

MUNICIPALITY OF ANCHORAGE

Development Services Department



Building Safety

Handout AG.03

Fence Permits and Zoning Requirements

Land Use Enforcement and Zoning Plan Review is available to review fence layouts to determine compliance with zoning code (Title 21).

Fences less than or equal to eight feet high do not require a building permit; however, fences are required to meet zoning requirements, regardless of the need for a permit. Anchorage Municipal Code (AMC) 21.07.080H (Fences) defines the requirements for fences built within the property setbacks. Properties with double frontages or corner lots with two or more frontages shall have primary and secondary frontages defined as listed in AMC 21.06.030.C.4.

1. A fence may be constructed at the lot line. Limitations on height apply within the setbacks established in AMC 21.060.020.
2. No front yard fence shall be erected in conflict with the sight distance triangle per municipal driveway standards (see attached document, Driveway Sight Distance Standards).
3. **In Residential Zones R-6, R-8, R-9, and R-10:**
 - a. Fences within the front setback (primary or secondary) shall not exceed:
 - i. *Six feet* in height of any material, or
 - ii. *Eight feet* in height of non-sight obscuring material (e.g. chain link, split rail, etc.).
 - b. Fences within side or rear setbacks shall not exceed *eight feet*.
4. **In all other Residential Zones:**
 - a. Fences within the primary front setback shall not exceed *four feet* in height.
 - b. Fences within the secondary front setback shall not exceed:
 - i. *Four feet* in height, typically.
 - ii. *Six feet* with director approval when the owner shows the fence is necessary to block headlights of in-street traffic and no direct vehicular access to the street is provided.
 - iii. *Eight feet* when the abutting a street of *arterial or greater classification* as designated on the official streets and highways plan (e.g. Elmore Road, Arctic Boulevard, 36th Avenue).
 - c. Fences within the side or rear setback shall not exceed:
 - i. *Six feet* in height typically, or
 - ii. *Eight feet* in height where across an alley from or abutting a non-residential district.

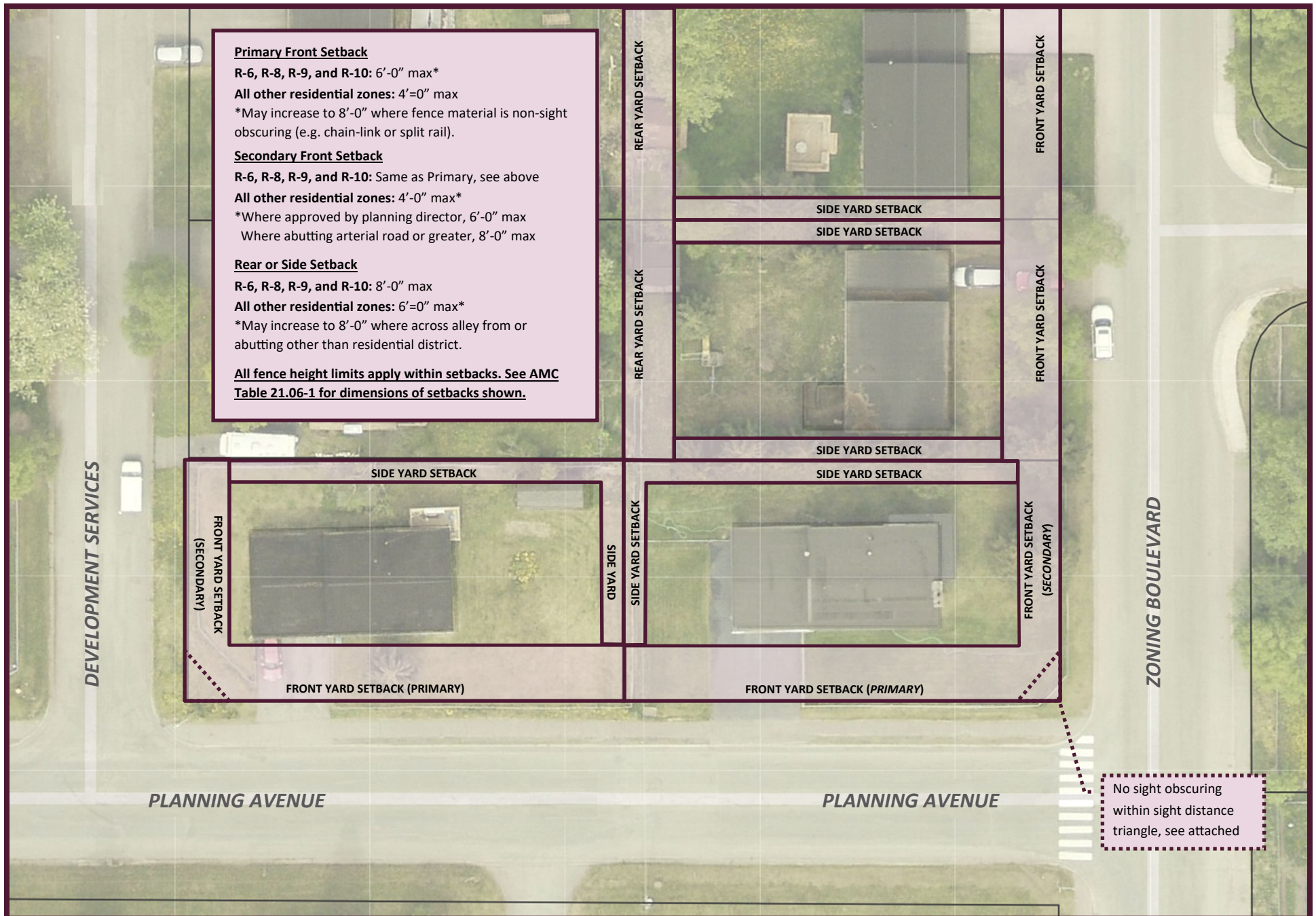
Applications for fence permits must be accompanied by two (2) copies of a site plan (can be neatly hand-drawn to scale) showing the following essential information:

