

YPSILANTI HISTORIC DISTRICT FACT SHEET

FENCES

This is one of a series of Fact Sheets provided by the Historic District Commission to assist property owners and building contractors in planning appropriate rehabilitation of structures within the Historic District.

The Historic District Commission requires that a building be maintained in its original form whenever possible. The character and historic value of a building both change whenever alterations are made and every effort shall be made to maintain the historical integrity of a building.

Your application for a Historic District Work Permit, submitted to the Building Department, will be forwarded to the Historic District Commission for review and must be approved by the Commission before work can begin. A Building Permit will likely also be required.

Historic District Work Permit applications may be obtained from the Building Department in the basement of City Hall, in the Planning and Development Department on the 4th floor of City Hall, or on the City website, www.cityofypsilanti.com.

The following guidelines provide some basic information regarding the installation of fences and/or walls within the Historic District.

- All fences must meet local zoning regulations and be safely and properly installed. Height limitations are set by the zoning regulations
- Established property line patterns and street alley widths must be retained.
- New fences or walls must be designed so as to minimize their impact on existing historic fabric at the site. They must be compatible with the site in setback, size and scale to protect the historic integrity of the property.
- New fences or walls should be removable without impairing the essential form and integrity of the historic property.
- Chain-link or cyclone fences are not allowed.
- Full perimeter fencing is not allowed.
- No more than two types of fencing may be used on a single lot.
- Wooden fences may be of flat board only. Stockade fence (round or half-round poles) is not allowed. All wooden fences must be painted or opaque-stained. The color of the fence shall compliment the adjacent structure/s.
- Twisted wire with wooden posts may be allowed.
- Wrought iron, cast iron and aluminum replicating cast iron may be allowed if compatible with the building/s on the site. Replicas made of other materials should be discussed with the Historic District Commission.
- Brick or stone used for foundations, piers and/or walls must be compatible with the structure/s on the site. Split-face block may be acceptable in some instances.
- Hedges and other natural plantings may be considered as alternatives to fencing. Hedges must conform to fence and wall regulations regarding size, location and height.