



BUILDING DEPARTMENT



FENCE PERMIT APPLICATION (CITY ONLY)

FENCE PERMIT CHECKLIST

- 1. Completed Application
- 2. Site Plan or Aerial View of property showing:
 - a. Property lines/size of property
 - b. Streets/alleys abutting property
 - c. Size and location of driveway and any abutting driveways
 - d. Size and location of all structures on property
 - e. Size, type, and location of fence being planned
- 3. Special use/exception and/or variance approvals if applicable
- 4. Cost of labor and materials (on application form)
- 5. All applicable contractors involved in the project (on application form)
- 6. Application fee **SEE FEE SCHEDULE FOR APPLICABLE PERMIT FEES

USEFUL LINKS

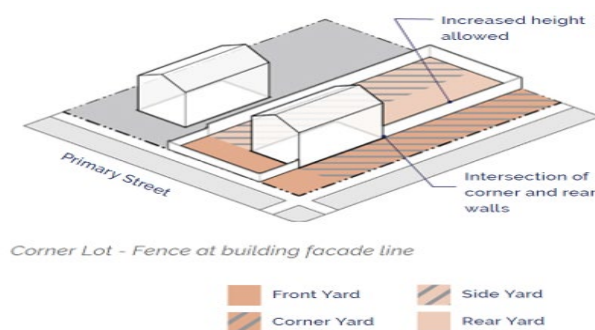
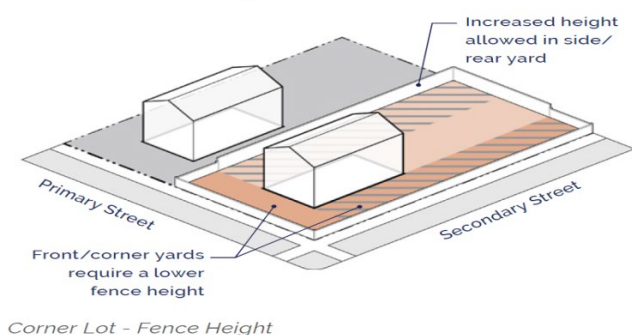
- ✓ Zoning Ordinance/Variance Applications for the CITY *SEE UPDATES:
 - <https://southbendin.gov/zoning/>
- ✓ Clear Sight Area requirements in the CITY:
 - <https://southbendin.gov/zoning/>
- ✓ Zoning Ordinance/Variance Applications for the COUNTY:
 - <http://www.sjcindiana.com/306/Division-of-Planning-Zoning>
- ✓ Flood Plain Map:
 - <https://dnrmmaps.dnr.in.gov/appsphp/fdms/>
- ✓ City of South Bend Flood Plain Regulations:
 - https://library.municode.com/in/south_bend/codes/code_of_ordinances?nodeId=SUHITA_CH21ZO_S21-12.FLRE
- ✓ Wetland Map:
 - <http://stjocogis.maps.arcgis.com/apps/PublicInformation/index.html?appid=fdd445df825c47739d3cdc2a5379094f>
- ✓ Historic Properties:
 - <https://southbendin.gov/department/community-investment/historic-preservation-commission/>
- ✓ Residential Permitting Steps:
 - <https://southbendin.gov/wp-content/uploads/2018/08/ResidentialPermitting-Process.pdf>

FENCE PERMIT APPLICATION

ST. JOSEPH COUNTY | CITY OF SOUTH BEND | BUILDING DEPARTMENT

Notable Changes (EFFECTIVE JANUARY 1, 2020)

District	Established Front & Corner Yard		Established Side & Rear Yard
	70% Open Fence	Solid Fence	Any Fence Type
S1, S2, U1, U2, U3	4'	3'	6'
UF, NC, DT, OS, U, C	4'	3'	8'
Industrial	6'	6'	10'