1. Legal description (lot, block and subdivision) of the lot.
2. All lot lines abutting streets or platted rights of way.
3. North direction.
4. Location of proposed fence relative to the lot line (indicate the distance).
5. Heights of proposed fence.

NOTE: If the proposed fence is to be installed in a mobile home park, the above information should also be accompanied by a letter or permission from the manager or owner of the mobile home park.

Greg Soule, Building Official
September XX, 2025
(Ref. 96-01, 00-03, 02-08, 06-02, 06-05)

MUNICIPALITY OF ANCHORAGE—HANDOUT AG.03 (FENCE PERMITS AND ZONING REQUIREMENTS) SUPPLEMENTAL DOCUMENT



The term “sight distance triangle” refers to the roadway area visible to the driver. The required length is the distance necessary to allow safe vehicular egress from a street, driveway, or alley to a major street. Mugo Pine or any other landscape plant which requires aggressive maintenance cannot be placed where it will obstruct sight distance. The sight distance triangle is as follows:

- Point A is located on the minor approach 14.4 feet back from the edge of major road travelway with no sidewalk; or 12 feet from edge of back of sidewalk
- Point B₁ is located in the center of lane 1;
- Point B₂ is located in the center of lane 2;
- Point C₁ and C₂ are located based on design speed of the major road and is the distance shown in table 1;
- Point A is connected to points C₁ and C₂ by a straight line.

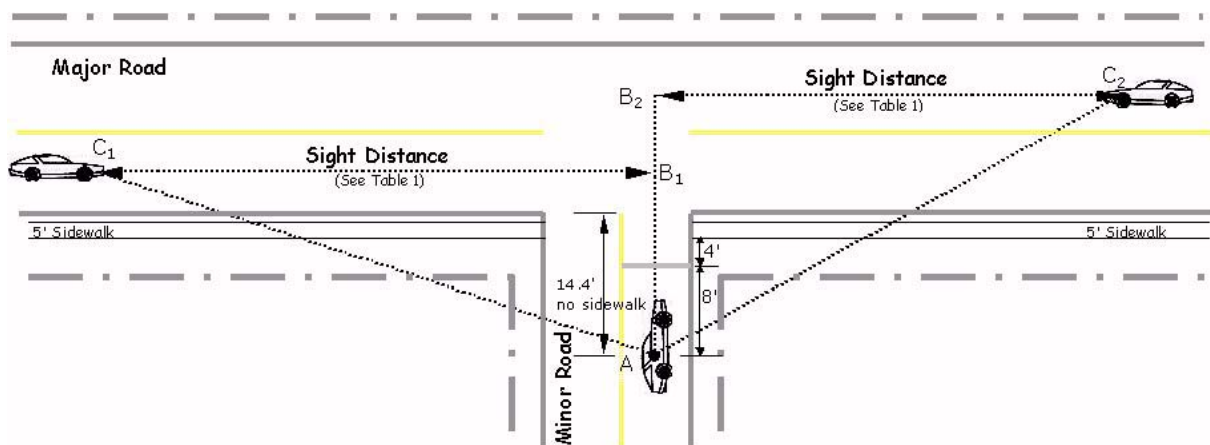


Table 1

Design Speed	Sight Distance
65 mph	720 ft
60	665
55	610
50	555
45	500
40	445
35	390
30	335
25	280
20	225

Note: Measured from height of eye of 3.5' on minor road and height of object of 3.5' on the major road. Trees in the sight triangle are acceptable if trunk is less than 4" in diameter at maturity and branches are trimmed within 2.5' to 8' per AASHTO.