

January 12, 2026

TO: Staff

FROM: Amy J. Bodek, AICP 
Director of Regional Planning

**SUBDIVISION AND ZONING ORDINANCE INTERPRETATION NO. 2025-06 – DISASTER RECOVERY:
APPLICABILITY OF FENCES AND HEDGES STANDARDS ON DISASTER REBUILD PROJECTS IN
ALTADENA**

PURPOSE

This memorandum provides guidance on applying the standards in County Code Section [22.320.090.D.1.c \(Fences, Walls and Landscaping\)](#) and the procedures for their application to disaster rebuild projects within the Altadena Community Standards District (CSD).

BACKGROUND

County Code Section 22.320.090 (Altadena Community Standards District) establishes standards for fences, walls, and landscaping (22.320.090.D.1.c) in the R-1 (Single-Family Residential) Zone.

The standards related to fences, walls, and landscaping are the result of an effort to equitably promote community safety in Altadena while preserving the historic patterns of development, which commonly included deep lots with expansive front yards (defined as the area between the primary dwelling and the street). This pattern of development led to the common practice of placing hedgerows or fences in the front yard that were often taller than the maximum height of 42" stipulated by the County Zoning Code. After a period of community outreach and feedback, the County developed a procedure for the owner of any property with an existing non-conforming hedge or fence to register with LA County Planning to allow the non-conforming fence to remain on the property until 2034. The Eaton Fire of January 2025 destroyed many properties with non-conforming fences or hedges that were never registered.

INTERPRETATION

Because of the historical patterns of development that predate the County's Zoning Code and the complex relationship between these historical patterns and the County's current enforcement process, special consideration is needed when reviewing rebuild projects that include either

registered or unregistered non-conforming fences and hedges. Pursuant to [County Code Chapter 22.234 \(Interpretations\)](#), the Director of Regional Planning is issuing the following interpretation:

Notwithstanding County Code Section 22.320.090.D.1.c, a rebuild project may reestablish a non-conforming fence or hedge in the front yard setback. The non-conforming fence or hedge may be reestablished, without registration, so long as the provisions in Section 22.320.090.D.1.c.i (which stipulates the height of fences and hedges in the “Driveway Zone”) are strictly followed and is located outside of the Driveway Zone. Additionally, any encroachment of a fence or hedge into the public right-of-way shall comply with [Title 16 \(Highways\)](#) of the County Code to the satisfaction of the County Department of Public Works.

APPLICABILITY

This interpretation applies to any rebuild project application submitted after the date of this memorandum and may be applied to any rebuild project application in Altadena previously submitted that may benefit from this interpretation, as determined by the applicant. This memorandum will remain in effect until such time that Title 22 is amended to clarify these provisions.

If you have any questions regarding this memorandum, please contact Clark Taylor in the Community Studies East Section at ctaylor@planning.lacounty.gov.

AJB: CC: ER: JH: CRT