



City of PALM COAST

A permit is no longer required to install a fence, however, acknowledgement by the property owner of the City Land Development Code for fence installation is required before proceeding.

Land Development Code: 4.01.02 Fences & 9.02.02 Easements

1. Setbacks, orientation, and placement.

- a. Fences shall be installed with the finished side facing the exterior of the property.
- b. Fences may be located within an easement as long as they do not interfere with utilities; provided, however, such structures are subject to removal and replacement at the property owner's expense by the requesting utility agency.
- c. Fences are not permitted to extend past the front facade of the house. Only homes located in the AGR, EST-1, and EST-2 Districts may be permitted to install a fence in the front yard.
- d. Refer to [Chapter 11](#) for applicable buffer and screening requirements for fences.
- e. Solid fences are permissible surrounding the perimeter of a development that is at least five acres in size.
- f. Gates are considered parts of fences and are regulated accordingly. Gates shall not open or swing onto neighboring properties. Double gates and gates wider than 6' adjacent to a right of way are prohibited.
- g. Fences shall be installed behind (on the property owner side) before the top of bank on all stormwater ditch/canals.
- h. A Fences may not interfere with any drainage.

ADDITIONAL NOTES

- *A fence may be located directly on the property lines except front and street side lots. The placement of the fence on the street side or front must meet the setbacks for the zoning district.*
- *The use of a survey to determine the location of your fence is the best practice to ensure the fence is installed on your property and does not encroach onto another's property.*

- *Any illicit discharge, materials, dirt, sod, etc. discarded into a ditch, swale, or canal is not permitted and may be subject to fines from local Code Enforcement and the Florida Department of Environmental Protection Agency.*

2. Height.

a. The maximum height shall be measured from finished grade to the top of the fence. The finished grade shall not be altered to increase fence height and where a berm is constructed, the height of the berm over the finished grade shall be included in determining fence height. Decorative columns and occasional architectural embellishments to fences may extend up to 12 inches above the maximum height permitted.

b. The maximum height of any fence located in interior side or rear yards behind the nearest front building facade shall be six feet, unless otherwise specified in this Code or as approved by the Land Use Administrator for health, safety, or environmental protection purposes.

c. A fence on a residential lot located to the rear of the principal structure and within 20 feet of a saltwater waterway is limited to a height of four feet, except in the following situations:

(1) An open fence is allowed to a height of six feet.

(2) A fence enclosing a pool deck that is setback at least 7.5 feet from the side property lines and at least 15 feet from the saltwater waterway is allowed to a height of six feet.

d. Within the EST Districts, the maximum height of any fence in front of the front building facade or located in a street side yard shall be a maximum of four feet.

3. Design and Materials.

a. Fences shall be constructed utilizing rot-resistant material for any part of the fence coming in contact with the ground. All fences shall be constructed of customary fencing materials and finishes. Wood and vinyl fences shall meet the color standards of Section 13.02.06.B.1. or be finished in a wood stain or simulated wood finish in a non-prohibited color as outlined in Section 13.02.06.B.3. Fences constructed of treated lumber may remain unfinished.

b. Colors shall be determined using the Light Reflective Value (LRV) index or an equivalent methodology. Light pastel colors and white. Acceptable light pastel colors shall have a LRV of 80 or greater. Earth tones include shades of brown, brown-taupe or sandy-taupe, beige, terra cotta, olive, sage and gray. Acceptable earth tone shades

shall have a LRV of 25 or greater. (Prohibited colors include fluorescent, any shades of purple, fuchsia, magenta, and orange that do not meet the pastel requirements of 13.02.06B1 as an accent color. Colors that are deemed loud, clashing or garish, are not permitted.

b. Chain-link, aluminum (except for decorative aluminum fences), or similar fences shall be prohibited in yards fronting along arterial and collector roadways.

c. Chain-link, aluminum, or similar metal fences shall be black or bronze in color, except that aluminum fences may also be white in color. Chain-link fences shall not have slats, fabric or similar types of screening materials attached to them.

f. No barbed wire, razor wire, or electrically charged fence shall be erected, unless otherwise specified in this section. Broken glass, steel spikes, or other sharp objects intended to restrict access along the top edge of a fence are prohibited.

g. Chicken wire, field fences, and other similar fence types are prohibited, except in the utilization of bona-fide agricultural purposes in the AGR and EST-2 Districts.

4. Landscaping Requirements (chapter 11 – table 4)

- a. Landscape is required for any portion of the fence abutting a street side, saltwater canal or golf course. Plants/shrubs planted are to be Three (3) foot on center and three (3) gallons in size. (Exception: an open style fence does not require landscaping i.e. chain link)
- b. If any trees are to be removed, you must replant or maintain one tree for every 2,500 square feet, or major fraction thereof.

5. Pep Tank areas

- a. Fences must be located a minimum of three (3) feet behind the PEP Panel affixed to the home, in order to allow for accessibility by the Utility Department.

NOTE: If a property lies in an area governed by a Homeowners Association or has its own Architectural regulations it is your responsibility to acquire approval for your proposed fence as their regulations may be more stringent than the City Land Development Code.

CONTACT INFORMATION

If you have any questions or would like to get clarification to ensure your fence meets the regulations, please contact the Zoning Division at 386-986-3751 or email planningdivision@palmcoastgov.com . For additional information for fence placement along a ditch, please contact the Engineering/Stormwater Department 386-986-4750 or email engineering&stormwater@palmcoastgov.com.