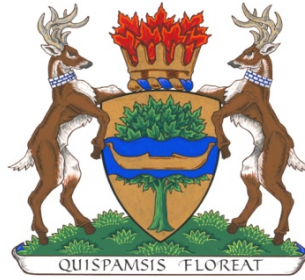


FENCE

BUILDING PERMIT APPLICATION AND INFORMATION PACKAGE



Town of Quispamsis
12 Landing Court
PO Box 21085
Quispamsis, NB E2E 4Z4

T: (506)849-5778
F: (506)849-5799
www.quispamsis.ca
quispamsis@quispamsis.ca

Residential construction of a fence on your property is required to obtain a building permit from the Town of Quispamsis. To obtain a building permit, return this COMPLETE PACKAGE to the Building Inspection Department. *For more information please call (506) 849-5741*

IMPORTANT THINGS TO REMEMBER:

1. Building permit must be issued prior to commencing work
2. Must comply to the most recent Zoning By-law (*see attached*)
3. If an easement is located within the boundary of construction, the application must be accompanied by written approval from the proper authority granting permission of the structure.
4. For the purpose of a swimming pool enclosure, you must obtain a swimming pool permit.

INFORMATION WE WILL NEED:

- Completed application
- Select fence design
- Site Plan (Copy of Building Location Survey preferred) showing the main building, all other accessory structures, the proposed location of your fence on the property and the front, side and rear line setbacks, and should include any easements
- Estimated construction cost of project
- Where a variance has been granted, attach a copy of the decision to the application
- For a pool enclosure, complete and submit the Swimming Pool Application.

Highlights of Recent Changes to Building Permit Process

TOWN OF QUISPAMISIS

Zoning By-law 038 – Section 6(S) - Fences

- (1) Notwithstanding any other provision of this By-law, subject to this Section, a fence may be placed or located in a yard.
- (2) Except for a security fence of chain link construction, no fence in a front yard may exceed seventy five (75) centimeters (2.5 ft) in height.
- (3) Subject to Section 6.(S)(2), no fence may exceed in height:
 - (a) One hundred eighty (180) centimeters (6 ft) in an R Zone;
 - (b) Two hundred fifty (250) centimeters (8 ft) in a zone other than an R Zone;
 - (c) Notwithstanding the provisions of Section 6.(S)(3)(a) the provisions of Section 6.(T) shall apply with respect to a fence which encloses a swimming pool.
- (4) Fences and walls shall not be constructed of or contain any material which will do bodily harm, such as barbed or razor wire, broken glass, spikes, electrified wire, or any other hazardous or dangerous materials.
 - (a) Notwithstanding Section 6(S)(4), a low voltage electrified fence or a barb wire fence is permitted in a RU Zone when associated with agricultural uses. Such fence must be clearly identified with signs placed not more than thirty three (33) meters (108 ft) apart.
 - (b) Notwithstanding Section 6.(S)(4), chain link fence with a barb wire topper, to a maximum of four (4) strands, is permitted in a Commercial or Industrial Zone when used for security purposes.
- (5) Invisible or buried wire fencing intended to contain animals are considered fences for the purposes of this by-law.
- (6) Fences shall be maintained in a condition of reasonable repair and shall not be allowed to become and remain in a condition of disrepair, including noticeable leaning toward an adjoining property or sidewalk, missing sections or slats, broken supports, non-uniform height, and undergrowth of weeds or vines.
- (7) Fences or any greenery bordering property are to be located at least sixty (60) centimetres (2 ft) from the property line.

FREQUENTLY ASKED QUESTIONS

1. What will I need to apply for a permit?

You will need to submit the following:

- a Site Plan showing the main dwelling and all other accessory structures on the property together with the proposed location of your fence
- a copy of the proposed fence design
- where applicable you will need to submit written approval from the appropriate authority

2. How much will my permit cost?

The permit fee is calculated based on the estimated construction cost of the project. Where a fee of ten dollars (\$10) per thousand dollars (\$1,000) of construction value.

3. What is the maximum height permitted?

No fence in a front yard shall exceed seventy-five (75) centimeters in height. The height of a fence along the side and rear of the main dwelling in a rural zone shall not exceed one hundred and eighty (180) centimeters) in height.

4. What are the minimum setback requirements?

Fence or any greenery bordering property are to be located at least sixty (60) centimeters from the property line.

5. What do I need to do if the proposed height is greater than the allowed tolerances?

A variance from the Planning Advisory Committee must be provided prior to issuance of the permit.

