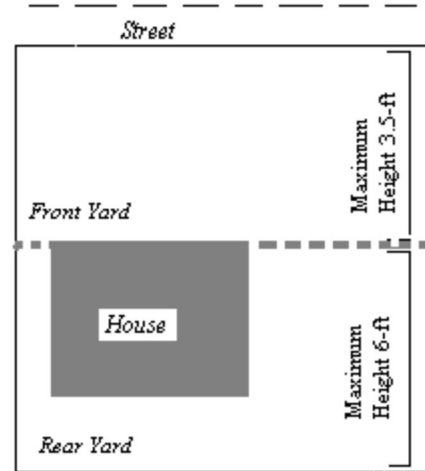


Installing a Fence, Wall, Hedge, Retaining Wall, or Berm at Your Home

The requirements for fences, hedges and walls may be found in OCMC Chapter 17.54.100 and the Oregon Residential Specialty Code Section 105.2.

Height for Building Adjacent to the Right-of-Way:

- May be constructed in front of homes if they are no taller at any point than 3.5'.
- May be constructed next to and behind homes if they are no taller at any point than 6'.
- Note that when building on a hillside, additional fences, walls, hedges, retaining walls or berms may be constructed if setback 2' from previous fence, wall, hedge, retaining wall or berm.

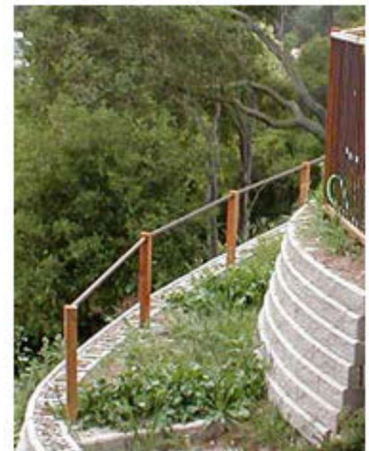


Height for Building on a Hillside NOT Adjacent to the Right-of-Way:

- The maximum height of a retaining wall or berm is 8.5' including all fences, walls, hedges, retaining walls and berms within 2' of the retaining wall/berm.
- The included fence, hedge or wall on top of a retaining wall or berm may not exceed a height of 6'.
- Additional fences, walls, hedges, retaining walls and berms may be constructed if setback is 2' from previous fence, wall, hedge, retaining wall or berm.



Maximum Combined Height of Fence/Wall/Hedge/Retaining Wall/Berm is 8.5', though the Fence/Wall/Hedge may be no taller than 6'.



Minimum Separation of 2' between Walls

Setbacks: The Planning Division does not require that your fence be setback from the property line. However, if your property is located on the corner of two streets, it must comply with OCMC 10.32 – Traffic Sight Obstructions.

Overlay Districts: Overlay zones protect the environment near a stream, steep slope. Floodplain or historic structure. You may find if you are within an overlay zone by accessing the **Property Reporter** on our website: www.orcity.org. The overlays are listed under “Land Use and Planning” on the report. If a “Y” is marked, contact the Planning Division at 503-722-3789 or ocplanning@orccity.org to verify if additional research is needed.

Material: The city does not regulate the material of fences unless the property is within the Canemah National Registered Historic District or is an individually designated historic structure. This is identified under “Land Use and Planning” on the Property Report. If a “Y” is marked, contact the Planning Division at 503-722-3789 or ocplanning@orccity.org to verify if additional research is needed.

CC&R’s, Easements and other Restrictions: Past landowners may have placed private restrictions on your property. Check your title report or a trio report for any easements and restrictions. Also check your neighborhood CC&R’s if applicable.

Property Lines: A survey is the only way to be certain of your property boundary. The Clackamas County Surveyor’s Office at <http://cmap/clackamas.us/> may have a copy of your subdivision plat or survey.

Multi-Family/Commercial/Industrial Properties: Additional review is needed by the Planning Division if the property is used for anything other than a single or two-family home. In addition, the maximum height of retaining walls and berms is 8’ when not adjacent to the right-of-way.

Permits and Fees: Fences 7’ or less in height do not require building permits. Building permits are required for retaining walls which are greater than 4’ in height, or for any retaining wall that has a surcharge being imposed from a building; to ensure safe construction which complies with adopted standards.

A building permit application may be obtained at www.orcity.org or by contacting the permit techs at permits@orccity.org. The following is required at the time of submittal:

- 1) A completed building permit application
- 2) A complete set of detailed construction plans
- 3) The Contractor’s name and state license (CCB) number if a contractor will be doing the work
- 4) Oregon City or Metro license number if a contractor will be doing the work
- 5) The fair market value for the completed project (including materials and labor)

The Building Division may answer any questions regarding your project or provide an estimate of the permit fee. Call 503-722-3789 or email permits@orccity.org to learn more. Depending on the quality and time of your submittal, the review process usually takes approximately two weeks. Once your plans have been reviewed by the City, you will be notified that your permit is ready. Once your permit is issued, you may begin construction.

Planning and Building are located at 695 Warner Parrott Rd. Phone # is 503-722-3789.
The Public Counter is open Monday-Thursday from 9:00am to 4:00pm.