

ORDINANCE NO. 3898

AN ORDINANCE to amend and reordain Article VII (SUPPLEMENTAL ZONE REGULATIONS) of the City of Alexandria Zoning Ordinance by adding thereto a new Section 7-1700 (FENCES ON CORNER LOTS) (TA No. 96-006).

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Article VII of the City of Alexandria Zoning Ordinance be, and the same hereby is, amended by adding thereto a new Section 7-1700 to read as follows:

[The following is all new language.]

Sec. 7-1700 FENCES ON CORNER LOTS

7-1701 Front yards and secondary front yards. For purposes of this section only, the front yard of a corner lot which contains a building's architectural main entrance shall be considered a front yard and shall occupy the area between the front property line and the main building line. The other front yard on the corner lot shall be considered a secondary front yard and shall, notwithstanding any other provisions of this ordinance save the vision clearance requirements of section 7-800, be subject to the provisions of this section 7-1700 with regard to permitted fences.

7-1702 Fences in secondary front yards

- A. Open fences which do not exceed 3-1/2 feet are permitted in any location within a secondary front yard.
- B. A fence not exceeding six feet in height may be located in a secondary front yard if it complies with the following:
  - (1) it is located no closer to the front yard property line than the rear wall of the building structure that adjoins the secondary front yard;
  - (2) except for cases governed by section 7-1702 (B)(3), it is set back from the edge of the sidewalk or from the property line where there is no sidewalk at least two feet on lots of 25 feet width or less, and three feet on other lots; and

- (3) where the secondary front yard is located on a block face on which the adjacent house as well as the majority of the houses face the street, fences over 3-1/2 feet but not exceeding six feet shall be permitted if located no closer to the property line than half the distance between the property line and the building face.

Section 2. That Article VII of the City of Alexandria Zoning Ordinance, as amended by this ordinance, be, and the same hereby is, reordained as part of the City of Alexandria Zoning Ordinance.

Section 3. That this ordinance shall become effective upon the date and at the time of its final passage, and shall apply to all applications for land use or land development approval provided for under the City of Alexandria Zoning Ordinance which on such date are pending before any city department, agency or board, or before city council, or on judicial review; shall apply to all such applications which may be filed after such date, and shall apply to all other facts and circumstances subject to the provisions of the City of Alexandria Zoning Ordinance, except as may be provided in Article XII of said ordinance.

KERRY J. DONLEY  
Mayor

Final Passage: December 14, 1996