

**Architectural Standards for the Construction of Fences in Pebble Ridge**  
**Subdivision of Pebble Creek**

The following rules are to be strictly adhered to when constructing any fencing on any lot in the Pebble Ridge Subdivision:

1. The homeowner must have prior approval by the Architectural Committee in writing, signed by the President of PRHA prior to starting construction. For approval, the homeowner must submit to the Board a drawing or sketch of the proposed fence including a drawing or description of the style and material to be used.
2. Once started, fencing must be completed promptly. The homeowner may be asked to disassemble partially built fences if the PRHA advises.
3. No fences higher than 60 inches, except for swimming pool fences as specified by Greenville County Code.
4. Fence material must be wood and no fence should be constructed of the following materials:
  - a. chain link fencing using metal posts.
  - b. lattice material for facing.
  - c. basket weave design.
  - d. no post and rail fencing with exposed wire, hardware, hardware cloth, or any wire mesh.
5. Wire backing is only permitted in conjunction with an approved fence design and installed on the inboard side of the fence. Further, the outboard side of the fence shall be landscaped so the wire content is not visible from the outside.
6. The structural side of the fence shall face the enclosed area.
7. Fencing shall not be forward of the back corner of the main structure.
8. Fencing along side yards may be shared only with the concurrence of adjoining home/lot owners. The signed concurrence must be included with the initial request for approval.
9. Fencing must not encroach on any drainage or utility easement.
10. Fence design must be consistent. Different designs or types are not allowed within the same areas.
11. Fencing materials and installation must be of high quality and multi-year expectancy.
12. Above ground lumber shall be pressure treated with CCA or ACL preservatives with .25 per sq. ft. penetration or better.
13. Below ground lumber shall meet .60 per sq.ft. penetration or better.
14. Fence construction must not create hazard to persons, for example: sharp points, protruding sharp metal parts, nails, etc. Also spacing between adjacent slats, rails or vertical boards must either not

exceed 4", or, be at least 9" to avoid small children becoming trapped. All fences must be maintained at all time to prevent this situation from happening.

15. Alternate lumber must be naturally rot resistant.
16. All fence components must be set plumb and remain plumb.
17. All posts must be set a minimum of six (6) inches below the frost line, approximately eighteen (18) inches deep.
18. Gate post must be set and additional twenty (20) inches deep.
19. Prefabricated fence sections must meet the criteria set herein.
20. Fence bottom boards must be two (2) inches or higher from ground level.
21. Post and rail fence designs must have two (2) posts per running five (5) foot intervals.
22. Fence hardware must be galvanized or equally treated to prevent rust. Gates shall have a minimum of thirty-six (36) inches clear opening.
23. Gate design shall contain anti-sag components.
- 24 Gate closures shall be heavy duty steel, non rusting material.