



# Village of Northbrook

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## DEVELOPMENT & PLANNING SERVICES

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**TO:** ZONING CODE INTERPRETATION FILE  
**FROM:** JENNIFER MAISCH  
**DATE:** DECEMBER 9, 2008  
**SUBJECT:** FENCE HEIGHTS ON CERTAIN THROUGH LOTS

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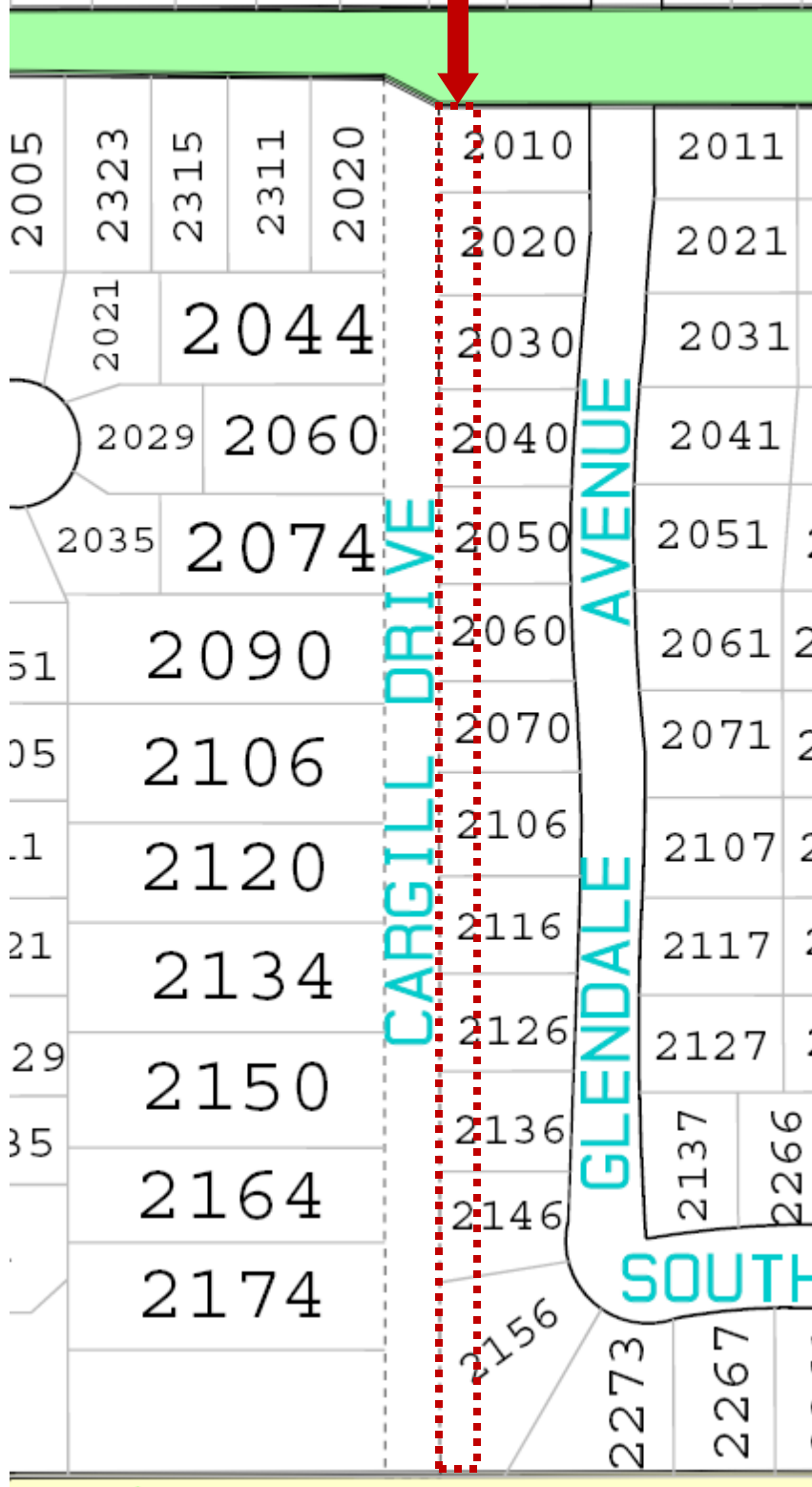
We have received several requests over the years for fence heights higher than 3 feet in those yards on through lots adjacent to private streets. The informal policy of the Village under the previous Director had been to allow the replacement of nonconforming fences in instances where through lots were adjacent to private streets without variation approval.

After our discussion this morning on the subject, we agreed that it is practical to continue to allow the practice of authorizing the replacement of existing nonconforming **fences to the same height** as previously existed **for through lots adjacent to private streets.**

This interpretation shall be limited to fence height only and shall not be deemed to modify our interpretation of any required setback or yard for through lots.

Below are two exhibits which demonstrate examples where nonconforming fences on through lots adjacent to private streets could be approved administratively without obtaining exception approval from the Zoning Board of Appeals.

Area where fence replacements are permitted



Areas where fence replacements are permitted

