

ORDINANCE NO. 24-25

AN ORDINANCE AMENDING SECTIONS 17.64.020 AND 17.64.090 OF
THE MURRAY CITY MUNICIPAL CODE RELATING TO RESIDENTIAL
FENCING REGULATIONS AND SETBACKS AND FENCING BETWEEN
RESIDENTIAL AND NON-RESIDENTIAL ZONING DISTRICTS.

BE IT ENACTED BY THE MURRAY CITY MUNICIPAL COUNCIL:

Section 1. Purpose. The purpose of this ordinance is to amend Sections 17.64.020 and 17.64.090 of the Murray City Municipal Code relating to residential fencing regulations and setbacks and fencing between residential and non-residential zoning districts.

Section 2. Amend Sections 17.64.020 and 17.64.090 of the Murray City Municipal Code. Sections 17.64.020 and 17.64.090 of the Murray City Municipal Code shall be amended to read as follows:

17.64.020: RESIDENTIAL FENCING REGULATIONS:

A. Front Yard Setback Area: Fences, walls, hedges, or other screening materials are allowed in the front yard area subject to the following standards:

1. A maximum of four feet (4') in height when utilizing nonsolid fencing which is seventy-five percent (75%) open and presents no visual barriers to adjoining properties and streets.
2. A maximum of three feet (3') in height when utilizing solid or opaque type fencing, walls, hedges, or screens.

B. Interior Side Yard Area: In a side yard area, fencing may be constructed to a maximum height of six feet (6') with standard type fencing material up to the minimum required front setback line within the zoning district that the property is located, or the front of the dwelling, whichever is less.

C. Corner Side Yard Area fences, walls, hedges, or other screening materials are allowed up six feet (6') in height except in the following situations:

1. When located within ten feet (10') to a driveway on an abutting property, fencing may not be located within a triangular area formed by the property lines and a line connecting them at points ten feet (10') behind the sidewalk.
 - a. If sidewalk is not present, the setback shall be measured from the property line. If the property line extends into the established right-of-way, the setback shall be measured from the right-of-way line.
2. Fencing may be allowed in the ten foot (10') triangular area subject to the following:

- a. Three feet (3') in height for solid or opaque material; or
- b. Four feet (4') in height for nonsolid material that is seventy-five percent (75%) open and presents no visual barriers.

D. Rear Yard Area: Fencing may be constructed to a maximum height of six feet (6') with standard type fencing material except in the following situations:

- 1. When located within ten feet (10') to a driveway on an abutting property, fencing may not be located within a triangular area formed by the property lines and a line connecting them at points ten feet (10') behind the sidewalk.
 - a. If sidewalk is not present, the setback shall be measured from the property line. If the property line extends into the established right-of-way, the setback shall be measured from the right-of-way line.

- 2. Fencing may be allowed in the ten foot (10') triangular area subject to the following:
 - a. Three feet (3') in height for solid or opaque material; or
 - b. Four feet (4') in height for nonsolid material that is seventy-five percent (75%) open and presents no visual barriers.

[NOTE – Current Drawings of Example 1 and Example 2 as shown in Section 17.64.020 shall be replaced with the new Drawings attached hereto as Exhibit A]

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17.64.090: FENCE HEIGHT EXCEPTIONS:

- A. When not located on a property line, fence type uses such as tennis court enclosures, sport court, and swimming pool enclosures, ball diamond backstops, etc., may be erected to a height greater than six feet (6'), but shall not exceed a height of eighteen feet (18').
- B. Properties abutting the interstate freeway system may erect a fence to a height not exceeding ten feet (10') on the property line adjacent to the freeway right-of-way.
- C. Residential zoned properties adjacent to the UTA light rail commuter rail tracks may erect a fence to a height not exceeding ten feet (10') on the property line adjoining the UTA light rail right-of-way subject to all fencing permit requirements and traffic visibility setback requirements.
- D. Residentially zoned properties that abut non-residentially zoned properties may construct a fence to a maximum height of eight feet (8') and must meet any setback requirements.
- E. Residential and nonresidential properties abutting a collector or arterial street on a side or rear property line may erect a fence to a height not exceeding eight feet (8') on the side or rear property line adjacent to the collector or arterial street right-of-way.

F. Properties exceeding one-half (1/2) acre in size may erect a fence to a height not exceeding eight feet (8').

G. Residential and nonresidential properties located between Fontaine Bleu Drive and Wheeler Historic Farm that are adjacent to the Jordan and Salt Lake City Canal right-of-way may erect a fence on the property line adjacent to the right-of-way to a height not exceeding eight feet (8') subject to all building permit requirements and any traffic visibility setback requirements.

H. Fences over seven feet (7') in height shall be subject to all building permit requirements. (Ord. 17-28)

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Section 3. Effective date. This Ordinance shall take effect upon first publication.

PASSED, APPROVED AND ADOPTED by the Murray City Municipal Council on this
12th day of November, 2024.



MURRAY CITY MUNICIPAL COUNCIL

A handwritten signature in blue ink.

Pam Cotter, Chair

ATTEST:

A handwritten signature in blue ink.

Brooke Smith, City Recorder

Transmitted to the Office of the Mayor of Murray City on this 13 day of
November, 2024.

MAYOR'S ACTION: Approved

DATED this 13th day of November, 2024.

A handwritten signature in blue ink.

Brett A. Hales, Mayor

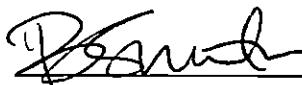
ATTEST:



Brooke Smith, City Recorder

CERTIFICATE OF PUBLICATION

I hereby certify that this Ordinance was published according to law on the B
day of November 2024.



Brooke Smith, City Recorder