



Lower Salford Township

379 Main Street | Harleysville, PA 19438
215-256-8087

Fence Installation Guidelines

Frequently, fencing is installed by property owners without realizing the Township's Zoning Ordinance establishes minimum requirements and standards for fences and that a permit, approved by the Zoning Officer, is required prior to installation. Please see below for the Township Ordinance regarding fences, Section 164-17.

Property lines are imaginary lines without dimension. Even in the case where a boundary survey has clearly identified the precise location of a property line, it is impossible to install a fence on that line without some portion encroaching onto the abutting property. Because of this, the Township always recommends that the fence post be set back a few inches from the property line to avoid creating an intrusion. A good idea is to leave sufficient room on the exterior side of the fence so that lawn and fence maintenance may be performed without the need to trespass on the neighboring property.

The location of the property line shall be verified. At a minimum, property line stakes are required to be set and verified by a registered land surveyor.

Fences that are being replaced in kind, that is the same exact size, location, and materials, do not require a permit.

Fences may not be installed within the street right-of-way. Likewise, fences may not be installed within areas of permanent easements. The Township does not specify which side of the fence may face outward.

Finally, verify that your contractor has notified the PA One Call System (1-800-242- 1776) before excavation begins for the fence posts. In the case of a do-it-yourself installation, this required notification becomes the property owner's responsibility. The last thing you need is to puncture an underground gas, water, sewer, electric, telephone or cable TV line when digging holes for your fence posts. The possibility of a conflict with underground services is real, is potentially dangerous, and becomes even a greater concern when an excavator or power auger is used to dig the fence postholes.

§ 164-17. Fences.

No fence or wall shall be erected along or within any of the side or rear yards required by this chapter which shall exceed a height of eight feet (8') in industrial districts or six feet (6') in all other districts (excepting a retaining wall or the wall of a building permitted under the terms of this chapter) unless a special exception therefor be granted by the Zoning Hearing Board.

No fence or wall shall be erected along or within any of the front yards required by this chapter which shall exceed a height of four feet (4') (excepting a retaining wall or the wall of a building permitted under the terms of this chapter) unless a special exception therefor shall be granted by the Zoning Hearing Board.

A fence erected within any of the front yards required by this chapter shall be constructed with at least 50% of its surface open, as viewed on any line perpendicular to the vertical plane of the fence and for the entire thickness of the fence.