

VILLAGE OF NEW BADEN
1 East Hanover Street
Phone: 618-588-3813 Fax: 618-588-7105

Fences, Walls, and Hedges

What restrictions are there for me to put up a fence on my lot?

Fences (require a permit), walls, and hedges used for any purpose shall conform to the following:

- a) For the purpose of minimizing traffic hazards at street intersections by improving visibility for converging vehicles, obstructions higher than two feet above the adjacent top of the curb elevation shall not be permitted to be planted, placed or erected on any corner lot within the triangular portion of land designated as "restricted area".
- b) No barbed wire or other such sharp pointed fence and no electrically charged fence shall be erected or maintained except in agricultural districts.
- c) No permanent fence or retaining wall shall be constructed or erected within any public street or alley right-of-way unless authorized by the Village Council. Fences erected on public easement or across ditches shall be so constructed that drainage shall not be obstructed and, in event of necessity for maintenance or other purpose, removal and/or replacement of such fence or other improvement shall be responsibility of the property owner.
- d) Fences, walls and hedges in any district may be located on lot lines, provided such fences, walls and hedges exceeding six feet in height shall be subject to the minimum yard requirements of the district in which such fences are located.
- e) Gates or other means of access through fences, walls and hedges shall be provided from utility easement to the rear yards.

Location: The property owner is responsible for locating property lines. Property corners and property lines should be positively identified by the property owner or may be identified by hiring a surveyor to locate the property lines. The Village of New Baden does not survey properties. Maintenance of both sides of the fence (painting, mowing, repairs, etc.) should be considered when determining placement.

No fences shall block the view of traffic. Fences erected on a corner lot must maintain a 30 foot Clear View Triangle.

The Village of New Baden does not settle property line disputes between neighbors, including but not limited to, disputes over the placement of fences, hedges, or walls.

Fences may be placed in easement areas but must not affect drainage including debris buildup (grass clippings, leaves, etc.). Fences placed in easements are subject to removal and replacement at the property owner's expense.

Utilities should be located and considered when erecting a fence, wall or planting. Utility locates are the responsibility of the property owner. To have utilities located, call J.U.L.I.E. at 1-800-892-0123 or 8-1-1.

Property owners are also advised to contact any applicable Homeowner Association, Neighborhood Association, or other like organizations that may have set forth any restrictions for the area the construction will take place. The Village of New Baden does **NOT** have any enforcement or interpretation authority concerning these types of restrictions.

*This information is provided as guidelines to follow. It is not intended to be comprehensive or to be used as a replacement to the ordinance. Specific situations and applications that present questions should be addressed through New Baden Village Hall. Please call 618-588-3813 if you have any questions.