



TOWN OF NISKAYUNA FENCE REQUIREMENTS

One Niskayuna Circle
Niskayuna, New York 12309
Phone: 518-386-4522 Fax: 518-386-4592
Email: building@niskayuna.org

A building permit is required. Proof of insurance is required. Please review our **Insurance Requirements** document to ensure contractors and homeowners have filed all appropriate documents with the Building Department.

BUILDING CODE AND ZONING ORDINANCE REQUIREMENTS (TO BE ACCOMPANIED BY A PERMIT APPLICATION)

1. Fence plans must show the following:
 - a. Height of fence
 - b. Type of fence
 - c. Location in relation to property lines (plot map)
 - d. All other structures on property (i.e. house, garage, shed, pool, etc. shown on plot map)

Plans should be on either 8-½ x 11 or 11 x 17 paper. Plans from a home improvement center or lumberyard may be acceptable if sufficient detail is provided.

2. A fence may be located on the property lines. It is suggested to have a surveyor locate property lines before installing fences. It is the owner's responsibility to verify the location of the property lines for issuance of permit.
3. A fence may not be located within any Town easement without special approval from the Town of Niskayuna.
4. The ornamental side of all fences must face adjoining properties.
5. The maximum height for fences in a rear yard is six (6) feet (see Figures on page 2 of this application).
6. The maximum height for fences in a side or front yard is four (4) feet (see Figures on page 2).
7. For corner lots, refer to the diagram on back to understand what is considered your front and side yards (see Figures 2 – 4 on page 2)
8. For corner lots, fences may not exceed 30 inches in height within a forty (40) foot triangle on the corner (see Figures 2 – 4 on page 2).
9. All fences shall be properly maintained with respect to appearance and safety. Hazardous materials, electrical fences, and barbed wire are not permitted.
10. A fence associated with a recreational facility such as a tennis court, is considered part of that facility and is subject to the accessory structure ordinance.
11. A fence associated with a swimming pool is considered part of the pool if it is located around the apron or immediate area of the swimming pool and is subject to the accessory structure ordinance. Fences which are part of a swimming pool protection must be at least four (4) feet high, with self-closing, self-latching, and lockable gates. When it is a picket type fence, spaces may need to be no greater than 1.75 inches between pickets. When it is a chain link fence, the spaces must be 2.25 inches or less. The bottom of the fence may not be higher than 2 inches off the ground. See Section AG105 of the Residential Code of New York State for additional requirements. The height for fences in a side yard associated with swimming pools may be 54 inches maximum.
12. Call the Building Department for a FINAL inspection when complete.

**Before digging, call Dig Safely New York excavation notification center
at 1-800-962-7962 to locate utilities. All utilities
(gas, electric, phone, cable TV, etc) will be located free of charge.**

