is maintained. Fences 4-feet or less in height are permitted to encroach into the entire secondary front yard. The purpose of the required setback for fences greater than 4-feet in height is to prevent visibility issues at street intersections and for aesthetic purposes. In recent years, the Board of Adjustment has received several requests for variances to allow a fence to encroach further into the required setback for fences greater than 4-feet in height.

## **PROPOSED ORDINANCE**

The proposed Ordinance would reduce the setback requirement from 20-feet to 15-feet within the secondary front yard along a corner lot. Staff feels that the proposed change will maintain visibility at street intersections as well as reduce the number of variance requests received by the Board of Adjustment.

## **STAFF RECOMMENDATION**

Staff would request your consideration for the proposed ordinance.