

## **FLORENCE PLANNING COMMISSION ITEM UPDATE/SUMMARY**

**MEMO DATE:** April 7, 2016

**MEETING DATE:** April 12, 2016

**STAFF:** Glen Southerland, Assistant Planner

**SUBJECT:** Front Yard Fencing Code Change

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### **SUMMARY:**

This memo serves as supplementary background for the Planning Commission Meeting Work Session Agenda item regarding draft front yard fencing code changes to Florence City Code Title 10, Chapter 34: Landscaping.

The code changes were originally proposed by Code Enforcement Officer Dan Frazier in response to citizen comments that current fencing standards were inadequate for a number of reasons. Attached to this document is the City Council Agenda Item Summary from their October 21, 2015 meeting.

Proposed Amendments with an updated Figure 10-34(2) are attached.

### **ATTACHMENTS:**

#### **Attachments to Findings of Fact:**

Ch. 34 Proposed Amendments

10/21/15 City Council AIS from Code Enforcement Officer Dan Frazier



**TITLE 10  
CHAPTER 34**

**LANDSCAPING**

**SECTION:**

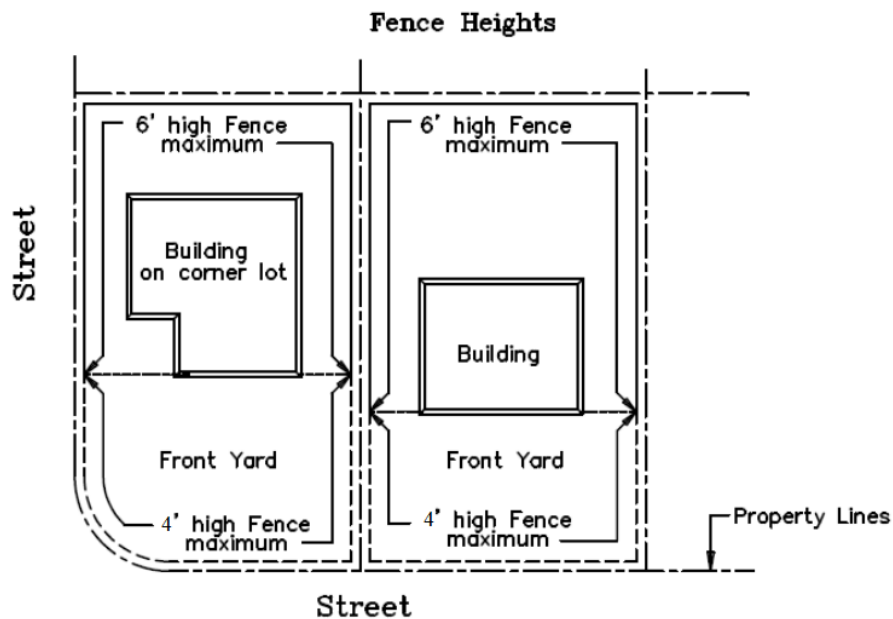
**10-34-5:** Fences and Walls

**10-34-5: FENCES AND WALLS:** Construction of fences and walls shall conform to all of the following requirements:

**B. Dimensions.**

1. Residential Zones: Except as provided below, the height of fences and walls between the building and the front lot line shall not exceed ~~four (4) three (3)~~ feet as measured from the grade and no greater than 6 feet in height in rear and side yards unless the front door is located on the longer side of the lot, in which case the fence shall not exceed ~~four (4) three (3)~~ feet in height or taller fences or walls are allowed through Design Review approval. (See Figure 10-34(2))
2. Commercial and Industrial Zones: Except as provided below, the height of fences and walls in any required front yard shall not exceed ~~four (4) three (3)~~ feet as measured from the grade and no greater than eight (8) feet elsewhere on site.

**Figure 10-34(2): Residential and Commercial Fence Standard**





**TO:** Florence City Council

**MEMO DATE:** October 13, 2015

**MEETING DATE:** October 21, 2015

**STAFF:** Dan Frazier Code Enforcement Officer

**SUBJECT:** Proposed code charges

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This memo serves as my request for proposed changes to the Florence City Code.

- 1) Change the language in FCC 6-1-2-4 from:

*No person shall lodge in a car, outbuilding or other place not intended for that purpose.*

to:

*No person shall lodge in a car, camper, trailer, fifth wheel, motorhome, outbuilding, or other place on property not approved for that purpose. Exceptions may be granted by direction of the City Council for out of town guests, not exceeding 7 days.*

- 2) Add another category to FCC 7-1-7-4

*A 7 Directional parking: A motor vehicle or trailer of any kind against the flow of traffic.*

- 3) Change FCC 10-34-5-B. 1.

*The height of fences and walls between the building and the front lot line shall not exceed four (4) feet as measured from the grade*

The first change would clarify and strengthen the long enforced interpretation of city policy regarding people living in trailers, fifth wheels or motorhomes in driveways and on the street.

The second change would allow the city to cite offenders at a \$35 rate rather than the ORS 811.570 (1) (a) rate of \$110. I feel that the \$35 rate will achieve the compliance we are looking for.

The third change would be in response to several comments from the public in regards to their ability to contain their animals in the front yard. In comparing our code to the cities of Damascus, Cottage Grove and Yachats and researching available fencing materials It was found that four feet fence height is comparable with other communities and a new "industry standard" in pre-fabricated fence sections.

Thank for your consideration.