- FENCE -
Building Permit Application



TOWN OF QUISPAMSI
Application For Building Permit

1. IDENTIFICATION:			
APPLICANT:		EMAIL:	
ADDRESS:			
PHONE NUMBERS	HOME#	WORK #	CELL #
PROPERTY OWNER			
NAME:		EMAIL:	
ADDRESS:			
PHONE NUMBERS	HOME #	WORK #	CELL #
CONTRACTOR			
NAME:		EMAIL:	
ADDRESS:			
PHONE NUMBERS	HOME #	WORK #	CELL #

2. PROJECT LOCATION:			
Civic No.:	Street Name:	PID:	
Lot No.:	Subdivision Name:	Corner Lot:	Yes <input type="checkbox"/> No <input type="checkbox"/>
Lot Dimensions:	Lot Area:	Frontage:	Depth:
Location On Lot - Setbacks	Front	Side	Rear From House

3. PROJECT DETAILS:			
Length of Fence:		Height of Fence:	
Type of Fence:			
Intended Use:	<input type="checkbox"/> Pool	<input type="checkbox"/> Privacy	<input type="checkbox"/> Other:
Proposed Starting Date:		Expected Completion Date:	
Estimated Construction Cost:		Permit Fee:	Refundable Deposit:
Variance:	<input type="checkbox"/> N/A	<input type="checkbox"/> Granted (decision attached)	<input type="checkbox"/> Pending
PAC Stipulations:			

4. TERMS & CONDITIONS:

By signing, the owner/applicant hereby make application to 'Construct, alter, remodel, repair, place as described above and in accordance with attached plans and specifications.

- I acknowledge my understanding that the foregoing is an application only, and until a building permit has been issued by the Building Inspector and received by me, no part of the intended work shall be undertaken.
- I am aware of the requirements and I undertake to carry out the intended work in compliance of the Building By-law, the Zoning By-law and any other applicable by-laws of the Town.
- I am also aware that this permit expires one year from the date of the issuance of the Building Permit and all work must be completed within one year of the date of the permit.
- Once constructed, I agree to use the structure for the sole purposes indicated in the preceding application.
- I understand that if my proposed work in any way does not meet the requirements of the aforementioned by-laws, I must request in writing a variance of the particular by-law from the Planning Advisory Committee. Until such variance has been granted by that body in writing, I will not commence any work.

I have read and agreed to the aforementioned terms and conditions

Signature of Applicant

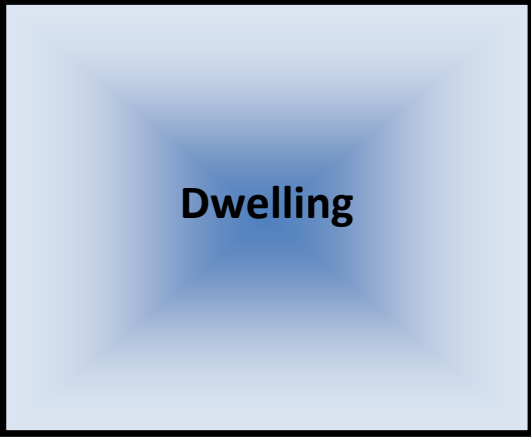
Date

Signature of Property Owner (*if different from applicant*)

SITE PLAN

*SHOW LOCATION OF PROPOSED STRUCTURE WITH
MEASUREMENTS TO ALL PROPERTY LINES*

****PLEASE INCLUDE ALL OTHER STRUCTURES THAT ARE ON THE PROPERTY (POOL, SHED, FENCE GAZEBO, ETC.)****

Street					
	<table border="1"><thead><tr><th>Setbacks from Property Lines</th></tr></thead><tbody><tr><td>Right property line =</td></tr><tr><td>Left property line =</td></tr><tr><td>Rear property line =</td></tr></tbody></table>	Setbacks from Property Lines	Right property line =	Left property line =	Rear property line =
Setbacks from Property Lines					
Right property line =					
Left property line =					
Rear property line =					
<hr style="border-top: 1px dashed black;"/>					
 <p>Dwelling</p>					

*Draw the proposed location of your accessory building and indicate the setback dimensions.

STREET NAME -

PLEASE INDICATE FENCE STYLE & MATERIALS YOU WILL BE USING:

FENCE STYLE:
<input type="checkbox"/> Picket Fence
<input type="checkbox"/> Straight Rail fence
<input type="checkbox"/> Board on Board Fence
<input type="checkbox"/> Pre-Fabricated Panel Fence
<input type="checkbox"/> Other (please describe):
FENCE MATERIAL
<input type="checkbox"/> Wood
<input type="checkbox"/> Chain link
<input type="checkbox"/> Plastic
<input type="checkbox"/> Other (please describe):