



PLANNING ADVISORY COMMITTEE  
VARIANCE APPLICATION

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# - FENCE -

**Please return this completed package to the Town Hall  
by noon on the Thursday prior to the PAC Meeting.**

**\*\*PAC MEETINGS  
ARE HELD  
2<sup>ND</sup> AND 4<sup>TH</sup> TUESDAY OF THE MONTH\*\***

*(\*\* SCHEDULE CHANGES DURING SUMMER MONTHS)*

**YOUR ATTENDANCE AT THE  
PAC MEETING IS REQUIRED.**

Explore our past / Explorez notre passé  
Discover your future / Découvrez votre avenir

Grand Bay-Westfield • Quispamsis • Rothesay • St. Martins • Saint John

# **CHECKLIST**

## **COMPLETED APPLICATION**

for variance

## **SITE PLAN**

Showing the proposed location of your fence on the property and the front, side and rear line setback

*(All other accessory buildings, pool, other fences, etc. should be noted on the plan).*

**EASEMENTS (utility, municipal services, drainage, etc.)**, if applicable, should be clearly marked on the site plan.

## **SIGNED LETTER(S) OF CONSENT**

From the neighbours(s) impacted by the requested variance.

## **PLEASE NOTE**

**The Planning Advisory Committee  
may request additional information over and above  
what is contained in this package.**

# **Zoning By-law 014 Part I Section 6T & 6U**

## **6T. 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 in height.
- (3) Subject to Subsection (T.2.), no fence may exceed in height:
  - a. One hundred fifty (150) centimeters in an R zone;
  - b. Two hundred fifty (250) centimeters in a zone other than an R zone; and
- (4) Barbed or razor wire shall not be used in a residential zone.
- (5) Fences or any greenery bordering property are to be located at least sixty (60) centimeters from the property line.

## **6U. ENCLOSURES FOR SWIMMING POOLS**

- (1) No land may be used for purposes of a swimming pool unless the pool is enclosed by a fence, or by wall of a building or structure, or by a combination of walls (including an above ground pool wall) and fences, at least one hundred fifty (150) centimeters in height and meeting the requirements of this Section.
- (2) Where a portion of a wall of a building forms part of any enclosure mentioned in Subsection (U.1.):
  - a. no main or service entrance to the building may be located therein; and
  - b. any door therein, other than a door to a dwelling or rooming unit, shall be self-closing and equipped with a self-latching device at least one hundred fifty (150) centimeters above the bottom of the door.
- (3) An enclosure mentioned in Subsection (U.1.) shall not have rails, bracing or other attachments on the outside thereof that would facilitate climbing.
- (4) A fence mentioned in Subsection (U.1.):
  - a. shall be made of chain link construction, with galvanized, vinyl or other CSA-approved coating, or of wood or of other materials, in the manner described in Subsection (U.5.);
  - b. shall not be electrified or incorporate barbed wire or other dangerous material; and
  - c. shall be located:
    - i. at least one hundred thirty (130) centimeters from the edge of the swimming pool; and
    - ii. at least one hundred thirty (130) centimeters from any condition that would facilitate its being climbed from the outside.
- (5) The design and construction of a fence under this Section shall provide:
  - a. in the case of a chain link construction:
    - i. no greater than thirty eight (38) millimeters diamond mesh;
    - ii. steel wire not less than number twelve (12) gauge, or a minimum number fourteen (14) gauge proved coating forming a total thickness equivalent to number twelve (12) gauge wire; and
    - iii. at least thirty eight (38) millimeters diameter steel posts, set below frost and spaced not more than three (3) meters apart, with a top horizontal rail of at least thirty eight (38) millimeters diameter steel;
  - b. in the case of wood construction:
    - i. vertical boarding, not less than twenty five (25) millimeters by one hundred one (101) millimeters nominal dimensions spaced not more than thirty eight (38) millimeters apart, attached to supporting members and arranged in such manner as not to facilitate climbing on the outside; and

**6U. ENCLOSURES FOR SWIMMING POOLS (CON'D)**

- ii. supporting posts at least one hundred one (101) millimeters square or round with one hundred one (101) millimeters diameter, set below frost and spaced not more than two hundred forty (240) centimeters apart, with the portion below grade treated with a wood preservative, and with a top horizontal rail of at least fifty (50) millimeters by one hundred fifty two (152) millimeters nominal dimensions.
  
- c. Gates forming part of an enclosure mentioned in Subsection (U.1.):
  - i. shall be equivalent to the fence in content, manner of construction and height;
  - ii. shall be supported on substantial hinges; and
  - iii. shall be self-closing and equipped with a self-latching device at least one hundred fifty (150) centimeters above the bottom of the gate.



