



**DEPARTMENT OF PLANNING & ZONING
TOWN OF HOLLY SPRINGS**

PO Box 8 / 128 S Main Street Holly Springs, NC 27540
(919) 557-3908 fax: (919) 557-2067
e-mail: hsplanning@hollyspringsnc.us
www.hollyspringsnc.us/dept/planning

Fences

General Requirements

All residential zoning districts within the Town of Holly Springs planning jurisdiction allow for the placement of fences, decorative walls and retaining walls subject to meeting the requirements of the Town of Holly Springs Unified Development Ordinance. It is the property owner's responsibility to adhere to and understand their neighborhood's restrictive covenants.

Height

Fences can be four (4) feet tall in a front yard. A front yard is defined as the area between the front lot line and the established front building line. *Note:* this may not be the street curb or sidewalk itself. Fences can be six (6) feet in any side or rear yard. See diagram on back.

Orientation

The finished side of the fence must face outward from the property it is built on.

Location

The Town does not have setback requirements for fences when abutting another lot. It is a good idea to place the fence a safe distance inside your property line so you do not place the fence on your neighbors' property accidentally.

Corner Lots

Typically a corner lot has two front yards and two side yards. See the diagram on the back for additional information.

Easements and Right of Way

Fences or other permanent structures cannot be placed on any Right-of-Way, Utility Easement (water, sanitary sewer, etc.) or Greenway Easement. Be cautious of underground utilities and easements from electric, gas, phone, cable, etc. To determine if you have a Town easement on your property contact the Town's Engineering Department at (919) 557-3938.

Before you begin construction, the Town encourages you to contact your local utility companies to mark the utilities on your property to avoid cutting lines. Or, contact One Call at 1 (800) 632-4949; they provide a free service of contacting all utility companies who will mark the utilities on your property.

Permit Requirements

The Town does not require a permit for fences; however, the Town's Building Code Enforcement Department and the Town's Engineering Department may require a permit for certain types of fences, decorative or retaining walls.

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There are restrictions on the height of fences in front, side and rear yards.

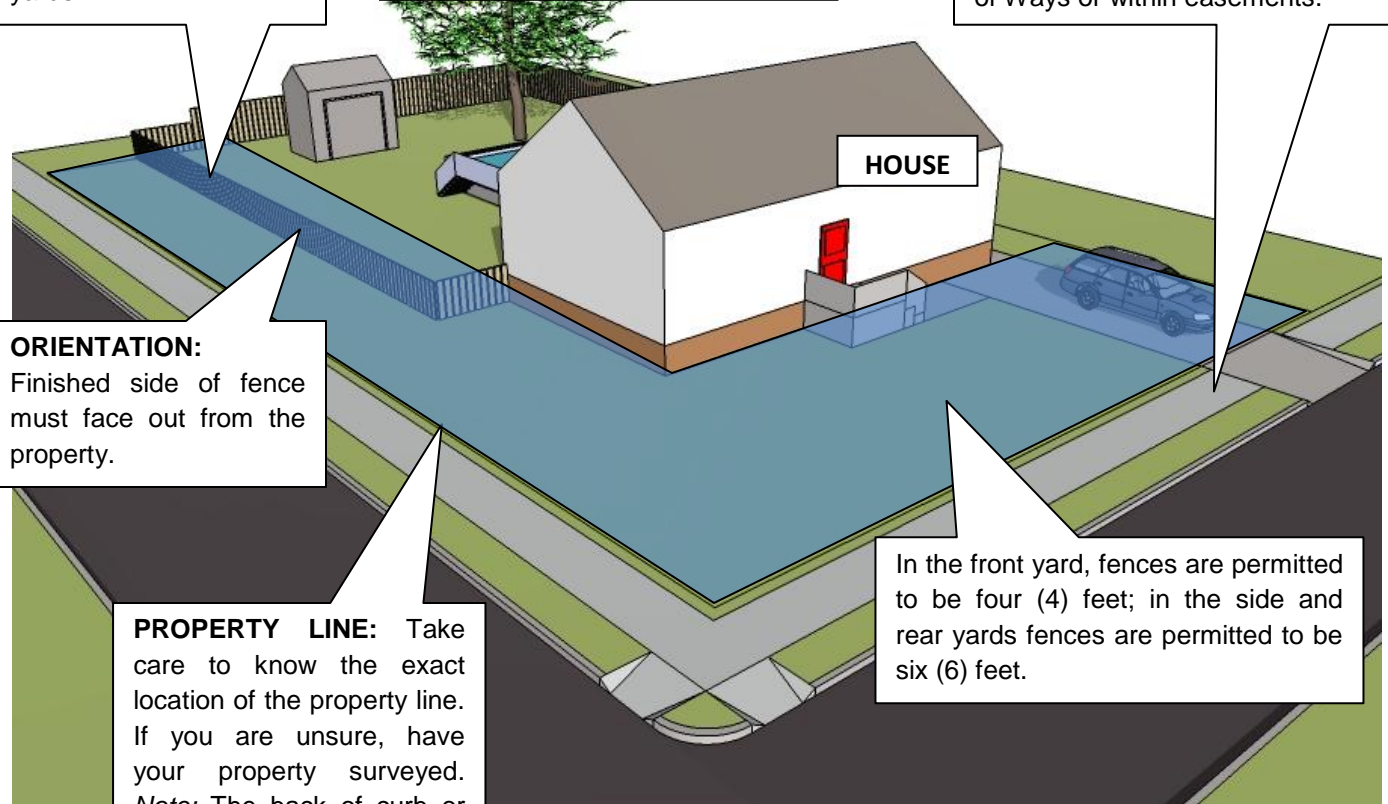
The shaded blue area is considered the front yard on this corner lot; fences can be a maximum of four (4) feet in height.

RIGHT of WAY & EASEMENTS
Fences are not permitted in Right of Ways or within easements.

ORIENTATION:
Finished side of fence must face out from the property.

PROPERTY LINE: Take care to know the exact location of the property line. If you are unsure, have your property surveyed. *Note:* The back of curb or sidewalk may not be your property line.

In the front yard, fences are permitted to be four (4) feet; in the side and rear yards fences are permitted to be six (6) feet.



For Additional Information:

Department of Planning & Zoning:	(919) 557-3908
Building Code Enforcement:	(919) 557-3915
Department of Engineering:	(919) 557-3938