

April 25, 2000

Dear Home Owner:

***Re: Back & Side Yard Fencing***

We have received several calls from residents of Springbank Hill regarding fencing. This letter and the accompanying plan and detail are intended to answer any questions you may have. In Springbank Hill there are two Developers and two different fencing requirements. These are broken out below under Delcon Springbank Lands and Jayman. The areas controlled by each Developer is highlighted on the attached plan.

**DELCON SPRINGBANK LANDS**

***Timber or chain link – what kind of fence goes where?***

On the accompanying plan the type of fence permitted, as per the Revised Restrictive Covenant, in each lot is highlighted by different hatching.

- Lots that back onto open space and have chain link back yard fences constructed by the Developer may construct chain link or timber side yard fences. The type of fence should be agreed upon between neighbours (light hatch pattern on plan).
- Lots that back onto other lots or that have timber fences constructed by the Developer may construct timber fences only (dark hatch pattern on plan).

***What are the specifications for the fencing?***

- Chain link fence should match the existing fence provided by the Developer. The chain link fence posts should be black with black vinyl coated mesh. Chain link height should be 1.2 meters (4 ft.) minimum. Higher chain link fence of 1.5 meter (5 ft.) is permitted.
- Timber fence posts may be any size (4"x4", 4"x6", or 6"x6"), boards may be 1"x4" or 1"x6". The general look and scale of the fence detailed on the accompanying sheet should be followed. The fence may be any height from 4 ft to 6'. The colour **must** match the "tan" as specified on the fence detail.

**JAYMAN**

***Timber or chain link – what kind of fence goes where?***

- Lots that back onto other lots or that have timber fences constructed by the Developer may construct timber fences only (dark hatch pattern on plan).

***What are the specifications for the fencing***

- Timber fence posts are to be 6"x 6" only, boards are to be 1"x 6" only, and the top rail is to be 2"x 8" only. The general look and scale of the fence detailed on the accompanying sheet should be followed. The fence may be any height from 4 ft to 6'. The colour **must** match the "tan" as specified on the fence detail.

**DOG RUNS – Delcon & Jayman**

Dog runs on corner lots must be placed behind the 1.8m (6 ft.) timber fences. Dog runs on all lots must be placed in the back yard or on side yards behind the front corner of the house.

IBI Group hopes that this helps to clear up any questions you might have. If you have any further concerns please feel free to call Elvin Karpovich or Jim Laidlaw at IBI Group, 270-5600.

Yours truly,  
**IBI Group**

  
Jim Laidlaw

cc: Jim Brown, Delcon Springbank Lands  
Bob Thomas, Jayman Master Builders  
Bruce Hall, Cedarglen Homes  
Elvin Karpovich, IBI Group