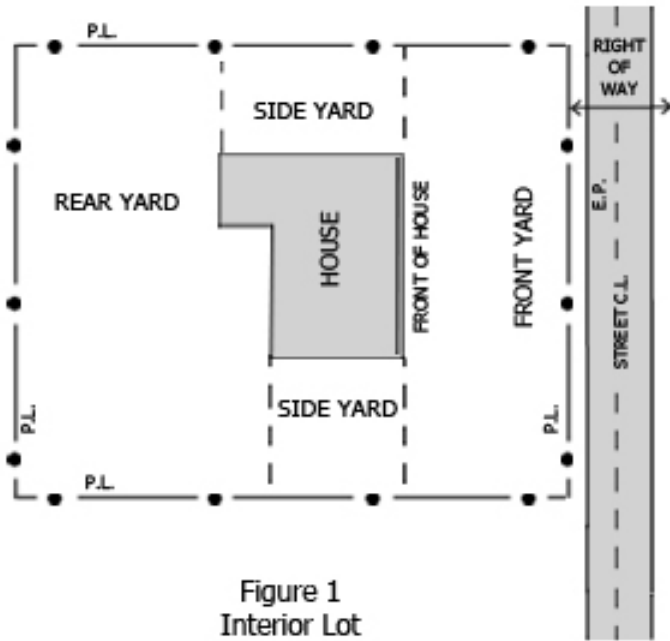


Figure 1
Interior Lot

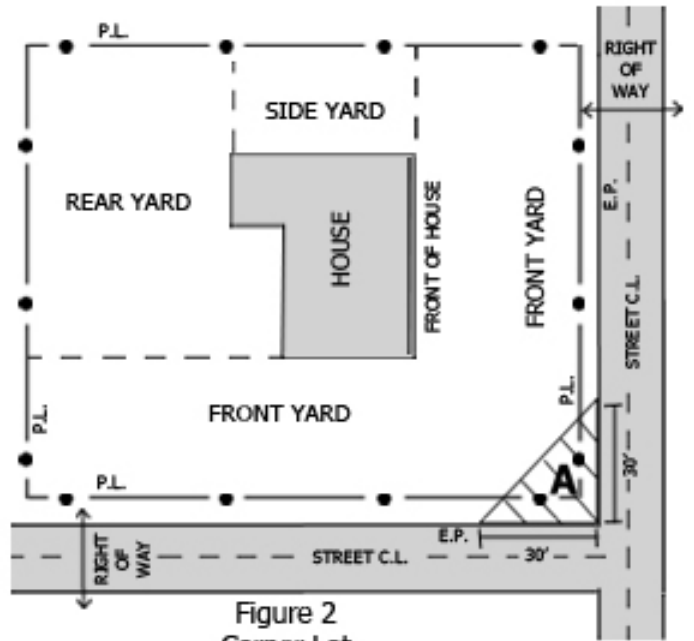


Figure 2
Corner Lot

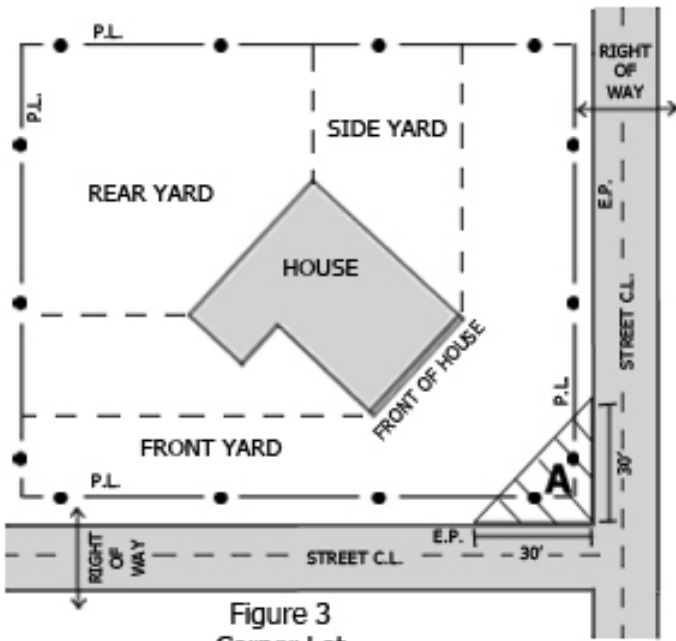


Figure 3
Corner Lot

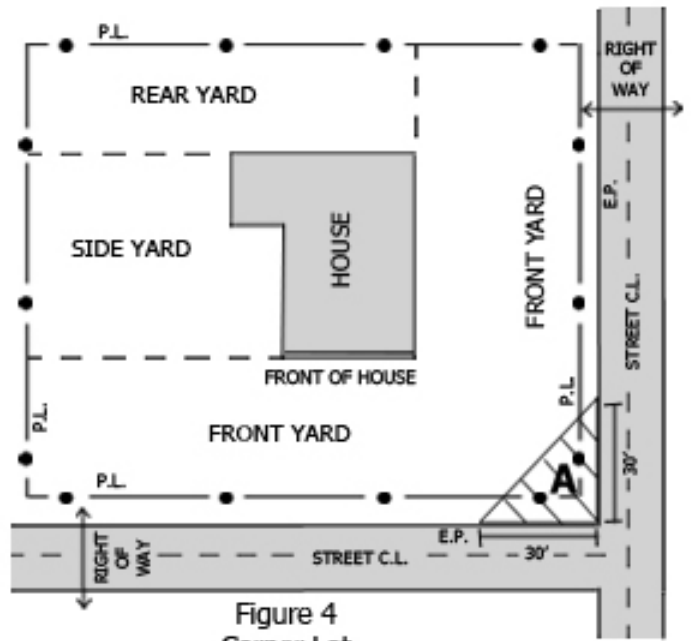
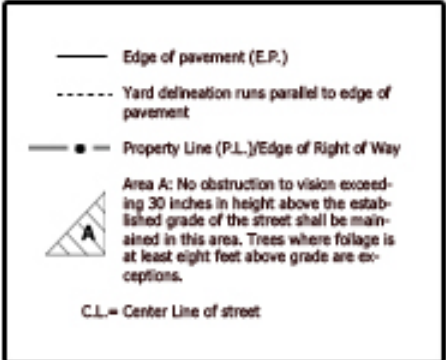


Figure 4
Corner Lot



Property Address _____

Are there any other accessory structures on the Property?

Fence	yes	no	height _____
Shed	yes	no	size _____
Swimming Pool	yes	no	size _____
Other	yes	no	size _____

Signature: _____