

Fences



Information Bulletin
JANUARY 2025



I am thinking about building a fence in Rocky Mountain House, what do I need to know?

Summary

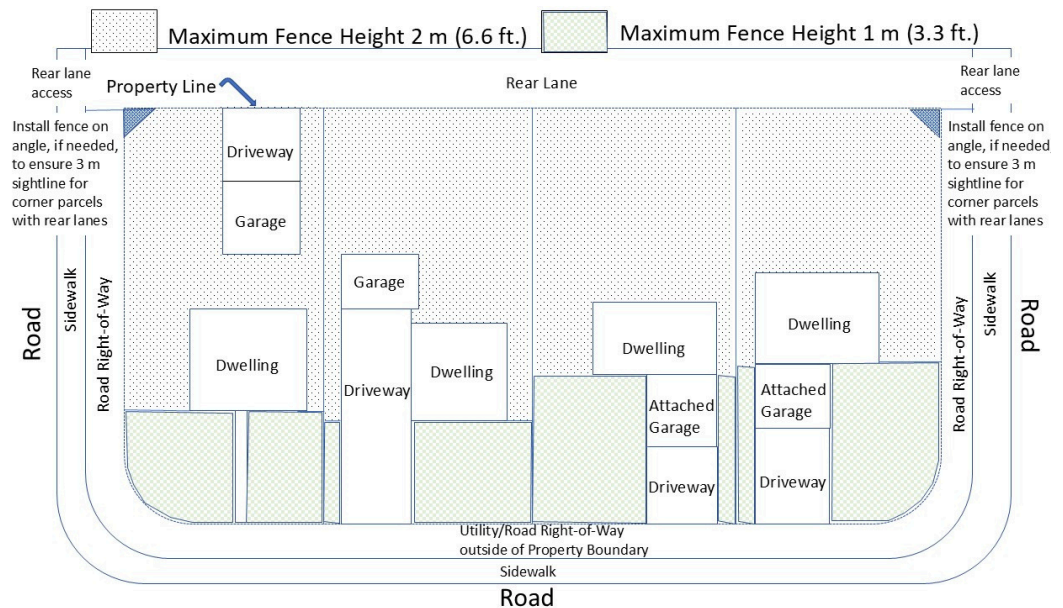


The Town of Rocky Mountain House does not require a development or building permit for fences that follow the fence regulations of the Town's *Land Use Bylaw*.

REGULATIONS

as defined in the *Land Use Bylaw*
The maximum height of a fence, as measured from grade, shall be:

- 2.0m (6.6 ft) for that portion of the fence which does not extend beyond the front portion of the principal building; and
- 1.0m (3.3 ft) for that portion of the fence which extends beyond the front portion of the principal building.



Principal building means "a building in which is conducted the principal use of the parcel on which it is erected."

When will I need a development permit to build a fence?

- To build a fence higher than what the regulations allow.
- To build a fence with security features, retaining walls, brick pillars, entrance features, etc.



Contact Us

Planning & Community Development Department

Email: PlanningDept@trmh.ca

Phone: 403-847-5260

www.rockymtnhouse.com

Process & Timeline



- If your fence is located on a property line shared with a neighbour, you should consult and reach an agreement with your neighbour prior to construction of the fence.
- We suggest hiring an Alberta Land Surveyor to locate your property lines prior to constructing a fence to ensure that the fence is located on or within your property lines. A fence cannot encroach onto any Town-owned lands (i.e. alley or road right-of-way).
- Before constructing a fence, always call Alberta One-Call at 1-800-242-3447 for buried utility locations.

If a development permit is required:

Submit a completed development permit application, including:

- A site plan showing
 - The proposed location of the fence.
 - Existing structures on the property.
 - Dimensions of the property.
 - Any easements and right-of-ways
- An elevation drawing of a section the fence showing height and style of fence.
- Applicable fee.

Development permit applications can take approximately 2-3 weeks to approve.

All development permits are subject to a 21-day appeal period from adjacent landowners and affected parties.

Other Information



- A building permit is not required, except where the fence is being installed for an outdoor swimming pool or hot tub.
- Fences in your subdivision may have a unique scheme or style. Check for a caveat or restrictive covenant on the title for your property to maintain fencing standards of your neighbourhood.
- A proposed fence should be complimentary and compatible with the principal building.
- A Development Officer may require a fence to be installed where non-residential development is proposed. Where noise is a potential nuisance, a Development Officer may specify the fence to be designed to attenuate noise.

Development Officer Tips



We will consider the height of fences in the surrounding area and the requirement for screening when approving a higher fence under a development permit.

Contact the Planning & Community Development Department at any time.

Planning & Community Development is happy to assist in explaining the various permit requirements and how they relate to your fence.



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