**1. Identification**

<b>OWNER</b>			
<b>ADDRESS</b>			
<b>PHONE NUMBERS</b>	HOME #	WORK #	CELL #
If different from owner	<b>APPLICANT NAME</b>		
	<b>APPLICANT ADDRESS</b>		

**2. Property Information**

<b>LOCATION</b>			
<b>LOT DIMENSIONS</b>		<b>AREA</b>	
<b>SETBACKS</b>	FRONT	SIDE	REAR
<b>EXISTING LAND USE</b>			

**3. Variance(s) Being Requested**

<b>A. What type of variance is being requested? Please check appropriate items below.</b>	
<b>1. Front Line</b>	<b>6. Temporary Signage</b>
<b>2. Side Line</b>	<b>7. Home Business</b>
<b>3. Rear Line</b>	<b>8. Other (describe)</b>
<b>4. Property Size</b>	
<b>5. Structure Size</b>	
IF APPLICABLE, PLEASE COMPLETE ATTACHED SITE PLAN, SHOWING LOCATION OF PROPOSED BUILDING MEASUREMENTS TO PROPERTY LINES. A SURVEYOR' S REAL PROPERTY REPORT MAY BE REQUIRED.	
<b>B. Reason for variance request</b>	
<b>C. Additional comments</b>	
<b>D. Previous Applications and dates</b>	

**4. Signatures**

<b>By signing this application, the owner/applicant hereby gives consent for PAC to visit on-site.</b>	
<b>Signature of Applicant</b>	<b>Date</b>
<b>Signature of Owner</b> <i>(if different from applicant)</i>	

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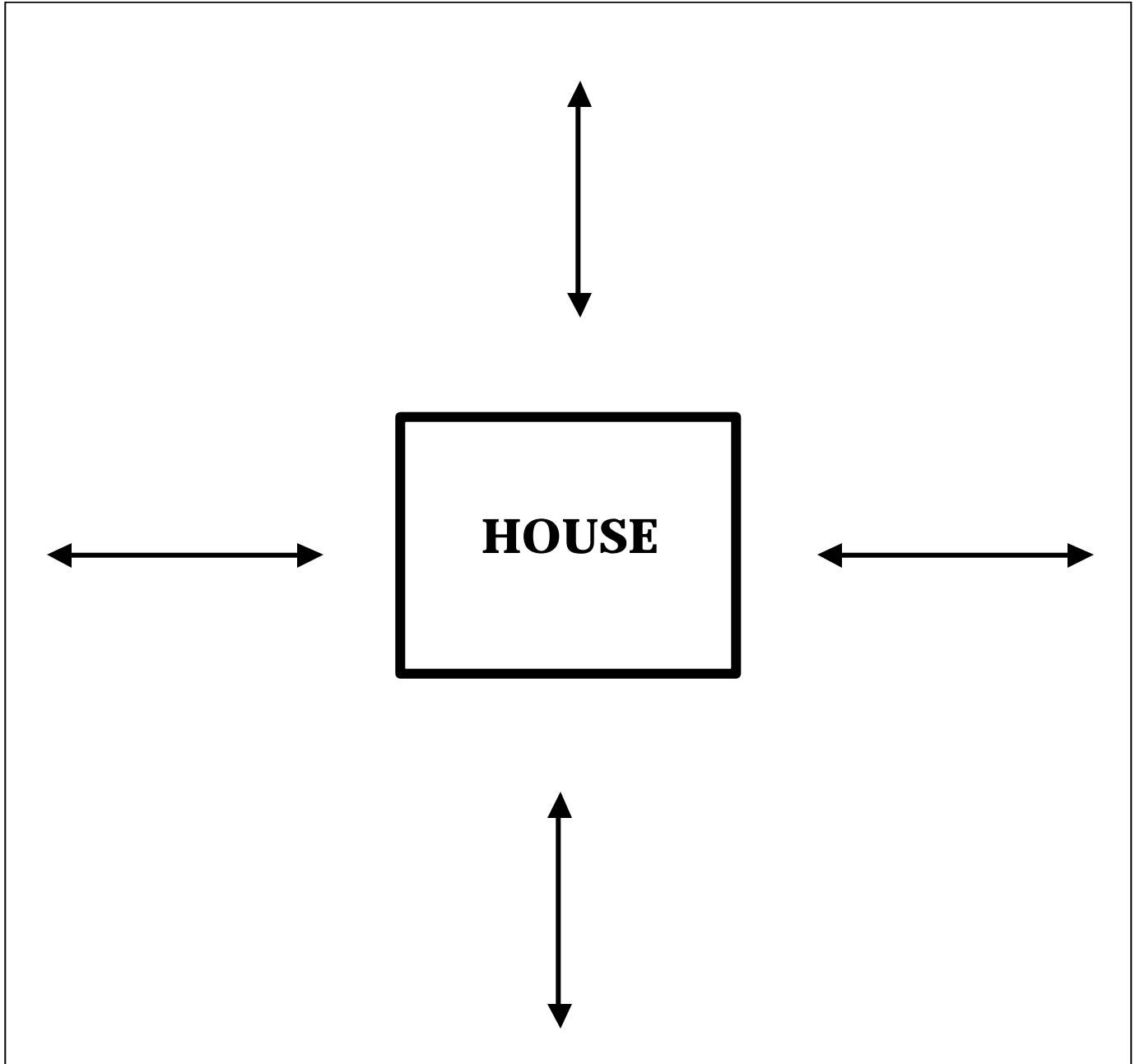
# **SITE PLAN**

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

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



STREET/DRIVEWAY

**STREET NAME -**

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR

SUBJECT  
PROPERTY

NEIGHBOUR

NEIGHBOUR

STREET

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR

NEIGHBOUR