# DELCON

## DELCON LEGEND

CHAINLINK FENCE  
OR WOOD FENCE

WOOD FENCE



## JAYMAN LEGEND

WOOD FENCE



LOT 8, BLOCK 1  
LOT 9, BLOCK 1  
PLAN 871 2792

BLOCK 7  
PLAN 871 0444

PLAN 871 0214

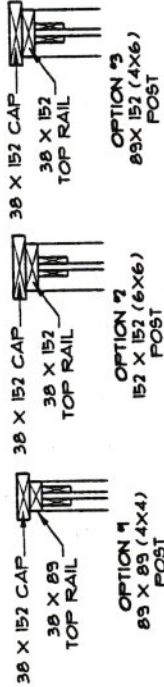
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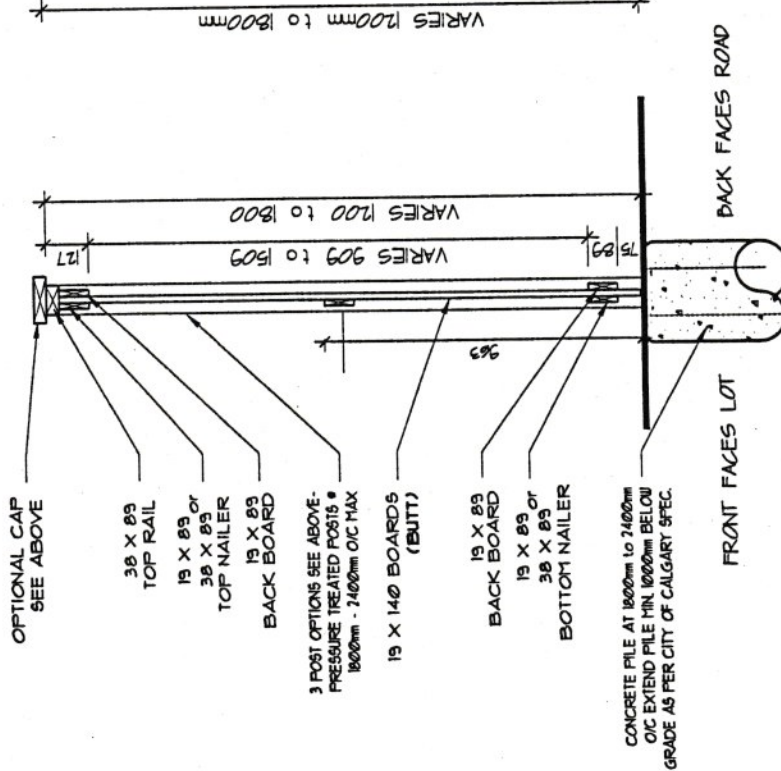
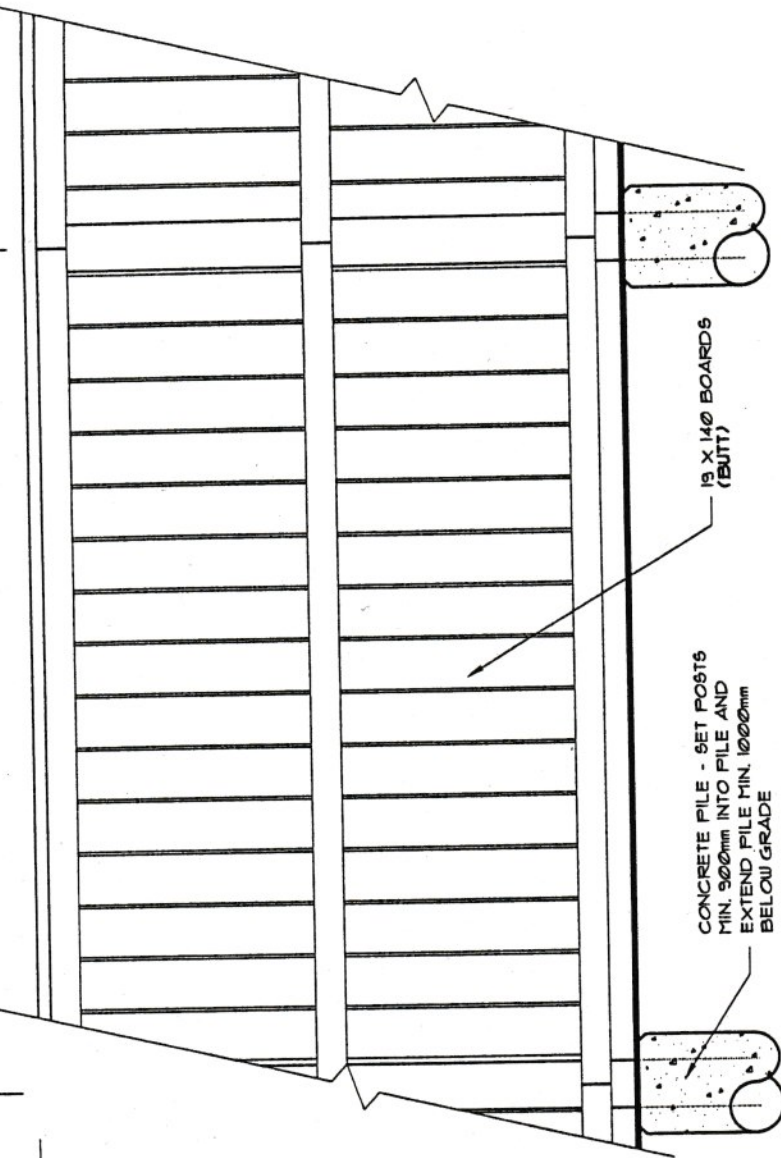
# DELCON

FENCE COLOUR:  
 'TYNDAL GREY' GENERAL PAINT  
 BASE 01-052 SOLID COLOUR OIL  
 BIOYCI0YFIY42KX30Y - TWO COATS



## POST & CAP OPTIONS

VARIES 1800mm to 2400mm



DELCON WOOD FENCE ELEVATION

DELCON WOOD FENCE SECTION

N.T.S.

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