

ORDINANCE AMENDING SECTION 5.01 OF THE VILLAGE OF WESTON ZONING ORDINANCE #19-97

WHEREAS, the Village of Weston Planning Commission has recommended changes to the Fencing Provisions to apply to Residential Districts (R1 and R2), Manufactured (Mobile) Home District, Commercial District, Industrial Districts (I-1 and I-2) in the Village Zoning Ordinance; and

WHEREAS, the Planning Commission and Council of the Village of Weston have conducted appropriate proceedings and hearings regarding the proposed amendment of creating specifications for fencing in Residential Districts (R1 and R2), Manufactured (Mobile) Home District, Commercial District, Industrial Districts (I-1 and I-2) within the Village of Weston.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF WESTON, COUNTY OF WOOD AND STATE OF OHIO:

SECTION 1: That Section 5.01 of Zoning Ordinance 19-97, which currently reads:

**SECTION 5.01. FENCING (RESIDENTIAL DISTRICTS)**

- 1. Permanent fences shall be placed no less than six (6) inches from the property line unless by written mutual consent of the adjacent property owners.**
- 2. No fence shall contain barbed wire, electric current or charge of electricity.**
- 3. No fence, natural or otherwise, of greater than two feet in height, shall be erected or maintained on corner lots within the triangle, two sides of which shall commence at the corner of the corner lot and extend 25 feet away from the corner along each lot line, and extend diagonally from the 25-foot point on one lot line to the 25-foot point on the other lot line.**
- 4. Any fence in the front yard parallel to the street shall be no greater in height than four (4) feet, measured from the surface of the ground; at least one (1) foot off the public right-of-way; and not materially impede vision from driveways or street corners.**
- 5. Any fence in the side yard setback shall be no greater in height than four (4) feet, measured from the surface of the ground, from the front lot line to the front of the primary structure on the lot, and not greater in height than six (6) feet, measured from the surface of the ground, from the front of the primary structure to the rear lot line.**
- 6. Any fence in the rear yard setback shall be no greater in height than eight (8) feet, measured from the surface of the ground.**

is hereby amended to read as follows:

**SECTION 5.01. FENCING**

- 1. As of \_\_\_\_\_, property owners must obtain a \$10.00 Fencing Permit from the Village of Weston when erecting a new permanent fence and/or change of configuration by following the procedure laid out in Section 9 of the Zoning Ordinance.**
- 2. Permanent fences shall be placed no closer than (6) inches from the property line unless by written mutual consent, which must accompany the fence permit, of the adjacent property owners.**
- 3. No fence shall contain barbed wire, electric current or charge of electricity unless required by state or federal statutes.**
- 4. No fence, natural or otherwise, of greater than two feet in height, shall be erected or maintained on corner lots within the triangle, two sides of which shall commence at the corner of the right of way of the intersecting streets "corner lot" and extend twenty five (25) feet away from the corner along each lot line, and extend diagonally from the 25-foot point on one lot line to the 25-foot point on the other lot line.**

5. ***Any fence in the front yard shall be no greater in height than four (4) feet, measured from the surface of the ground; at least one (1) foot off the public right-of-way; and not materially impede vision from driveways or street corners.***
6. ***Any fence in the side yard setback shall be no greater in height than four (4) feet, measured from the surface of the ground, from the front lot line to the front of the primary structure on the lot, and not greater in height than six (6) feet, measured from the surface of the ground, from the front of the primary structure to the rear lot line.***
7. ***Any fence in the rear yard setback shall be no greater in height than eight (8) feet, measured from the surface of the ground.***

SECTION 2: That this ordinance shall be in full force and effect from and after the earliest period allowed by law.

Passed: \_\_\_\_\_  
MAYOR

Attest: \_\_\_\_\_  
CLERK

CERTIFICATION

I hereby certify that there is no newspaper printed in said municipality, and that the publication of the foregoing Ordinance No. \_\_\_\_\_ was duly made by posting a true copy thereof on [www.westonohio.org](http://www.westonohio.org) and five (5) of the most public places in said Weston, Ohio, as determined by Council, as follows:

Weston Public Library	Weston Post Office	Weston Marathon
Weston Market	Village Administrative Offices	

for period \_\_\_\_\_ through \_\_\_\_\_.

\_\_\_\_\_  
 CLERK