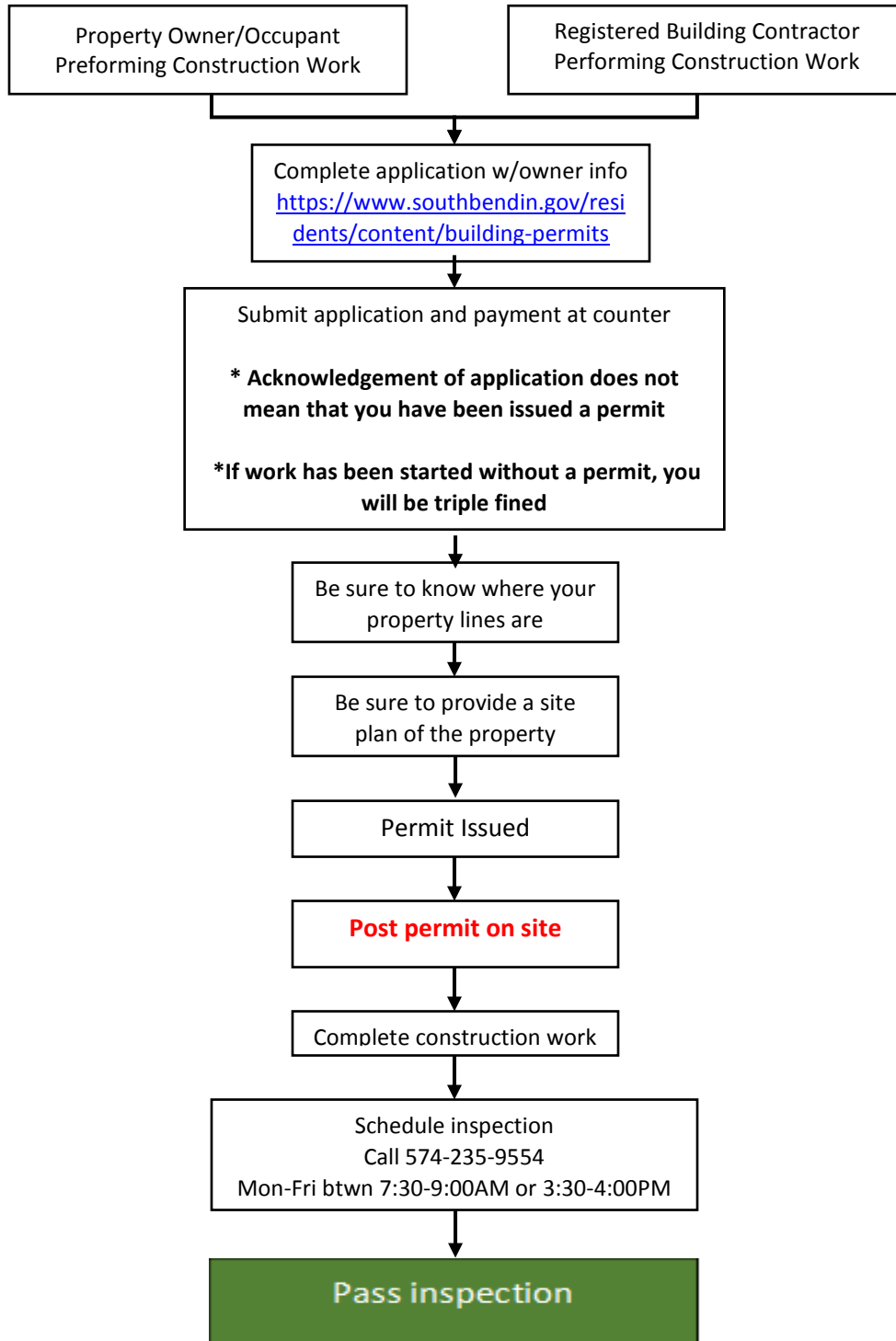
- All fence posts and related supporting members of a fence shall be erected so that the finished sides of the fence face the adjacent lot or public right-of-way.
- Established front and corner yards are determined by the location of primary building on the property.
- Max height for fences/walls in **front and/or corner yards** applies to **both** yards (see above graphic)
- Northeast Neighborhood Overlay District:
 - Wood, chain-link, and barbed-wire fencing are prohibited
 - Fence shall be “consistent with the house’s architectural style and character”
 - For attached dwelling units, front yard fencing shall be of a single, unified fence design for all units within a project
- NC or DT Districts
 - Chain link fence materials are prohibited in an established front or corner yard

Additional information can be found in [Chapter 21-09.02](#) of the South Bend Zoning Ordinance.

FENCE PERMIT APPLICATION

ST. JOSEPH COUNTY | CITY OF SOUTH BEND | BUILDING DEPARTMENT

FENCE PERMIT APPLICATION PROCESS FOR CITY PROPERTIES



EXCELLENCE | ACCOUNTABILITY | INNOVATION | INCLUSION | EMPOWERMENT

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