



Naturalized Areas and Fencing Requirements

The intent of the naturalized area is to provide a low impact and low maintenance border to your home and manicured landscaped areas. Plantings within naturalized areas are to be limited to native trees, shrubs, grasses and flowers. The goals of plantings in naturalized areas are:

- To provide privacy in the form of a “living fence”;
- To offer habitat to the diverse bird, plant and animal population now in existing in the area that will allow that population to thrive;
- To provide an ‘edge condition’ where human and wild elements can interface.

The required naturalized area of the property is defined as:

- Side Yards
 - A minimum of 5 feet on each side of the property line
- Rear Yard
 - River Lots – a minimum of 80 to 90 feet from the rear property line
 - Public Reserve Lots – a minimum of 10 to 30 feet from the rear property line
- Front Yard
 - A minimum of 10 feet from the front property line, extending into the boulevard area.

The concept of Assiniboine Landing encourages privacy through these naturalized areas, however if you wish to construct a fence within the “living fence” the section below explains the fencing requirements.

1) Fencing Requirements

a) Fence Location

- i) Rear yard fencing must be set back a minimum of 80 feet from the rear property line of river lots and a minimum of 20 feet from the rear property line of interior lots backing onto public reserve;

- ii) Side yard fencing must not pass the front of the house and must stop no less than 80 feet from the rear property line of river lots and no less than 20 feet from the rear property line of interior lots backing onto public reserve;
- iii) Any fencing constructed on the side property line must be installed in co-operation of the two affected neighbours since they share the property line.

b) Fence Materials

- i) All side yard fencing in Assiniboine Landing must be open design such as chain-link, low visibility wrought iron, steel or aluminum with native plant materials on both sides.

c) Fence Landscaping

- i) Side yard fencing must have native plant material on either side of it;
- ii) Any permitted open fencing located along the side property line should have a minimum 5 foot width of native plant material installed along the length of the fence on both sides of the fence.

2) **Enforcement of Requirements**

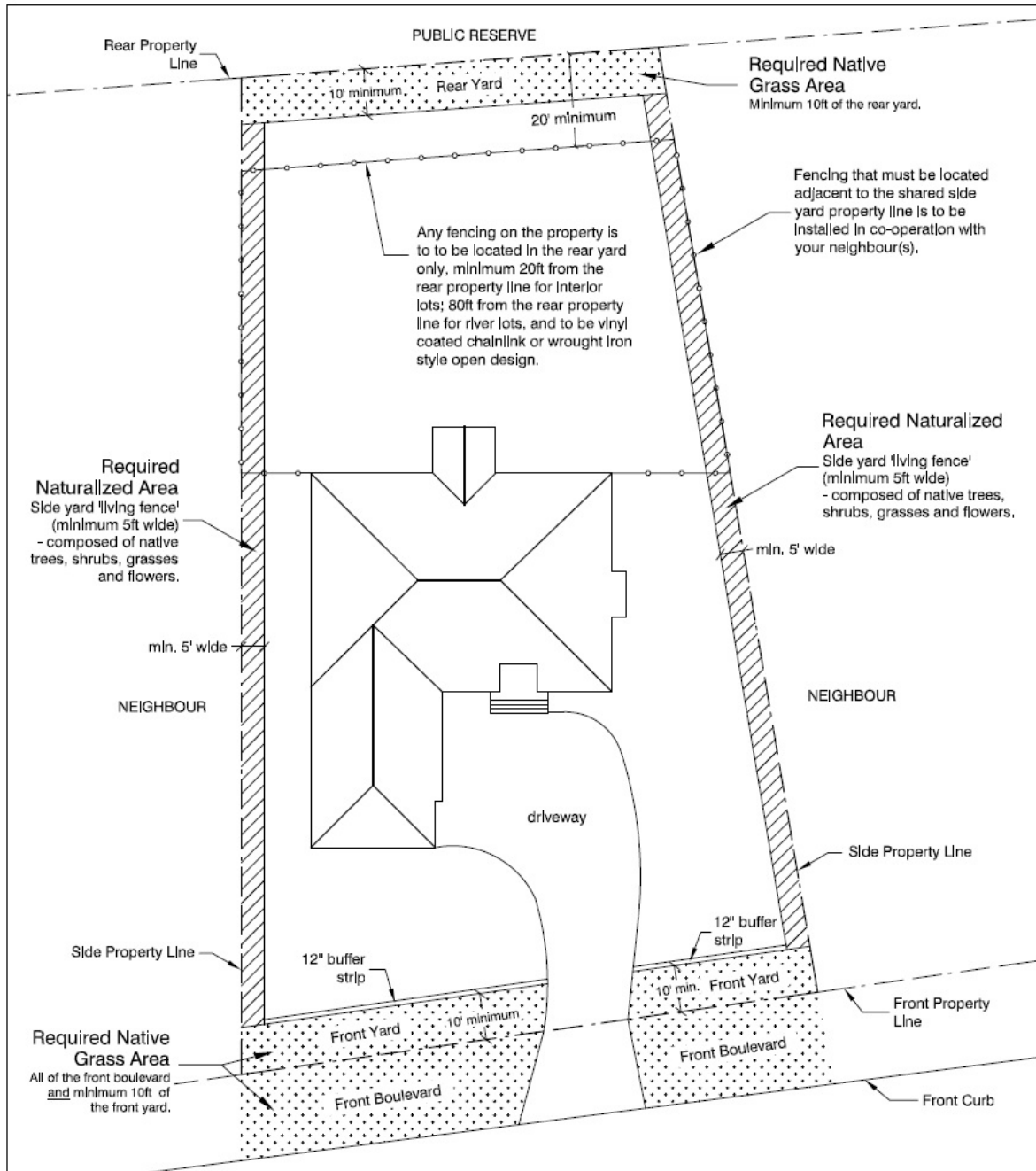
- a) If you see a fence that is in violation of these requirements, please contact the Resident Directors of the Assiniboine Landing Homeowners Association.
- b) If you meet a new homeowner, ask if they are aware of the landscaping and fencing requirements and direct them to the “Your Yard” section of the website. www.assiniboinelanding.com.

3) **Resident Directors and Increased Communication**

Three members of the Assiniboine Landing Homeowners Association Inc. have volunteered to be the Resident Directors of Assiniboine Landing.

Please feel free to contact them at homeownersassoc@assiniboinelanding.com with any questions, concerns or issues you would like to bring forward regarding Assiniboine Landing.

**Assiniboine Landing
Required Native Grass & Naturalized Areas and Optional Fencing Locations***



* The developer of Assiniboine Landing encourages privacy through "living fences" composed of native trees, shrubs and other plant material, as described in the *Required Naturalized Area*. Open style fencing structures are encouraged only around small areas that demand a permanent fence, such as swimming pools, dog runs, protected vegetable gardens, protected play areas, and the like. However, if more fencing is required due to other uses, the sketch above denotes the maximum areas where a fence may be located.