

DUCK HAVEN HOMEOWNERS' ASSOCIATION, INC.  
FENCING GUIDELINES

ALL FENCES SHALL BE APPROVED THROUGH THE ARCHITECTURAL CONTROL COMMITTEE PRIOR TO INSTALLATION

1. **Fencing Location**

- 1.1. Erecting a fence within an easement is solely at the owner's risk.
- 1.2. Perimeter fencing shall follow the property line.
- 1.3. Exact location and placement of fence shall be noted on plans and specifications for approval.
- 1.4. Utility location shall be conducted prior to construction and is recommended prior to application.

2. **Fencing Colors**

- 2.1. Staining/Sealing fences is encouraged.
  - 2.1.1. Brown oil based stains or sealants only, not paint.
  - 2.1.2. Stains/sealants should be applied within 60 days of installation.

3. **Fencing Types**

- 3.1. Decorative Iron Fencing:
  - 3.1.1. Decorative Iron Fencing may be used.
  - 3.1.2. Shall be no higher than 6 feet and should harmonize with the surrounding habitat.
- 3.2. Solid Fencing:
  - 3.2.1. Front, rear and side of lot solid fences are permitted.
    - 3.2.1.1. Maximum height of 6 feet and shall not extend closer to the road than the nearest structure.
    - 3.2.1.2. Boards should be secured with galvanized or decking screws.
  - 3.2.2. Solid fencing materials may include:
    - 3.2.2.1. Cedar
    - 3.2.2.2. Masonry or combination of material fence
    - 3.2.2.3. Treated lumber
    - 3.2.2.4. Redwood and other resistant woods
- 3.3. Rail Board Fences:
  - 3.3.1. 2 or 3 Rail Board fences utilizing the same woods as described in "Solid Fencing" above are permitted.
  - 3.3.2. Non-approved wood materials require ACC approval.
  - 3.3.3. Rail board fences shall span no further than 10 feet with 4x4 uprights protruding from the ground no higher than 54".
  - 3.3.4. Use of fascia boards is permissible; and, if used, shall be flush with the top of the fence and at the bottom of the post where the ground is met.
  - 3.3.5. Top trim boards, for the purpose of covering joints and seams on these fencing types is encouraged and allowed.
  - 3.3.6. Hog wire may be installed on the inside of the rail fence.
- 3.4. Wire and Steel Fencing:
  - 3.4.1. NO WIRE FENCING (HOG WIRE, CHICKEN WIRE OR CHAIN LINK) MAY BE BUILT IF VISIBLE FROM THE STREET).

4. **Installation, Upkeep/Maintenance of Fences**

- 4.1. Wooden fences shall be restrained/sealed regularly.
- 4.2. Split, broken, missing or loose boards shall be repaired/replaced.
- 4.3. The HOA may require more periodic staining/sealing or maintenance of all fences at their discretion.

5. **Clearing for fence construction and maintenance**

- 5.1. A path no wider than 5 feet can be cleared for fence construction or maintenance, unless approved by the ACC.
- 5.2. Lot owners are encouraged to coordinate side or common fencing to minimize environmental impact, expense and improve aesthetics and maintenance.

