

Where do I get a Special Use Permit application?

The application may be obtained at the City of Tyler Planning Department or downloaded from our website at www.tylerpz.org.

To submit a permit you must have the following:

- A completed Special Use Permit application.
- A site plan based on current survey of the entire lot, which shows existing structures. The plan should also indicate the location of the fence within the boundaries of the lot and add a notation indicating the height of the fence.
- A drawing or photograph of the fence design.
- \$370 application fee.

Where do I submit the application?

The application and fee must be submitted together and can be mailed or brought to the Planning Department, 423 W. Ferguson St.

What happens next?

After submitting the required materials, your plans and application will be presented to the Planning and Zoning Commission for their recommendation to the City Council. The City Council will make the final decision regarding approval of your Special Use Permit.



Retrieved from <http://www.frenchquartercondotrends.com/?p=2181>

QUESTIONS?

City of Tyler
Planning Department

423 W. Ferguson St.
P.O. Box 2039
Tyler, TX 75710-2039

(903) 531-1175 Office
(903) 531-1170 Fax

Monday-Friday
8 a.m. to 5 p.m.

www.tylerpz.org
www.cityoftyler.org

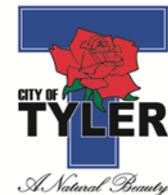


This brochure is designed to provide information on various regulations administered and enforced by the City of Tyler. The purpose of the brochure is to provide citizens with basic, easy-to-use information regarding city codes and services.

Cover photo retrieved from <http://istorehip.org/review/blue-velvet/>

RESIDENTIAL FENCES

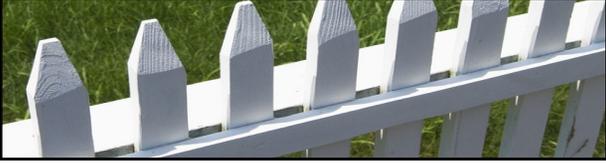
INFORMATION FOR
HOMEOWNERS & CONTRACTORS



Planning Department
www.TylerPZ.org

RESIDENTIAL FENCES

The City of Tyler is committed to ensuring an attractive and well maintained community. With the cooperation of the community, Tyler has maintained a high standard. This brochure highlights some of the major provisions of the City's ordinance about fence construction in residential areas.



FENCE REGULATIONS

- **Fence Materials**

A fence shall be made of normal fencing materials such as wood, wire, brick, stone, concrete, etc.

PERMIT REQUIRED

- **Front Yard**

Special Use Permit required.
Maximum height four feet.

- **Retaining Walls**

A Building Permit is required for walls equal to or greater than four feet in height.

NO PERMIT REQUIRED

- **Side Yard**

Maximum height of eight feet. Allowed up to property line.

- **Rear Yard**

Maximum height of eight feet. Generally a fence shall be made of normal fencing materials such as wood, wire, brick, stone, concrete, etc. Allowed up to the property line.

- **Swimming Pool Fencing**

Every residential pool must be completely surrounded by a fence, wall or building not less than four feet in height. Entrances should be protected by a substantial gate or door equipped with self-closing or self-latching devices capable of keeping such gate securely closed when not in use.

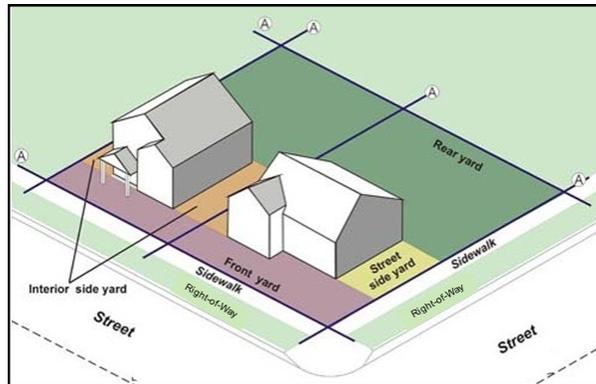
When is a Special Use Permit required for a fence?

A Special Use Permit is required if you are constructing a fence in the front yard.

What if I have an existing front yard fence?

The Special Use Permit requirement only applies to proposed fences. These new regulations will only apply to new fence construction as of Feb. 27, 2013.

Existing front yard fences in residential districts, which are legally constructed are considered grandfathered.

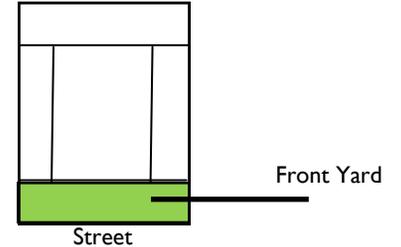


Retrieved from <http://dustininc.wordpress.com/2011/10/27/common-property-line-issues/>

The above picture illustrates the property lines (labeled A), front yard, side yard, rear yard and right-of-way.

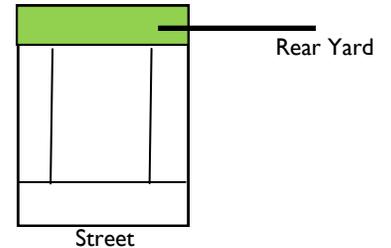
FRONT YARD DEFINITION

The required area of open space, as determined by the minimum front yard setback, between any building or structure, extending across the full width of the lot, the depth of which will be the least between the front lot line and the nearest point of the exterior face of any building or structure.



REAR YARD DEFINITION

The required area of open space, as determined by the minimum rear yard setback, between any building or structure and the rear lot line. Extending across the full width of the lot, the depth of which will be the least distance between the rear lot line and the nearest point of the exterior face of the main building or structure.



SIDE YARD DEFINITION

The required area of open space, as determined by the minimum side yard setback, between any building or structure and a side lot line, extending from the front yard to the rear yard, the width of which will be the least distance between the side lot line and the nearest point of the exterior face of any building or structure.

