

Application Checklist

Before submitting your application, please confirm you have the following items:

- Owner's name
- Mailing address/contact information
- Legal description of the property
- Civic address
- Site plan
- Cross section of fence including materials and height

Do I require any other permits or approvals?

- Developers approval may be required dependent on the area of construction.
- Department of Infrastructure and Transportation approval is required if building within 125 feet of any Provincial Highway right-of-way.
- A Geotechnical Report will be required when construction occurs within 350 feet of the Red River.
- Other permits or approvals may be required. Please discuss your proposal with Planning staff for more information.

Don't forget to call before you dig:



Manitoba Hydro 1-888-624-9376
MTS (204) 941-7267
SHAW 1-866-344-7429

Web: www.callb4udig.mb.ca

Planning Department
Office Hours
Monday to Friday
8:30am to 5:00pm



RM of East St. Paul
Unit 1 - 3021 Birds Hill Road
East St. Paul, Manitoba
R2E 1A7

Ph. (204)663-0618
Fax (204)668-1987

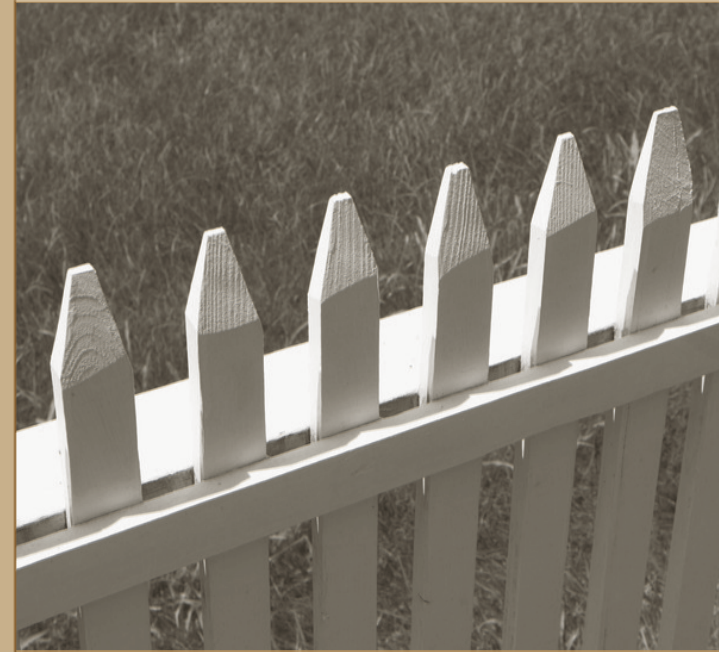
Email:
planning.department@eaststpaul.com

Web:
www.eaststpaul.com

This pamphlet provides general guidance only. For definitive requirements and procedures, please consult The Planning Act, the East St. Paul Development Plan, the East St. Paul Zoning By-Law or the Manitoba Department of Local Government.

Please consult the RM of East St. Paul Planning Department for further information or to make an application.

Fences



Rural Municipality of
EAST ST. PAUL
Planning Department

Do I require a permit to build a fence?

YES. A building permit must be obtained for any fence, prior to any work being commenced. You can apply for a permit at the municipal office (Unit 1 - 3021 Birds Hill Road). There is no charge for a fence permit.

What documentation is required to apply for a building permit?

- A completed application form;
- A site plan showing:
 - Where the fence will be located, including length and height measurements;
 - Location of gates;
- Picture or sketch of the type of fence (excluding chain link) and
- A status of title.

How tall can my fence be?

For Residential Zoning Districts, the height of a fence shall not exceed 4 feet (1.22 m) in a front yard and shall not exceed 6.56 feet (2 m) in the side or rear yard.

Heights in other zones may vary. Consult the RM of East St. Paul Zoning By-law or Planning Department staff for further information.

Can I build my fence right on the property line?

A fence can be erected right on the property line. It is suggested that the owner(s) obtain a legal land survey to verify where their property lines are located and to consult with neighbouring property owners prior to construction.

Can I have a snow fence?

A snow fence is allowed to be erected on a temporary basis between November 1 and April 15 provided the snow fence is properly maintained, located a minimum of 10 feet (3.05 m) from any property line and with a valid permit.

What type of fence can I build?

Permitted fence materials include:

- 1.9 cm thick douglas fir, cedar or hemlock;
- concrete;
- ornamental block;
- brick;
- metal;
- combination of the above; and
- any other material, subject to an illustration by a certified engineer, architect or landscape architect to the satisfaction of the Development Officer.

Electric and barbed wire fences are not permitted in residential zones.

I have a pool - what kind of fence do I need to build?

Outdoor pools must be enclosed with a fence or other suitable barrier constructed in accordance with Section 10.1.2 of the Manitoba Building Code (MBC).

Fences must be completely enclosed by a vertical board fence, with no vertical or horizontal supports that would facilitate climbing, or a chain link fence not less than No. 12 gauge galvanized steel wire, constructed or erected in accordance with the following:

- Fences shall have a minimum height of 5.00 ft (1.52 m) and a maximum height of 6.56 ft (2.00 m), including gates.
- There shall be no openings other than an entry to a building or a gate and it shall be constructed so as to prevent a child from crawling under either the fence or gate.

Gates must be self-closing and equipped with a lockable latch.

A fence is not required for a hot tub, as long as the hot tub is equipped with a lockable cover, as per Section 10.1.2.3 of the Manitoba Building Code (MBC).

Can I have a barbed wire fence?

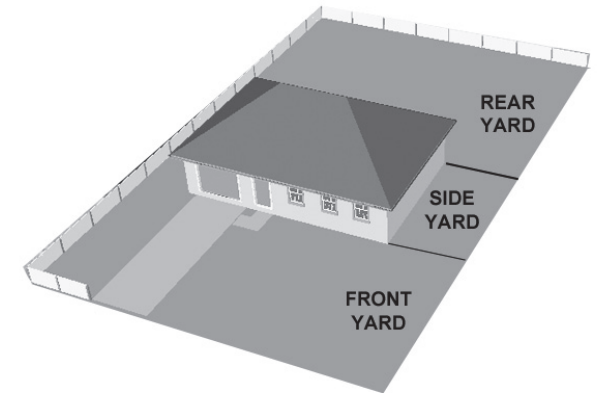
Barbed wire fences are not permitted in residential areas. The use of barbed wire is only permitted in Industrial and Commercial districts where the top 2 feet (0.60 m) of a fence can be barbed wire for security purposes.

Can I have an electric fence?

Electric fences are only allowed where an approved Non-Commercial Farm, Equestrian Establishment or Farm Class use is located. Permits are required and fence installations must comply with regulations in Subsection 50.3(3) of the RM of East St. Paul Zoning By-law.

Who do I call if my neighbour and I are having a dispute regarding a fence between our properties?

If the fence complies with zoning regulations, it would be a civil matter that would have to be resolved between you and your neighbour.



Maximum Fence Heights (Residential):

Front Yard: 4.00 feet (1.22 m)
Side/Rear Yards: 6.56 feet (2.00 m)